

BUSINESS PAPER

General Meeting

Wednesday 27 February 2019

Roma Administration Centre

NOTICE OF MEETING

Date: 22 February 2019

Mayor:

Councillor T D Golder

Deputy Mayor:
Councillors:

Councillor J L Chambers
Councillor N H Chandler
Councillor P J Flynn
Councillor G B McMullen
Councillor W M Newman
Councillor C J O'Neil
Councillor D J Schefe
Councillor J M Stanford

Chief Executive Officer:

Ms Julie Reitano

Senior Management:

Mr Rob Hayward (Deputy Chief Executive Officer/Director
Development, Facilities & Environmental Services)
Ms Sharon Frank (Director Corporate, Community & Commercial
Services)

Please find attached agenda for the **General Meeting** to be held at the Roma Administration Centre on **February 27, 2019 at 9.00AM.**



Julie Reitano
Chief Executive Officer

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Status Reports

Next General Meeting

- To be held at the Roma Administration Centre on 13 March 2019.

Confidential Items

In accordance with the provisions of section 275 of the *Local Government Regulation 2012*, a local government may resolve to close a meeting to the public to discuss confidential items that it's Councillors or members consider it necessary to close the meeting.

C Confidential Items

C.1 Serviced Office Agreement - NDIA

Classification: Closed Access

Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.

C.2 December 2018 - Monthly Business Unit Report - Airports

Classification: Closed Access

Local Government Regulation 2012 Section 275(c) the local government budget.

C.3 January 2019 - Monthly Business Unit Report - Airports

Classification: Closed Access

Local Government Regulation 2012 Section 275(c) the local government budget.

C.4 Application for Permit to Occupy Road Reserve adjoining lot 5 on KE60

Classification: Closed Access

Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.

C.5 Facilities (Land, Buildings and Structures) Budget Review

Classification: Closed Access

Local Government Regulation 2012 Section 275(c) the local government budget.

C.6 Request to graze land - Lot 124 on EG247

Classification: Closed Access

Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.

C.7 Application for Permit to Occupy for Road Reserve adjoining Lot 1 on RP171644

Classification: Closed Access

Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.

C.8 Wallumbilla Calico Cottage & Heritage Precinct Master Plan and Yuleba Cobb & Co Park Master Plan

Classification: Closed Access

Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.

- C.9 2018/2019 Capital Works Program Amendment - Kooragan Road**
Classification: Closed Access
Local Government Regulation 2012 Section 275(c) the local government budget.
- C.10 Request for Addition to the Road Register - Lot 10 on Plan WV355, Off Oberina Road**
Classification: Closed Access
Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.
- C.11 Review of Draft Regional Transport Plan – South West Region**
Classification: Closed Access
Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.
- C.12 Tender 19009 - Auctioneering Services for the Disposal of Motor Vehicles, Plant & Equipment.**
Classification: Closed Access
Local Government Regulation 2012 Section 275(e) contracts proposed to be made by it.
- C.13 Engagement of Specialist Supplier - Flood Mapping and Planning Advice**
Classification: Closed Access
Local Government Regulation 2012 Section 275(e) contracts proposed to be made by it.
- C.14 Tender 19005 - Construction of Multi-Purpose Facility at Roma Saleyards**
Classification: Closed Access
Local Government Regulation 2012 Section 275(e) contracts proposed to be made by it.
- C.15 Application for Rates Arrangement Under Hardship - Assessment 14000772**
Classification: Closed Access
Local Government Regulation 2012 Section 275(d) rating concessions.
- C.16 Request to Grant Rates Discount - Assessment 13013222**
Classification: Closed Access
Local Government Regulation 2012 Section 275(d) rating concessions.
- C.17 Privacy Fencing - Roma Saleyards**
Classification: Closed Access
Local Government Regulation 2012 Section 275(c) the local government budget.

- C.18 Update on Debt Recovery - Rates and Charges, and/or Gas**
Classification: Closed Access
 Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.
- C.19 Sale of Land for Rate Arrears - Assessment 12005856**
Classification: Closed Access
 Local Government Regulation 2012 Section 275(f) starting or defending legal proceedings involving the local government.
- C.20 Minor Amendments to the Organisational Structure**
Classification: Closed Access
 Local Government Regulation 2012 Section 275(a) the appointment, dismissal or discipline of employees.
- C.21 V-Gate Cluster Group**
Classification: Closed Access
 Local Government Regulation 2012 Section 275(h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.

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Closure

MINUTES OF THE GENERAL MEETING OF MARANOA REGIONAL COUNCIL HELD AT ROMA ADMINISTRATION CENTRE ON 13 FEBRUARY 2019 COMMENCING AT 9.13AM

ATTENDANCE

Mayor Cr. T D Golder chaired the meeting with, Deputy Mayor Cr. J L Chambers, Cr. N H Chandler, Cr. G B McMullen, Cr. W M Newman, Cr. C J O'Neil, Cr. D J Schefe, Cr. J M Stanford, Chief Executive Officer – Julie Reitano, and Minutes Officer – Kelly Rogers in attendance.

AS REQUIRED

Deputy Chief Executive Officer/Director Development, Facilities & Environmental Services – Rob Hayward, Director Corporate, Community & Commercial Services – Sharon Frank, Manager Program & Contract Management – Cameron Hoffmann, Manager Facilities (Land, Buildings & Structures) – Tanya Mansfield, Manager Economic & Community Development – Ed Sims, Manager Environment, Health, Waste & Rural Land Services – Kay Crosby, Manager Procurement & Commercial Services – Ryan Gittins, Local Development Officer Mitchell – Jane Fenton.

WELCOME

The Mayor welcomed all present and declared the meeting open at 9.13am.

APOLOGIES

Resolution No. GM/02.2019/01

Moved Cr O'Neil

Seconded Cr Stanford

That apologies be received and leave of absence granted for Cr. Flynn for this meeting.

CARRIED

8/0

CONFIRMATION OF MINUTES

Resolution No. GM/02.2019/02

Moved Cr Chambers

Seconded Cr Stanford

That the minutes of the General Meeting held on 23 January 2019 be confirmed.

CARRIED

8/0

Resolution No. GM/02.2019/03

Moved Cr Chambers

Seconded Cr McMullen

That the minutes of the Special Meeting held on 7 February 2019 be confirmed.

CARRIED

8/0

COUNCILLOR DECLARATIONS OF CONFLICTS OF INTEREST

Cr. McMullen declared a 'Conflict of Interest' with the following item:

- C.11 – Request for Council assistance - Roma and District Motorcycle Club

Due to a member of his family being on the Executive Committee of the Roma and District Motorcycle Club, the applicant under Council's consideration in this matter.

Cr. McMullen foreshadowed that he would remove himself from discussions and decisions on this matter.

Cr. Scheffe declared a 'Material Personal Interest' with the following item:

- C.21 – Memorandum of Understanding between Maranoa Regional Council and Department of Transport and Main Roads RoadTek (South)

Due to him currently owning a house rented to the Department of Transport and Main Roads (TMR) through his superannuation fund (self-managed), for which he is also the Landlord through that same superannuation fund. The Department of Transport and Main Roads RoadTek (South) are the applicant under Council's consideration in this matter.

Cr. Scheffe foreshadowed that he would remove himself from discussions and decisions on this matter.

Cr. Newman declared a 'Conflict of Interest' with the following item:

- 12.1 – Request for Formal School Bus Zone – Surat State School

Due to her grandchildren attending Surat State School and her son being an employee of Surat State School. Surat State School is the applicant under Council's consideration in this matter.

Cr. Newman indicated:

I have determined that this personal interest is not of sufficient significance that it will lead me to making a decision on the matter that is contrary to the public interest. I will best perform my responsibility of serving the overall public interest of the whole of the Council's area by participating in the discussion and voting on this matter.

However, I acknowledge that the remaining Councillors must now determine, pursuant to section 175E(4) of the Local Government Act 2009:

- (a) *Whether I have a real 'Conflict of Interest' in this matter or a perceived 'Conflict of Interest' in this matter; and*
- (b) *If so, whether:*
 - I. *I must leave the meeting while this matter is discussed or voted on; or*
 - II. *I may participate in the meeting in relation to the matter, including by voting on the matter.*

Resolution No. GM/02.2019/04

Moved Cr O'Neil

Seconded Cr Stanford

That Cr. Newman has a Conflict of Interest in the matter and notwithstanding the conflict, Cr. Newman may participate in the matter, discuss and vote upon it.

CARRIED

7/0

Cr. Newman did not vote on this motion as she was the declaring Councillor under consideration in this matter.

Cr. Chandler declared a 'Conflict of Interest' with the following item:

- LC.2 – Auction Update – Sale of Land for Arrears of Rates

Due to her Daughter-in-law having attended and bid at the auction.

Cr. Chandler foreshadowed that she would remove herself from discussions and decisions on this matter.

Mayor Golder declared a 'Conflict of Interest' with the following item:

- 13.5 - Roma Historical Precincts Inc. – Request to attach signs on Butter Factory fence

Due to him holding the position of President of Roma Historical Precincts Inc. the applicant under Council's consideration in this matter.

Mayor Golder foreshadowed that he would remove himself from discussions and decisions on this matter.

ON THE TABLE

The following items had been previously laid on the table at a previous General Meeting:

- Item 13.7 – Mitchell Memorial Park Community Consultation
Laid on the table at the General Meeting held on 23 January 2019
- Item C.4 – Agistment of paddocks – Police Paddock, Dargal Road
Laid on the table at the General Meeting held on 12 December 2018
- Item C.5 – Bendemere Pony Club – Request for Assistance to replace fence
Laid on the table at the General Meeting held on 12 December 2018

PRESENTATIONS/PETITIONS AND DEPUTATIONS

There were no presentations/petitions or deputations at the meeting.

CONSIDERATION OF NOTICES OF MOTION

There were no notices of motion for consideration.

BUSINESS

CORPORATE, COMMUNITY & COMMERCIAL SERVICES

Item Number:	11.1	File Number: D19/4298
SUBJECT HEADING:	DELEGATION OF COUNCIL POWERS TO THE CHIEF EXECUTIVE OFFICER UNDER THE ENVIRONMENTAL PROTECTION ACT 1994	
Officer's Title:	Associate to the Director – Corporate, Community & Commercial Services	

Executive Summary:

Council's Delegations are reviewed and updated throughout the year. This reports sought Council's approval for delegation of Council powers under the Environmental Protection Act 1994 to the position of Chief Executive Officer.

Resolution No. GM/02.2019/05
Moved Cr O'Neil
Seconded Cr Newman
That Council:

1. Under section 257 of the *Local Government Act 2009*, resolve to delegate the exercise of powers contained in Schedule 1 of the Instruments of Delegation included in the officer's report, to the Chief Executive Officer. These powers must be exercised subject to any limitations contained in Schedule 2 of the attached Instruments of Delegation for the *Local Government Act 2009*.
2. All prior resolutions delegating the same powers to the Chief Executive Officer are repealed.

CARRIED
8/0

Responsible Officer	Associate to the Director – Corporate, Community & Commercial Services
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Item Number:
11.2
File Number: D19/4976
SUBJECT HEADING:
QUARTER 2 2018/19 BUDGET CHANGES
Officer's Title:
Contractor - Strategic Finance
Executive Summary:

In accordance with S170 (3) of the Local Government Regulation 2012, the local government may, by resolution, amend the budget for a financial year at any time before the end of the financial year.

The overall change to this budget review is \$2,750,815.

Funding sources are as follows:

- \$2,096,587 is funded by capital grants and contributions
- \$640,150 from specific reserves, e.g. water
- \$14,078 from general funded reserves

Resolution No. GM/02.2019/06
Moved Cr Chambers
Seconded Cr Newman

That Council adopt the Second Quarter Budget Review 2018/19 as shown in the following attachments to the officer's report:

1. Quarter 2 Capital Budget Amendments
2. Quarter 2 Operating Budget Amendments
3. Revised Budget Financial Statements 2018/19 & following two years
4. Revised Budget Financial Statements 2018/19 & following nine years
5. Revenue Policy 2018/19
6. Revenue Statement 2018/19
7. Total Value of Change in Rates and Charges
8. Revised Financial Sustainability Ratios 2018/19

CARRIED
7/1

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Golder
Cr. Chandler	
Cr. McMullen	
Cr. Newman	
Cr. O'Neil	
Cr. Scheffe	
Cr. Stanford	

Responsible Officer	Contractor – Strategic Finance
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Item Number: 11.3 **File Number:** D19/8451

SUBJECT HEADING: CONSIDERATION OF COUNCILLOR ATTENDANCE AT ELECTED MEMBER TRAINING SESSIONS

Officer's Title: Lead Officer - Councillors' Support & Community Engagement

Executive Summary:

The report sought to formalise Councillor attendance at upcoming elected member training as part of enhancing strategy and policy development for Maranoa Regional Council.

Resolution No. GM/02.2019/07

Moved Cr Newman

Seconded Cr Chambers

That Council:

1. Endorse the attendance of Councillors O'Neil, and Stanford at the Sustainable Asset Management training for elected members on 21 February 2019 in Brisbane.
2. Endorse the attendance of Councillors O'Neil, Chandler and Stanford at the Financial Reports and Budgets training for elected members on 22 February 2019 in Brisbane.
3. Draw the required funds from attending individual Councillor Conference budgets.

CARRIED

8/0

Responsible Officer	Lead Officer – Councillors' Support & Community Engagement
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INFRASTRUCTURE SERVICES

Item Number: 12.1 **File Number:** D18/93435

SUBJECT HEADING: REQUEST FOR FORMAL SCHOOL BUS ZONE - SURAT STATE SCHOOL

Officer's Title: Manager - Program & Contract Management

Executive Summary:

Council has received a request from the Surat State School seeking to formalise a designated on road school bus zone at the school. Recently, the school had an increase of services with the addition of a second school bus service; consequently the school sought to endorse a suitable stopping area in lieu of the previous on-campus arrangement.

Resolution No. GM/02.2019/08

Moved Cr Golder

Seconded Cr O'Neil

That Council:

1. Endorse the placement of a school bus stopping zone along Cordelia Street / Carnarvon Highway, Surat subject to review and approval by the Department of Transport and Main Roads.
2. In conjunction with the Surat State School, consult with the staff and parents of the school and neighbouring properties regarding the changes associated with the installation of the proposed school bus stopping area.

CARRIED

8/0

Responsible Officer	Manager – Program & Contract Management
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Item Number:

12.2

File Number: D19/6597

SUBJECT HEADING:

**REQUEST FROM ASSESSMENT 13004536 FOR
EXTENSION TO COUNCIL'S REGIONAL WATER SUPPLY
ZONE BOUNDARY - ADDITIONAL INFORMATION**

Officer's Title:

Manager - Water, Sewerage & Gas

Executive Summary:

At the Council meeting of 23 January 2019 (GM/01.2019/12), Council considered the report on this matter and requested additional information regarding the costings.

Resolution No. GM/02.2019/09

Moved Cr Chambers

Seconded Cr McMullen

That the item be withdrawn from the agenda on basis of information provided by the reporting Manager following the General Meeting on 23 January 2019.

CARRIED

8/0

Responsible Officer	Manager – Water, Sewerage & Gas
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Item Number:

12.3

File Number: D19/6611

SUBJECT HEADING:

**ASSET MANAGEMENT PLAN - WATER NETWORK,
REVISION JANUARY 2019**

Officer's Title:

Manager - Water, Sewerage & Gas

Executive Summary:

Council is responsible for the management of 264.762 kilometres of water main and associated infrastructure with a replacement value of \$76,774,265. The development of a 10 year asset management plan provides direction and aids in ensuring that services are provided in a financially sustainable manner.

This revision provided more accurate renewal data and updated the capital upgrades required. It also incorporated the Bore Replacement Strategy and Fire Capacity Shortfall exercise recently completed.

Resolution No. GM/02.2019/10

Moved Cr O'Neil

That the matter lay on the table for further consideration at a later point during the meeting to allow officers additional time to provide feedback on Cr. McMullen's enquiry about former Roma Town Council water planning documents.

CARRIED

8/0

Item Number: 12.4

File Number: D19/9157

SUBJECT HEADING:

ACTIONS FOR ROMA BORE SECURITY

Officer's Title:

Manager - Water, Sewerage & Gas

Executive Summary:

Following the recent water supply shortage in Roma in January, an action plan has been developed to provide more security against a repeat of this type of event. This report highlighted the proposed actions.

Resolution No. GM/02.2019/11

Moved Cr Scheffe

Seconded Cr Chambers

That Council note the contents of this report.

CARRIED

8/0

Responsible Officer

Manager – Water, Sewerage & Gas

DEVELOPMENT, FACILITIES & ENVIRONMENTAL SERVICES

Item Number: 13.1

File Number: D19/8034

SUBJECT HEADING:

CLOSURE OF LIBRARY SERVICES FOR STAFF TO ATTEND TRAINING 2019

Officer's Title:

Support Officer - Economic & Community Development

Executive Summary:

The report tabled a request for closure of library services to conduct staff training workshops on dates proposed for 2019.

Resolution No. GM/02.2019/12

Moved Cr Chandler

Seconded Cr Newman

That Council endorse the closure of Library Services to allow all staff to attend staff training as follows:

Dates of Workshops for 2019

- Wednesday, 3 April 2019
- Friday, 6 December 2019

CARRIED

8/0

Responsible Officer

Support Officer – Economic & Community Development

Item Number:

13.2

File Number: D18/90784

SUBJECT HEADING:

PROPOSED CHANGES TO WALL OF FAME

Officer's Title:

Regional Sport & Recreation Development Coordinator

Executive Summary:

It was proposed that a differentiating frame treatment be considered for those who have achieved world recognition in their chosen sport. This would be a change to the current display of inductees.

Resolution No. GM/02.2019/13

Moved Cr O'Neil

Seconded Cr Golder

That Council be presented options as to how best to highlight those inductees having succeeded at a world level in their chosen sporting activity.

CARRIED

8/0

Responsible Officer

Regional Sport & Recreation Development Coordinator

Item Number:

13.3

File Number: D19/6316

SUBJECT HEADING:

REQUEST FOR COUNCILLOR MEETING - ROMA
REDNECKS MUD DERBY

Officer's Title:

Regional Sport & Recreation Development Coordinator

Executive Summary:

Cr Golder and Council staff met with Roma Rednecks Mud Derby executive members Lachlan Hall, Katie Garbutt and Jeff Connolly (President, Secretary, Vice President), on 1 March 2018 to discuss proposed relocation of the mud derby track from Bungil Street to Kimbler Road.

Council initiated the meeting to gauge the club's view on the proposal to assist with ongoing dust and noise complaints from residents on Bungil Street. Mud Derby members have enquired a number of times on the outcome of the meeting and have requested to meet with Councillors.

At the meeting, there was discussion on the suitability of the land under review, possibility of shared facilities with either drags or/and motocross clubs and track construction/costs, with suggestions of Council funding a master plan of the area in question, to ascertain if the location was suitable and total cost of the project.

A verbal quote of \$4,500 (March 2018) for a Master Plan was obtained from Scott Alston of MAK Planning and Design (without quantity surveyor costings). It would be termed an architect preliminary estimate. The quote/estimate included drawings, one site visit and meeting with Council staff and mud derby executive.

Resolution No. GM/02.2019/14
Moved Cr Chandler
Seconded Cr Schefe

That Councillors meet with Roma Rednecks Mud Derby executive as follow up to the initial meeting to discuss outcomes of the relocation meeting.

CARRIED
8/0
Responsible Officer
Regional Sport & Recreation Development Coordinator
Item Number:
13.4
File Number: D19/4837
SUBJECT HEADING:
PARKRUN AT MITCHELL RSL AND COMBINED SPORTS COMPLEX
Officer's Title:
Manager - Facilities (Land, Buildings & Structures)
Executive Summary:

Council received a request to hold Parkrun on a Council managed reserve being the Mitchell RSL and Combined Sports Complex.

Resolution No. GM/02.2019/15
Moved Cr Chambers
Seconded Cr Schefe

That Council agree to Parkrun conducting activities weekly, and on New Year's Day and Christmas Day, at the Mitchell RSL & Combined Sports Complex, in collaboration with the Mitchell RSL and Combined Sports Club on the condition that Parkrun maintains adequate public liability insurance.

CARRIED
8/0
Responsible Officer
Manager – Facilities (Land, Buildings & Structures)

Mayor Golder, having previously foreshadowed a 'Conflict of Interest' in the following item, for reasons stated under Section 'COUNCILLOR DECLARATIONS OF CONFLICTS OF INTEREST,' left the Chamber at 9.44am, taking no part in discussions and debate on the matter. Deputy Mayor, Cr. Chambers, took the role of 'Acting Chair' in his absence.

Item Number:
13.5
File Number: D18/102269
SUBJECT HEADING:
ROMA HISTORICAL PRECINCTS INC.- REQUEST TO ATTACH SIGNS ON BUTTER FACTORY FENCE
Officer's Title:
Facility Lease Management & Housing Officer/Team Coordinator
Executive Summary:

Council was approached by the Roma Historical Precincts Inc. with a request to display signage on the exterior fence of the Butter Factory.

Resolution No. GM/02.2019/16
Moved Cr McMullen
Seconded Cr Schefe

That Council approve the request from the Roma Historical Precincts Inc. to display container donation signage at the Butter Factory on the following conditions:

- Roma Historical Precincts Inc. is responsible for ensuring the signage is maintained in a neat condition, includes current information, and is appropriate for the location;
- Roma Historical Precincts Inc. to contact Council's Planning Department before signage is placed to ensure compliance with Council planning requirements.

CARRIED

7/0

Responsible Officer
Facility Lease Management & Housing Officer/Team Coordinator

At cessation of discussion and debate on the abovementioned item, Mayor Golder returned to the Chamber at 9.48am and assumed the Chair.

Item Number:
13.6
File Number: D19/8220
SUBJECT HEADING:
USER AGREEMENT RENEWAL - WOTS ON GYMNASIIC FUN & FITNESS
Officer's Title:
Facility Lease Management & Housing Officer/Team Coordinator
Executive Summary:

Council has been advised by the Director of WOTS on Gymnastic Fun & Fitness that she would like to renew the user agreement for the use of the Hibernian Hall.

Resolution No. GM/02.2019/17
Moved Cr Schefe
Seconded Cr Newman
That Council:

1. Enter into an agreement with WOTS on Gymnastic Fun & Fitness for the use of the Hibernian Hall Roma for a period of two (2) years.
2. Charge WOTS on Gymnastic Fun & Fitness a hire fee for a multiple user as per Council's annual fees and charges register for the use of the Hibernian Hall for the term of this agreement.

CARRIED

8/0

Responsible Officer
Facility Lease Management & Housing Officer/Team Coordinator

Item Number: 13.7 **File Number:** D19/8223
SUBJECT HEADING: LOCOMOTIVE MITCHELL MEMORIAL PARK COMMUNITY CONSULTATION OUTCOME
Applicant: Queensland Pioneer Steam Railway
Officer's Title: Local Development Officer - Mitchell

Executive Summary:

The Queensland Pioneer Steam Railway (QPSR) restoration committee has previously approached Council requesting that they acquire the C17 locomotive from Mitchell Memorial Park, to be relocated and restored at the Queensland Pioneer Steam Railway in Ipswich.

Council resolved at its meeting on 23 January 2019 to approach QPSR with further questions detailing the proposed exchange of the locomotive, and to obtain a valuation of the engine located at the Memorial Park.

Discussion:

Mayor Golder indicated that he had further information to hand in regard to this item (in addition to that already received by Councillors). On that basis Cr. Stanford put forward a procedural motion for Council's consideration, with the outcome recorded as follows:

Resolution No. GM/02.2019/18

Moved Cr Stanford

That the matter lay on the table to allow additional time for Council to consider the new information the Mayor advised he had to hand on the matter.

CARRIED (Mayor Golder exercised his casting vote in favour of the motion) 5/4

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Golder	Cr. Chambers
Cr. McMullen	Cr. Chandler
Cr. Newman	Cr. O'Neil
Cr. Stanford	Cr. Schefe

Cr. Chambers then put forward a draft motions as follows:

Resolution No. GM/02.2019/19

Moved Cr Chambers

Seconded Not obtained

That Council:

- Acknowledge the outcome of the community consultation which clearly showed that the community would like to see the locomotive gifted to QPSR for them to restore and for QPSR to provide items in return.**

2. Formally write to QPSR to seek feedback on:

- whether the Mayor's suggestion to buy back after restoration and before ten years would be an acceptable option or whether this would take the restoration off the table;
- whether the suggested train trips during winter, after restoration, would be an option.

3. Request QPSR to formally advise Council of the suite of options that the group would offer to Council in exchange for the C17 locomotive.

NO VOTE TAKEN

Resolution No. GM/02.2019/20

Moved Cr Chambers

That the matter lay on the table for further consideration at a later point during the meeting to allow Council additional time to include the Mayor's points into the draft resolution.

CARRIED

8/0

Item Number:

14.1

File Number: D19/2771

SUBJECT HEADING:

A DUSTSEAL PROGRAM FOR EXTENUATING CIRCUMSTANCES

Author and Councillor's Title:

Cr. Tyson Golder

Executive Summary:

It was recommended that Council create a policy allowing for funding from the roads budget to carry out dust seals in the 2018/19 year for residents with extenuating circumstances.

Resolution No. GM/02.2019/21

Moved Cr Stanford

That the matter lay on the table for further consideration at a later point during the meeting to allow additional time for new information to hand to be presented to Council for consideration.

CARRIED

8/0

Item Number:

14.2

File Number: D19/7141

SUBJECT HEADING:

EQUIPMENT - ROMA WATER SERVICE

Author and Councillor's Title:

Cr. Tyson Golder

Executive Summary:

Mayor Golder requested that Council purchase and keep as a minimum a full set of electric motor, pump and consumable parts for each of the main 3 bores in Roma.

Resolution No. GM/02.2019/22
Moved Cr O'Neil

That the matter lay on the table for further consideration at a later point during the meeting.

CARRIED

8/0

Item Number:
14.3
File Number: D19/4802
SUBJECT HEADING:
CUSTOMER REQUEST FOR TRAFFIC LIGHTS AT LONESOME RANGE
Author and Councillor's Title:
Cr. Tyson Golder
Executive Summary:

A customer has written to Mayor Golder advising of his safety concern about the inability to see oncoming traffic from any distance on the Lonesome Range through the Arcadia Valley. It was suggested that traffic lights be installed.

Resolution No. GM/02.2019/23
Moved Cr Stanford

That the matter lay on the table for further consideration at a later point during the meeting to allow for additional information to be received from the relevant officer in regard to this matter.

CARRIED

8/0

CONFIDENTIAL ITEMS
Item Number:
C.1
File Number: D18/97104
SUBJECT HEADING:
REQUEST FOR RATES RECATEGORISATION - ASSESSMENT NO. 13012380 & 13012398
Officer's Title:
Lead Rates and Utilities Billing Officer/Systems Administrator
Executive Summary:

The applicant requested a change in rating category due to the removal of buildings and infrastructure from site.

Resolution No. GM/02.2019/24
Moved Cr Chambers
Seconded Cr Schefe

That in accordance with s82(1)(c) of the *Local Government Regulation 2012*, Council change the rating category of the following assessments:

- Assessment 13012380 - from Large Accommodation Work Camp B to Rural >80ha; and
- Assessment 13012398 - from Accommodation Work Camp F to Rural >80ha.

CARRIED

8/0

Responsible Officer
Lead Rates and Utilities Billing Officer/Systems Administrator

Item Number:

C.2

File Number: D18/98773

SUBJECT HEADING:

CINEMA ROMA PROPOSAL FOR COUNCIL TO LEASE OR PURCHASE

Officer's Title:

Manager - Economic & Community Development

Executive Summary:

The Roma Cinema was closed recently. The owner of the building has approached Council requesting that Council consider re-opening the cinema on either a purchase or lease basis.

Resolution No. GM/02.2019/25

Moved Cr Stanford

That the matter lay on the table for further consideration at a later point during the meeting to allow Council to receive and consider additional information the Mayor indicated he had to hand on the matter.

CARRIED

7/1

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chandler	Cr. Chambers
Cr. Golder	
Cr. McMullen	
Cr. Newman	
Cr. O'Neil	
Cr. Schefe	
Cr. Stanford	

Item Number:

C.3

File Number: D19/2019

SUBJECT HEADING:

COUNCIL HOUSING - 32 GEORGE ST WALLUMBILLA

Officer's Title:

Facility Lease Management & Housing Officer/Team Coordinator

Executive Summary:

The Council property at 32 George Street Wallumbilla has now become vacant with previous tenants finding local rental within the community. Council was asked to consider if this property is to be offered for rental at this time.

