

Northern Territory of Australia
Water Supply and Sewerage Services Act
Issue of Pricing Order

I, Nicole Susan Manison, Treasurer, under section 60(1)(a) and (b) of the *Water Supply and Sewerage Services Act*, issue the pricing order set out in the Schedule, to take effect on 1 July 2018 and to remain in force for 12 months.

Dated

13.6.18



Treasurer

Schedule
Water Supply and Sewerage Services Pricing Order

1 Definitions

In this pricing order:

body corporate, in relation to a development:

- (a) if the development is a scheme – see section 5 of the *Unit Title Schemes Act*; or
- (b) if the development is the Cullen Bay Marina development – means the Management Corporation as defined in section 2 of the *Cullen Bay Marina Act*; or
- (c) otherwise – means a corporation as defined in section 4(1) of the *Unit Titles Act*.

body corporate customer means a customer that is the body corporate of a development.

Corporation means the Power and Water Corporation.

Cullen Bay Marina development means the subdivision under the *Cullen Bay Marina Act* of the development area as defined in section 2 of that Act.

development means:

- (a) a scheme; or
- (b) the Cullen Bay Marina development; or
- (c) a unit development; or
- (d) a building development, condominium development or estate development, each as defined in section 4(1) of the *Unit Titles Act*.

government water customer means one of the following:

- (a) an agency, instrumentality or corporation of the Territory or the Commonwealth whose primary function does not involve providing services or facilities to the public that compete with services provided by the private sector;
- (b) a local government council.

multiple residential dwelling sewerage customer, see clause 8(2).

non-residential sewerage customer means a customer who owns or occupies a property that is not:

- (a) a residential property; or
- (b) a unit.

portable meter water customer means a customer who uses a portable meter issued under section 73 of the Act.

regulated services means water supply services, sewerage services and related services supplied to customers by the Corporation.

related services means:

- (a) services ancillary to water supply services and sewerage services if the Corporation has an effective monopoly in the provision of the ancillary services; and
- (b) services ancillary to the ownership or operation of the infrastructure associated with water supply services or sewerage services;

but does not include the acceptance of compliant trade waste that is discharged into a sewer owned and operated by the Corporation.

residential dwelling includes any premises intended to be used primarily as a residence.

residential property includes:

- (a) land on which is situated a building or structure used or intended to be used primarily for residential purposes; and
- (b) vacant land zoned for residential purposes;

but does not include land used or intended to be used for commercial purposes, including land used or intended to be used for:

- (c) a guest house, hostel, motel, hotel or caravan park; or
- (d) a farming or mining enterprise; or
- (e) a residence attached to a shop or professional suite; or
- (f) premises at which an occupation, business or profession is carried on by a person who resides at the premises.

sanitary fitting means one of the following:

- (a) a toilet;
- (b) a bidet or bidette;
- (c) a urinal, where:
 - (i) the number of sanitary fittings is measured in 600 mm lengths, rounded to the nearest 600 mm; and
 - (ii) if a length is halfway between 2 multiples of 600 mm, the number is rounded up to the nearest 600 mm;
- (d) a cleaner's sink;
- (e) a slop hopper;
- (f) a bedpan washer;
- (g) an autopsy table.

scheme, see section 5 of the *Unit Title Schemes Act*.

single residential dwelling sewerage customer means a customer who:

- (a) owns or occupies a residential property other than a unit; and
- (b) is not a multiple residential dwelling sewerage customer.

stand pipe water customer means a customer supplied water through a stand alone service pipe.

unit means:

- (a) a unit as defined in either of the following:
 - (i) section 4(1) of the *Unit Titles Act*;
 - (ii) section 37 of the *Unit Title Schemes Act*; or
- (b) a lot as defined in section 2 of the *Cullen Bay Marina Act*.

unit development means a development to which Part III of the *Unit Titles Act* applies, and includes lots subdivided under section 26Y, and building lots subdivided under section 26ZV, of that Act.

2 Application of pricing order

This pricing order regulates prices for the sale of regulated services to the customers of the Corporation during the period from 1 July 2018 to 30 June 2019.

3 Water supply – prices for customers generally

Prices for water supply services are to distinguish between the following customers:

- (a) portable meter water customers;
- (b) government water customers;
- (c) stand pipe water customers;
- (d) all other customers, including body corporate customers, to whom water supply services are sold.

