

ACCOUNTING FOR LEASED ASSETS - OPERATING LEASES	
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											30/06/2016								
											Lease Liability								
ASSET	DESCRIPTION/ MODEL	Lessor	START DATE	EXPIRY DATE	Term (Years)	Base Rent	CPI	Fixed Rate Increase	Total % Increase	Discount (Borrowing Rate)	Present Value of Lease Liability	30/06/2017 Less Prepaid Leases	30/06/2017 Lease Payments	30/06/2017 Interest Expense	30/06/2017 Closing Lease Liability	1/07/2018 New Lease	1/07/2018 Lease CPI or Fixed Rate Increase Applied	30/06/2018 Lease Payment Expense	30/06/2018 Interest Expense
	Electorate Office Div 1 - Cr Morrison	Pakenham Medical Developments Pty L	1/07/2016	30/06/2020	4.00	43,807	0.00	3%	3%	5.404%	157,267.1		(40,156.6)	8,498.7	125,609.2		1,314.2	(45,121.4)	6,787.9
	Electorate Office Div 2 - Cr Tully	Manos Saridakis	1/07/2016	30/06/2020	4.00	47,397	0.00	5%	5%	5.404%	170,153.0		(45,242.3)	9,195.1	134,105.8		2,369.8	(49,766.5)	7,247.1
	Electorate Office Div 3 - Cr K Silverma	YFG Shopping Centres Pty Ltd and Tr	1/04/2016	31/03/2020	4.00	28,730	0.00	5%	5%	5.404%	103,139.6		(44,410.9)	5,573.7	64,302.4		1,436.5	(30,166.3)	3,474.9
	Electorate Office Div 4 - Cr K Stonema	UFS Friendly Society Ltd	1/07/2016	30/06/2020	4.00	32,640	1.9%	0.00	2%	5.404%	117,177.0		(29,920.0)	6,332.2	93,589.2		620.2	(33,260.2)	5,057.6
	Electorate Office Div 5 - Cr W Wendt	Clem Howard Reiken and Janelle Rose	1/07/2016	30/06/2020	4.00	30,114	1.9%	0.00	2%	5.404%	108,107.4		(42,362.8)	5,842.1	71,586.8		572.2	(30,685.8)	3,868.5
	Electorate Office - Div 6 - Cr C Bromag	Happiness Enterprises Pty Ltd and Vict	1/07/2016	30/06/2020	4.00	30,750	1.9%	1%	3%	5.404%	110,391.9		(32,571.0)	5,965.6	83,786.5		891.8	(31,641.8)	4,527.8
	Electorate Office - Div 7 - Cr D Martin and Customer Service Centre	Ipswich City Properties Pty Ltd	1/07/2016	30/06/2017	1.00	157,944	0.00	0.00	0%	5.404%	157,944.0		(157,944.0)	8,535.3	8,535.3		-	-	-
	Electorate Office - Div 8 - Cr C Pisasale	The Wilson Brown Family Trust	1/07/2016	30/06/2020	4.00	41,600	1.9%	0.00	2%	5.404%	149,343.2		(41,101.7)	8,070.5	116,312.0		790.4	(42,390.4)	6,285.5
	Electorate Office - Cr Div 9 - Sheila Ireland	Mirvac Real Estate Pty Ltd	29/07/2016	28/07/2020	4.00	48,000	0.00	5%	5%	5.404%	172,319.1		(49,212.5)	9,312.1	132,418.7		2,400.0	(50,400.0)	7,155.9
	Electorate Office Div 10 - Cr D Pahlke	Penington Pty Ltd and Mr Kevin Dean C	1/07/2016	30/06/2020	4.00	38,015	1.9%	0.00	2%	5.404%	136,472.8		(36,198.5)	7,375.0	107,649.3		722.3	(38,737.2)	5,817.4
	Car Park 3 West Street Ipswich	044 MVX Pty Ltd	1/07/2017	30/06/2022	5.00	25,017	1.9%	0.00	2%	5.404%	109,398.2		(24,564.7)	5,911.9	90,745.4		475.3	(25,492.8)	4,903.9
	Car Park 205 Brisbane Street Ipswich	Tanda 8 Pty Ltd	1/07/2017	30/06/2022	5.00	32,500	1.9%	0.00	2%	5.404%	142,118.4		(31,647.6)	7,680.1	118,150.9		617.5	(33,117.5)	6,384.9