Resolution No. GM/02.2019/26

Moved Cr McMullen

Seconded Cr Chandler

That:

- 1. The property known as 32 George Street Wallumbilla remain vacant at this time.**
- 2. On completion of the National Regulatory Scheme for Community Housing Transition and this property becoming part of Council's Housing portfolio, call tenders for the house located at 32 George Street Wallumbilla for sale for removal, if it is identified the house is not required once the Wallumbilla Calico Cottage & Heritage Precinct**

Master Plan is completed.	
CARRIED	8/0

Responsible Officer	Facility Lease Management & Housing Officer/Team Coordinator
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Cr. Stanford left the Chamber at 10.19am, and returned at 10.24am.

Item Number: C.4 **File Number:** D19/465

SUBJECT HEADING: AGISTMENT OF PADDOCKS - POLICE PADDOCK, DARGAL ROAD

Officer's Title: Manager - Facilities (Land, Buildings & Structures)

Executive Summary:

The Police Paddock at Dargal Road, Roma has been sub-divided into a number of different sized paddocks suitable for keeping and grazing of horses.

This matter had been laid on the table at the General Meeting on 12 December 2018.

Resolution No. GM/02.2019/27	
Moved Cr Chambers	Seconded Cr Chandler
That Council:	
<ol style="list-style-type: none"> Publicly invite Expressions of Interest from parties interested in entering a licence agreement to keep and graze horses in paddocks 2 – 8 located off Dargal Road, Roma with the term of the licences to be 2 years, at a cost of \$250 each quarter. Call tenders for paddock 9, located off Dargal Road Roma. 	
CARRIED	8/0

Responsible Officer	Manager – Facilities (Land, Buildings & Structures)
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Item Number: C.5 **File Number:** D19/466

SUBJECT HEADING: BENDEMERE PONY CLUB - REQUEST FOR ASSISTANCE TO REPLACE FENCE

Officer's Title: Manager - Facilities (Land, Buildings & Structures)

Executive Summary:

A request has been received from the Bendemere Pony Club, Yuleba seeking assistance with the cost of replacing the boundary fence at the Pony Club grounds at Yuleba.

This matter had been laid on the table at the General Meeting on 12 December 2018.

Moved Cr O'Neil	Seconded Cr McMullen
That Council allocate funds of \$4,500 in the 2019/20 Capital Works budget towards the cost of constructing a new boundary fence at the Bendemere Pony Club Grounds.	

NO VOTE TAKEN

No vote was taken on the draft motion at that time with Cr. O'Neil amending the draft motion as follows, indicating it was not his intent to pre-empt the 2019/20 budget, following further comments from Councillors.

Moved Cr O'Neil
Seconded Cr McMullen Cr Newman

(Cr. McMullen withdrew as 'Seconded' of the motion following the amendment, and Cr. Newman agreed to Second the updated draft motion).

That Council consider allocating funds of \$4,500 in the 2019/20 Capital Works budget towards the cost of constructing a new boundary fence at the Bendemere Pony Club Grounds.

NO VOTE TAKEN

No vote was taken on the draft motion with Council discussing potential budget implications for this request.

Resolution No. GM/02.2019/28
Moved Cr Stanford

That the matter lay on the table for further consideration at a later point during the meeting.

CARRIED
5/3

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Golder	Cr. Chambers
Cr. McMullen	Cr. Chandler
Cr. O'Neil	Cr. Newman
Cr. Schefe	
Cr. Stanford	

Item Number:
C.6
File Number: D19/7062
SUBJECT HEADING:
CLAIM FOR DAMAGES - EDNA STREET PROPERTY
Officer's Title:
Manager - Facilities (Land, Buildings & Structures)
Executive Summary:

A fire that started on Council land has caused damage to a rental property located at 1 Edna Street Roma.

Resolution No. GM/02.2019/29
Moved Cr Newman
Seconded Cr Schefe

That Council compensate LJ Hooker Roma the amount of \$4,620, being the cost of replacing the eastern boundary fence at 1 Edna Street Roma.

CARRIED
8/0
Responsible Officer
Manager – Facilities (Land, Buildings & Structures)

	Structures)
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SUBJECT HEADING: SUSPENSION OF STANDING ORDERS
 COUNCIL ADJOURNED THE MEETING FOR MORING TEA AT 10.33AM

SUBJECT HEADING: RESUMPTION OF STANDING ORDERS
 COUNCIL RESUMED THE MEETING AT 11.13AM

Item Number: C.7 File Number: D19/5550

SUBJECT HEADING: PERSONAL INJURIES CLAIM

Officer's Title: Manager - Facilities (Land, Buildings & Structures)

Executive Summary:

A personal injuries claim was received in relation to alleged injuries sustained in McDowall Street Roma.

Moved Cr McMullen Seconded (Not obtained at this time)

That Council approve the personal injuries claim made on behalf of the claimant by Hede Byrne & Hall Lawyers.

NO VOTE TAKEN

No 'Seconder' for the draft motion was recorded at that time, with Cr. Stanford proposing that the matter be laid on the table for further investigative action to be undertaken by the relevant officer on this matter. The outcome was recorded as follows:

Resolution No. GM/02.2019/30

Moved Cr Stanford

That the matter lay on the table for further consideration following receipt of additional information from the reporting officer.

CARRIED 5/3

Mayor Golder called for a division of the vote. The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Golder	Cr. Chambers
Cr. McMullen	Cr. Chandler
Cr. O'Neil	Cr. Newman
Cr. Schefe	
Cr. Stanford	

Responsible Officer	Manager – Facilities (Land, Buildings & Structures)
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Item Number: C.8 File Number: D19/5906

SUBJECT HEADING: OFFER FOR PURCHASE - 52 OXFORD STREET MITCHELL

Officer's Title: Manager - Facilities (Land, Buildings & Structures)

Executive Summary:

Council received an offer to purchase the house and land at 52 Oxford Street, Mitchell.

Resolution No. GM/02.2019/31
Moved Cr Chambers
Seconded Cr McMullen
That Council:

1. Accept the offer of \$65,000 that has been submitted via Council's preferred real estate agent to purchase the Council property at 52 Oxford Street Mitchell subject to the offer conditions.
2. Authorise the Chief Executive Officer to sign documentation necessary to settle the sale.

CARRIED

8/0

Responsible Officer	Manager – Facilities (Land, Buildings & Structures)
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Item Number:
C.9
File Number: D19/9084
SUBJECT HEADING:
APPLICATION FOR PARTIAL ROAD CLOSURE
Officer's Title:
Manager - Facilities (Land, Buildings & Structures)
Executive Summary:

Council received an application for the permanent closure of part of a road adjoining Lot 1 on RP855168.

Resolution No. GM/02.2019/32
Moved Cr McMullen
Seconded Cr O'Neil
That Council:

1. Advise the Department of Natural Resources, Mines and Energy that Council has no objection to the partial closure of an area of road approximately 4,890 m², being a 20 metre wide strip adjoining Lot 1 on RP855168, on the condition that the Council pump station that pumps water from Bungil Creek is not in the area of road proposed to be closed.
2. Authorise the Chief Executive Officer to sign Part C "Statement in relation to an application under the *Land Act 1994* over State Land" in respect to this application.

CARRIED

6/2

Cr. Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chandler	Cr. Chambers
Cr. Golder	Cr. Schefe
Cr. McMullen	
Cr. Newman	
Cr. O'Neil	
Cr. Stanford	

Responsible Officer	Manager – Facilities (Land, Buildings & Structures)
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Item Number: C.10 **File Number:** D19/7061

SUBJECT HEADING: INJUNE LETTABLE SPACE

Officer's Title: Facility Lease Management & Housing Officer/Team Coordinator

Executive Summary:

The lease for the commercial space at the Injune Information Centre that is currently tenanted by Café on Second is due to expire on 6 June 2019. There is no option in the lease document to renew the lease.

Resolution No. GM/02.2019/33	
Moved Cr Chandler	Seconded Cr McMullen
That Council call tenders to lease the commercial space beside the Injune Information Centre currently tenanted by Café on Second.	
CARRIED	8/0

Responsible Officer	Facility Lease Management & Housing Officer/Team Coordinator
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Cr. McMullen, having previously foreshadowed a 'Conflict of Interest' in the following item, for reasons stated under Section 'COUNCILLOR DECLARATIONS OF CONFLICTS OF INTEREST,' left the Chamber at 11.20am, taking no part in discussions and debate on the matter.

Item Number: C.11 **File Number:** D19/5867

SUBJECT HEADING: REQUEST FOR COUNCIL ASSISTANCE - ROMA AND DISTRICT MOTORCYCLE CLUB

Officer's Title: Regional Sport & Recreation Development Coordinator

Executive Summary:

Council received a request for assistance from Roma and District Motorcycle Club for support as they continue to improve the motocross track in Roma. They have a number of major events including State competitions on site this year. The first is a Queensland State level 2 day motocross event (the Sunshine State Series) being held on 23/24 March 2019. The Roma event is the second leg in a six round series. There will be approximately 400 riders at this event. Another State event is the Queensland Female and Vets Championships in July 2019.

Resolution No. GM/02.2019/34

Moved Cr Newman

Seconded Cr Schefe

That Council:

1. Approve the Roma and District Motorcycle Club's request for major assistance, estimated to cost \$7,000.
2. Draw the funds from GL 2947 (Community groups in-kind assistance works support).

CARRIED

7/0

Responsible Officer

Regional Sport & Recreation Development Coordinator

At cessation of discussion and debate on the abovementioned item, Cr. McMullen returned to the Chamber at 11.25am.

Item Number: C.12 **File Number:** D19/6456

SUBJECT HEADING: UPDATED CONTAINER REFUND AGREEMENT

Officer's Title: Manager - Environment, Health, Waste & Rural Land Services

Executive Summary:

Council has been in negotiation with Container Exchange, and has now received an updated agreement for signature so as the State wide container refund scheme can be implemented within the Maranoa Region.

Resolution No. GM/02.2019/35

Moved Cr McMullen

Seconded Cr Chandler

That Council delegate authority to the Chief Executive Officer to sign the new agreement which includes the following changes from Council's original application and subsequent signed agreement completed in December 2018:

1. Council approved sites to accept eligible containers will be identified as "Drop Off" points a change from the original "Container Refund" points.

2. The agreement has a twelve (12) week expiry date.
3. Special conditions of this agreement must be adhered to by Council at the drop off point locations.
4. Registration of three 'drop off' points within the region being:
 - a) Roma Refuse Site
 - b) Mitchell Administration Office
 - c) Administration, Infrastructure Depot Cartwright Street Roma
5. Hours of operation as follows:
 - a) Roma Refuse Site – Wednesdays, Thursdays and Fridays from 1:00pm to 4:00 pm; and Saturdays from 10:00am to 4:00pm; and
 - b) Mitchell Administration Office – Mondays to Fridays from 9:00am to 4:00pm
 - c) Administration, Infrastructure Depot Cartwright Street Roma – Mondays to Fridays from 9:00am to 4:00pm

CARRIED

8/0

Responsible Officer	Manager – Environment, Health, Waste & Rural Land Services
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Item Number: C.13 File Number: D19/5966

SUBJECT HEADING: ROMA AIRPORT SECURITY SCREENING UPGRADES

Officer's Title: Manager - Airports (Roma, Injune, Surat, Mitchell)

Executive Summary:

The Federal Government Department of Home Affairs is implementing upgraded security screening processes as a mandatory measure for security controlled airports. A funding package has been announced to assist regional airports in procuring and maintaining the upgraded equipment to meet the specifications.

This report sought to advise Council of the changes and gain approval to enter into commercial agreements to undertake the fully funded upgrades to security screening operations at Roma Airport and resolve an exemption under Section 235 of the Local Government Regulation 2012.

Discussion:

The following draft motion was put forward, however, no vote was taken on the matter at that time due to the Chief Executive Officer requesting the quoted section of the *Local Government Regulation 2012* be checked.

Moved Cr O'Neil

Seconded Cr McMullen

That Council:

1. Endorse the project to upgrade the security screening processes at Roma Airport as required by the Department of Home Affairs.
2. Enter into a large-sized contractual agreement with Smiths Detection (Australia) Pty Ltd for the purchase of the required equipment as detailed in the Officer's Report if the terms are acceptable and pending the outcome of the funding application. That engagement will be made pursuant to Section 235(f) of the *Local Government Regulation 2012*, that the contract is made with, or under an arrangement with, a government agency (Department of Home Affairs).

3. Authorise the Chief Executive Officer (CEO) to sign the CEO approval letter as attached to this report.
4. Authorise the Chief Executive Officer to enter into an agreement with the Department of Industry, Innovation and Science to fund the purchase of the required equipment.
5. Enter into a maintenance agreement with the Smiths Detection (Australia) Pty Ltd for the equipment if purchased, and if the terms are acceptable.

NO VOTE TAKEN

To allow officers additional time to further check the Chief Executive Officer's request, the following procedural motion was put forward:

Resolution No. GM/02.2019/36

Moved Cr O'Neil

That the matter lay on the table for further consideration at a later point during the meeting.

CARRIED

8/0

Item Number:

C.14

File Number: D19/6593

SUBJECT HEADING:

LIGHTING AT CABLE YARDS AND SPELLING YARDS - UPDATE

Officer's Title:

Manager - Saleyards

Executive Summary:

This report is to provide Council with an update on the new lighting planned for the Cable Yards and Spelling Yards and to consider budget implications.

Resolution No. GM/02.2019/37

Moved Cr Golder

Seconded Cr McMullen

That Council approve the transfer of the budgets from the following work orders to work order 18948 Lighting at Cable Yards and Spelling Yards:

1. \$71,184 from work order 18947: Replacement of Main Unloading Ramp to work order 18948;
2. \$40,000 from work order 18949: Auctioneers' Walkways to work order 18948; and
3. \$20,000 from work order 18950: Safety Walkways to work order 18948.

CARRIED

8/0

Responsible Officer

Manager – Saleyards

Item Number: C.15 **File Number:** D19/4696
SUBJECT HEADING: ROMA SALEYARDS - MONTHLY BUSINESS REPORTS - NOVEMBER AND DECEMBER 2018
Officer's Title: Manager – Saleyards

Executive Summary:

These reports were presented to Council to provide a summary of the performance of Council's Roma Saleyards for the months of November and December 2018, and year to date. The information in these reports aims to review the month's activities, give an overview of financial performance and bring to Council's attention any emerging issues.

Resolution No. GM/02.2019/38

Moved Cr Newman

Seconded Cr Scheffe

That Council receive and note the Officer's reports for November and December 2018 as presented.

CARRIED

8/0

Responsible Officer

Manager – Saleyards

Item Number: C.16 **File Number:** D19/6791
SUBJECT HEADING: MINOR AMENDMENTS TO THE ORGANISATIONAL STRUCTURE
Officer's Title: Manager - Organisational Development & Human Resources

Executive Summary:

The report sought Council approval for minor amendments to the Organisational Structure.

Resolution No. GM/02.2019/39

Moved Cr O'Neil

Seconded Cr Chambers

That Council endorse the proposed amendments to the Organisational Structure as follows:

- Change the reporting line of Bassett Park Worker (0697) from Team Coordinator – Roma Parks & Gardens and Regional Horticulturist (0239) to Bassett Park Worker / Team Leader (0224)
- Change the position title of Manager – Procurement & Commercial Services (0740) to Manager – Procurement & Plant (0740)
- Change the reporting line of Operations Manager – Plant, Fleet & Workshops (0119) from Manager – Strategic Finance, Asset Management & Sustainability (0316) to Manager – Procurement & Plant (0740)
- Change the position title of Manager – Strategic Finance, Asset Management & Sustainability (0316) to Manager – Finance & Governance (0316)
- Change the reporting line of Governance Officer (0653) from Director – Corporate, Community & Commercial Services (0002) to Manager – Finance & Governance (0316)
- Remove the position of Customer Service Officer (0644) from the Organisational Structure
- Remove the position of Stakeholder Engagement & Project Officer (1009) from the Organisational Structure

- Change the position title of Associate to the Director / Directorate Budget & Support Coordination (0218) to Associate to the Director / Directorate Budget & Emergency Management Coordination (0218)
- Change the position title of Project Officer – Emergency Management (0329) to Administration Officer – Development, Facilities & Environmental Services (0329)
- Remove the position of Water Meter Reader (Casual FTE 0.07) (0762) from the Organisational Structure
- Create a new position i.e. Trainee – Technical Engineering (Design) reporting to the Specialist – Design Services (0310)

CARRIED

7/1

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Golder
Cr. Chandler	
Cr. McMullen	
Cr. Newman	
Cr. O'Neil	
Cr. Schefe	
Cr. Stanford	

Responsible Officer	Manager – Organisational Development & Human Resources
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Item Number:

C.17

File Number: D19/6761

SUBJECT HEADING:

REQUEST FOR RATES RECATEGORISATION -
ASSESSMENT NO. 11004793

Officer's Title:

Lead Rates and Utilities Billing Officer/Systems
Administrator

Executive Summary:

The applicant requested a change in rating category due to the removal of buildings and infrastructure from site.

Resolution No. GM/02.2019/40

Moved Cr McMullen

Seconded Cr Schefe

That in accordance with s82(1)(c) of the *Local Government Regulation 2012*, Council change the rating category of Assessment 11004793 from Accommodation Work Camp E to Rural >=80ha.

CARRIED

8/0

Responsible Officer	Lead Rates and Utilities Billing Officer/Systems Administrator
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Item Number: C.18 File Number: D19/8033

SUBJECT HEADING: APPLICATIONS FOR RATE PAYMENT ARRANGEMENTS

Officer's Title: Rates and Utilities Billing Officer

Executive Summary:

Applications for rate payment arrangements were received from various ratepayers. The timeframes the applicants have proposed to have their rates paid in full extends beyond the current financial year timeframe that is adopted in Council's adopted Revenue Statement.

Resolution No. GM/02.2019/41

Moved Cr Chandler

Seconded Cr Newman

That Council accept the applicant's payment arrangements as set out in Table A of the Officer's report, subject to all rates, charges and arrears accumulated being paid in full by 30 June 2020, as follows:

Assessment Number	Approved Payment Plan
15011497	\$65/week
15012891	\$205/fortnight
14024897	\$200/week

CARRIED

8/0

Responsible Officer

Rates and Utilities Billing Officer

Item Number: C.19 File Number: D19/8479

SUBJECT HEADING: QUOTATION REQUEST - WIN AND CRUSH MATERIAL AT OK PIT (INJUNE)

Officer's Title: Manager - Procurement & Commercial Services

Executive Summary:

Pre-Qualified Suppliers for On-Site Crushing Services were invited to provide quotes for the production of material for the Injune-Taroom Road (3b) project.

The quote was released on 21 January 2019 and closed on 6 February 2019.

Responses were reviewed by an evaluation panel and the report submitted for Council's consideration.

Resolution No. GM/02.2019/42

Moved Cr Schefe

Seconded Cr Chandler

That Council:

1. Select Roma Earthmoving Pty Ltd T/A DMAC Roma as the recommended supplier for Quotation Request – Win and Crush Material at OK Pit (Injune), subject to the successful completion of phase 1 works.
2. Authorise the Chief Executive Officer (or delegate) to enter into final negotiations with Roma Earthmoving Pty Ltd T/A DMAC Roma, noting the quoted value of \$395,199.20 inclusive of GST for phase 2 works, and raise a Purchase Order if the terms are acceptable.

3. Assign the expenditure to Work Order 15766 (Gravel Pit Operations – Injune OK Pit)

CARRIED

8/0

Responsible Officer

Manager – Procurement & Commercial Services

Item Number:

C.20

File Number: D19/8949

SUBJECT HEADING:

TENDER 19010 - DESIGN & CONSTRUCTION OF INTERPRETIVE CENTRE AT ROMA SALEYARDS

Officer's Title:

Manager - Procurement & Commercial Services

Executive Summary:

Council invited suitably qualified and experienced Contractors to submit a lump sum price (based on a pricing schedule) and supporting documentation for the design and construction (fit out) of the Interpretive Centre at the Roma Saleyards. The tender period opened on 18 December 2018 with a closing date of 1 February 2019 (original closing date of 25 January 2019, extended for one week due to the Christmas shutdown period).

Responses were reviewed by an evaluation panel and the report submitted for Council's consideration.

Resolution No. GM/02.2019/43

Moved Cr O'Neil

Seconded Cr Newman

That Council:

1. **Select Arterial Design Pty Ltd as the recommended tenderer for Tender 19010 – Design & Construct – Roma Saleyards Interpretive Centre.**
2. **Authorise the Chief Executive Officer (or delegate) to enter into final negotiations with Arterial Design Pty Ltd, noting the tendered value of \$805,000 inclusive of GST and execute the contract if the final terms are acceptable. Council's approval for the final design and cost estimate will be sought prior to the construction/installation phase of the project.**
3. **Assign the expenditure to Work Order 18556 (Multi-Purpose Facility).**

CARRIED

7/2

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Golder
Cr. Chandler	Cr. McMullen
Cr. Newman	
Cr. O'Neil	
Cr. Schefe	
Cr. Stanford	

Responsible Officer

Manager – Procurement & Commercial Services

Cr. Scheffe, having previously foreshadowed a 'Material Personal Interest' in the following item, for reasons stated under Section 'COUNCILLOR DECLARATIONS OF CONFLICTS OF INTEREST' left the Chamber at 11.55am, taking no part in discussions and debate on the matter.

Item Number:

C.21

File Number: D19/8271

SUBJECT HEADING:

**MEMORANDUM OF UNDERSTANDING BETWEEN
MARANOA REGIONAL COUNCIL AND DEPARTMENT OF
TRANSPORT AND MAIN ROADS ROADTEK (SOUTH)**

Officer's Title:

Manager - Construction

Executive Summary:

Further to the state wide Road and Transport Alliance between State and Local Government, in December 2015 Maranoa Regional Council and the Department of Transport and Main Roads RoadTek (South) agreed to enter into a Memorandum of Understanding to provide a governance framework to efficiently share local resources to support operations within the Maranoa Region on both Federal/State and Local assets.

This report sought delegated authority for the Chief Executive Officer to sign an extension of the Memorandum of Understanding, for the continuation of services and resource sharing for the period 2019 to 2024.

Resolution No. GM/02.2019/44

Moved Cr Chambers

Seconded Cr Newman

That Council delegate authority to the Chief Executive Officer (CEO) to sign the Memorandum of Understanding between Maranoa Regional Council and the Department of Transport and Main Roads (RoadTek).

CARRIED

5/2

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Golder
Cr. Chandler	Cr. McMullen
Cr. Newman	
Cr. O'Neil	
Cr. Stanford	

Responsible Officer

Manager – Construction

At cessation of discussion and debate on the abovementioned item, Cr. Scheffe returned to the Chamber at 11.59am.

Item Number: C.22 File Number: D19/9005
 SUBJECT HEADING: PROJECT UPDATE - ROMA TOUCH FIELD UPGRADE
 Officer's Title: Manager – Program & Contract Management

Executive Summary:

Council received \$100,000 from Department of Sport and Recreation to complete an upgrade of the Roma Touch Field facilities under Round 5 of the Get Playing Places and Spaces Program. Council was required to fund a 20% contribution [\$20 000] with the Roma Touch Association committing \$72,000 cash to the project.

The report presented Council with an update on the recent project activities and a potential opportunity regarding the light installation scope.

Resolution No. GM/02.2019/45

Moved Cr Schefe

Seconded Cr Chandler

That Council:

1. Approve the lighting scope for the Roma Touch Field Upgrade project to include 16 new high intensity discharge (HID) lights, in lieu of the lights recovered from the main oval at Bassett Park.
2. Note that the Roma Touch Football Club's offer to provide additional funding to allow the installation of the new lights.
3. Approve the allocation of an additional \$11,000 of Council funding to the project and amend the approved project budget accordingly.
4. Formally write to the Roma Touch Football Club thanking them for the offer to provide additional funding for the project which will allow an improved project outcome to be delivered to both the facility and overall community.

CARRIED

8/0

Responsible Officer

Manager – Program & Contract Management

LATE ITEMS

Item Number: L.1 File Number: D19/9587
 SUBJECT HEADING: WATER PROJECTS - WORKS FOR QUEENSLAND PROGRAM
 Author and Councillor's Title: Cr. David Schefe

Executive Summary:

The report tabled a proposal for investment in water projects under the current Works for Queensland funding round.

Discussion:

It was requested that the draft motion be considered by Council in two (2) separate draft motions. The Mayor agreed with this approach.

Resolution No. GM/02.2019/46
Moved Cr Schefe
Seconded Cr Chambers
That the current Works for Queensland funding be prioritised for water projects.

MOTION LOST

3/5

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Chandler
Cr. Golder	Cr. McMullen
Cr. Schefe	Cr. Newman
	Cr. O'Neil
	Cr. Stanford

Resolution No. GM/02.2019/47
Moved Cr Schefe
Seconded Cr O'Neil
That Council staff put forward a list of proposed projects, including a priority list of water projects to Council at an upcoming Workshop.

CARRIED

7/1

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Golder
Cr. Chandler	
Cr. McMullen	
Cr. Newman	
Cr. O'Neil	
Cr. Schefe	
Cr. Stanford	

Responsible Officer
**Deputy Chief Executive Officer / Manager –
Water, Sewerage & Gas, Regional Grants &
Local Development Coordinator**
Item Number:
L.2
File Number: D19/9596
SUBJECT HEADING:
**SUSTAINABLE POPULATION TARGET FOR THE
MARANOA REGION**
Author and Councillor's Title:
Cr. David Schefe
Executive Summary:
The report tabled a proposal for Council to set a population growth target for the Maranoa Region to support the region's liveability for residents.

Resolution No. GM/02.2019/48
Moved Cr Schefe
Seconded Cr O'Neil

That a report be prepared to determine a costing for budget consideration for a liveability study and assessment to be undertaken by a respected demographer, with a view to establishing a sustainable population target for our region (e.g. 20,000 people).

CARRIED
8/0
Responsible Officer
**Manager – Economic & Community
Development**

SUBJECT HEADING: SUSPENSION OF STANDING ORDERS
 COUNCIL ADJOURNED THE MEETING FOR LUNCH AT 12.33PM

SUBJECT HEADING: RESUMPTION OF STANDING ORDERS
 COUNCIL RESUMED THE MEETING AT 1.36PM

CONFIDENTIAL AND LATE CONFIDENTIAL ITEMS (Discussed in closed session)

In accordance with the provisions of section 275 of the *Local Government Regulation 2012*, Council resolved to close the meeting to discuss items C.2, C.5, C.7, C.13 and items LC.1 – LC.4, which it has deemed to be of a confidential nature and specifically pertaining to the following sections:

- (c) the local government budget;
- (e) contracts proposed to be made by it;
- (h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.

Resolution No. GM/02.2019/49
Moved Cr McMullen
Seconded Cr Schefe

That Council close the meeting to the public at 1.37pm.

CARRIED
8/0

Cr. Chandler, having previously foreshadowed a 'Conflict of Interest' in Item LC.2 – Auction Update – Sale of Land for Arrears of Rates, for reasons stated under Section 'COUNCILLOR DECLARATIONS OF CONFLICTS OF INTEREST,' left the Chamber at 2.49pm, taking no part in discussions and debate on the matter.

Cr. Chambers left the Chamber at 3.18pm, and returned at 3.19pm.

Cr. Newman left the Chamber at 3.21pm, and returned at 3.27pm.

Cr. Chambers left the Chamber at 3.29pm, and returned at 3.30pm.

Cr. O'Neil left the Chamber at 3.41pm, and returned at 3.43pm.

Cr. McMullen left the Chamber at 3.56pm, and returned at 4.02pm.

Cr. Schefe left the Chamber at 4.02pm, and returned at 4.06pm.

Cr. O'Neil left the Chamber at 4.29pm, and returned at 4.30pm.

At cessation of discussions on Item LC.2 – Auction Update – Sale of Land for Arrears of Rates, Cr. Chandler returned to the Chamber at 4.32pm.

Resolution No. GM/02.2019/50

Moved Cr O'Neil

Seconded Cr Newman

That Council open the meeting to the public at 4.33pm.