4 Water supply – fixed daily price for specified customers

- (1) This clause applies to the customers mentioned in clause 3(b) and (d).
- (2) The customer may be charged a fixed daily price component that:
 - (a) is based on the nominal diameter of the customer's meter or the service pipe by which the service is to be supplied to the customer (whether or not water is supplied through the meter or service pipe) as specified in the following table; and
 - (b) does not exceed the relevant amount specified in the table.

Nominal diameter of meter or service pipe	Fixed daily price (\$)
Up to 25 mm	0.8158
26 – 40 mm	2.0885
41 – 50 mm	3.2563
51 – 100 mm	13.1560
101 – 150 mm	29.3656
151 – 200 mm	52.2191
More than 200 mm	Area of connected cross-section (in square mm) x 0.8158 490.87

5 Water volumetric price for all customers

A customer specified in the following table may be charged a price for a volumetric component of water, expressed in kilolitres (including a part of a kilolitre), that:

- (a) is supplied to the customer's property during a meter reading period: and
- (b) does not exceed the relevant amount specified in the table.

Customers	Price per kL (\$)
Portable meter water customer	2.4866
Government water customer	2.0721
Stand pipe water customer	2.8880
All other customers to whom water supply services are sold	1.9535

6 Sewerage services – prices for customers generally

Prices for sewerage services are to distinguish between the following customers:

- (a) single residential dwelling sewerage customers;
- (b) multiple residential dwelling sewerage customers;
- (c) body corporate customers;
- (d) non-residential sewerage customers.

7 Sewerage services – annual price for single residential dwelling sewerage customer

A single residential dwelling sewerage customer may be charged, on a pro rata basis, a fixed annual price for sewerage services that does not exceed \$822.81 for each residential property, other than a unit, owned or occupied by the customer.

8 Sewerage services – annual price for multiple residential dwelling sewerage customer

- (1) A multiple residential dwelling sewerage customer may be charged, on a pro rata basis, a fixed annual price for sewerage services that does not exceed \$822.81 for each residential dwelling on the residential property owned or occupied by the customer.
- (2) A customer is a **multiple residential dwelling sewerage customer** if:
 - (a) the customer is the owner of a residential property or the occupier of a residential dwelling on a residential property; and
 - (b) there are 2 or more residential dwellings on the property; and
 - (c) 2 or more of the dwellings contain sanitary fittings; and
 - (d) in relation to:
 - (i) a customer who is the owner of the property – the customer has a tenancy agreement or similar agreement with the occupiers of the residential dwellings; or

- (ii) a customer who is the occupier of a residential dwelling on the property – the customer has a tenancy agreement or similar agreement with the occupiers of the other residential dwellings.

9 Sewerage services – annual price for body corporate customer

A body corporate customer may be charged, on a pro rata basis, a fixed annual price for sewerage services in respect of the development for which the customer is the body corporate that does not exceed:

- (a) \$822.81 for each unit of the development that is a residential dwelling; and
- (b) the amount permitted to be charged under clause 10 for each sanitary fitting in the development that is not located in a unit that is a residential dwelling.

10 Sewerage services – annual price for non-residential sewerage customer

A non-residential sewerage customer may be charged, on a pro rata basis, for sewerage services supplied to the customer's property, a fixed annual price that:

- (a) is calculated with reference to the number of sanitary fittings on the property as specified in the following table; and
- (b) does not exceed the relevant amount specified in the table.

Number of sanitary fittings	Fixed Annual Price (\$)
0 – 2 sanitary fittings	822.81
More than 2 sanitary fittings but less than 25	822.81 plus 560.16 for each fitting more than 2
More than 24 sanitary fittings but less than 50	13 146.33 plus 525.45 for each fitting more than 24
More than 49 sanitary fittings but less than 100	26 282.58 plus 487.84 for each fitting more than 49
More than 99 sanitary fittings but less than 150	50 674.58 plus 453.28 for each fitting more than 99
More than 149 sanitary fittings	73 338.58 plus 438.94 for each fitting more than 149

11 Prices for related services

A price charged for related services must be a fair and reasonable amount taking into consideration the costs of providing the services in an efficient manner.

12 Role of Utilities Commission

The Utilities Commission must:

- (a) monitor compliance with this pricing order; and
- (b) enforce this pricing order under section 23 of the *Utilities Commission Act* in the same way as if it were a determination under that Act; and

- (c) investigate any complaints made to the Utilities Commission by customers that prices to which this pricing order applies do not comply with this order.