	Library - Redbank Plaza Shopping Cer	YFG Shopping Centres Pty Ltd and Tr	1/04/2016	31/03/2018	2.00	108,279	0.00	0.00	0%	5.404%	204,562.8		(132,393.2)	11,054.6	83,224.2		-	(108,278.6)	4,497.4
	Library - Redbank Plaza Shopping Cer	YFG Shopping Centres Pty Ltd and Tr	1/07/2018	30/06/2019	1.00	120,000	0.00	0.00	0%	5.404%	-		-	-	-		-	-	-
	Springfield Library	Mirvac Real Estate Pty Ltd	1/07/2019	30/06/2023	4.00	600,160	1.9%	0.00	2%	5.404%									
	Leash Free Dog Park - Brisbane Toe Goodna		1/07/2017	30/06/2022	5.00	2,252	1.9%	0.00	2%	5.404%	9,849.2		(2,010.7)	532.2	8,370.7		42.8	(2,295.1)	452.4
	Police Beat/Monitoring Room - Ipswich City Square	Ipswich City Properties Pty Ltd	1/07/2016	30/06/2018	2.00	44,592	1.9%	0.00	2%	5.404%	84,463.8		(44,492.1)	4,564.4	44,536.1		847.3	(45,439.4)	2,406.7
	65 Briggs Road Raceview	Ipswich Hockey Association	1/07/2013	30/06/2033	20.01	55,000	0.00	0.00	0%	5.404%	1,100,000.0	(1,100,000.0)	-	-	-		-	-	-
											3,032,707	(1,100,000)	(754,228)	104,444	1,282,922	-	13,100	(566,793)	68,868
Peppercorn L	Land Lease - Moonyean Street, Bellbird Park	Department of Natural Resources and Mines	1/07/2014	30/06/2034	20.01	2,601	0.0%	0.00	0%	5.404%	29,905.9		(7,154.6)	1,616.1	24,367.5		-	(1,344.0)	1,316.8
Peppercorn L	Land Lease - Lot A The Terrace North Ipswich	Department of Natural Resources and Mines	26/07/2016	27/07/2036	20.02	1,017	0.0%	0.00	0%	5.404%	12,443.3		(254.2)	672.4	12,861.6		-	(254.2)	695.0
Peppercorn L	Land Lease - Lot 4 Chalk Street, Redbank	Department of Natural Resources and Mines	3/10/2003	2/10/2023	20.01	1,344	0.0%	0.00	0%	5.404%	8,056.4		(12,767.3)	435.4	(4,275.5)		-	(123.0)	(231.0)
											50,406		(20,176)	2,724	32,954	-	-	(1,721)	1,781
											3,083,113		(774,404)	107,168	1,315,876	-	13,100	(568,514)	70,649

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	30/06/2017	30/06/2018	30/06/2019
	Amortisation Expense		
30/06/2019 Net Book Value of Lease Asset	30/06/2017 Annual Amortisation	30/06/2018 Annual Amortisation	30/06/2019 Annual Amortisation
	Straight-line Method	Straight-line Method	Straight-line Method
-	39,316.8	39,316.8	39,316.8
-	42,538.3	42,538.3	42,538.3
-	25,784.9	25,784.9	25,784.9
-	29,294.2	29,294.2	29,294.2
-	27,026.8	27,026.8	27,026.8
-	27,598.0	27,598.0	27,598.0
-	157,944.0	-	-
-	37,335.8	37,335.8	37,335.8
-	43,079.8	43,079.8	43,079.8
-	34,118.2	34,118.2	34,118.2
66,658.7	21,879.6	21,879.6	21,879.6
86,595.8	28,423.7	28,423.7	28,423.7
(0.0)	102,421.7	102,047.6	-
-	-	-	120,000.0
2,154,563.1			538,640.8
6,001.3	1,969.8	1,969.8	1,969.8
0.0	42,174.0	42,174.0	963.1
0.0	54,969.9	29,396.2	25,120.2
2,313,819	715,875	531,984	1,043,090
492,446.7	35,147.2	35,147.2	35,147.2
211,485.0	13,145.8	13,145.8	13,145.8
193,550.1	59,366.2	59,366.2	59,366.2
897,482	107,659	107,659	107,659
3,211,301	823,534	639,643	1,150,749