CARRIED

8/0

Item Number:

C.2

File Number: D18/98773

SUBJECT HEADING:

CINEMA ROMA PROPOSAL FOR COUNCIL TO LEASE OR PURCHASE

Officer's Title:

Manager - Economic & Community Development

Executive Summary:

The Roma Cinema was closed recently. The owner of the building has approached Council requesting that Council consider re-opening the cinema on either a purchase or lease basis.

This item had been laid on the table earlier during the meeting. Council resumed discussions.

Resolution No. GM/02.2019/51

Moved Cr Golder

Seconded Cr McMullen

That Council explore opportunities with a view to purchase the building in a situation where it is more affordable to Council, look for a low cost ticket deal and engage the community in offering the service with information from relevant stakeholders.

MOTION LOST

2/6

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Golder	Cr. Chambers
Cr. McMullen	Cr. Chandler
	Cr. Newman
	Cr. O'Neil
	Cr. Schefe
	Cr. Stanford

Responsible Officer

Manager - Economic & Community Development

Resolution No. GM/02.2019/52
Moved Cr Stanford
Seconded Cr O'Neil
That Council:

1. Write to the owner of the building seeking their advice as to whether they would consider offering use of the building at no cost to Council for a trial period of six (6) months.
2. Investigate how to support the Mayor's suggested model to determine if this approach is viable during the trial period.

CARRIED (The Mayor exercised his 'Casting Vote' in favour of the motion).

5/4

Cr. Golder called for a division of the vote. The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Golder	Cr. Chambers
Cr. McMullen	Cr. Chandler
Cr. O'Neil	Cr. Newman
Cr. Stanford	Cr. Scheffe

Responsible Officer	Manager – Economic & Community Development
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Item Number:
C.5
File Number: D19/466
SUBJECT HEADING:
BENDEMERE PONY CLUB - REQUEST FOR ASSISTANCE TO REPLACE FENCE
Officer's Title:
Manager - Facilities (Land, Buildings & Structures)
Executive Summary:

A request was received from the Bendemere Pony Club, Yuleba seeking assistance with the cost of replacing the boundary fence at the Pony Club grounds at Yuleba.

This item had been laid on the table earlier during the meeting to confirm potential budget arrangements for the request. This information to hand, Council resumed consideration of the matter.

Resolution No. GM/02.2019/53
Moved Cr O'Neil
Seconded Cr Newman
That Council:

1. Consider allocating funds of \$4,500 in the 2019/20 Capital Works budget towards the cost of constructing a new boundary fence at the Bendemere Pony Club Grounds.
2. Provide relevant information to the group pertaining to Council's Community Grants Program round, which is currently open, and closes 1 April 2019, encouraging the group to make application.

CARRIED

8/0

Responsible Officer	Manager – Facilities (Land, Buildings & Structures)
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Item Number: C.13 **File Number:** D19/5966
SUBJECT HEADING: ROMA AIRPORT SECURITY SCREENING UPGRADES
Officer's Title: Manager - Airports (Roma, Injune, Surat, Mitchell)

Executive Summary:

The Federal Government Department of Home Affairs is implementing upgraded security screening processes as a mandatory measure for security controlled airports. A funding package has been announced to assist regional airports in procuring and maintaining the upgraded equipment to meet the specifications.

This report sought to advise Council of the changes and gain approval to enter into commercial agreements to undertake the fully funded upgrades to security screening operations at Roma Airport and resolve an exemption under Section 235 of the Local Government Regulation 2012.

This matter had been laid on the table earlier during the meeting to allow additional time for officers to investigate reference to the relevant section of the Local Government Regulation 2012. This information to hand, Council resumed consideration of the matter and amended this reference as recorded below.

Resolution No. GM/02.2019/54

Moved Cr O'Neil

Seconded Cr McMullen

That Council:

1. Endorse the project to upgrade the security screening processes at Roma Airport as required by the Department of Home Affairs.
2. Enter into a large-sized contractual agreement with Smiths Detection (Australia) Pty Ltd for the purchase of the required equipment as detailed in the Officer's Report if the terms are acceptable and subject to the successful outcome of the funding application. Further that pursuant to Section 230 of the *Local Government Regulation 2012*, Council accept the Tender Consideration Plan.
3. Authorise the Chief Executive Officer (CEO) to sign the CEO approval letter as attached to the report.
4. Authorise the Chief Executive Officer to enter into an agreement with the Department of Industry, Innovation and Science to fund the purchase of the required equipment.
5. Enter into a maintenance agreement with Smiths Detection (Australia) Pty Ltd for the equipment if purchased, and if the terms are acceptable.

CARRIED

8/0

Responsible Officer

Manager – Airports (Roma, Injune, Surat, Mitchell)

LATE CONFIDENTIAL ITEMS

Item Number: LC.1 **File Number:** D19/8325
SUBJECT HEADING: CAPITAL UPGRADE REQUEST - CORFE ROAD
Officer's Title: Manager – Program & Contract Management

Executive Summary:

Council received further correspondence regarding a request to bitumen seal a section of Corfe Road, between Currey Street and Duke Street, Roma.

Resolution No. GM/02.2019/55
Moved Cr Stanford
Seconded Cr Newman

That Council consult with the resident regarding the upcoming upgrade of Duke Street / Roma Southern Road, including the potential impacts this may have on Corfe Road, and possible treatment options available.

CARRIED
8/0
Responsible Officer
Manager – Program & Contract Management

Cr. Chandler, having previously foreshadowed a 'Conflict of Interest' in the following item, for reasons stated under Section 'COUNCILLOR DECLARATIONS OF CONFLICTS OF INTEREST,' left the Chamber at 4.49pm, taking no part in discussions and debate on the matter.

Item Number:
LC.2
File Number: D19/10151
SUBJECT HEADING:
AUCTION UPDATE - SALE OF LAND FOR ARREARS OF RATES
Officer's Title:
Chief Executive Officer
Executive Summary:

The report provided Council with an update on the auction that took place on 24 January 2019.

Resolution No. GM/02.2019/56
Moved Cr Chambers
Seconded Cr McMullen

That Council endorse draft correspondence, with the correspondence to be sent from Council's representative.

CARRIED
7/0
Responsible Officer
Chief Executive Officer

At cessation of discussion and debate on the abovementioned item, Cr. Chandler returned to the Chamber at 4.51pm.

Item Number:
LC.3
File Number: D19/10323
SUBJECT HEADING:
ALTERNATIVE PARKING ARRANGEMENTS - SECOND AVENUE, INJUNE
Officer's Title:
**Manager - Maintenance Delivery & Works
Associate to the Director - Infrastructure Services**
Executive Summary:

A report was tabled at the Council meeting held on 14 November 2018 whereby Council resolved to investigate alternative parking arrangements on the southern side of Second Avenue adjacent to Café on Second in consultation with the said business owner and relevant parties in the vicinity.

Resolution No. GM/02.2019/57
Moved Cr Chandler
Seconded Cr Stanford

That Council endorse the concept to relocate the existing bus stop to the western end of Second Avenue Injune, between Hutton and Ronald Street and add new parking bays in its place, including one 30 minute loading zone outside the Injune Creek Gallery.

CARRIED

8/0

Responsible Officer
Associate to the Director – Infrastructure Services
Item Number:

LC.4

File Number: D19/10453

SUBJECT HEADING:
TENDER 19005 - CONSTRUCTION OF MULTI-PURPOSE FACILITY AT ROMA SALEYARDS
Officer's Title:
Manager - Procurement & Commercial Services
Executive Summary:

At the General Meeting held 28 November 2018, Council selected J Hutchinson Pty Ltd as the recommended tenderer for Tender 19005 – Construction of Multi-Purpose Facility at Roma Saleyards.

Council subsequently entered into final negotiations.

The revised contract value was tabled for Council's consideration.

Resolution No. GM/02.2019/58
Moved Cr Chambers
Seconded Cr Newman

That Council note the revised contract value for Tender 19005 – Construction of Multi-Purpose Facility at Roma Saleyards as \$7,784,892.50 inclusive of GST.

CARRIED

6/2

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Golder
Cr. Chandler	Cr. McMullen
Cr. Newman	
Cr. O'Neil	
Cr. Schefe	
Cr. Stanford	

Responsible Officer
Manager – Procurement & Commercial Services
Item Number:

12.3

File Number: D19/6611

SUBJECT HEADING:
ASSET MANAGEMENT PLAN - WATER NETWORK, REVISION JANUARY 2019
Officer's Title:
Manager - Water, Sewerage & Gas
Executive Summary:

Council is responsible for the management of 264.762 kilometres of water main and associated infrastructure with a replacement value of \$76,774,265. The development of a 10 year asset management plan provides direction and aids in ensuring that services are provided in a financially sustainable manner.

This revision provided more accurate renewal data and updated the capital upgrades required. It also incorporated the Bore Replacement Strategy and Fire Capacity Shortfall exercise recently completed.

This matter had been laid on the table to further consider any additional information regarding the existence of a strategic document reportedly developed by Roma Town Council. With further information now provided by the reporting officer, Council resumed consideration of this matter.

Resolution No. GM/02.2019/59
Moved Cr Scheffe
Seconded Cr Newman
That Council:

- 1. Receive the Water Network Asset Management Plan (AMP) Rev 1 as presented in the Officer's report.**
- 2. Endorse the Water Network AMP for inclusion in the Local Government Infrastructure Plan documentation.**
- 3. Consider the Water Network AMP in parallel with budget preparation.**

CARRIED

6/2

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Golder
Cr. Chandler	Cr. McMullen
Cr. Newman	
Cr. O'Neil	
Cr. Scheffe	
Cr. Stanford	

Responsible Officer
Manager – Water, Sewerage & Gas
Item Number:
13.7
File Number: D19/8223
SUBJECT HEADING:
LOCOMOTIVE MITCHELL MEMORIAL PARK COMMUNITY CONSULTATION OUTCOME
Applicant:

Queensland Pioneer Steam Railway

Officer's Title:
Local Development Officer - Mitchell
Executive Summary:

The Queensland Pioneer Steam Railway (QPSR) restoration committee has previously approached Council requesting that they acquire the C17 locomotive from Mitchell Memorial Park, to be relocated and restored at the Queensland Pioneer Steam Railway in Ipswich. Council resolved at its meeting on 23 January 2019 to approach QPSR with further questions detailing the proposed exchange of the locomotive, and to obtain a valuation of the engine located at the Memorial Park.

This matter had been laid on the table earlier during the meeting to allow for additional time for the Mayor to propose his inclusions for the draft information.

This to hand, Council resumed consideration of the matter.

Resolution No. GM/02.2019/60

Moved Cr Chambers

Seconded Cr O'Neil

That Council:

1. **Acknowledge the outcome of the community consultation which clearly showed that the community would like to see the locomotive gifted to QPSR for them to restore and for QPSR to provide items in return.**
2. **Formally write to QPSR to seek feedback on:**
 - **whether the Mayor's suggestion to buy back after restoration and before ten years would be an acceptable option or whether this would take the restoration off the table;**
 - **The option would entail buy back within a ten (10) year period from now, after restoration occurred, if the Council at the time decided to enact the option. No amount has been included as it would have to be by negotiation.**
 - **There would be safeguards in the option for the QPSR as they would keep and use the engine until they didn't require it any longer, on the condition that each year for a six week period they run the train during the tourism season from Jackson to Mungallala, with QPSR to provide the train drivers and Council to supply tourism staff.**
3. **Request QPSR to formally advise Council of the suite of options that the group would offer to Council in exchange for the C17 locomotive.**

CARRIED

7/1

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Chandler
Cr. Golder	
Cr. McMullen	
Cr. Newman	
Cr. O'Neil	
Cr. Schefe	
Cr. Stanford	

Responsible Officer

Local Development Officer – Mitchell

Item Number:

14.1

File Number: D19/2771

SUBJECT HEADING:

A DUSTSEAL PROGRAM FOR EXTENUATING CIRCUMSTANCES

Author and Councillor's Title:

Cr. Tyson Golder

Executive Summary:

That Council create a policy allowing for funding from the roads budget to carry out dust seals in the 2018/19 year for residents with extenuating circumstances.

This matter had been laid on the table earlier during the meeting, Council resumed consideration of the matter.

Resolution No. GM/02.2019/61

Moved Cr Golder

Seconded Cr McMullen

That a report be prepared for an upcoming Council meeting, on the basis of two (2) dust seals completed each year by Council, funded through the capital works program from efficiency savings.

MOTION LOST

2/6

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Golder	Cr. Chambers
Cr. McMullen	Cr. Chandler
	Cr. Newman
	Cr. O'Neil
	Cr. Schefe
	Cr. Stanford

Responsible Officer

Mayor/Associate to the Mayor

Resolution No. GM/02.2019/62

Moved Cr Chambers

Seconded Cr Stanford

The Council:

- 1. Note that there is currently a number of requests from residents for bitumen upgrades of urban streets and rural residential roads across the Maranoa.**
- 2. Be presented with a summary report outlining the extent of the unsealed urban street and rural residential roads within the Maranoa Region – dividing this report by priority by area.**
- 3. Authorise the Chief Executive Officer (or delegate) to prepare a proposal to trial the use of a suitable dust suppression agent and present to Council for consideration at an upcoming Council Meeting.**
- 4. Note that the results from (2) and (3) can be used as input into any future review of the current Dust Seal Policy or a broader road management policy.**

CARRIED

8/0

Responsible Officer

Manager – Program & Contract Management.

Cr. Newman left the Chamber at 5.19pm, and returned at 5.20pm.

Item Number: 14.2

File Number: D19/7141

SUBJECT HEADING: EQUIPMENT - ROMA WATER SERVICE

Author and Councillor's Title: Cr. Tyson Golder

Executive Summary:

Mayor asks that Council purchase and keep as a minimum a full set of electric motor, pump and consumable parts for each of the main 3 bores in Roma.

This item had been laid on the table earlier during the meeting, Council resumed consideration on the matter.

Moved Cr Golder

Seconded

That:

1. A report be prepared for an upcoming Council meeting, in regard to Council purchasing and keeping as a minimum a full set of electric motor, pump and consumable parts for each of the main 3 bores in Roma.
2. Council investigate in the upcoming budget deliberations securing a 10 megalitre storage for the eastern or western side of Roma for water security.
3. Council include in upcoming budget deliberations a new bore to be located 5km east of Roma as marked for location by the former Roma Town Council for water security.

MOTION LAPSED (due to the absence of a 'Seconder' for the draft motion)

Responsible Officer

Mayor

Resolution No. GM/02.2019/63

Moved Cr Schefe

Seconded Cr Chambers

That Council at an upcoming Policy Development Workshop review the 10 year water strategy for the community.

CARRIED

7/1

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Chambers	Cr. Golder
Cr. Chandler	
Cr. McMullen	
Cr. Newman	
Cr. O'Neil	
Cr. Schefe	
Cr. Stanford	

Responsible Officer

Manager – Water, Sewerage & Gas

Cr. Chandler left the Chamber at 5.35pm, and did not return for the remainder of the meeting to attend to other business of Council.

Item Number: 14.3

File Number: D19/4802

SUBJECT HEADING: CUSTOMER REQUEST FOR TRAFFIC LIGHTS AT LONESOME RANGE

Author and Councillor's Title: Cr. Tyson Golder

Executive Summary:

A customer has written to Mayor Golder advising of his safety concern about the inability to see oncoming traffic from any distance on the Lonesome Range through the Arcadia Valley. It was suggested that traffic lights be installed.

This item had been laid on the table earlier during the meeting. Council resumed consideration on the matter.

Resolution No. GM/02.2019/64

Moved Cr Golder

Seconded Cr O'Neil

That a report be prepared for an upcoming Council meeting.

CARRIED

6/1

Mayor Golder called for a division of the vote.

The outcomes were recorded as follows:

Those in Favour of the Motion	Those Against the Motion
Cr. Golder	Cr. Chambers
Cr. McMullen	
Cr. Newman	
Cr. O'Neil	
Cr. Schefe	
Cr. Stanford	

Responsible Officer

**Manager – Program & Contract Management/
Manager – Construction**

CLOSURE

There being no further business, the Mayor thanked Council for their attendance and declared the meeting closed at 5.37pm.

These Minutes are to be confirmed at the next General Meeting of Council to be held on 27 February 2019, at Roma Administration Centre.

.....
Mayor

.....
Date

UNCONFIRMED

OFFICER REPORT

Meeting: General 27 February 2019

Date: 20 February 2019

Item Number: 5.1

File Number: D19/13062

SUBJECT HEADING: Locomotive Mitchell Memorial Park community consultation outcome

Classification: Open Access

Officer's Title: Local Development Officer - Mitchell

Executive Summary:

The Queensland Pioneer Steam Railway (QPSR) restoration committee has previously approached Council requesting that they acquire the C17 locomotive from Mitchell Memorial Park, to be relocated and restored at the Queensland Pioneer Steam Railway in Ipswich.

Council resolved at their meeting on 17 February 2019 to approach QPSR with further questions detailing the proposed exchange of the locomotive and option to buy back the locomotive within a 10-year period.

Officer's Recommendation:

That Council:

1. Accept the results from the Mitchell community consultation.
 2. Investigate options for a replacement for the locomotive, and take back to the Mitchell community for further consultation.
 3. Following the acceptance by the Mitchell community of the proposed replacement for the locomotive, allow the C17 Locomotive, currently located in the Mitchell Memorial Park, to be removed by the Queensland Pioneer Steam Railway committee, and relocated at the Queensland Pioneer Steam Railway complex in Ipswich for restoration purposes.
-

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Queensland Pioneer Steam Railway (a not for profit organisation) stand to gain a benefit if Council agree to allow them to restore the C17 locomotive.

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
QPSR	Queensland Pioneer Steam Railway
C17 locomotive	Class of Steam Engine

Context:

Why is the matter coming before Council?

This report was previously presented at the Council meeting on 17 February 2019. At the meeting, Council resolved as follows:

Resolution No. GM/02.2019/60

That Council:

- 1. Acknowledge the outcome of the community consultation, which clearly showed that the community would like to see the locomotive gifted to QPSR for them to restore and for QPSR to provide items in return.***
- 2. Formally write to QPSR to seek feedback on:***
 - whether the Mayor's suggestion to buy back after restoration and before ten years would be an acceptable option or whether this would take the restoration off the table;***
 - The option would entail buy back within a ten (10) year period from now, after restoration occurred, if the Council at the time decided to enact the option. No amount has been included as it would have to be by negotiation.***
 - There would be safeguards in the option for the QPSR as they would keep and use the engine until they didn't require it any longer, on the condition that each year for a six week period they run the train during the tourism season from Jackson to Mungallala, with QPSR to provide the train drivers and Council to supply tourism staff.***
- 3. Request QPSR formally advise Council of the suite of options that the group would offer to Council in exchange for the C17 locomotive.***

On Wednesday, 20 February 2019 the Queensland Pioneer Steam Railway chairperson responded to Council with the following (excerpts from correspondence received- see attached). In conclusion, the points put forward by Council do not seem to be part of a working solution for the QPSR and their volunteers.

In response to Resolution part 1 & 3:

We are very grateful for the response from the people of Mitchell and please see appendix 1 for the list of in-kind options available, irrespective of which is chosen the naming rights to the locomotive and the offer of free travel for anyone from the 4465 postcode will remain.

We also wish to note should the loco become foreseeably unfeasible to overhaul, it would be returned to the Maranoa region for static display - this would create a safe guard of the locomotives existence and it would be returning cosmetically in better condition than it left in this eventuality.

In regards to resolution part 2:

It has been seen that the buyback option of the working locomotive would be prohibitive both from a grant procurement perspective and from an operational stand

point as there would be no certainty in the tenure of the locomotive long term for the first 10 years of its life with the Railway.

It is also felt that within the railway, there would be significant push back from the volunteers who would be donating their time to get the locomotive running just to see it disappear again - this has happened twice previously to the railway in the last 40 years and has left a rather bitter taste in the mouth of many in the group.

The 10-year suggestion would not allow the locomotive to have even served out 5 years in operation on the branch and a key reason to the restoration is to provide a backup locomotive to our resident workhorse, PB15 448.

The QPSR have made the following offer to council for replacement options. It is recommended that these options be consulted with the Mitchell community. (See Appendix One in the attached correspondence).

Options QPSR can commit to currently without question

C17 996's Locomotive Cab (currently in flat pack) to be mounted in park or museum with a interpretative display installed about 761. This would be in addition to any of the below options.

MAS sleeping car 1540 to be moved to Mitchell in place of C17 761 (or to another location - such as the Booringa museum, as decided by the people of Mitchell)

A miniature train line - circle (5" or 7 1/4" gauge) with an internal combustion or electric locomotive and 1 riding car. We will also provide full information for the construction of additional riding cars and locomotive's available (outside of QPSR) for purchase (this would include live steam locomotive options in that gauge). We are also happy to provide what training for the operation of this miniature railway and assistance in safety management setup. This would require council to prepare the land prior to laying of track.

Options QPSR can endeavour to make good on subject to outside influence

Movement by road of small locomotive Kilrie on occasion (duration and timing by negotiation) to take part in events within the confines of Mitchell yard. This will be subject to that locomotives availability, as well as QR and ONRSR agreement in the extension of operation of our operational SMS to take in this area. As per the above with the rail sector being as turbulent as it is, it has been felt this is the most realistic option for bringing steam back to the Mitchell area on a short term basis.

Should the option become available to send 761 on a one off good will journey to the Maranoa QPSR will investigate it, however as above given the turbulence in the sector and the limitations on restoration we can not guarantee this option.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Accounting Services staff have been in contact with Council's Valuers, APV Pty Ltd, and were advised verbally that in a standard valuation for a Council, a non-operational steam locomotive in a park setting is considered a nil value asset. The Valuers were not able to provide a specialised valuation, nor did they know of a provider who could do so. Extensive research has been conducted to investigate this issue, however a specialised valuer who can value the steam locomotive was not able to be identified to date.

Council officers led a teleconference with Mr Robert Shearer – QPSR obtaining the following information regarding the Locomotive and the possibility of a 10-year buy-back for a future Council to undertake. Below are the highlighted bullet points from the discussion;

- Council officers advised Mr Shearer of the request from Council to investigate the possibility of a future term of Council being able to purchase the restored locomotive back from the Ipswich society, in an approximate 10-year period. This would see the restored locomotive returned to the Mitchell community.
- Mr Shearer explained that the length of time expected for the restoration is around 3-5 years, so it would not be fit for rail until around 2023-2025. If it were operational by 2025, QPSR would be aiming to have it running in Ipswich for at least 10-15 years due to the investment (of money and time) from QPSR volunteers.
- The expected cost to restore the locomotive is around \$500,000 with volunteer hours, and donated assistance from other companies for repairs. The cost could get up to \$1million if they have to undertake major boiler work.
- The group have a grant application to the State Government for \$750,000. If this is successful, they will be able to use paid labour to expedite the restoration process.
- There are also criteria around asset management with the grant – if the grant is successful, the locomotive would be expected to remain as an asset for QPSR for a certain period of time – 10 to 20 years?
- Mr Shearer believes the main issue would be the buyback negotiation of 10 years from when they take the locomotive – this is due to the work the 160 volunteers will put into the restoration of the engine, to then lose it within in a 10 year period would seem disheartening and probably a game stopper. It could take the volunteers 5 years to bring it up to the standard they want and therefore would only be able to operate for the group for 5 years - negating its intended use as a second locomotive.
- It is hoped to get at least 20 years out of the boiler, but this won't be known until they can get it down to Ipswich and investigate properly.
- If there was something that made the locomotive unfit for purpose, the group would **gift it back to Mitchell**.
- Mr Shearer also spoke about possibility of the locomotive making the trip out to Mitchell – it would be at least 5-6 years before it could even be considered.
- If QPSR can satisfy engineers at QRail, that the standard of the C17 is high enough to operate on the Main line, then that could mean coming out for one week at 50km per hour heading towards the eastern side of Roma with a QR or Aurizon crew. The locomotive would then head further west to Mitchell with

a QPSR Crew QRail pilot. It was noted this would be a long and expensive journey travelling 50km/ph.

- The possibility of bringing the locomotive back to run on rails in Mitchell was discussed. Mr Shearer reiterated the issues raised at the community consultation.
- There are 160 volunteers in Ipswich, and they can barely keep up with the requirements from QR to have an operating railway. They have been operating for over 40 years, and so they have a 'grandfather' clause for most of their activities.
- Toowoomba Heritage Railway (DDSR) have been operating for 25 years, and QR does not let them operate rail services on their network.

In conclusion

- There is a high probability of risk (both to the engine condition and the public) if the engine remains in its present location in the Mitchell Park.
- Mr Shearer advised that the group have more members than ever before, and when they start a project, they finish it, irrespective of how long it takes. They have invaluable support from other organisations with skilled services, parts and labour.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration? (Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

The Local Government Regulation 2012, states that valuable non-current assets (e.g. plant and equipment valued at >\$5,000 ex GST) must first be offered for sale via tender or auction (Section 227, LGR 2012).

However, there are a number of exceptions to this requirement, including a provision for the disposal of valuable non-current assets to community organisations (without being offered for sale by way of tender or auction):

236 EXCEPTIONS FOR VALUABLE NON-CURRENT ASSET CONTRACTS

(1) Subject to subsections (2) to (4) , a local government may dispose of a valuable non-current asset other than by tender or auction if—

(a) the valuable non-current asset—

(i) was previously offered for sale by tender or auction but was not sold; and

(ii) is sold for more than the highest tender or auction bid that was received; or

(b) the valuable non-current asset is disposed of to—

(i) a government agency; or

(ii) a community organisation

The term 'community organisation' is defined in Schedule 8 of the LGR:

"community organisation" means—

(a) an entity that carries on activities for a public purpose; or

(b) another entity whose primary object is not directed at making a profit.

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Accounting Services staff have been in contact with Council's Valuers, APV Pty Ltd, and were advised verbally that in a standard valuation for a Council, a non-operational steam locomotive in a park setting is considered a nil value asset. The Valuers were not able to provide a specialised valuation, nor did they know of a provider who could do so. Extensive research has been conducted to investigate this issue, however a specialised valuer who can value the steam locomotive was not able to be identified to date.

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Strategic Finance, Asset Management & Sustainability engaging the appropriate evaluation service.

Robert Shearer from QPSR presented a 30-page document to the community outlining key facts about C17 locomotive.

Points to be noted are;

- Locomotive was reboilered in November '68 and decommissioned April '69 (it was never in service around Mitchell or Western Queensland.)
- Locomotive has been on plinth at Mitchell since 1970.
- Tender body is rusted through due to leaves from gum trees. Evidence of minor compacted rust under footplate floor, this can lead to floor giving way completely if left untreated. QPSR believe this could happen soon if left untreated along with a number of other issues.

Community consultation – the Mitchell community have provided majority feedback in favour of allowing the train to be relocated to QPSR.

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

NIL

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$) Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

At its meeting on 23 May 2018, Council resolved to ***allocate costs involved with the community consultation to the Mitchell General Operations budget WO 14827.2539.2001 (Local Development Mitchell Operations)***
(Resolution No. GM/05.2018/46)

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

If Council resolve to keep the locomotive, costs will be incurred to fence the surrounding precinct for safety reasons and install appropriate signage deterring persons from climbing on the locomotive.

If Council resolve to allow the locomotive to be removed for restoration, budget implications will occur regarding what to install in its place eg: concrete slab for replacement train to be mounted on in the Memorial Park. Park to have more trees planted and lawn in place of steam train. If Miniature train exchange is chosen, council will need to prepare the land for the train tracks to be installed on (100 metres of train track).

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?
(Interested Parties Analysis - IS9001:2015)

Queensland Pioneer Steam Railway – they are requesting the locomotive for restoration to make it a working engine on the Ipswich Railway.

Mitchell community – option has been given to the community to name the engine to reflect its origins eg; "Booringa" "Major Mitchell" "The Mitchell" etc.

People from the Mitchell postcode would enjoy free travel on the restored locomotive at QPSR as well as visitation rights or just checking in to see the progress on the restoration of the Locomotive.

Mitchell Community / Major Mitchell Caravan Park / Booringa Museum – offer to house a carriage from the Westlander Stalwart; Carriage 1540. The options for this carriage are not limited to, but may include;

- Bed and breakfast options at the Major Mitchell Caravan Park
- Tea rooms
- Community study/education area
- Display at the Booringa Heritage museum
- Extension to the library to provide quiet reading areas
- Community meeting area
- Education centre driver reviver
- Community emergency shelter

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
If Council decide to keep the locomotive, serious safety	The likelihood of a person of any age falling through or hurting themselves by climbing on to the engine is high. In recent months sharps have been found inside the

concerns are in place for the steam engine.	boiler.
If Council decide to keep the locomotive, a permanent fence will need to be installed.	Upgrade the existing fence and signage would be required. A security fence would need to be installed to prevent people climbing the fence. This will detract from the beautification of the locomotive, but will be necessary to eliminate the risk of serious injury.
Risk of restoring locally	QPSR estimate the cost of restoration for a static display of around \$50,000, depending on having the necessary expert skills, parts and machinery. There is also the risk of costly mistakes from unskilled workmanship.
Risk of further deterioration if action is not taken.	QPSR estimate if the deterioration at the drag box and tender continue within a 2-year span, major work will likely be required to the sub frame (replacement of frame sections and drag box), once this begins the option of restoration begins to drop exponentially and costs become prohibitive. The risk of public injury also increases.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

Based on the presentation from QPSR and community feedback, it is recommended that the C17 locomotive be removed and restored by QPSR. This would prevent the engine from deteriorating further in the park, and enable it to be restored to working condition – 'brought back to life'.

Replacement options include:

1. Investigate the opportunity of installing a similar style locomotive at the Memorial Park in place of the C17, to allow children something safe to climb and play on in a much smaller version. This may be possible through QPSR in exchange for the locomotive.
2. Install the sleeping car at the caravan park as a unique accommodation option. This would have the benefit of being managed (booked, cleaned, serviced etc.) through an existing accommodation provider, and would not detract, rather it would enhance, a local business.
3. A miniature train line - circle (5" or 7 1/4" gauge) with an internal combustion or electric locomotive and 1 riding car. QPSR will also provide full information for the construction of additional riding cars and locomotive's available (outside of QPSR) for purchase (this would include live steam locomotive options in that gauge). QPSR are also happy to provide training for the operation of this miniature railway and assistance in safety management setup. This would require council to prepare the land prior to laying of track.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council:

1. Accept the results from the Mitchell community consultation.
2. Investigate options for a replacement for the locomotive, and take back to the Mitchell community for further consultation.
3. Following the acceptance by the Mitchell community of the proposed replacement for the locomotive, allow the C17 Locomotive, currently located in the Mitchell Memorial Park, to be removed by the Queensland Pioneer Steam Railway committee, and relocated at the Queensland Pioneer Steam Railway complex in Ipswich for restoration purposes.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.1 Work with our communities to identify priorities, and provide leadership and advocacy to grow our region

4.1.5 Provide administrative support to Council's decision-making and community engagement processes.

Supporting Documentation:

[1](#) QPRS response to Council Feb 2019

D19/13134

Report authorised by:

Regional Grants & Council Events Development Coordinator

Manager - Economic & Community Development

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

QLD. PIONEER STEAM RAILWAY CO-OPERATIVE LTD.

A NON-PROFIT COMMUNITY ADVANCEMENT SOCIETY

P.O. Box 483
Booval, Qld. 4304

Dear Maranoa Regional Council,

Many thanks for your correspondence regarding C17 761.

In response to Resolution pt 1 & 3:

We are very grateful for the response from the people of Mitchell and please see appendix 1 for the list of in-kind options available, irrespective of which is chosen the naming rights to the locomotive and the offer of free travel for anyone from the 4465 postcode will remain.

We also wish to note should the loco become foreseeably unfeasible to overhaul, it would be returned to the Maranoa region for static display - this would create a safe guard of the locomotives existence and it would be returning cosmetically in better condition then it left in this eventuality.

In regards to resolution pt 2:

It has been seen that the buy back option of the working locomotive would be prohibitive both from a grant procurement perspective and from an operational stand point as there would be no certainty in the tenure of the locomotive long term for the first 10 years of its life with the Railway.

It is also felt that within the railway, there would be significant push back from the volunteers who would be donating their time to get the locomotive running just to see it disappear again - this has happened twice previously to the railway in the last 40 years and has left a rather bitter taste in the mouth of many in the group.

The 10 year suggestion would not allow the locomotive to have even served out 5 years in operation on the branch and a key reason to the restoration is to provide a back up locomotive to our resident workhorse, PB15 448.

When considering the above option from an operational stand point in terms of the cost and loss of time, consumables and resources (from the groups spares collection), another locomotive choice with less historical connection to the line could be seen as a better use of resources to the group.

It should also be noted (as previously outlined to the Mayor and council) that the administrative resources and regulations (even in the regulations current form) surrounding operation of the locomotive in the Maranoa would most likely prove prohibitive to council.

As also previously noted in person to the Mayor and previously in correspondence to council, the nature of the mainline operation is something well beyond QPSR's control; in the current climate on the mainline even Queensland Rail has ceased all operation of heritage assets for the foreseeable future.

Currently none of QPSR's rollingstock (carriages or locomotives) are accredited for mainline operation. Likewise given the age and design of much of the components on 761, it would be ill advised to attempt frequent mainline operation with her over any extended distance.

A large portion of why we can restore the locomotive in a reasonable time frame and with minimal replacement of parts is because we are rebuilding her to work at 25Kph and expecting her to run less than 1000km annually. The testing standards and tolerances required are far lower and consequently the restoration can be undertaken quicker and with less "core asset replacement".

With the proposition on the table this would see the locomotive undertaking nearly double this mileage, at 3 times the speed, in just 6 weeks. Consequently this would begin to make the finances surrounding restoration and continued operation near prohibitive.

It should also be noted that for QPSR, the task of getting the required crews (a) available for a 6 week period on a yearly basis (b) upgrading volunteer crew competencies including but not limited to; extended areas of route knowledge and safe working and medical fitness would be a mammoth undertaking and would heavily detract from the core operation of the railway; that is to say operating a heritage railway for the enjoyment of the general public. It could indeed be seen to be prohibitively so. This also does not take into account the perceived push back from railway unions about volunteer train crew on QR mainlines.

In short there is no possible way that QPSR could commit to any of the options put forward in point 2, both from an operational stand point and from a logistical stand point.

I do hope this does not come across in a negative light; we (as a railway operator) are simply trying to be pragmatic about the realities of locomotive restoration and operation.

I look forward to meeting with you next week.

Warmest Regards,
Robert Shearer



Chairman
Queensland Pioneer Steam Railway
Mob: 0426 196 914
Email: chairman@qpsr.net

Appendix 1**Options QPSR can commit to currently without question**

C17 996's Locomotive Cab (currently in flat pack) to be mounted in park or museum with a interpretative display installed about 761. This would be in addition to any of the below options.

MAS sleeping car 1540 to be moved to Mitchell in place of C17 761 (or to another location - such as the Booringa museum, as decided by the people of Mitchell)

A miniature train line - circle (5" or 7 1/4" gauge) with an internal combustion or electric locomotive and 1 riding car. We will also provide full information for the construction of additional riding cars and locomotive's available (outside of QPSR) for purchase (this would include live steam locomotive options in that gauge). We are also happy to provide what training for the operation of this miniature railway and assistance in safety management setup. This would require council to prepare the land prior to laying of track.

Options QPSR can endeavour to make good on subject to outside influence

Movement by road of small locomotive Kilrie on occasion (duration and timing by negation) to take part in events within the confines of Mitchell yard. This will be subject to that locomotives availability, as well as QR and ONRSR agreement in the extension of operation of our operational SMS to take in this area. As per the above with the rail sector being as turbulent as it is, it has been felt this is the most realistic option for bringing steam back to the Mitchell area on a short term basis.

Should the option become available to send 761 on a one off good will journey to the Maranoa QPSR will investigate it, however as above given the turbulence in the sector and the limitations on restoration we can not guarantee this option.

OFFICER REPORT

Meeting: General 27 February 2019

Date: 22 February 2019

Item Number: 10.1

File Number: D19/13683

SUBJECT HEADING: Letter from Local Government Association of Queensland (LGAQ) - Request for Support for Restoration of the Value of Financial Assistance Grants

Classification: Open Access

Officer's Title: Chief Executive Officer

Executive Summary:

Council has previously advocated for change in the Federal Government's Financial Assistance Grant, with the current levels being inadequate for the region's needs. The report seeks Council's formal support and participation in advocacy for the restoration of the value of the Financial Assistance Grants to at least 1 percent of Commonwealth taxation revenue.

Officer's Recommendation:

That Council advocate for the restoration of the value of the Financial Assistance Grants to at least 1 percent of Commonwealth taxation revenue.

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Nil

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
LGAQ	Local Government Association of Queensland

Context:

Why is the matter coming before Council?

With the Federal election due by 18 May this year, it is critically important that Councils, individually and collectively, advocate for their priorities from the Federal Government.

The optimum outcome is to achieve bipartisan support for a change to the value of revenue allocated directly to local government.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

At Council's meeting on 13 June 2018, Maranoa Regional Council formally reinforced its support for a review to be undertaken of Financial Assistance Grants.

Resolution No. GM/06.2018/46

That Council endorse the resolution supporting South West RED, calling on the Australian government to review the principles of the Federal Assistance Grants.

When Councillors Stanford, O'Neil and Flynn met with Federal Government representatives in Canberra in June 2018, the case for review was presented.

Whilst Maranoa, for instance, has a relatively small population and therefore ratepayer base, the demand on infrastructure and other services is not small.

The region has the 3rd longest local government road network in the State, and for the year ended 30 June 2018 the region generated Gross regional product (GRP) of \$1.538 billion (growth of 16.6% since the previous year). Given the economic significance of the region, more funding needs to be secured to support critical infrastructure and continued growth.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

The Financial Assistance Grant program is provided under the Commonwealth's *Local Government (Financial Assistance) Act 1995* (the Act).

The program consists of two components:

- a general purpose component which is distributed between the states and territories according to population (i.e. on a per capita basis), and
- an identified local road component which is distributed between the states and territories according to fixed historical shares.

Local government grants commissions in each state and the Northern Territory recommend the distribution of the funding under the Financial Assistance Grant program to local governing bodies in accordance with the Act and the National Principles for allocating grants.

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Both components of the grant are untied in the hands of local government, allowing councils to spend the grants according to local priorities.

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

The attached letter from the Local Government Association of Queensland provides useful background to the advocacy program.

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

The report seeks to secure an additional and predictable flow of revenue to local government.

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$) ? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

Not applicable.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$) ? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

There has been additional legislative and other pressures on local governments to manage and plan for their assets over the longer term. However, the funding models of other tiers of government are still linked to short term planning horizons. If Councils are to plan expenditure over the short, medium and longer term, Councils need the Federal and State Governments to provide a funding stream that is predictable over a longer term and that can grow as the need for services and infrastructure grows.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?

(Interested Parties Analysis - IS9001:2015)

The sustainability of local governments is of interest to all within the region, but it is in the Federal and State's interest for local governments to not continually be going cap in hand for project funding support. A strong local government sector means strong regions, better able to support economic development.

This advocacy approach was considered at the Local Government Association Annual Conference and was unanimously supported by Councils across the State.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Nil	A change in methodology may result in a risk that less funding will be received. However, local governments can only gain from this revised approach – i.e. Councils will be advocating for a larger 'bucket' rather than how the existing bucket is allocated.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

That Council support the LGAQ advocacy, and also take every opportunity to present the case to other Federal and State representatives.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council advocate for the restoration of the value of the Financial Assistance Grants to at least 1 percent of Commonwealth taxation revenue.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 2: Delivering strong financial management

2.2 Collect the revenue needed

2.2.1 Develop and implement transparent and equitable funding models.

Supporting Documentation:

1 [D](#) LGAQ - Request for support for restoration of value of financial assistance grants D19/9023

Report authorised by:

Chief Executive Officer



5 February 2019

Cr Tyson Golder
Mayor
Maranoa Regional Council
PO Box 620
ROMA 4455

Dear Cr Golder,

With a Federal election due by 18 May this year, I am writing to seek your council's formal support for the restoration of the value of the Financial Assistance Grants to at least 1 percent of Commonwealth taxation revenue.

This is the central focus of the Local Government Association of Queensland (LGAQ) and the Australian Local Government Association (ALGA) 2019 Federal Election advocacy campaign.

As you know, local infrastructure, job creation, social challenges and public amenity can be best addressed when targeted to the unique needs of individual communities. The restoration of the Financial Assistance Grants to at least 1 percent will better enable your council to address these needs.

To support our campaign, I ask that your council consider and endorse a formal motion at your next meeting to ask the Federal Government to restore the Financial Assistance Grants to at least 1 percent. Please let the LGAQ know when this has occurred. Our plan is to leverage our advocacy with the formal backing of every Queensland council.

I am aware that some councils, individually or regionally, have already endorsed the Financial Assistance Grants request. If this is the case for your council, I thank you for your leadership in recognising the benefit this will bring to your communities.

I also ask that you advocate within your own community to your federal representatives and candidates on how restoration of the Financial Assistance Grants to at least 1 percent could benefit your communities through additional services or facilities, or what facilities and community services will have to be foregone if Financial Assistance Grants are not increased. Please be as specific as possible – the key to gaining cut-through in what will be a loud and prolonged election campaign is to position communities – rather than councils – as the major beneficiaries of restoring these grants to 1 percent. I encourage you to be creative and maximise the use of media, photography, video and your social networks to make our call heard.

The LGAQ's campaign is targeted at marginal seats, where the opportunity to influence the policy platforms of the major parties is highest. I have attached copies of our Federal Election 7 Point Plan for distribution to your elected members; this summarises our priorities for Queensland communities. Further information about all campaign priorities is available on <https://www.lgaq.asn.au/election2019>

We will also continue to work with ALGA to leverage the interests of Queensland communities at the national level.

P 07 3000 2222
F 07 3252 4473
W www.lgaq.asn.au

Local Government House
25 Evelyn Street
Newstead Qld 4006

PO Box 2230
Fortitude Valley BC
Qld 4006

Local Government Association Of Queensland Ltd.
ABN 11 010 883 293 **ACN** 142 783 917



I look forward to your support.

Yours sincerely

Mayor Mark Jamieson
LGAQ PRESIDENT

Cc: Ms Julie Reitano, Chief Executive Officer.

OFFICER REPORT

Meeting: General 27 February 2019

Date: 18 February 2019

Item Number: 11.1

File Number: D19/12167

SUBJECT HEADING: Monthly financial reports for the seven months ended 31 January 2019

Classification: Open Access

Officer's Title: Specialist - Finance Systems Support

Executive Summary:

The purpose of this report is for the Chief Executive Officer to present a monthly financial report to Council in accordance with section 204 of the *Local Government Regulation 2012* for the month of January 2019 and year to date.

Officer's Recommendation:

That the financial reports for the period ending 31 January 2019 be received and noted.

Individuals or Organisations to which the report applies:

Are there any individuals or organizations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councilors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Nil

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
Nil	Nil

Context:

Why is the matter coming before Council?

To comply with section 204 of the *Local Government Regulation 2012*.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

This item tables the Statement of Financial Position (balance sheet). Operating Statement (Revenue & Expenditure) actuals V budget for the period ended 31 January 2019.

For the seven months ended the 31 January 2019 Council's total operating revenue of \$36.2M represents 47.9% of budget with 58.33% of the year elapsed. As reported last month this is due to 50% of the Federal assistance grants received in the previous financial year.

Total operating expenditure is 54.8% of budget with 58.33% of the year elapsed. As reported last month this is down due partly to total employee costs being under budget.

Total capital expenditure for the seven months ended 31 January 2019 was \$26M being 31.7% of budget with 58.33% of the year elapsed. This included \$8m spent to date on the Airport runway.

For the seven months ended 31 January 2019 total interest paid on QTC loans was \$366,337, with loan redemption of \$851,818.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration? (Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councilors)

Section 204 of *the Local Government Regulation 2012* states:

204 Financial report

- (1) *The local government must prepare a financial report.*
- (2) *The chief executive officer must present the financial report -*
 - (a) *If the local government meets less frequently than monthly - at each meeting of the local government; or*
 - (b) *Otherwise - at a meeting of the local government once a month.*
- (3) *The financial report must state the progress that has been made in relation to the local government's budget for the period of the financial year up to a day as near as practicable to the end of the month before the meeting is held.*

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Nil

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (I.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Nil

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

Nil

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

The agenda item reports on the financial results as at the period ending 31 January 2019.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (E.g. estimate of additional maintenance or operating costs for a new or upgraded project)

Nil. This is a report for legislative and information purposes.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns? (Interested Parties Analysis - IS9001:2015)

Nil. This is a report for legislative and information purposes.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does?) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Nil	Nil

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councilors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

The report is for information purposes only – it is therefore appropriate for it to be received and noted.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That the financial reports for the period ending 31 January 2019 be received and noted.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 2: Delivering strong financial management

2.5 Measure and report on what we've done

2.5.2 Measure and communicate our financial performance on a monthly, quarterly and annual basis to the community and other stakeholders.

Supporting Documentation:

1	Balance sheet as at 31 January 2019	D19/12202
2	Total Council Actual V Budget as at 31 January 2019	D19/12208
3	CEO Directorate Actual V Budget as at 31 January 2019	D19/12211
4	Development, Facilities & Environmental Services Directorate Actual V Budget as at 1 January 2019	D19/12213
5	Infrastructure Services Directorate Actual V Budget as at 31 January 2019	D19/12215
6	Debtors Report as at 31 January 2019	D19/12216
7	Corporate, Community & Commercial Services Actual V Budget as at 31 January 2019	D19/12212

Report authorised by:

Director - Corporate, Community & Commercial Services



Maranoa Regional Council
Actual as at 31 January 2019

STATEMENT OF FINANCIAL POSITION

	Actual As at 31/1/2019	Actual Audited FY 30/6/2018
Current Assets		
Cash and Cash Equivalents	1,247,656	1,303,000
Investments	60,435,220	72,240,000
Trade & Other Receivables	2,761,618	8,299,000
Inventories - Realisable < 12 Months	1,782,811	1,789,000
	66,227,305	83,631,000
Non Current Assets Held For Sale	0	0
Non-current Assets		
Infrastructure Property Plant Equipment	721,096,728	732,133,000
Uncapitalised Wip - Contra Assets	71,425,658	45,710,000
	792,522,386	777,843,000
TOTAL ASSETS	858,749,691	861,474,000
Current Liabilities		
Trade & Other Payables	(2,028,415)	(10,766,000)
Short Term Provisions	(6,624,068)	(3,308,000)
Suspense	(26,910)	(145,000)
Borrowings	(1,599,613)	(1,600,000)
	(10,279,006)	(15,819,000)
Non-current Liabilities		
Long Term Provisions	(2,259,369)	(2,260,000)
Long Term Borrowings	(11,869,051)	(12,721,000)
	(14,128,419)	(14,981,000)
TOTAL LIABILITIES	(24,407,425)	(30,800,000)
NET COMMUNITY ASSETS	834,342,266	830,674,000
Community Equity		
Asset Revaluation Reserve	(283,170,196)	(283,169,000)
Accumulated Surplus	(507,267,827)	(503,601,000)
Other Reserves	(43,904,243)	(43,904,000)
TOTAL COMMUNITY EQUITY	(834,342,266)	(830,674,000)



Maranoa Regional Council
Actual vs. Budget for seven months ended
31 January 2019

TOTAL COUNCIL

	Current Budget 2018-2019	% of Year Elapsed - 58.33%		Comments
		Actual 31/1/2019	% Variance	
Operating Revenue				
Rates and levies	(33,767,586)	(16,446,204)	48.7%	
Sale of goods and major services	(2,173,513)	(2,308,773)	106.2%	Refer Infrastructure Directorate
Commercial fees and charges	(10,271,500)	(6,405,312)	62.4%	
Statutory fees and charges	(786,460)	(629,850)	80.1%	
Rental and levies	(714,952)	(387,486)	54.2%	
Interest received	(1,600,000)	(1,043,587)	65.2%	
Sales of contract & recoverable works	(83,000)	(401,387)	483.6%	Refer Infrastructure Directorate
Other Revenue	(2,405,885)	(995,371)	41.4%	
Reimbursements	(2,935,540)	(1,377,946)	46.9%	
Grants Subsidies Contributions	(19,677,109)	(5,315,099)	27.0%	Prepaid Federal assistance grants
Internal Transaction	(1,170,621)	(892,023)	76.2%	
Total Operating Revenue	(75,586,166)	(36,203,038)	47.9%	
Operating Expenses				
Employee Costs	36,622,225	18,741,910	51.2%	Unassigned salaries & wages liability & vacancies
Materials	28,913,257	16,474,535	57.0%	
Plant hire internal	(2,512,584)	(1,615,897)	64.3%	
Overhead recovery	(10,412,452)	(4,472,671)	43.0%	
Contracts	3,976,592	1,698,719	42.7%	
Finance Costs	753,292	366,337	48.6%	
Depreciation Amortisation & Impairment	20,081,435	11,196,652	55.8%	
Other Expenses	103,413	55,898	54.1%	
Total Operating Expenses	77,525,178	42,445,484	54.8%	
Reserve Transfers				
Transfer to reserves for operational	3,166,964	0	0.0%	
Transfer from reserves for operational	(1,740,815)	0	0.0%	
Transfer to reserves for capital	1,536,309	0	0.0%	
Transfer from reserves for capital	(25,029,727)	0	0.0%	
Operating (Surplus)/Deficit Before Capital Items	(20,128,257)	6,242,447	-31.0%	
Capital Revenues and Expenses				
Commonwealth government capital grants	(1,579,613)	(897,841)	56.8%	
State govt capital grants & subsidies	(18,671,662)	(3,785,489)	20.3%	
Other capital grants & subsidies	0	0	0.0%	
Developer capital contributions	(24,334,468)	(5,157,839)	21.2%	
Operating (Surplus)/Deficit After Capital Items	(64,714,000)	(3,598,722)	5.6%	
Sources and Applications of Capital Funding				
Capital Funding Sources				
Loans Contra	(4,500,000)	0	0.0%	
Sale Proceeds - Contra Sales	(533,000)	(223,204)	41.9%	
Funded depreciation	0	0	0.0%	
Total Capital Funding Sources Used	(5,033,000)	(223,204)	4.4%	
Capital Funding Applications				
Uncapitalised Wip - Contra Assets	82,056,601	26,029,449	31.7%	
Loan redemption	1,751,212	851,818	48.6%	
Total Capital Funding Applications	83,807,813	26,881,267	32.1%	



Maranoa Regional Council
Actual vs. Budget for seven months ended
31 January 2019

OFFICE OF THE CEO DIRECTORATE

	Current Budget 2018-2019	% of Year Elapsed - 58.33%		Comments
		Actual 31/1/2019	Variance	
Operating Revenue				
Rates and levies	0	0	0.0%	
Sale of goods and major services	0	0	0.0%	
Commercial fees and charges	0	0	0.0%	
Statutory fees and charges	0	0	0.0%	
Rental and levies	0	0	0.0%	
Interest received	0	0	0.0%	
Sales of contract & recoverable works	0	0	0.0%	
Other Revenue	0	(66,564)	0.0%	LGW workcare reimbursements
Reimbursements	0	0	0.0%	
Grants Subsidies Contributions	0	(23,500)	0.0%	Grant Dept education & training refund
Internal Transaction	0	0	0.0%	
Total Operating Revenue	0	(90,064)	0.0%	
Operating Expenses				
Employee Costs	1,596,407	810,202	50.8%	Unassigned salaries & wages liability & vacancies
Materials	1,032,288	516,751	50.1%	
Plant hire internal	22,223	4,703	21.2%	
Overhead recovery	0	0	0.0%	
Contracts	0	0	0.0%	
Finance Costs	0	0	0.0%	
Depreciation Amortisation & Impairment	0	0	0.0%	
Other Expenses	0	0	0.0%	
Total Operating Expenses	2,650,918	1,331,656	50.2%	
Reserve Transfers				
Transfer to reserves for operational	0	0	0.0%	
Transfer from reserves for operational	(100,398)	0	0.0%	
Transfer to reserves for capital	0	0	0.0%	
Transfer from reserves for capital	0	0	0.0%	
Operating (Surplus)/Deficit Before Capital Items	2,550,520	1,241,591	48.7%	
Capital Revenues and Expenses				
Commonwealth government capital grants	0	0	0.0%	
State govt capital grants & subsidies	0	0	0.0%	
Other capital grants & subsidies	0	0	0.0%	
Developer capital contributions	0	0	0.0%	
Operating (Surplus)/Deficit After Capital Items	2,550,520	1,241,591	48.7%	
Sources and Applications of Capital Funding				
Capital Funding Sources				
Loans Contra	0	0	0.0%	
Sale Proceeds - Contra Sales	0	0	0.0%	
Funded depreciation	0	0	0.0%	
Total Capital Funding Sources Used	0	0	0.0%	
Capital Funding Applications				
Uncapitalised Wip - Contra Assets	22,000	12,259	55.7%	
Loan redemption	0	0	0.0%	
Total Capital Funding Applications	22,000	12,259	55.7%	



Maranoa Regional Council
Actual vs. Budget for seven months ended
31 January 2019

DEVELOPMENT, FACILITIES & ENVIRONMENTAL SERVICES DIRECTORATE

	Current Budget 2018-2019	% of Year Elapsed - 58.33%		Comments
		Actual 31/1/2019	Variance	
Operating Revenue				
Rates and levies	(2,326,207)	(1,160,159)	49.9%	
Sale of goods and major services	0	0	0.0%	
Commercial fees and charges	(990,400)	(757,519)	76.5%	
Statutory fees and charges	(266,551)	(236,807)	88.8%	Annual dog registrations received
Rental and levies	(714,952)	(387,486)	54.2%	
Interest received	0	0	0.0%	
Sales of contract & recoverable works	0	0	0.0%	
Other Revenue	(133,800)	(107,370)	80.2%	
Reimbursements	(90,540)	0	0.0%	
Grants Subsidies Contributions	(847,775)	(511,610)	60.3%	
Internal Transaction	9,379	5,605	59.8%	
Total Operating Revenue	(5,360,846)	(3,155,345)	58.9%	
Operating Expenses				
Employee Costs	5,929,509	3,054,184	51.5%	Unassigned salaries & wages liability & vacancies
Materials	8,241,580	4,506,888	54.7%	
Plant hire internal	846,371	511,073	60.4%	
Overhead recovery	0	0	0.0%	
Contracts	1,175,137	658,502	56.0%	
Finance Costs	37,780	0	0.0%	
Depreciation Amortisation & Impairment	2,508,056	1,477,461	58.9%	
Other Expenses	0	0	0.0%	
Total Operating Expenses	18,738,433	10,208,107	54.5%	
Reserve Transfers				
Transfer to reserves for operational	171,449	0	0.0%	
Transfer from reserves for operational	(318,409)	0	0.0%	
Transfer to reserves for capital	69,285	0	0.0%	
Transfer from reserves for capital	(1,718,244)	0	0.0%	
Operating (Surplus)/Deficit Before Capital Items	11,581,668	7,052,762	60.9%	
Capital Revenues and Expenses				
Commonwealth government capital grants	0	0	0.0%	
State govt capital grants & subsidies	0	(3,500)	0.0%	
Other capital grants & subsidies	0	0	0.0%	
Developer capital contributions	(144,285)	(109,388)	75.8%	
Operating (Surplus)/Deficit After Capital Items	11,437,383	6,939,874	60.7%	
Sources and Applications of Capital Funding				
Capital Funding Sources				
Loans Contra	(1,500,000)	0	0.0%	
Sale Proceeds - Contra Sales	0	(223,204)	0.0%	
Funded depreciation	0	0	0.0%	
Total Capital Funding Sources Used	(1,500,000)	(223,204)	14.9%	
Capital Funding Applications				
Uncapitalised Wip - Contra Assets	3,954,731	484,699	12.3%	
Loan redemption	284,018	0	0.0%	Redemption Incorrectly part charged to CCC directorate
Total Capital Funding Applications	4,238,749	484,699	11.4%	



**Actual vs. Budget for seven months ended
31 January 2019**

INFRASTRUCTURE SERVICES DIRECTORATE

	Current Budget 2018-2019	% of Year Elapsed - 58.33%		Comments
		Actual 31/1/2019	% Variance	
Operating Revenue				
Rates and levies	(8,038,100)	(4,193,870)	52.2%	Increase in Roma Quarry sales October, November, December
Sale of goods and major services	(2,173,513)	(2,308,773)	106.2%	
Commercial fees and charges	(4,935,507)	(2,807,729)	56.9%	
Statutory fees and charges	(378,839)	(269,966)	71.3%	
Rental and levies	0	0	0.0%	Recoverable works Santos
Interest received	0	0	0.0%	
Sales of contract & recoverable works	(83,000)	(401,387)	483.6%	
Other Revenue	(2,022,085)	(678,837)	33.6%	
Reimbursements	(2,845,000)	(1,377,946)	48.4%	
Grants Subsidies Contributions	(4,986,365)	(1,327,425)	26.6%	
Internal Transaction	(1,180,000)	(814,927)	69.1%	
Total Operating Revenue	(26,642,409)	(14,180,859)	53.2%	
Operating Expenses				
Employee Costs	15,266,789	7,694,534	50.4%	Unassigned salaries & wages liability & vacancies
Materials	14,707,706	8,652,623	58.8%	
Plant hire internal	(3,694,610)	(2,288,379)	61.9%	
Overhead recovery	0	0	0.0%	
Contracts	1,319,335	105,463	8.0%	
Finance Costs	558,670	272,083	48.7%	
Depreciation Amortisation & Impairment	17,175,794	9,478,234	55.2%	
Other Expenses	15,336	7,593	49.5%	
Total Operating Expenses	45,349,020	23,922,151	52.8%	
Reserve Transfers				
Transfer to reserves for operational	2,665,111	0	0.0%	
Transfer from reserves for operational	(1,245,319)	0	0.0%	
Transfer to reserves for capital	1,467,024	0	0.0%	
Transfer from reserves for capital	(21,325,257)	0	0.0%	
Operating (Surplus)/Deficit Before Capital Items	268,170	9,741,293	3632.5%	
Capital Revenues and Expenses				
Commonwealth government capital grants	(1,579,613)	(897,841)	56.8%	
State govt capital grants & subsidies	(10,098,537)	(3,266,976)	32.4%	
Other capital grants & subsidies	0	0	0.0%	
Developer capital contributions	(24,190,183)	(5,048,451)	20.9%	
Operating (Surplus)/Deficit After Capital Items	(35,600,163)	528,025	-1.5%	
Sources and Applications of Capital Funding				
Capital Funding Sources				
Loans Contra	(3,000,000)	0	0.0%	
Sale Proceeds - Contra Sales	(533,000)	0	0.0%	
Funded depreciation	0	0	0.0%	
Total Capital Funding Sources Used	(3,533,000)	0	0.0%	
Capital Funding Applications				
Uncapitalised Wip - Contra Assets	67,093,594	23,885,067	35.6%	
Loan redemption	1,236,287	602,319	48.7%	
Total Capital Funding Applications	68,329,881	24,487,385	35.8%	

Outstanding Accounts

Sector	Percentage
Industrial	~55%
Commercial	~15%
Domestic	~15%
Disconnected accounts	~15%

Rates – January 2019	
No. of rate assessments	8026
No. of payment arrangements set up	246
Value of outstanding rates for which there is a payment arrangement in place	\$896,962.86
Percentage of rates arrears in payment arrangements	43.42%
No. of rate notices issued for period 1/7/18 to 31/12/18	0
Value of rate notices issued for period 1/7/18 to 31/12/18	0
Value of payments received	\$527,270.46
Value of rates outstanding - Total	\$2,065,989.99
Rates outstanding as a percentage of total annual levies	11.48%
No. of assessments with an outstanding balance	604
Documents trimmed	204
No. of searches processed	18
No. of CRs processed	134
No. of Property Transfers	34

Year	Rates Levied (Net of Discounts)	Rates Outstanding (\$)	Rates Outstanding (%)
2017/18	\$ 17,287,357.00	\$ 2,031,090.41	11.75%
2016/17	\$ 30,347,000.00	\$ 535,188.58	1.76%
2015/16	\$ 28,090,000.00	\$ 564,216.71	2.01%
2014/15	\$ 27,232,000.00	\$ 187,656.28	0.69%
2013/14	\$ 24,416,000.00	\$ 110,679.44	0.45%
2012/13	\$ 23,006,000.00	\$ 70,074.72	0.30%
Prior years		\$ 40,545.92	



Maranoa Regional Council
Actual vs. Budget for seven months ended
31 January 2019

CORPORATE, COMMUNITY & COMMERCIAL SERVICES DIRECTORATE

	Current Budget 2018-2019	% of Year Elapsed - 58.33%		Comments
		Actual 31/1/2019	% Variance	
Operating Revenue				
Rates and levies	(23,403,279)	(11,092,175)	47.4%	
Sale of goods and major services	0	0	0.0%	
Commercial fees and charges	(4,345,593)	(2,840,064)	65.4%	
Statutory fees and charges	(141,070)	(123,078)	87.2%	Annual dog registrations received
Rental and levies	0	0	0.0%	
Interest received	(1,600,000)	(1,043,587)	65.2%	
Sales of contract & recoverable works	0	0	0.0%	
Other Revenue	(250,000)	(142,600)	57.0%	
Reimbursements	0	0	0.0%	
Grants Subsidies Contributions	(13,842,969)	(3,452,565)	24.9%	
Internal Transaction	0	(82,701)	0.0%	
Total Operating Revenue	(43,582,911)	(18,776,770)	43.1%	
Operating Expenses				
Employee Costs	13,829,520	7,182,990	51.9%	Unassigned salaries & wages liability & vacancies
Materials	4,931,683	2,798,274	56.7%	
Plant hire internal	313,432	156,707	50.0%	
Overhead recovery	(10,412,452)	(4,472,671)	43.0%	
Contracts	1,482,120	934,754	63.1%	
Finance Costs	156,842	94,254	60.1%	
Depreciation Amortisation & Impairment	397,585	240,957	60.6%	
Other Expenses	88,077	48,305	54.8%	
Total Operating Expenses	10,786,807	6,983,571	64.7%	
Reserve Transfers				
Transfer to reserves for operational	330,404	0	0.0%	
Transfer from reserves for operational	(76,689)	0	0.0%	
Transfer to reserves for capital	0	0	0.0%	
Transfer from reserves for capital	(1,986,226)	0	0.0%	
Operating (Surplus)/Deficit Before Capital Items	(34,528,615)	(11,793,199)	34.2%	
Capital Revenues and Expenses				
Commonwealth government capital grants	0	0	0.0%	
State govt capital grants & subsidies	(8,573,125)	(515,013)	6.0%	
Other capital grants & subsidies	0	0	0.0%	
Developer capital contributions	0	0	0.0%	
Operating (Surplus)/Deficit After Capital Items	(43,101,740)	(12,308,212)	28.6%	
Sources and Applications of Capital Funding				
Capital Funding Sources				
Loans Contra	0	0	0.0%	
Sale Proceeds - Contra Sales	0	0	0.0%	
Funded depreciation	0	0	0.0%	
Total Capital Funding Sources Used	0	0	0.0%	
Capital Funding Applications				
Uncapitalised Wip - Contra Assets	10,986,276	1,647,425	15.0%	
Loan redemption	230,907	249,500	108.1%	Redemption incorrectly charged should be part Dev Fac Env
Total Capital Funding Applications	11,217,183	1,896,924	16.9%	

OFFICER REPORT

Meeting: General 27 February 2019

Date: 21 February 2019

Item Number: 11.2

File Number: D19/13239

SUBJECT HEADING: Revenue Policy 2019/20

Classification: Open Access

Officer's Title: Specialist - Strategic Finance

Executive Summary:

The purpose of this Revenue Policy is to set out the principles used by Council for:

- Levying rates and charges;
- Granting concessions for rates and charges;
- The recovery of unpaid rates and charges; and
- Cost recovery fees and methods.

Officer's Recommendation:

That Council:

1. Receive and note the document titled "Revenue Policy 2019/20".
2. In accordance with Section 193 of *Local Government Regulation 2012* adopt the 2019/20 Revenue Policy.

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

This report applies to Maranoa Regional Council.

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
LGR 2012	<i>Local Government Regulation 2012.</i>

Context:

Why is the matter coming before Council?

LGR 2012 Section 193(3) states a local government must review its Revenue Policy annually and in sufficient time to allow an annual budget that is consistent with the revenue policy to be adopted for the next financial year.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

The purpose of this Revenue Policy is to set out the principles used by Council for:

- Levying rates and charges;
- Granting concessions for rates and charges;
- The recovery of unpaid rates and charges; and
- Cost-recovery fees and methods;

The Revenue Policy states guidelines that will be used for preparing the Revenue Statement.

The *Local Government Act 2009* requires that the Revenue Policy be reviewed annually. Council is required to adopt the policy in sufficient time before the start of the financial year to allow an annual budget that is consistent with the Revenue Policy to be adopted for the next financial year.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

LGR 2012 Section 193(3) - a local government must review its revenue policy annually and in sufficient time to allow an annual budget that is consistent with the revenue policy to be adopted for the next financial year.

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Revenue Policy 2019/20

Purpose

To comply with the requirements of Chapter 4, Part 1 and Part 2 of the *Local Government Act 2009* and Section 169 (2) (c) and Section 193 of the *Local Government Regulation 2012* by setting out:

- (a) the principles which Council will apply during the 2019/20 financial year for:
 - levying rates and charges;
 - granting concessions for rates and charges;
 - the recovery of unpaid rates and charges;
 - cost-recovery fees and methods;
- (b) the purpose of the concessions; and

- (c) the extent to which physical and social infrastructure costs for a new development are to be funded by charges for the development.

Scope

The Revenue Policy applies to revenue raised by rates, utility charges and fees and charges.

This policy applies to the making, levying, recovery and concessions for rates and utility charges and the setting of regulatory and commercial fees and charges for Council.

Definitions

Council	Maranoa Regional Council
Act	<i>Local Government Act 2009</i>
Pensioner	a person who is the holder of a pensioner concession card issued by the department of the Commonwealth responsible for administering the <i>Social Security Act 1991</i> (Cwlth) or the <i>Veterans' Entitlement Act 1986</i> (Cwlth).
Regulation	<i>Local Government Regulation 2012</i>

All other definitions are as per the Local Government Act 2009 and the Local Government Regulation 2012.

1. Details

1.1 Introduction

In accordance with the provisions of the *Local Government Act 2009* and *Local Government Regulation 2012*, Council is required to prepare and adopt by resolution a Revenue Policy.

Council's Revenue Policy is based on the following principles:

- (a) Fairness & Equity – by ensuring the consistent application of lawful rating and charging principles without bias;
- (b) Transparency - by communicating the Council's charging processes and each ratepayer's responsibility under the rating system;
- (c) Efficiency - by having a rating regime that is cost effective to administer;
- (d) Sustainability – to support the financial strategies for the delivery of infrastructure and services identified in Council's short, medium and long term planning.
- (e) Flexibility within agreed parameters - by providing payment arrangements to assist ratepayers in meeting their rate commitments

Council will apply these principles when:

- Making rates and charges;
- Levying rates and charges;

- Recovering rates and charges;
- Granting and administering rates and charges concessions;
- Charging for local government services and facilities;
- Charging for business activities (subject to the National Competition Policy);
- Funding Council infrastructure.

1.2 Making and Levying Rates and Charges

Council's application of the above principles in making and levying of Rates and Charges for the 2019/20 financial year are detailed as follows:

1.2.1 General Rates

General rates are set each year to assist Council in raising sufficient revenue to provide services to the community (exclusive of water, sewerage and cleansing/waste management utilities).

Council recognises that different categories of land use will generate different needs and requirements for Council services and facilities. Council also recognises that it will incur a different level of resources expenditure to provide the necessary services and facilities and therefore has opted for a system of differential General Rating to meet its needs.

1.2.1.1 Differential General Rates

Council considers that the use of differential general rates allows the following factors to be taken into account in determining how the general rate revenue is to be raised which would not be possible if only one general rate were adopted:

- (a) the relative effects of various land uses on the requirements for, level of, and the cost of providing Council facilities and services;
- (b) movements and variations in the Unimproved Capital Value (UCV) both within categories and between categories of land use which affect the level of rates and issues such as 'fairness' and 'equity';
- (c) location and access to services; and
- (d) amount of the Unimproved Capital Value (UCV) and the rate payable.

To ensure that owners of land across all differential categories contribute equitably to the cost of common services, Council will apply a minimum rate to each differential rating category.

1.2.1.2 Utility Charges – Water, Sewerage and Waste Management Services

In general, Council will be guided by the principle of user pays in the making of charges that relate to the provision of water, sewerage and waste management services.

Wherever possible, those receiving the benefits of a utility service will pay for the service received through the relevant utility charge. Council will annually review its utility charges and other fees for service to ensure that revenues are meeting intended program goals and are keeping pace with the cost of providing the service.

1.2.1.3 Special and Separate Rates and Charges

Council may consider levying special and separate rates and charges when appropriate, to recover the costs associated with a particular service, project or facility that provides direct or additional benefit to the ratepayers or class of ratepayer.

1.3 Granting of Rebates and Concessions

1.3.1 Guiding Principles

In accordance with Chapter 4 Part 10 of the *Local Government Regulation 2012* Council may grant a concession for rates and charges. In exercising these concession powers Council will be guided by the principles of equity and transparency by:

- Applying the same treatment to ratepayers with similar circumstances;
- Making clear the requirements necessary to receive concessions;

Consideration may be given by Council to granting a class concession in the event that all or part of the local government area is declared a natural disaster area by the State Government.

1.3.2 The Purpose of Concessions

In accordance with Section 120 (1) of the *Local Government Regulation 2012*, Council may grant a concession in 2019/20 for the owner categories, or in some circumstances occupier categories, and properties used for the listed purposes.

(a) Pensioner Concession

Eligible pensioners as defined in Schedule 8 of the *Local Government Regulation 2012* may be granted a concession on general rates.

(b) Non-Profit Community Organisation Concession

In accordance with Section 120 (1) (b) of the *Local Government Regulation 2012*, a concession may be granted if Council is satisfied that the land is used for community purposes and is operated on a not-for-profit basis.

The purpose of these concessions is to encourage and support not-for-profit and charitable organisations where the land use is considered to contribute to the health and well being of the community and the social enrichment of residents.

(c) Hardship Concession

Council may grant a concession where it can demonstrate that the payment of the rates or charges will cause extreme hardship to the land owner.

(d) Other Concessions

Council will receive and consider applications from ratepayers where Council is satisfied that the application meets the eligibility criteria as provided for in Section 120 (1) of the *Local Government Regulation 2012*. Applications for concessions under this section will be considered and determined by Council on a case by case basis.

1.4 Recovery of Unpaid Amounts of Rates and Charges

Council will exercise its rates recovery powers pursuant to the provisions of Chapter 4 Part 12 of the *Local Government Regulation 2012* in order to reduce the overall rate burden on ratepayers, and will be guided by the principles of:

- Fairness & Equity - by treating all ratepayers in similar circumstances in the same manner; and by making every attempt to follow-up on outstanding rates and charges prior to taking legal action;
- Transparency – by making clear the obligations of ratepayers and the processes used by Council in assisting them meet their obligations;
- Efficiency – by making the process used to recover outstanding rates and charges simple to administer and cost-effective.
- Flexibility – by providing ratepayers with a number of options to meet their rate obligations.

1.5 Charges for Local Government Services and Facilities

With the exception of fees and charges associated with Council's Business Activities, there are broadly two types of fees and charges:

1.5.1 Cost Recovery ('Recovery') Fees and Charges (s97 of the *Local Government Act 2009*)

These are fees under a local law or a resolution, which involve:

- (a) an application for the issue or renewal of a licence, permit, registration or other approval under a Local Government Act (an application fee); or
- (b) recording a change of ownership of land; or
- (c) giving information kept under a Local Government Act;

A cost recovery fee must not be more than the cost to Council of taking the action for which the fee is charged.

Whilst Council notes that, pursuant to Section 97 of the Local Government Act 2009, it may introduce a tax component into a regulatory fee in order to achieve a social or other objective, it is not Council's intention to encompass a tax in any regulatory fee.

Accordingly, Council will not recover more than the cost of administering the regulatory regime.

1.5.2 Other ('Commercial') Fees & Charges

Council will apply, as a minimum and as far as practicable, the principle of full cost recovery (including overheads) in setting charges for services and facilities, including community or non-profit organisations.

Council may give consideration to charging at less than the full cost of the service / facility when it considers it appropriate to do so in order to achieve social, economic or environmental goals.

When the service or facility supplied is of a commercial nature, then Council will give consideration to including a 'return on investment' element in the charge. Such consideration will be made on a case by case basis.

1.6 Fess & Charges for Business Activities (Subject to National Competition Policy)

In setting charges for a business under National Competition Policy reforms, Council's pricing strategy will apply full cost pricing principles whilst also meeting other economic, efficiency and social objectives. Full cost pricing means that on average, prices should fully recover all the relevant costs of supplying a product or service including:

- (a) direct costs;
- (b) indirect non-capital costs;
- (c) capital costs (includes return on capital, interest payments, debt guarantee fees and return of capital (depreciation));
- (d) tax equivalent adjustments; and
- (e) other competitive neutrality adjustments.

Council may decide to apply charges at less than full cost pricing in order to achieve social, economic, environmental or other objective. In making any such decision the reason for the decision will be clearly set out in the resolution together with the estimated amount of revenue to be foregone in the subject year.

When any such decision is applied to a Commercialised Business Unit, the direction to the Commercialised Business Unit will be recognised as a 'community service obligation' and a subsidy shall be paid to the Commercialised Business Unit and that subsidy shall be recognised in the accounts of the Commercialised Business Unit.

1.7 Funding of New Development

To minimise the impact of physical and social infrastructure charges on the efficiency of the local economy, Council will be guided by the principle of user pays in the making of physical and social infrastructure charges for new development, to the extent permissible by law. Council may depart from applying this principle if it is determined by Council that it is in the community interest to do so.

Special Provisions

N/A

Related Policies and Legislation

Local Government Act 2009

Local Government Regulation 2012

Associated Documents

Revenue Statement 2019/20

Community Organisations Rates & Charges Rebates
& Concessions

Fees and Charges Register 2019/20

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Director – Corporate, Community & Commercial Services.

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

Not Applicable.

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

Outcome from this policy will not impact this financial year's budget.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

Outcome from this policy will impact future years' budgets.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns? (Interested Parties Analysis - IS9001:2015)

Ratepayers across the Maranoa Region,

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Sustainability Risk	Decision will impact Operating Surplus Ratio and Asset Sustainability Ratio.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

Council should review and adopt the Revenue Policy in accordance with section 193(3) of the *Local Government Regulation 2012* to allow an annual budget that is consistent with the revenue policy to be adopted for the next financial year.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

That Council:

1. Receive and note the document titled "Revenue Policy 2019/20".
2. In accordance with Section 193 of *Local Government Regulation 2012* adopt the 2019/20 Revenue Policy.

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

N/A

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 2: Delivering strong financial management

2.2 Collect the revenue needed

2.2.5 Prepare, review and adopt revenue documents required by legislation (e.g. Revenue Policy, Revenue Statement, Fees and Charges Scheduled).

Supporting Documentation:

[1](#) Draft Revenue Policy 2019-20

D19/13264

Report authorised by:

Director - Corporate, Community & Commercial Services

Revenue Policy 2019/20

Local Government Regulation 2012

Section 169 – Preparation and content of budget

- (2) *The budget must also include—*
(c) *a revenue policy.*

Revenue Policy 2019/20

Purpose

To comply with the requirements of Chapter 4, Part 1 and Part 2 of the *Local Government Act 2009* and Section 169 (2) (c) and Section 193 of the *Local Government Regulation 2012* by setting out:

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Council's application of the above principles in making and levying of Rates and Charges for the 2019/20 financial year are detailed as follows:

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Council may consider levying special and separate rates and charges when appropriate, to recover the costs associated with a particular service, project or facility that provides direct or additional benefit to the ratepayers or class of ratepayer.

1.3 Granting of Rebates and Concessions

1.3.1 Guiding Principles

In accordance with Chapter 4 Part 10 of the *Local Government Regulation 2012* Council may grant a concession for rates and charges. In exercising these concession powers Council will be guided by the principles of equity and transparency by:

- Applying the same treatment to ratepayers with similar circumstances;
- Making clear the requirements necessary to receive concessions;

Consideration may be given by Council to granting a class concession in the event that all or part of the local government area is declared a natural disaster area by the State Government.

1.3.2 The Purpose of Concessions

In accordance with Section 120 (1) of the *Local Government Regulation 2012*, Council may grant a concession in 2019/20 for the owner categories, or in some circumstances occupier categories, and properties used for the listed purposes.

(a) Pensioner Concession

Eligible pensioners as defined in Schedule 8 of the *Local Government Regulation 2012* may be granted a concession on general rates.

(b) Non-Profit Community Organisation Concession

In accordance with Section 120 (1) (b) of the *Local Government Regulation 2012*, a concession may be granted if Council is satisfied that the land is used for community purposes and is operated on a not-for-profit basis.

The purpose of these concessions is to encourage and support not-for-profit and charitable organisations where the land use is considered to contribute to the health and well being of the community and the social enrichment of residents.

(c) Hardship Concession

Council may grant a concession where it can demonstrate that the payment of the rates or charges will cause extreme hardship to the land owner.

(d) Other Concessions

Council will receive and consider applications from ratepayers where Council is satisfied that the application meets the eligibility criteria as provided for in Section 120 (1) of the *Local Government Regulation 2012*. Applications for concessions under this section will be considered and determined by Council on a case by case basis.

1.4 Recovery of Unpaid Amounts of Rates and Charges

Council will exercise its rates recovery powers pursuant to the provisions of Chapter 4 Part 12 of the *Local Government Regulation 2012* in order to reduce the overall rate burden on ratepayers, and will be guided by the principles of:

- Fairness & Equity - by treating all ratepayers in similar circumstances in the same manner; and by making every attempt to follow-up on outstanding rates and charges prior to taking legal action;
- Transparency – by making clear the obligations of ratepayers and the processes used by Council in assisting them meet their obligations;
- Efficiency – by making the process used to recover outstanding rates and charges simple to administer and cost-effective.
- Flexibility – by providing ratepayers with a number of options to meet their rate obligations.

1.5. Charges for Local Government Services and Facilities

With the exception of fees and charges associated with Council's Business Activities, there are broadly two types of fees and charges:

1.5.1 Cost Recovery ('Regulatory') Fees and Charges (s97 of the *Local Government Act 2009*)

These are fees under a local law or a resolution, which involve:

- (a) an application for the issue or renewal of a licence, permit, registration or other approval under a Local Government Act (an application fee); or
- (b) recording a change of ownership of land; or
- (c) giving information kept under a Local Government Act;

A cost recovery fee must not be more than the cost to Council of taking the action for which the fee is charged.

Whilst Council notes that, pursuant to Section 97 of the Local Government Act 2009, it may introduce a tax component into a regulatory fee in order to achieve a social or other objective, it is not Council's intention to encompass a tax in any regulatory fee.

Accordingly, Council will not recover more than the cost of administering the regulatory regime.

1.5.2 Other ('Commercial') Fees & Charges

Council will apply, as a minimum and as far as practicable, the principle of full cost recovery (including overheads) in setting charges for services and facilities, including community or non-profit organisations.

Council may give consideration to charging at less than the full cost of the service / facility when it considers it appropriate to do so in order to achieve social, economic or environmental goals.

When the service or facility supplied is of a commercial nature, then Council will give consideration to including a 'return on investment' element in the charge. Such consideration will be made on a case by case basis.

1.6 Fees & Charges for Business Activities (Subject to National Competition Policy)

In setting charges for a business under National Competition Policy reforms, Council's pricing strategy will apply full cost pricing principles whilst also meeting other economic, efficiency and social objectives. Full cost pricing means that on average, prices should fully recover all the relevant costs of supplying a product or service including:

- (a) direct costs;
- (b) indirect non-capital costs;
- (c) capital costs (includes return on capital, interest payments, debt guarantee fees and return of capital (depreciation));
- (d) tax equivalent adjustments; and
- (e) other competitive neutrality adjustments.

Council may decide to apply charges at less than full cost pricing in order to achieve social, economic, environmental or other objective. In making any such decision the reason for the decision will be clearly set out in the resolution together with the estimated amount of revenue to be foregone in the subject year.

When any such decision is applied to a Commercialised Business Unit, the direction to the Commercialised Business Unit will be recognised as a 'community service obligation' and a subsidy shall be paid to the Commercialised Business Unit and that subsidy shall be recognised in the accounts of the Commercialised Business Unit.

1.7 Funding of New Development

To minimise the impact of physical and social infrastructure charges on the efficiency of the local economy, Council will be guided by the principle of user pays in the making of physical and social infrastructure charges for new development, to the extent permissible by law. Council may depart from applying this principle if it is determined by Council that it is in the community interest to do so.

Special Provisions

N/A

Related Policies and Legislation

Local Government Act 2009
Local Government Regulation 2012

Associated Documents

Revenue Statement 2019/20
*Community Organisations Rates & Charges Rebates
& Concessions*
Fees and Charges Register 2019/20

OFFICER REPORT

Meeting: General 27 February 2019

Date: 8 February 2019

Item Number: 12.1

File Number: D19/9382

SUBJECT HEADING: Request from Assessment 15017064 for
Exemption to the Regional Domestic Water
Services Policy

Classification: Open Access

Officer's Title: Manager - Water, Sewerage & Gas

Executive Summary:

The applicant has requested a connection to the Council water reticulation network in Wallumbilla. This lot is outside of the Regional Domestic Water Service area. There is a water main to the road frontage on Houston Road and the neighbouring properties have connections. They have therefore requested that Council provide a water connection to their lot.

Officer's Recommendation:

That Council;

- Decline this request for a water connection as the applicant's lot is outside of the Regional Domestic Water Service area and;
- Inform the applicant of this decision.

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

The applicant on Lot 84 on Plan WAL53328, Houston Road, Wallumbilla is requesting an exemption to the Regional Domestic Water Services policy to allow a water connection to their property.

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
Nil	Nil

Context:

Why is the matter coming before Council?

The requested connection is outside of the Regional Domestic Water Service area. This requires Council approval.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

The applicant has requested a connection to the Council water reticulation network. There are currently water connections to neighbouring properties which were connected prior to the Regional Domestic Water Service Policy coming into effect.

Wallumbilla water supply has an extensive network of small diameter pipes outside of the Urban and Regional Domestic Water Services areas. Each time that an additional person is allowed to connect to these mains it reduces the service to other users on the same water main. It also potentially affects the service of the users in the urban area.

As these water mains age, there is going to be a significant cost to renew these long lengths of water main. Council must restrict any further connections outside of the Regional Domestic Water Service Area to limit its ongoing risks and future obligations.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

N/A

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

The Regional Domestic Water Services Policy sets out the conditions of the connection should this request be approved.

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say?

(Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Team Coordinator - Projects & Compliance WSG supports the recommendation to decline this request on the grounds that it does not satisfy the requirements of Council's Regional Domestic Water Services Policy.

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application.

(Please do not just include names)

N/A

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? ***Is this already included in the budget? (Include the account number and description).***

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

N/A

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

If connected it would result in a single access charge and a variable amount of usage revenue per year. There would be expenditure required such as reading of the meter.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?

(Interested Parties Analysis - IS9001:2015)

These regional connections are serviced by smaller poly mains, they are not guaranteed of water pressure and only a modest amount of volume per day (approximately 2,500 L). Adding further connections to these smaller mains will adversely impact other users already connected along these mains.

The Wallumbilla water supply has been constructed assuming growth in the urban area. Allowing the Regional Water Supply Zone to expand, places an additional burden on the system that could impact on existing and future users in the Urban Supply Zone. It is recommended that the Regional Water Supply Zones only be expanded in exceptional circumstances.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Pressure and supply issues to other consumers	<p>Allowing this connection places an additional burden on the system with a high probability of affecting other consumers. This can result in other consumers experiencing pressure problems and other supply issues such as poor flow.</p> <p>If allowed this sets a precedence for other properties outside of the current zone to apply for connections.</p> <p>The water main is aging and could fail. This would leave the customers without water supply until this can be replaced. Council should not increase the number of potential customers affected by this.</p>

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

It is recommended that Council decline this request and not approve the water connection.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

That Council;

- Decline this request for a water connection as the applicant's lot is outside of the Regional Domestic Water Service area and;
- Inform the applicant of this decision.

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

N/A.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 1: Getting the basics right

1.1 Supply water to our towns

1.1.1 Deliver water to the right standard for the health of our communities, ensuring compliance with the State Government's Water Supply (Safety and Reliability) Act 2008 and Regulation 2011, and Public Health Act 2005 and Regulation 2005.

Supporting Documentation:

- | | | |
|---|--|-----------|
| 1 | Email Applicant Lot 84-86 Houston Road Re Request for Water Connection | D19/11110 |
| 2 | Application for Water Connection - Assessment
15017064 - Lot 86 Houston Road Wallumbilla QLD
4428 - Receipt 284467- 24.01.2019 (1) | D19/9372 |
| 3 | Regional Domestic Water Services Policy | D16/56337 |

Report authorised by:

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

Sheree Hurle

From: Toni Naprasnik <Toni.Naprasnik@Halliburton.com>
Sent: Monday, 11 February 2019 1:37 PM
To: Sheree Hurle
Subject: RE: Assessment15017064 Lot 86 Houston Road - Request for Water Connection
Attachments: Scan to Email

Hi Sheree, Thanks for getting back onto me regarding this assessment, and thanks for the map. In my original assessment for water connection I requested water to be connected to Lot 86, which is right beside the Camp that is there, as I know it has town water connected and I thought that would be easiest (camp is on Lot 87) I have since found the council water meters are marked approximately where I have put an X "Existing Meters" on the map, so I think it would be a lot easier for the council to run the water to Lot 84 instead of Lot 86, I have marked this with an X on the map.

I think pretty much all the surrounding blocks to my three have town water connected.

Thanks for your help with this.

Regards,
Toni Naprasnik

-----Original Message-----

From: Sheree Hurle [mailto:Sheree.Hurle@maranoa.qld.gov.au]
Sent: Monday, 11 February 2019 11:16 AM
To: Toni Naprasnik
Subject: [EXTERNAL] Assessment15017064 Lot 86 Houston Road - Request for Water Connection

External Sender: Use caution with links/attachments.

Hi Toni,

I have attached a map from Council's GIS system if you would like to mark it up with what we were discussing this morning.

Let me know if the map needs to be amended to show more information closer to your property.

Thanks
Sheree

Sheree Hurle

Associate to the Director - Infrastructure Services Infrastructure Services

Maranoa Regional Council
Infrastructure Office
1 Cartwright Street Roma QLD 4455
Postal Address: P.O. Box 620, Roma, QLD 4455
P: 1300 007 662
D: (07) 4624 0748 M: 0427 524 482 F: (07) 4624 6990
Email: Sheree.Hurle@maranoa.qld.gov.au
Web: www.maranoa.qld.gov.au

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8-February-2019

Assessment 15017064



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Phone: 1300 007 662
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 Building & Planning Development
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 Web: www.maranoa.qld.gov.au
 ABN: 99 324 089 164

FORM 2B – Application for Water & Sewerage Connections

Assessment No 15017064 2018 - 2019 File No. _____
 PROPERTY ADDRESS: Lot 86 Houston Road, Wallumbilla 4428
 OWNERS / APPLICANTS NAME: Toni Naprasnik 0448216529
 (strike out one)
 CONNECTION TO ROAD FRONTAGE: Water is connected to road frontage
 (Where Corner Lot) Houston Road and to Lot 87 property
next door to mine.

WATER SERVICES

Application for:

- | | |
|--|-----------------------------|
| <input checked="" type="checkbox"/> 20mm service with 20mm Meter (¾") | \$ 663.20 per connection |
| <input type="checkbox"/> 25mm service with 25mm Meter (Standard or Fire Service) (1") | \$ 810.50 per connection |
| <input type="checkbox"/> 50mm service with 50mm Meter (Standard or Fire Service) (2") | \$ 2,075.20 per connection |
| <input type="checkbox"/> Upgrading of Service Connections | Full cost of replacement |
| <input type="checkbox"/> Disconnection of Service | \$ 108.20 per disconnection |
| <input type="checkbox"/> Testing Backflow Prevention Valve | \$ 153.30 per testing |
| <input type="checkbox"/> Extension, Alteration or Miscellaneous Inspection | \$ 177.00 per inspection |
| <input type="checkbox"/> Water Meter Investigation / Testing
(Fee to be refunded should meter be found defective) | \$ 77.40 per investigation |
| <input type="checkbox"/> Replacement of Damaged or Destroyed Meters | At cost |
| <input type="checkbox"/> Location of Service Infrastructure
(i.e. Mains, Hydrants, Turn off valves etc.) | \$ 132.70 per hour |

Amount:

\$ 663.20

SEWERAGE SERVICES

Application for:

- | | |
|---|--------------------------|
| <input type="checkbox"/> Number of Fixtures (.....) at \$47.30 per fixture | \$ |
| <input type="checkbox"/> Connection of Building to Main (main up to 2.0m deep) | \$ 648.90 per connection |
| <input type="checkbox"/> Extension, Alteration or Miscellaneous Inspection | \$ 162.40 per inspection |
| <input type="checkbox"/> Onsite Sewerage Plant Inspection Fee | \$ |
| <input type="checkbox"/> Disconnection Inspection Fee | \$ 135.20 per inspection |
| <input type="checkbox"/> Sewerage Plans (Household Drainage or Main Location) | \$ 14.40 per copy |
| <input type="checkbox"/> Location of Sewerage Infrastructure
(Minimum ½ hour inspection) | \$ 141.90 per inspection |
| <input type="checkbox"/> Post Event Plumbing Application
(2.5 times standard fee – fixtures plus inspection fee) | \$ |

Amount:

\$

Total Amount Paid:

\$ 663.20Date Received: 24/01/2019 Receipt No: 284467 Initials: MN

Updated 23/07/2018

1. Purpose

This policy is to apply “Domestic Rural Water Service Areas” to applicable towns and villages within the Maranoa Regional Council area and to prescribe the terms and conditions applicable to water service connections within the adopted areas.

2. Scope

This policy is to apply to:-

- All Regional Domestic Water Services and Connections;
- Applicants for these services;
- Maranoa Regional Council employees who assess applications; and
- All employees and/or contractors engaged to install the required infrastructure.

3. Definitions

Regional Domestic Water Service	Is a means for providing to allotments outside the Urban Water Area, where a principal place of residence or other registered dwelling place exists, a safe and accessible potable water supply service for domestic use only.
Regional Domestic Water Service Area	Area as defined in maps in Appendix A, being those Rural areas where Maranoa Regional Council has deemed that a Regional Domestic Water Service may be installed to a principal place of residence or other registered dwelling place exists.
Regional Domestic Water Connection	Is a connection provided from a Regional Domestic Water Service to one or more allotments outside the Urban Water Area to provide a means of accessing a safe and potable water supply source.
Rural Area	Is that area outside the Urban Water Area.
Urban Water Area	Is that area where expected demand growth has been allowed for, effective planning of the land use has occurred and where infrastructure can be provided efficiently.

4. Details

All allotments within the Regional Domestic Water Service Area (As defined on maps in Appendix A), where a principal place of residence or other registered dwelling place exists, are eligible for connection to a Regional Domestic Water Service.

All costs associated with the supply and installation of the infrastructure required to provide the connections are to be borne by the applicant.

4.1. Regional Domestic Water Service Conditions

- 4.1.1. The meter and supply point will be located adjacent to Maranoa Regional Council’s water main. The connection between metering point and the consumer’s on-site storage tank is the responsibility of the consumer, as is the maintenance of this service line.
- 4.1.2. Supply and pressure from Maranoa Regional Council’s water main will not be guaranteed to be continuous or consistent.
- 4.1.3. Maranoa Regional Council may temporarily disrupt supply for the purpose of repair or maintenance, but shall not be held responsible for damages arising from any interruption.

- 4.1.4.** On-site storage with a minimum capacity of 20 kilolitres must be provided. The storage tank will require an elevated location to provide pressure or a pressure pump system may need to be installed. Additional site storage of 45 kilolitres of water, using a tank, located within a radius of 50 meters from a dwelling, for fire fighting purposes is required.
- 4.1.5.** The water supply is required to be directly connected from the metering point to the storage tank. No intermediate connections are allowable. The water level in the storage tank is to be controlled automatically by a ball float valve. A minimum air gap of 100mm must be maintained between the tank filling inlet and tank overflow.
- 4.1.6.** All private installations, from the meter, are to be carried out by a suitably qualified and licensed person. The requirements of the Local Government (water, sewerage and Drainage) Regulation 1993, the Water Supply Code, and appropriate trade standards must be met.
- 4.1.7.** Water supply will only be available for domestic potable purposes.
- 4.1.8.** Connection to councils mains will only be given upon council receiving a “properly made” building application, and compliance with conditions 4 and 5.
- 4.1.9.** The cost of connecting the water supply includes the provision of a 25mm meter and a backflow prevention device. Both of these devices remain the property of Maranoa Regional Council, although the maintenance and care of both devices is the responsibility of the consumer. The cost of providing the supply is payable in advance.
- 4.1.10.** At the Council’s discretion, a plumber or contractor may be engaged to construct the works quoted. This work will only be commissioned when proved to be of satisfactory standard. Supervision and testing will be at the cost of the contractor. A security deposit will be required for work to be carried out by a contractor. This deposit will be equal to the estimated cost of the work.
- 4.1.11.** The consumer shall ensure that Council has unencumbered ready access to its meter and installation at all reasonable times.
- 4.1.12.** Only one metered service to each individual property will be permitted of the size noted in condition 9 above.
- 4.1.13.** The consumer is responsible for the maintenance and operation of the water supply installation from the meter. Maranoa Regional Council will not accept any responsibility for the loss of water or resultant costs from and after the installed meter.
- 4.1.14.** In addition to the above conditions, contained in clauses 4.1.1 to 4.1.13, Maranoa Regional Council reserves the right to alter or amend any of the conditions of supply in line with changing standards and policies. Your failure to abide by any of these conditions in the future may lead to Council refusing to continue to supply your property with water.

5. Special Provisions

6. Related Policies and Legislation

- Local Government (Water, Sewerage and Drainage) Regulation 1993, The Water Supply Code

7. Associated Documents

- Appendix A – Town Maps

OFFICER REPORT

Meeting: General 27 February 2019

Date: 15 February 2019

Item Number: 12.2

File Number: D19/11548

SUBJECT HEADING: Request for Extension to Council's Regional Water Supply Zone Boundary

Classification: Open Access

Officer's Title: Manager - Water, Sewerage & Gas

Executive Summary:

The applicants have requested a connection to the Council water reticulation network. They are outside of the Regional Water Supply Zone and have requested that Council extend the boundary of the zone to allow access to the network to assessment number 15017460.

Officer's Recommendation:

That Council

- Decline the request to expand the Regional Water Supply Zone
- Inform the applicant of this decision

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Applicants on lot 168 on Plan M536 are requesting an extension of the Regional Water Supply Zone boundary, to enable them to connect to the water supply

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
Nil	Nil

Context:

Why is the matter coming before Council?

There is a request to extend the boundary of the Regional Water Supply Zone. This requires Council approval to implement. At the council meeting of 23 January 2019, Council considered the report and requested additional information regarding the

costings. GM/01/2019/12. Applicant has since requested to amend and simplify the application by changing the location of the connection.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

The applicants wish to develop their lot and have requested a connection to the Council water reticulation network. There is no water main near this lot but they are outside of the Regional Water Supply Zone. They have therefore requested that Council extend the boundary of the supply zone to allow them to access this network.

They have applied previously, D19/2968 and D19/6597 and are amending and simplifying the application by requesting the supply of water from Geoghegan Road to the boundary between Geoghegan Road and Lot 168 on CP N536.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

N/A

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

The Regional Domestic Water Services Policy sets out the conditions of the connection should this request be approved.

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Team Coordinator - Projects & Compliance WSG. He supports the recommendation to decline this request.

Manager, Planning & Building Development – provided the following comment:
The subject lot is located in the Rural Zone of the Maranoa Planning Scheme 2017 and is outside of the Strategic Plan which identifies land intended to accommodate future urban growth over the next 10-15 years.

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

N/A

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)?? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

Applicant will pay all costs associated with the proposed water connection.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)?? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

The applicant would be charged an access charge as well as usage charge for the water connection, which would go towards the ongoing cost for maintenance and operations.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?
(Interested Parties Analysis - IS9001:2015)

The Roma water supply has been modeled assuming growth in the urban area. Allowing the Regional Water Supply Zone to expand, places an additional burden on the system that could impact on existing and future users in the Urban Supply Zone. It is recommended that the Regional Water Supply Zones only be expanded in exceptional circumstances.

The Roma water strategy reflects the results of modelling of the network, to eliminate issues that have arisen from indiscriminate expansions in the past and under sized water mains. To allow any expansion of the Water Supply Zones that are contrary to this strategy, can lead to pressure and flow issues for other consumers.

The recent water supply issues in Roma recently highlight these risks of allowing the network to expand beyond its designed area. Additional demand places a risk on affecting existing consumers as well as those future consumers within the Urban Water Supply Area.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Pressure and supply issues to other consumers	The expansion of the Regional Water Supply Zone places an additional burden on the system with a high probability of affecting other consumers. This can result in other consumers experiencing pressure problems and other supply issues such as poor flow. If bores are used

	<p>for excessive hours this can also create taste problems and can lead to equipment failures.</p> <p>Expanding the Regional Water Supply Zone boundary encourages other properties adjacent to that extended area to apply for a water supply as well, further exacerbating the problem.</p>
--	---

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

It is recommended that Council decline this request and not approve the expansion of the Regional Water Supply Zone. The expansion of this zone will have a negative impact on other consumers.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council decline this request and not approve the expansion of the Regional Water Supply Zone

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 1: Getting the basics right

1.1 Supply water to our towns

1.1.1 Deliver water to the right standard for the health of our communities, ensuring compliance with the State Government's Water Supply (Safety and Reliability) Act 2008 and Regulation 2011, and Public Health Act 2005 and Regulation 2005.

Supporting Documentation:

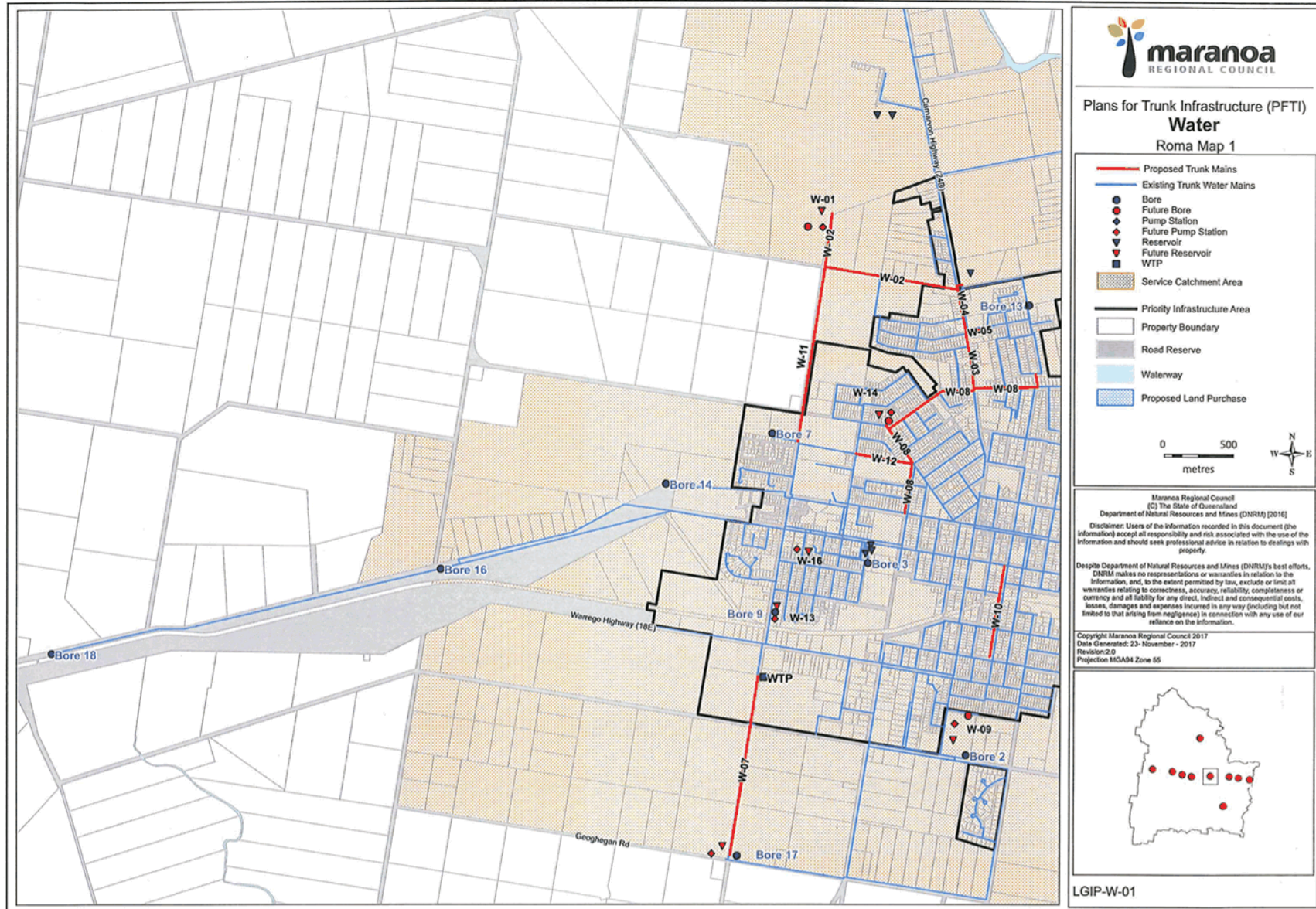
- | | | |
|---|---|----------|
| 1 | Maranoa Planning Scheme 2017 - Schedule 3 - LGIP-Water Roma Map 1 LGIP-W-01 | D19/9073 |
| 2 | MRC Planning Scheme Map 2.2.1 Roma Strategic Plan Framework Map | D19/9075 |
| 3 | Roger Ferrier Letter | D19/1623 |
| 4 | General Meeting - 23 January 2019 - Request from Assessment 13004536 for Extension to Council's Regional Water Supply Zone Boundary | D19/2968 |
| 5 | General Meeting - 13 February 2019 - Request from assessment 13004536 for Extension to Council's | D19/6597 |

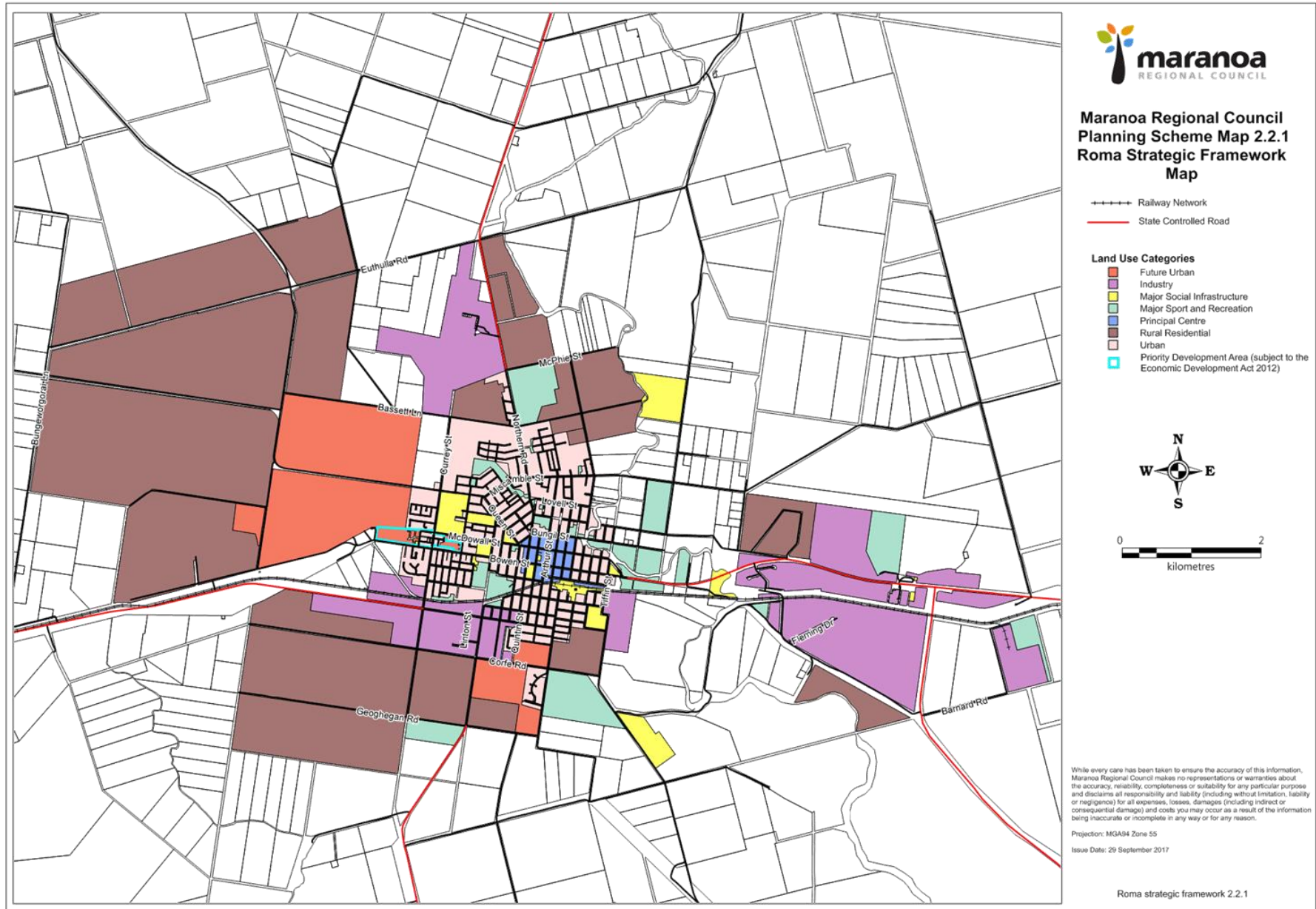
Regional Water Supply Zone Boundary - Additional
Information

6 [L](#) Letter to Council - Ferrier Water Connection - D19/11448
Assessment 15017460

Report authorised by:

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental
Services





2611 Orallo Road
ROMA QLD 4455

8/1/19

The CEO
Maranoa Regional Council
PO Box 620
ROMA QLD 4455

Planning@maranoa.qld.gov.au

RE: Water connection

We refer to the email of 17th December 2018 received from Jess Reiser concerning a proposed access and services easement from Geoghegan Road to run along the Western boundaries of Lot 168 on CPM536 and Lot 175 on CP536.

The proposal is to connect Lot 197 on Plan CP535 (see Lot 197 marked on attached plan) to the water line along Geoghegan Road.

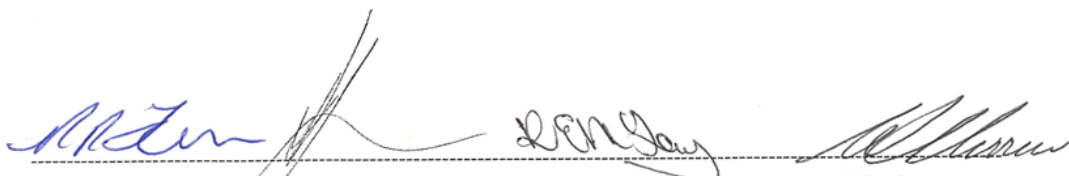
We have been advised that to facilitate this we need to request council to alter the boundary for its regional domestic water service area for Roma town to include this property.

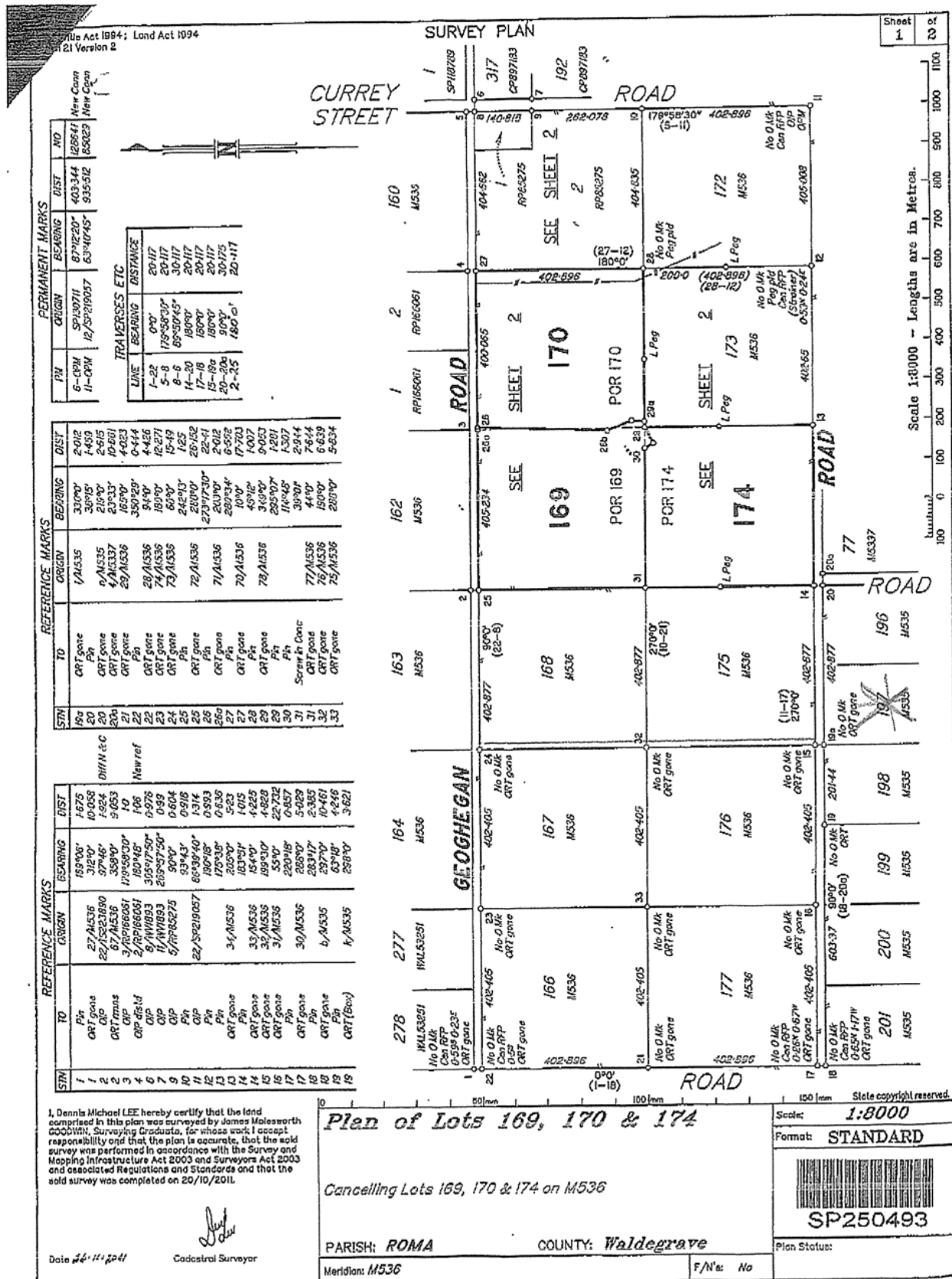
We formally request that council give consideration to this alteration.

We estimate that the distance from the existing water line to the boundary of Lot 197 is approximately 800 metres.

We look forward to hearing from council.

Yours faithfully


RR Ferrier WR Ferrier RE Mclay DL Ferrier
(Owners Lot 197 on CP535)



OFFICER REPORT

Meeting: General 23 January 2019

Date: 15 January 2019

Item Number: 12.1

File Number: D19/2968

SUBJECT HEADING: Request from Assessment 13004536 for
Extension to Council's Regional Water Supply
Zone Boundary

Classification: Open Access

Officer's Title: Manager - Water, Sewerage & Gas

Executive Summary:

The applicants wish to develop their lot and have requested a connection to the Council water reticulation network. There is no water main near this lot and they are well outside of the Regional Water Supply Zone. They have therefore requested that Council extend the boundary of the supply zone to allow them to access this network.

Officer's Recommendation:

That Council

- decline this request to expand the Regional Water Supply Zone
- Inform the applicant of this decision

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Applicants on lot 197 on Plan M535 requesting this extension of the Regional Water Supply Zone boundary, to enable them to connect to the water supply

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
<Insert Acronym>	<Provide details>

Context:

Why is the matter coming before Council?

There is a request to extend the boundary of the Regional Water Supply Zone. This requires Council approval to implement.

Background:***Has anything already happened in relation to this matter?****(Succinct overview of the relevant facts, without interpretation)*

The applicants wish to develop their lot and have requested a connection to the Council water reticulation network. There is no water main near this lot and they are well outside of the Regional Water Supply Zone. They have therefore requested that Council extend the boundary of the supply zone to allow them to access this network.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:***What does the legislation and other statutory instruments include about the matter under consideration?****(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)*

N/A

Council Policies or Asset Management Plans:***Does Council have a policy, plan or approach ordinarily followed for this type of decision?******What are relevant sections of the policy or plan?****(Quote/insert the relevant section's wording / description within the report)*

The Regional Domestic Water Services Policy sets out the conditions of the connection should this request be approved.

Input into the Report & Recommendation:***Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say?****(Please include consultation with the funding body, any dates of critical importance or updates or approvals required)*

Team Coordinator - Projects & Compliance WSG. He supports the recommendation to decline this request.

Funding Bodies:***Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application.****(Please do not just include names)*

N/A

This Financial Year's Budget:***Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? Is this already included in the budget? (Include the account number and description).******If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?***

N/A

Future Years' Budgets:***Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)?*** *(e.g. estimate of additional maintenance or operating costs for a new or upgraded project)*

The applicant would be charged an access charge as well as usage charge for the water connection, which would go towards the ongoing cost for maintenance and operations. To service this lot would require an extension of the mains of

approximately 2.3km. The revenue collected would not cover the ongoing costs for this length of main.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?

(Interested Parties Analysis - IS9001:2015)

The Roma water supply has been modeled assuming growth in the urban area. Allowing the Regional Water Supply Zone to expand, places an additional burden on the system that could impact on existing and future users in the Urban Supply Zone. It is recommended that the Regional Water Supply Zones only be expanded in exceptional circumstances.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Pressure and supply issues to other consumers	The expansion of the Regional Water Supply Zone places an additional burden on the system with a high probability of affecting other consumers. This can result in other consumers experiencing pressure problems and other supply issues such as poor flow. If bores are used for excessive hours this can also create taste problems.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

It is recommended that Council decline this request and not approve the expansion of the Regional Water Supply Zone. The expansion of this zone will have a negative impact on other consumers. Council will also incur ongoing additional maintenance and operations costs. The cost of extending the main to service this lot is approximately \$75,000 and the applicant could sink their own bore for close to this sum.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy?

If so, for what reason?

That Council decline this request and not approve the expansion of the Regional Water Supply Zone

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 1: Getting the basics right

1.1 Supply water to our towns

1.1.1 Deliver water to the right standard for the health of our communities, ensuring compliance with the State Government's Water Supply (Safety and Reliability) Act 2008 and Regulation 2011, and Public Health Act 2005 and Regulation 2005.

Supporting Documentation:

1 Roger Ferrier Letter

D19/1623

Report authorised by:

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

OFFICER REPORT

Meeting: General 13 February 2019

Date: 1 February 2019

Item Number: 12.2

File Number: D19/6597

SUBJECT HEADING: Request from assessment 13004536 for
Extension to Council's Regional Water Supply
Zone Boundary - Additional Information

Classification: Open Access

Officer's Title: Manager - Water, Sewerage & Gas

Executive Summary:

At the Council meeting of 23 January 2019, Council considered the report on this matter and requested additional information regarding the costings. GM/01.2019/12.

Officer's Recommendation:

That Council

- Note the contents of this report
- Decline the request to expand the Regional Water Supply Zone
- Inform the applicant of this decision

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Applicants on lot 197 on Plan M535 are requesting this extension of the Regional Water Supply Zone boundary, to enable them to connect to the water supply

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
<Insert Acronym>	<Provide details>

Context:

Why is the matter coming before Council?

There is a request to extend the boundary of the Regional Water Supply Zone. This requires Council approval to implement. At the Council meeting of 23 January 2019, Council considered the report and requested additional information regarding the costings. GM/01.2019/12.

Background:***Has anything already happened in relation to this matter?****(Succinct overview of the relevant facts, without interpretation)*

The applicants wish to develop their lot and have requested a connection to the Council water reticulation network. There is no water main near this lot and they are well outside of the Regional Water Supply Zone. They have therefore requested that Council extend the boundary of the supply zone to allow them to access this network.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:***What does the legislation and other statutory instruments include about the matter under consideration?****(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)*

N/A

Council Policies or Asset Management Plans:***Does Council have a policy, plan or approach ordinarily followed for this type of decision?******What are relevant sections of the policy or plan?****(Quote/insert the relevant section's wording / description within the report)*

The Regional Domestic Water Services Policy sets out the conditions of the connection should this request be approved.

Input into the Report & Recommendation:***Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say?****(Please include consultation with the funding body, any dates of critical importance or updates or approvals required)*

Team Coordinator - Projects & Compliance WSG. He supports the recommendation to decline this request.

Manager, Planning & Building Development – provided the following comment:

The subject lot is located in the Rural Zone of the Maranoa Planning Scheme 2017 and is outside of the Strategic Plan which identifies land intended to accommodate future urban growth over the next 10-15 years. The lot is outside the approved Water Supply Service Area in the adopted Local Government Infrastructure Plan (LGIP) and the LGIP does not include any provision to extend the reticulated water supply network to service the lot.

Rick Johnson – Johnson Drilling on drilling costs for the bore. He confirmed that a bore could easily be constructed for \$50,000.

Funding Bodies:***Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application.****(Please do not just include names)*

N/A

This Financial Year's Budget:***Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$) Is this already included in the budget? (Include the account number and description).******If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?***

Applicant has offered to pay all costs associated with the proposed main extension.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

The applicant would be charged an access charge as well as usage charge for the water connection, which would go towards the ongoing cost for maintenance and operations. To service this lot would require an extension of the mains of approximately 2.3km. The revenue collected would not cover the ongoing costs for this length of main.

Note the applicant states that the extension of the water main is only 800m. This assumes extending an existing water main through private property (currently owned by the Ferrier family) directly to their lot. This cannot be supported, Council do not construct water mains in private properties for security of the supply and to facilitate future maintenance and renewal activities. It is recommended that if they were to connect to the reticulation a new main would have to be constructed from the corner of Currey Street and Geoghegan Road. This is a distance of 2,300m.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?
(Interested Parties Analysis - IS9001:2015)

The Roma water supply has been modeled assuming growth in the urban area. Allowing the Regional Water Supply Zone to expand, places an additional burden on the system that could impact on existing and future users in the Urban Supply Zone. It is recommended that the Regional Water Supply Zones only be expanded in exceptional circumstances.

The Roma water strategy reflects the results of modelling of the network, to eliminate issues that have arisen from indiscriminate expansions in the past and under sized water mains. To allow any expansion of the Water Supply Zones that are contrary to this strategy, can lead to pressure and flow issues for other consumers.

The recent water supply issues in Roma recently highlight these risks of allowing the network to expand beyond its designed area. Additional demand places a risk on affecting existing consumers as well as those future consumers within the Urban Water Supply Area.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Pressure and supply issues to other consumers	The expansion of the Regional Water Supply Zone places an additional burden on the system with a high probability of affecting other consumers. This can result in other consumers experiencing pressure problems and other supply issues such as poor flow. If bores are used

	<p>for excessive hours this can also create taste problems and can lead to equipment failures.</p> <p>Expanding the Regional Water Supply Zone boundary allows all other properties within that extended area to apply for a water supply as well, further exacerbating the problem.</p>
--	--

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

It is recommended that Council decline this request and not approve the expansion of the Regional Water Supply Zone. The expansion of this zone will have a negative impact on other consumers. Council will also incur ongoing additional maintenance and operations costs.

The cost of extending the main to service this lot is approximately \$75,000, to be paid by the applicant and the applicant could sink their own bore for close to this sum. Rick Johnson has confirmed that a bore could easily be sunk for \$50,000, allowing \$25,000 for the pump and other equipment that might be required.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council decline this request and not approve the expansion of the Regional Water Supply Zone

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 1: Getting the basics right

1.1 Supply water to our towns

1.1.1 Deliver water to the right standard for the health of our communities, ensuring compliance with the State Government's Water Supply (Safety and Reliability) Act 2008 and Regulation 2011, and Public Health Act 2005 and Regulation 2005.

Supporting Documentation:

- | | | |
|---|---|----------|
| 1 | Maranoa Planning Scheme 2017 - Schedule 3 - LGIP-
Water Roma Map 1 LGIP-W-01 | D19/9073 |
| 2 | Planning Scheme Map 2.2.1 Roma Strategic Plan
Framework Map | D19/9075 |

Report authorised by:

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental
Services

2611 Orallo Road
ROMA QLD 4455
12 February 2019

The CEO
Maranoa Regional Council
PO Box 620
ROMA QLD 4455

robert.hayward@maranoa.qld.gov.au

RE: Water connection application

Further to our application dated 8 January 2019 and our following letter of 24 January 2019, we confirm that we now wish to amend and simplify the application by requesting the supply of water from Geoghegan Road to the boundary between Geoghegan Road and Lot 168 on CP N536.

We apologise for any inconvenience caused by this amendment to the application.

Yours faithfully

RR Ferrier
RE Mclay
DL Ferrier/per



p.p. WR Ferrier

OFFICER REPORT

Meeting: General 27 February 2019

Date: 7 February 2019

Item Number: 13.1

File Number: D19/8717

SUBJECT HEADING: Regional Pool Report January 2019

Classification: Open Access

Officer's Title: Support Officer - Facilities

Executive Summary:

Across the region, Council maintains five swimming pool complexes and the Great Artesian Spa complex.

Contractors operate the pools under Management Agreements, and provide monthly reports to Council identifying attendance, pool temperatures, chemical levels, maintenance issues and consumables.

Reports presented for the Month of January 2019 include Denise Spencer Pool Roma, Wallumbilla Pool, Surat Pool, Mitchell Memorial Pool and the Great Artesian Spa.

The Injune Pool report has not yet been submitted by the contractor.

Officer's Recommendation:

That Council receive the Regional Swimming Pool reports for the Denise Spencer Pool Roma, Wallumbilla Pool, Surat Pool, Mitchell Memorial Pool and the Great Artesian Spa for the month of January 2019.

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Nil

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
Nil	Nil

Context:

Why is the matter coming before Council?

Due to the risk and nature of public pools, this report is presented to Council to keep Councillor's informed of any ongoing issues with our regional pools.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Issued maintenance requests and current actions tabled below:

LOCATION	ISSUE/REQUEST	ACTION/OUTCOME
DENISE SPENCER POOL ROMA	First Aid Equipment.	None Required.
	Consumables Order – Blue Lazer.	Ordered 2x 15L Blue Lazer 14.02.19
	Maintenance- Tap in water park not working at all times to clean filters.	This is being investigated
	Tiles missing from shallow end of the pool (near stairs).	Due to aging surface of the pool and tiles, the movement in the ground is causing the tiles to crack leaving sharp edges. Need-it is being placed on the sharp edges of the tiles as a short term repair. Long term budget considerations for pool upgrade.
	Mowers to be serviced.	Defect was sent to plant in October for this to be completed
	Pest control due to a lot of red backs and green ants at the facility.	Pest Control are due to respray in the next few months. Request for ants to be sprayed also.
SURAT POOL	First Aid Equipment.	None Required.
	Consumables Order.	Order Number 8124
	Chemicals Order	Purchase Order 135744
	Maintenance – Leaking seal on sand filter	Part of capital upgrade on wading pool
	Wading pool – Valve on filter leaking while backwashing	Part of capital upgrade on wading pool
	Wading pool – Opening and closing valve to be replaced	Part of capital upgrade on wading pool
	Wading pool – drain pipe replacement	Part of capital upgrade on wading pool
	Rust coming through the wall on the 25m pool	Requires fibre glassing to coping tile to prevent further

Maranoa Regional Council

General Meeting - 27 February 2019

		decay of pool. This will require capital upgrade. Proposed 2019/20 budget
	More holes and gaps appearing around the concourse of the 25m pool.	This is being investigated
	Hand rail rusted out	To be repaired
	Blanket roller bearing is damaged and needs replacing	This is being investigated to see what needs to be ordered to fix
	Main circulation pump is corroded	Surat Plumbers have ordered parts to replace it.
	Safety – No dry area/shade for patrons	Surat pool has no shade or shelter area if it rains. Identified in previous pool audits. Proposed 2019/20 budget consideration.
	Concreted BBQ area	Future budget consideration.
	Water laying in the back gate area when it rains.	The run off from the recreation reserve behind the pool causes water to gather along the back gate area of the pool. Proposed 2019/20 budget consideration.
	First Aid room	Quotes requested for future budget considerations.
WALLUMBILLA POOL	First Aid Equipment.	None Required.
	Consumables Order.	None Required.
	Maintenance/Safety Issues.	All maintenance and safety issues requested are to be completed by the school.
	Pest Control and service of equipment	To be completed in the off season as requested by contractor.
GREAT ARTESIAN SPA	First Aid Equipment.	None Required.
	Consumables Order.	Order Number 8123
	Chemicals Order.	Purchase Order 135746
	Maintenance- Hot pool skimming baskets deteriorating requesting 2 replacements.	In the process of getting quotes to order the skimmer baskets
	1 spa heater has stopped working, could this be	Council Plumbers attended on the same day the request

Maranoa Regional Council

General Meeting - 27 February 2019

	looked at as a matter of urgency.	was received from the spa – heater is now working.
	1 creepy crawly has stopped working, needs to be sent away for repairs.	Is packaged up for shipment. Requesting quotes for shipment costs.
	Plastic fan cowl on pool heater cracked.	AJW replaced damage cover on pool heaters on 13.12.18.
	Cold pool deep water depth sign broken (request for 2 new ones).	1x Pool Depth sign ordered (still waiting to receive it) 1x Pool Depth sign spa already have ready for replacement.
	Hot pool shallow water depth signs 1.4m are faded need replacing (request for 2 new ones).	2x 1.4m shallow depths sign have been ordered, still waiting to receive them to be installed.
	Request for new pathway/entry into hot pool, becomes slippery when wet.	Recommended to use <i>slippery when wet</i> signs until a long term solution can be implemented.
	One side of inner front door jammed.	Maranoa Locksmiths is to investigate and repair.
	Roof leaks along the joins above the bar on the deck.	Council Plumbers attended – drains were blocked, cleaned and now waiting for heavy downpour to check.
MITCHELL POOL	First Aid Equipment.	None Required.
	Consumables Order.	Req - 08129
	Chemical Order.	None Required.
	Maintenance.	None Required.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration? (Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

Royal Lifesaving Australia – Guidelines for Safe Pool Operations.

Queensland Health – Swimming and Spa Pool Water Quality and Operational Guidelines 2004.

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

No

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Booringa Action Group – The Great Artesian Spa
 Stacey Robertson – Denise Spencer Pool Roma
 Katrina Mansfield – Mitchell Memorial Pool
 Kevin Wolski – Injune Pool
 Melissa Sutton – Wallumbilla and Surat Pools

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

Nil

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

Nil. Council allocates funds in the Facilities Pool Operations and Maintenance budget to undertake minor repairs and maintenance. Larger projects are proposed for budget consideration.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

A number of larger value request will be tables for Councillor's consideration in 2019/20 budget consideration.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns? (Interested Parties Analysis - IS9001:2015)

Booringa Action Group – The Great Artesian Spa
 Stacey Robertson – Denise Spencer Pool Roma
 Katrina Mansfield – Mitchell Memorial Pool
 Kevin Wolski – Injune Pool
 Melissa Sutton – Wallumbilla and Surat Pool

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Nil.	Monthly reports assist Council in managing risk.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

Report is provided to Council for information purposes.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council receive the Regional Swimming Pool reports for the month of January 2019.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.9 Manage Council's land and buildings that contribute to the provision of a range of services across the region and are used by residents, visitors, business, industry and Council

4.9.4 Manage the region's 6 swimming pools.

Supporting Documentation:

1	Monthly Pool Report January 2019 - Denise Spencer Pool Roma	D19/7463
2	Monthly Pool Report January 2019 - Great Artesian Spa	D19/8330
3	Monthly Pool Report January 2019 - Wallumbilla Pool	D19/9531
4	Monthly Pool Report January 2019 - Surat Pool	D19/9532
5	Monthly Pool Report January 2019 - Mitchell Pool	D19/11972

Report authorised by:

Manager - Facilities (Land, Buildings & Structures)

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

Maranoa Regional Council
Monthly Pool Management Report
For the Month of January 2018

Pool Name – DENISE SPENCER MEMORIAL POOL

1. Pool Entries

	General Entry	School Group	Swimming Club	Learn to Swim	Season Pass
Adult	1989		18		514
Pensioner-65+	324				
Children	2360		35	387	763

Comments: Vital health 10 clients and 11 instructors. Physios are not charged pool entry.

Swimming Club recommenced last night.

Saint Johns swimming carnival Monday 4th February 8 am to 3 pm.

Combined Schools carnival Monday 18th February 8am to 3pm.

School Swimming with the Roma State College starts this month for grades 1 and 2. I supply the teachers.

2. Pool Chemical Log

Averages	Chlorine PPM	PH	Total Alkalinity	Calcium
Week 1	2-3	7.6	100	150
Week 2	3-4	7.6	120	120
Week 3	3-4	7.6	76	180
Week 4	2-3	7.6	45	200

Comments:-

Learn to Swim pool is filtering again but is still not in use. I will turn the heating back on in the next couple of weeks ready for use.

From June Report

Bird poo is a real issue and so are broken rotten eggs with dead chicks inside ending up in the pool. Berries and fronds are falling from palm trees into waterpark. The trees may need trimmed again. Rats climbing in and out of ceiling near entrance early in the morning. Bird mesh went up but the pigeons just fly underneath so this is still an issue.

3. Pool Temperature

	Daily Average
Week 1	28
Week 2	28
Week 3	28

Version 3. 03/06/15 Maranoa Regional Council

Week 4	28
--------	----

Comments:-

4. First Aid Kit Check/ Oxygen Resuscitation Kit -
5. Consumables – The following items I requested last report but I am pretty sure I did not receive them
 - Blue Lazer

6. Maintenance Issues (please list):-

The tap in the water park shed does not always supply water to clean filters. Sometimes when the valve is open nothing happens.

Tiles missing from pool still near shallow end stairs waterpark side.

My mowers could potentially be serviced. I don't know if the facility was sprayed this season. I have loads of redbacks.

7. Safety Issues (Please list)**8. Safety Issues Resolved****9. Issues with unruly patrons ect (Drunk, abusive, violation of pool rules)****10. Incidents:**

- 4/01/2019 – green ant bite
- 24/01/2019 – sliver of Paint(?) under toe nail – gloves, saline and 2 band aids - advised to seek medical attention
- 25/01/2019 – tile cut – gloves, saline and 2 band aids – found jagged edge of two broken tiles and applied bond it
- 26/01/2019 – Green ant bite – possible severe allergic reaction – oxygen delivered via adult therapy mask, ice used to cool the casualty – ambulance called
-

11. Any other issues that should be reported to council

It is very hot in the office and under the entrance of the pool and with the low roof it does not allow for good circulation of air. Council offered to air-condition my office a few years back, but I declined the offer as I did not want staff congregating in the office instead of lifeguarding on hot days. I have since found a solution to make the pool concourse healthier and more enjoyable for patrons. Outside of Bakaroma they have big industrial fans that gently spray water. These would move the chloramines and help to freshen up the entrance to the pool and concourse area. I would like this idea to go to council and I will be happy to assist with the cost as it would make my staff and I more comfortable. It would also make the under-cover area more comfortable for the patrons.

Staff are currently completing their Pool Lifeguard Qualification and re accreditation.

First Aide Course being offered her 10th February.

Austswim Course Monday 11th February and Sunday 17th February.

An internet Modem has arrived at the pool.

Name & Signature of Pool Manager

Signed:- *Stacey Robertson*

Date: 1/02/2019

Version 3. 03/06/15 Maranoa Regional Council

Maranoa Regional Council
Monthly Pool Management Report
For the Month of January 2019

Pool Name – Great Artesian Spa

1. Pool Entries

	General Entry	School Group	Swimming Club	Learn to Swim	Other
Adult	799				247
Children	Combined with adults				

Comments:-

Friday Morning Tea – 3 , Sunday Breakfast – 75 , Vital Health – 25.

2. Gymnasium Use :

Comments:

283 entries into the gym a total of 61 adults and 12 children for Zumba. No statistics for Yoga as Shirley had been away.

3. Cold Pool Chemical Log

Averages	Chlorine PPM	PH	Total Alkalinity	Calcium
Week 1	4.49	7.41	2.0AF	2.2CF
Week 2	2.31	7.57	2.0AF	2.2CF
Week 3	1.80	7.69	2.2AF	2.2CF
Week 4	2.48	7.6	2.1AF	1.9CF

Comments:-

4. Hot Pool Chemical Log

Averages	Chlorine PPM	PH	Total Alkalinity	Calcium
Week 1	3.81	7.38	1.9AF	1.9CF
Week 2	3.10	7.24	0.7AF	1.9CF
Week 3	1.50	7.68	1.5AF	1.3CF
Week 4	3.09	7.40	1.7AF	1.8CF

Comments:-

5. Cold Pool Temperature

	Daily Average
Week 1	30.1
Week 2	31
Week 3	30
Week 4	30

Comments:-

6. Hot Pool Temperature

	Daily Average
Week 1	39.8
Week 2	39
Week 3	38
Week 4	39

Comments:-

7. First Aid Kit Check

Replacement Supplies Required (please list):-

No items required.

8. Consumables

Items required eg. Toilet paper, hand towel, soap (please list):-

DPD No 1, DPD No 3, Sunscreen, Chlorine, Kleenex compact hand towel, Halo glass cleaner, Scott's alcohol wipes. As per attached order forms.

9. Maintenance Issues (please list):-

**Booringa Action Group Inc.
Outstanding Maintenance Report**
All Transactions

Date	Num	Description
01/08/2018	32	The plastic Fan Cowling on the pool heater is cracked
01/08/2018	34	Cold pool deep water depth sign has broken off on one of it's corners
30/08/2018	38	Hot pool shallow water depth signs 1.4m are both very faded. Request for 2 new ones.
05/09/2018	40	Request for inspection of new concrete pathway and entry into the hot pool
10/12/2018	53	One side of the inner front door of the hall seems to be jammed
13/12/2018	57	There appears to be a bad leak all along the joins right above the bar on the deck.
06/02/2019	62	One of our creepy crawlies has stopped working, it will need to be sent away for maintenance.
06/02/2019	63	One of our spa heaters has stopped working - are we able to get this looked at
06/02/2019	64	Hot pool skimming baskets are badly deteriorating, are we able to get 2 new replacements
06/02/2019	65	Chemical consumables as per attached Order Form No. 011901
06/02/2019	66	Cleaning consumables as per attached Order Form No. 011901

10. Any other Issues Requiring Reporting

Australian Good Food Guide

On the 29th January 2019, the Great Artesian Spa won an Australian Good Food Guide Reader's Choice Award for 2019 in the Regional Outback Queensland category.



Name & Signature of Pool Manager

Signed:-

A handwritten signature in black ink, appearing to read 'Jeff Watson', written over a horizontal line.

Jeff Watson

Date : 06.01.2019

Maranoa Regional Council
WALLUMBILLA POOL MANAGEMENT REPORT
For the Month of January, 2019.

1. Pool Entries

	General Entry	Schools	Race Night	Squad	Learn to Swim	AquaFit	Total
Adult	227	0	0	0	0	0	227
Children	257	0	0	0	0	0	257
						Total	484

Comments: I do not have numbers for school swimming or club nights.

2. Pool Chemical Log

Averages	Chl PPM	PH	T/A	CaH	Temp	TDS	SI
Week 1	1 - 3	8.00	150	125	27°	5.0	0.2
Week 2	1 - 3	8.00	150	125	27°	5.0	0.2
Week 3	1 - 3	8.00	200	125	27°	5.5	0.2
Week 4	1 - 3	8.00	200	125	27°	6.0	0.1

Comments:- Water clarity is great.

3. First Aid Kit Check/ Oxygen Resuscitation Kit - Replacement Supplies Required (please list):-

None required

4. Consumables - Items required e.g. Toilet paper, hand towel, soap (please list):-

School; pallet of acid, 2 x Calcium hardness (have not received)

5. Maintenance request (please list):-

Removal of trees – there are gum trees around the pool that create a huge mess daily and the flowers are hard to get rid of as they float on top of the water.

Removal of contaminated dirt and top dressing with feed lot manure to establish grass. Is there a grant that could help with this?

7. Safety Issues (Please list)

- Pool hoist as there is no steps for older people to enter the water. This was also identified by a patron as their friend couldn't come to the pool as she couldn't enter or exit the pool.

- Extra lighting for night use (photo below)

8. Safety Issues Resolved

NA

9. Incidents (please ensure all incidents are reported to council the same day they occur on council's incident form)

None to report

10. Issues with unruly patrons ect (Drunk, abusive, violation of pool rules)

Wallumbilla Pool

Mel Sutton

1

No

11. Any other issues that should be reported to council

The kiosk is not lined and has no air conditioning and really is a hot box. We took the thermometer in there and it was 36 degrees with everything open. Could you approach school and see if they would like to go halves in lining it. Christmas holidays last year Kirsten York (swim club) made mention of wanting to get it done. Disposal of chemical drums. Where is the nearest depot for disposable chemical drums?

Photos

- Needs more lighting for night use.



Off Season Jobs

- Pest control - to spray all buildings and sheds.
- Service mowers, whipper snipper, blower – 1 x ride on, 1 x push mower, 1 x whipper snipper
- Service dosing pumps

Name & Signature of Pool Manager

Signed:- M N SUTTON

Date : 07.02.2019

Maranoa Regional Council
SURAT POOL MANAGEMENT REPORT
Month of January, 2019.

- **Pool Entries**

	General Entry	Schools	Race Night	Squad	Learn to Swim	Aqua Ducks	Total
Adult	270	0	0	-	-	11	281
Children	389	0	0	16	0	-	405
Total							686

Comments: .

- **Pool Chemical Log**

25m Pool	Averages	Chl PPM	PH	T/A	CaH	Temp	TDS	SI
	Week 1	3.50	7.90	85	150	28°	1900	0.1
	Week 2	3.60	7.85	85	150	29°	1900	0.05
	Week 3	3.70	7.80	85	150	29°	1900	0
	Week 4	3.50	7.80	80	150	29°	1900	0
Wading Pool	Averages	Chl PPM	PH	T/A	CaH	Temp		
	Week 1							
	Week 2							
	Week 3							
	Week 4							

Comments:- Water clarity is excellent.

Wading pool is empty.

- **First Aid Kit Check/ Oxygen Resuscitation Kit - Replacement Supplies Required (please list):-**

None required

- **Consumables - Items required e.g. Toilet paper, hand towel, soap (please list):-**

As per December 2018 report.

- **Maintenance Issues (please list):-**

- Leaking seal on Sand filter. (photo below) reported 10/01/18

- Sharp point on hand rail. A patron came across it on 1/12/17 and notified me. (have put putty over it)
- Wading pool – opening and closing valve needs replacing.
- Wading pool - valve on the filter leaks after doing a backwash.
- Wading Pool – drain pipe will need to be replaced in the off season.
- Rust coming though in 25m pool – *pictured below*.
- There are holes and gaps appearing around the concourse. Some have been there a long time and have been checked and cleared however I think it's time to have them rechecked as there are new holes appearing.

Note: I rang Rob Hayward on the 28/11/18 to explain how the concourse has sagged taking photos of it doesn't really show how bad it has gotten.

- Hand rail on ladder located deep end West side is rusted out.
- Blanket roller bearing is damaged and needs replacing.
- Main circulation pump is corroded (Josh Broadhead was ordering parts to replace).

- **Safety Issues (Please list)**

- Shade/ shelter area as identified in the audit. Surat Pool has no shelter for patrons to stand under when it rains.
- HEALTH HAZZARD in October I had problems with the ladies amenities blocking and have discovered that the septic and storm water is all connected. I had faeces coming up in the change room and over flowing in the BBQ area. I have moved the BBQ outside the fenced area until we can make the BBQ area hygienic again. I have suggested concreting the area that way if the drain trap (DT) overflows again we can wash the area down with sanitiser. Emailed Facilities 26/10/17. UPDATE: new toilets and pipes have been put in, can we lay a cement pad down for hygiene?
- Mosquito breeding ground at the back gate every time it rains as there is no drainage between the Rec oval and the pool. *Picture below*.
- First aid room. Identified in the audit.

- **Safety and Maintenance Issues Resolved this month**

Nothing to report

- **Incidents (please ensure all incidents are reported to council the same day they occur on council's incident form)**

Nothing to report.

- **Issues with unruly patrons ect (Drunk, abusive, violation of pool rules)**

None to report

- **Any other issues that should be reported to council**

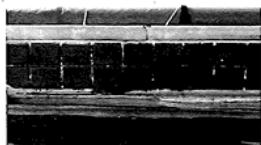
Nothing to report.

Photos

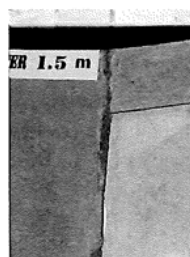
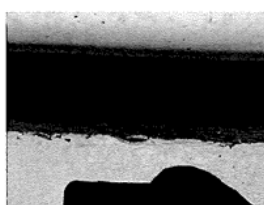
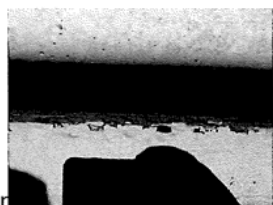
- Leaking seal on Sand filter.



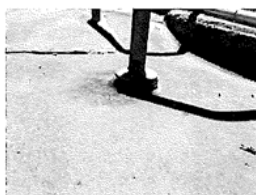
- Rust – there is rust coming through at the shallow end of 25m pool



- Gaps in concourse - Hard to see in the photo.



- Hand rail rusted out.



- Mosquito breeding ground

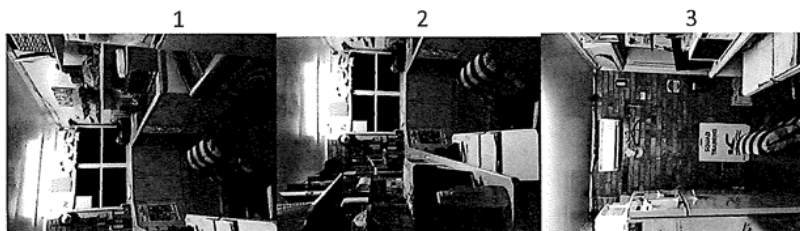


Off Season Jobs

- Wading Pool – drain pipe will need to be replaced in the off season. April 2018
- Pest control - to spray all buildings and sheds. Sprayed May 2017
- Service mowers, whipper snipper, blower – 1 x ride on, 1 x push mower, 1 x whipper snipper, 1 x blower
- Service dosing pumps – August is a good time to do this. Last serviced 19/09/2017


Wish List

- Covered area for shelter and shade. There is a small area at the entrance of the facility that people can take shelter if it rains. (Patrick measured this up when he was here)
- Tables and chairs for the sheltered area
- Office/first aid room – on Ros Waldron's pool visit (26/10/17) we spoke about my lack of room and how much I am cramming into a small space. I have previously had in my monthly reports about turning the front room (adjacent the kiosk, though the wall of picture 3) into an office. If we can put a double door through that wall it can be a first aid and office combined ticking off on issues brought up in our audit.
When Ricky Jones was here measuring up the amenities I asked if he could look at the possibility of doing this. Firstly he said it could be done, secondly he said that the brick wall is a load bearing wall and that there will need to be electrical work done as in rerouting wiring and split system air conditioner.



Name & Signature of Pool Manager

Name:- Mel Sutton – Outback Swim School - Manager Surat Pool

Signed:- 
M N SUTTON

Date : 07.02.2019

Maranoa Regional Council
Monthly Pool Management Report
For the Month of January 2019.

Pool Name – Mitchell Memorial Swimming Pool

1. Pool Entries

	General Entry	Average per day pool is open	School Group	Swimming Club	Learn to Swim	Other
Adult	106	3.9	N/A	N/A	N/A	N/A
Children	162	6	N/A	N/A	23	N/A
Family (2Adults&2Children)	17	0.7	N/A	N/A	N/A	N/A

Comments:-

23 children participated in the learn to swim intensive program held at the Mitchell Swimming Pool on the 20th and 21st January 2019.

The pool was opened as part of the Australia Day celebrations with great attendance, 20 Adults and 19 Children enjoying a cool dip.

Pool Chemical Log

Averages	Chlorine PPM	PH	Total Alkalinity	Calcium
Week 1	2.51	7.60	76	40
Week 2	3.22	7.70	89	60
Week 3	2.35	7.65	80	60
Week 4	2.71	7.73	75	50

Comments:-

2. Pool Temperature

	Daily Average
Week 1	30.4
Week 2	29.9
Week 3	30.4
Week 4	30.9

Comments:-

3. First Aid Kit Check/ Oxygen Resuscitation Kit - Replacement Supplies Required (please list):-

4. Consumables

Items required eg. Toilet paper, hand towel, soap (please list)

- Box of Garbage Bags

5. Maintenance Issues (please list):

7. Safety Issues (Please list)

8. Safety Issues Resolved

9. Incidents (please ensure all incidents are reported to council the same day they occur on council's incident form)

10. Issues with unruly patrons ect (Drunk, abusive, violation of pool rules)

11. Any other issues that should be reported to Council

Name & Signature of Pool Manager

Signed:- Katrina Mansfield

Date :- 15th February 2019

PLANNING & BUILDING DEVELOPMENT REPORT

Meeting: General 27 February 2019

Date: 15 February 2019

Item Number: 13.2

File Number: D19/11273

SUBJECT HEADING: Negotiated Decision

Classification: Open Access

Officer's Title: Lead Town Planner

Executive Summary: Precinct Urban Planning, on behalf of Outback Truckstops Pty. Ltd., have made representations (*change representations*) to Council about conditions imposed on Development Approval Reference 2018/19823.

Officer's Recommendation:

That Council;

- 1) give a decision notice (a negotiated decision notice) to the applicant and each referral agency that states that Council agrees with the change representation to amend the following conditions of Development Approval 2018/19823;

Condition 26 be amended from;

All onsite access, parking and manoeuvring areas are to be sealed with an approved impervious surface. Surfacing shall consist of reinforced concrete, concrete pavers, segmental clay pavers, asphaltic hotmix or two coat (primer seal/seal) bitumen seal.

To:

All onsite access, parking and manoeuvring areas are to be constructed from an all-weather, compacted gravel surface.

A Dust Nuisance Management Plan which includes operating procedures to mitigate dust generated from the approved on-site activities must be submitted to Council for approval.

The approved Dust Nuisance Management Plan will form part of the approved documents for the development.

And:

Condition 29 be amended from;

All parking spaces shall be clearly delineated with an appropriate line-

marking paint that meets the applicable Australian Standard.

To:

All parking shall be delineated with marking dots, demarcations or similar products that meet the applicable Australian Standard

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Council's decision regarding this matter is likely to affect owners of the subject property; Leighton John Reinke, Sherri Reinke and Outback Truckstops Pty. Ltd. as well as agents of iOR Petroleum Australia.

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
MCU	Material Change of Use
MRC	Maranoa Regional Council

Context:

Why is the matter coming before Council?

The original development application was considered and decided at a General Meeting.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Development Approval 2018/19823 was issued by Council on the 29 January 2019 and provides for the expansion of industrial activities at the IOR refuelling facility located on the Warrego Highway, Butchers Hill approximately 5 km west of Roma. The premises is properly described as Lot 69 on SP206879.

Change representations have been made to Council by the applicant about two of the development approval conditions that require the applicant to; 1) seal all onsite access, parking and manoeuvring areas; and 2) delineate all parking spaces with an appropriate line-marking paint. These conditions were imposed by Council because of potential dust nuisance generated by vehicles accessing the approved activity.

The applicant contends that the requirement to seal the access, parking and maneuvering areas is unreasonable given the location of the site, its proximity to nearby properties (nearest property is located in excess of 250 meters away) and

that the activities are buffered from the adjoining property by mature vegetation. The applicant is proposing that the access, parking and maneuvering areas be constructed of an all-weather, compacted gravel surface and that a Dust Nuisance Management Plan be prepared and implemented to address any potential dust concerns. A complete copy of the applicant's representations is attached in the Supporting Documentation.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under

consideration? (Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

Section 75 of the *Planning Act 2016* allows an applicant to make change representations to Council about changing a matter in a development approval provided the representations are made within 20 business days of receipt of a development approval. The assessment manager (Council) must assess the change representations against and having regard to the matters that must be considered when assessing a development application, to the extent those matters are relevant.

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Council does not have an adopted policy or plan regarding change representations. Ordinarily, when deciding change representations about development conditions, Council has considered whether the development conditions are consistent with the assessment benchmarks applicable at the time of assessment and if the conditions are reasonable, relevant and enforceable.

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to

Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Internal consultation has occurred with:

- Manager Planning & Building Development

The officer's recommendation has been informed by feedback from those consulted during the development assessment process.

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

No, the project is not reliant on external funding.

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

The outcome of Council's decision on this matter will not have any implications to this year's budget. The costs of fulfilling development approval obligations, financial or otherwise, remains the sole responsibility of the land owner/s.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

The outcome of Council's decision on this matter will not have any implications to future year's budgets. The costs of fulfilling development approval obligations, financial or otherwise, remains the sole responsibility of the land owner/s.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?
(Interested Parties Analysis - IS9001:2015)

The development application (which included an all-weather gravel surface for access, parking and maneuvering areas) was subject to public notification and was also referred to the State Assessment Referral Agency (SARA). There were no submissions received during the public notification period and SARA had no requirements for the development. As such, it is unlikely that there would be anyone who would be particularly interested in or impacted by the decision.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Applicant appeals Council's decision to the Planning and Environment Court*	High – If Council does not agree with the change representations Low – If Council agrees with the change representations

*Whilst there is a risk of the applicant appealing any aspect of Council's decision about this development application (including development conditions) to the Planning and Environment Court, the level of risk should not inform Council's decision regarding this request.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

Having considered the change representations in the context of the applicable assessment benchmarks relevant at the time of assessment of the development application (and which Council must have regard to), it is recommended that Council endorse the officer recommendation and agree to the change representations.

The proposed all-weather gravel surface is consistent with the applicable assessment benchmarks in the *Maranoa Planning Scheme 2017* and any potential dust nuisance generated by the activity can be adequately mitigated through the implementation of a Dust Nuisance Mitigation Plan. The use of marking dots or other demarcations are acceptable in the event that Council approve an all-weather gravel surface.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council endorse the officer recommendation and agree to the change representations.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.2 Encourage additional investment in the Maranoa, developing our local economy and increasing our region's population

4.2.3 Create an environment that is conducive to growth through progressive integration of Council's Planning Scheme, Economic & Community Development Plan and Business & Industry Strategy.

Supporting Documentation:

1 [Down Arrow](#) Decision Notice

D19/6275

2 [Down Arrow](#) Change Representations

D19/13248

Report authorised by:

Manager - Planning & Building Development

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services



File: 2018/19823

Enquiries to: Department of Development, Facilities and Environmental Services

29 January 2019

Outback Truckstops Pty Ltd
C/- Jess Garratt
Precinct Urban Planning
Po BOX 3038
Toowoomba QLD 4350

Dear Ms. Garratt,

Decision notice—Approval (with conditions)

(Given under section 63 of the *Planning Act 2016*)

I acknowledge the below application was properly made on 11 September 2018.

Application details

Approval Sought:	Development Permit
Application Proposal:	Material Change of Use - "Low Impact Industry" (expansion of existing industrial activity)
Category of Assessment:	Impact Assessment
Planning Scheme:	Maranoa Planning Scheme 2017

Location details

Street Address:	Warrego Highway, Roma QLD 4455
Real Property Description:	Lot: 69 SP: 206879

Decision

I wish to advise that the above described application was approved subject to conditions by Council on 23 January 2019.

Details of the approval

	Development Permit	Preliminary Approval
Development assessable under the planning scheme, a temporary local planning instrument, a master plan or a preliminary approval which includes a variation approval	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Maranoa Regional Council
Cnr Bungil & Quintin Streets
Roma Queensland 4455

PHONE 1300 007 662
FAX 07 4624 6990
EMAIL council@maranoa.qld.gov.au

PO Box 620, Roma Qld 4455
ABN: 99 324 089 164
www.maranoa.qld.gov.au

Conditions

This approval is subject to conditions in Attachment 1.

Further Development Permit

Please be advised that the following development permits are required to be obtained before the development can be carried out:

- Development Permit – Building Work
- Development Permit – Plumbing and Drainage works
- Development Permit – Operational Works; unless complaint with the requirements for Accepted development in the *Planning Regulation 2017* or the *Maranoa Planning Scheme 2017*.

Properly made submissions

There were no properly made submissions for this application.

Referral agencies

The referral agencies for the application are:

Referral agency	Advice/Concurrence
State Assessment and Referral Agency Department of State Development, Manufacturing, Infrastructure and Planning PO Box 825 Toowoomba QLD 4350	<p>Concurrency Agency for an application involving:</p> <p>State-controlled road</p> <p>MCU where any part of the land is within 25 metres of a State-controlled road OR abuts a road that intersects with a State-controlled road within 100 metres of the land UNLESS the use is an 'excluded MCU'.</p> <p>An 'excluded MCU' means an MCU that:</p> <ul style="list-style-type: none"> (i) Does not involve a new or changed access between the premises and a State-controlled road, or a road that intersects with a State-controlled road; and (ii) Is for a dwelling house, a domestic outbuilding, a dwelling unit, a dual occupancy, a caretaker's accommodation or a community residence; or (iii) Is not for a food and drink outlet or a service station or a use mentioned in (ii), and all of the following apply: <ul style="list-style-type: none"> – The premises has GFA less than 100m², and the MCU does not increase the floor area; or – The MCU does not involve

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	<p>building work other than internal alterations; or</p> <p>The hardstand area is not extended by more than 25m².</p>
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The Department of State Development, Manufacturing, Infrastructure and Planning has advised by letter dated 16 October 2018 that they have no requirements for the development.

Rights of appeal

The rights of applicants to appeal to a tribunal or the Planning and Environment Court against decisions about a development application are set out in chapter 6, part 1 of the *Planning Act 2016*. For particular applications, there may also be a right to make an application for a declaration by a tribunal (see chapter 6, part 2 of the *Planning Act 2016*).

A copy of the relevant appeal provisions are attached.

Currency period for the approval

This approval lapses if the first change of use does not happen within 6 years after the approval starts to have effect.

Approved plans and specifications

Copies of the following plans, specifications and/or drawings are enclosed.

Plan/Document Number	Plan/Document Name	Date
00078/18 1 of 5	Existing Site Plan	11/06/18
00078/18 2 of 5	Proposed Site Plan	11/06/18
00078/18 3 of 5	Road & Carpark Details	11/06/18
00078/18 4 of 5	Satellite Imagery Overlay	11/06/18
00078/18 5 of 5	Proposed Workshop	11/06/18
00078/18 6 of 5	Workshop Elevations	11/06/18
Project No: 13887	Stormwater Management Plan	16/11/18
	HT30 Specification Sheet	

For further information please contact Christopher Tickner, Lead Town Planner on the phone number provided below or via email planning@maranoa.qld.gov.au.

Yours faithfully



Danielle Pearn
Manager Planning and Building Development

cc. State Assessment and Referral Agency by email (toowoombaSARA@dsdmip.qld.gov.au)

- enc. Attachment 1 - Assessment Manager Conditions of Approval (Maranoa Regional Council)
 Attachment 2 - Adopted Infrastructure Charges Notice
 Attachment 3 - Planning Act Extract Appeal Rights
 Attachment 4 - Statement of Reasons
 Attachment 5 - Approved Plans and Specifications

ATTACHMENT 1 –ASSESSMENT MANAGER CONDITIONS OF APPROVAL (MARANOA REGIONAL COUNCIL)

Preamble

- i. The Capricorn Municipal Development Guidelines apply to this development. Refer to the <http://www.cmdg.com.au/> for the Capricorn Municipal Development Guidelines (CMDG).
- ii. The relevant planning scheme for this development is the *Maranoa Planning Scheme 2017*. All references to the 'Planning Scheme' and 'Planning Scheme Schedules' within these conditions refer to the above Planning Scheme.
- iii. All Aboriginal Cultural Heritage in Queensland is protected under the (*Aboriginal Cultural Heritage Act 2003*) and penalty provisions apply for any unauthorised harm. Under the legislation a person carrying out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal Cultural Heritage. This applies whether or not such places are recorded in an official register and whether or not they are located in, on or under private land. The developer is responsible for implementing reasonable and practical measures to ensure the Cultural Heritage Duty of Care Guidelines are met and for obtaining any clearances required from the responsible entity.
- iv. The *Environmental Protection Act 1994* states that a person must not carry out any activity that causes, or is likely to cause, environmental harm unless the person takes all reasonable and practicable measures to prevent or minimise the harm. Environmental harm includes environmental nuisance. In this regard, persons and entities involved in the operation of the approved development are to adhere to their 'general environmental duty' to minimise the risk of causing environmental harm to adjoining premises.
- v. The land use rating category for the site may change upon commencement of any approved use on the site. Council's current Revenue Statement, which includes the minimum general rate levy for the approved use/s is available on the Council website: www.maranoa.qld.gov.au.
- vi. It is the responsibility of the developer to obtain all necessary permits and approvals associated with the development of the site and submit all necessary plans and policies to the relevant authorities for the approved use.
- vii. All persons involved in the operation or use of the site have an obligation to take all reasonable and practical measures to prevent or minimise any biosecurity risk under the *Biosecurity Act 2014*.
- viii. Refer to Attachment 2 – Adopted Infrastructure Charges Notice for infrastructure charges levied for the approved development.
- ix. In completing an assessment of the proposed development, Council has relied on the information submitted in support of the development application as true and correct. Any change to the approved operations on the site may require a new or changed development approval. It is recommended to contact Council for advice in the event of any potential change in circumstances.

Use

1. The approved development is for a Material Change of Use - "Low impact industry" (expansion of an existing industrial activity) as shown on the approved plans.

Note: This development approval and the approval conditions apply to the Proposed ULP Loadout facility, Proposed Cross Loading Area, Proposed Workshop and Proposed Dongas shown on Approved Plan 00078/18- Proposed Site Plan prepared by Martin Building Design dated 11/06/18. This approval does not apply or authorise any other development or use on the site.

2. A Biosecurity Plan for the site must be prepared and implemented in accordance with the *Biosecurity Act 2014*. The plan must be prepared by an appropriately qualified person taking into account all existing and approved operations on the site and addressing the risk of spread of Priority Pest Plants. A copy of the plan must be submitted to Council prior to commencement of the approved development.

Note: The Pest Management Plan (PMP) for the Maranoa Region is available on Council's website via the following link: <http://www.maranoa.qld.gov.au/pest-management-plan>. The PMP identifies, among others, Parkinsonia, Prickly Acacia and Parthenium as Priority Pest Plants to be managed in the Maranoa Region.

Compliance inspection

3. All conditions relating to the establishment of the approved development must be fulfilled prior to the approved use commencing, unless otherwise noted within these conditions.
4. Prior to the commencement of use the applicant shall contact Council's Planning Department and arrange a development compliance inspection.

Approved Plans and Documents

5. All works and operations are to be carried out generally in accordance with the approved plans listed in the following table. Where the approved plans are in conflict with the Assessment Manager's conditions, the Assessment Manager's conditions shall take precedence.

Plan/Document Number	Plan/Document Name	Date
00078/18 1 of 5	Existing Site Plan	11/06/18
00078/18 2 of 5	Proposed Site Plan	11/06/18
00078/18 3 of 5	Road & Carpark Details	11/06/18
00078/18 4 of 5	Satellite Imagery Overlay	11/06/18
00078/18 5 of 5	Proposed Workshop	11/06/18
00078/18 6 of 5	Workshop Elevations	11/06/18
Project No: 13887	Stormwater Management Plan	16/11/18
	HT30 Specification Sheet	

Development works

6. During the course of constructing the works, the developer shall ensure that all works are carried out by appropriately qualified persons and the developer and the persons carrying out and supervising the work shall be responsible for all aspects of the works, including public and worker safety, and shall ensure adequate barricades, signage and other warning devices are in place at all times.

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7. The developer is responsible for locating and protecting any Council and public utility services, infrastructure and assets that may be impacted on during construction of the development. Any damage to existing infrastructure (kerb, road pavement, existing underground assets, etc.) that is attributable to the progress of works on the site or vehicles associated with the development of the site shall be immediately rectified in accordance with the asset owners' requirements and specifications and to the satisfaction of the asset owners' representative(s).
8. All works must comply with:
 - a. this development approval;
 - b. any relevant Acceptable Solutions of the applicable codes of the planning scheme for the area;
 - c. Council's standard designs for such work where such designs exist;
 - d. the Capricorn Municipal Development Guidelines; and
 - e. any relevant Australian Standard that applies to that type of work.

Despite the requirements of paragraphs a-e above, Council may agree in writing to an alternative specification. This alternative specification prevails over those specified in paragraphs a-e in the event of any inconsistency.

The developer must also ensure that any works do not conflict with any requirements imposed by any concurrent lawful requirements outside those stated above.

Emergency events

9. All material and machinery with the potential to cause harm by way of floating debris or potential contamination of waterways during a flood event must be stored outside of the Flood hazard area as defined on the State Planning Policy Interactive Mapping System or in flood proof containers that are adequately secured. Any material or machinery with the potential to cause harm or contamination that is located in these areas shall be stored in such a manner as to be easily accessed and relocated off-site ahead of a minor or major flood event.
10. A flood management plan, having regard to the site characteristics and management procedures in the event of flood, shall be prepared prior to the commencement of the use. The owner and/or operator, staff and visitors shall be made aware of the flood management plan, its content, and the procedures that need to be followed in the case of a major flood event.

Avoiding Nuisance

11. No nuisance is to be caused to adjoining properties and occupiers by the way of smoke, dust, noise, odour, rubbish, contaminant, stormwater discharge or siltation at any time.
12. Dust emanating as a result of operations carried out onsite must be continually monitored and suppressed in order to prevent any dust drifting onto road networks, nearby properties and sensitive land uses. The landowner/operator must implement a dust management plan for the site operations.
13. The approved use and its surrounds must be kept in an orderly fashion, free of rubbish and clear of weeds and long grasses. The approved development and the premises are to be maintained in a clean and tidy condition and not pose any health and safety risks to the community.

Repair Damaged Infrastructure

14. The developer is responsible for locating and protecting any Council and public utility services, infrastructure and assets.
15. Any damage to roads and infrastructure that is attributable to the progress of works on the site or vehicles associated with the development of the site, must be repaired in accordance with the asset owners' requirements and specifications and to the satisfaction of the asset owners' representative(s).

Erosion Control

16. All construction works on site are to be undertaken in accordance with the Institute of Engineers (Australia) (IEAUST) Soil Erosion and Sediment Control Engineering Guidelines for Queensland Construction sites.
17. If there is a possibility of erosion or silt or other materials being washed off the property during the development process or after the development is completed, the developer must document and implement a management plan that prevents this from occurring.
18. The developer shall immediately clean up and satisfactorily remove any deposited construction material or silt runoff from the development site.
19. Stockpiles of topsoil, sand, aggregate, spoil or other material capable of being moved by the action of running water shall be stored clear of drainage paths and be prevented from entering the road and/or drainage system.
20. Should it be necessary for the road and/or drainage system to be reinstated or cleaned up due to erosion and/or sedimentation from the site, then such works shall be at no cost to Council. Such works shall be undertaken immediately where there is a potential hazard to pedestrians and/or passing traffic.

Advertising signage

21. Any proposed advertising signage that does not form part of this approval is subject to further development approval unless otherwise meeting the requirements for Accepted development in the Planning Scheme, or other applicable planning instrument in force at the relevant time.
22. Any free standing advertising signage or structure to be constructed on the subject site shall be designed by an RPEQ (Structural) Engineer and certification provided for both design and construction.

Access, Parking and Manoeuvring

23. Vehicles entering and exiting the development site must be able to enter and leave in forward direction. Vehicle manoeuvres in this regard are to be totally contained within the development site boundaries.
24. All vehicle movements within the site are to be clear of proposed parking areas, buildings and landscape treatments. Vehicle parking bays must not encroach into swept paths for vehicle movement's onsite.
25. All heavy vehicle access, parking and standing areas must be separated from light vehicle parking areas.
26. All onsite access, parking and manoeuvring areas are to be sealed with an approved impervious surface. Surfacing shall consist of reinforced concrete, concrete pavers, segmental clay pavers, asphaltic hotmix or two coat (primerseal/seal) bitumen seal.

27. A minimum of twenty-eight car parking spaces, including one (1) car parking space for persons with disabilities, shall be provided generally in the area shown as "Designated Parking" on approved plan number 00078/18 Sheet 2 of 5 – "Proposed Site Plan" prepared by Martin Building Design dated 11/06/18.
28. The car parking area shall be designed, signed and line marked in accordance with approved plan 00078/18 Sheet 3 of 5 "Road & Carpark Details" prepared by Martin Building Design dated 11/06/18.
29. All parking spaces are to be clearly delineated with an appropriate line-marking paint that meets the applicable Australian Standard.
30. Disabled car parking bays shall be designed in accordance with AS/NZS 2890.6:2009 Parking Facilities Part 1: Off-Street Car Parking.
31. All vehicular access and related items must comply with (i) the development approval conditions, (ii) any relevant provisions in the planning scheme for the area including Schedule 2: "Standards for Roads, Car Parking, Access and Manoeuvring Areas", (iii) Council's standard designs for such work where such designs exist, (iv) any relevant Australian Standard that applies to that type of work and (v) the Capricorn Municipal Development Guidelines (CMDG) and (vi) any alternative specifications that Council has agreed to in writing and which the developer must ensure do not conflict with any requirements imposed by any applicable laws and standards.

Refuse storage

32. A permanent enclosed bulk refuse storage area must be provided within the development. All refuse storage containers shall be screened and retain reasonable standards of amenity for users of the premises and surrounding land uses. Refuse storage facilities must not be visually obtrusive.
33. All refuse storage containers must be maintained in a clean and tidy state at all times while the use continues, and shall be emptied and the waste removed from the site on a regular basis.
34. A dedicated area shall be provided for service vehicle access and manoeuvring for waste collection within the development site area. The dedicated area shall be provided in accordance with the *Capricorn Municipal Development Guidelines*.

Lighting

35. Lighting associated with the approved use, including any security lighting, shall be such that the lighting intensity does not exceed 8.0 lux at a distance of 1.5 meters from the Development site area.
36. All lighting shall be directed or shielded so as to ensure that no glare directly affects land uses outside of the Development site area.

Provision of Services

37. The approved development is to be provided with an approved water allocation as provided by the relevant agency with sufficient capacity to meet all operational needs, including potable water sufficient to meet the needs of all visitors to the site and water required to mitigate dust nuisance generated by vehicles accessing the site.
38. The approved development must be provided with access to a reliable water supply for firefighting purposes.

39. The site must be connected to an on-site sewerage treatment system that is adequate for the approved use. The removal and disposal of any effluent from the site must be performed by a suitably licensed contractor.

40. The number of employees and visitors on site at any one time shall be limited to the maximum capacity of the onsite sewerage treatment system.

Note: The landowner/operator is responsible for obtaining any permits required to achieve compliance with environmental laws relevant to the provision of onsite sewerage treatment and/or disposal.

41. The provision of sanitary/amenity facilities adequate to meet the needs of all employees and visitors must be provided on site.

Note: The landowner/operator is responsible for obtaining any development permits required in conjunction with the provision of amenities on the site, including permits for building works and plumbing and drainage works.

42. The development must be connected to an electricity reticulation service in accordance with the relevant service provider's requirements and specifications along the relevant building standards, requirements and specifications.

43. If the development is connected to a telecommunication service, then such works shall be undertaken in accordance with the relevant service provider's requirements and specifications along with relevant building standards requirements and specifications.

44. Any conflicts associated with proposed and existing services shall be forwarded by the developer to the appropriate controlling authority for approval for any proposed changes.

Stormwater and Drainage

45. Stormwater runoff from roofs and impervious surfaces is to be collected internally and piped generally in accordance with the CMDG Design Guidelines D-5 'Stormwater Drainage Design' to the lawful point of discharge.

46. Stormwater must not be allowed to pond on the property being developed during the development process and after the development has been completed.

47. Post-development stormwater runoff flow from the development site is not to exceed pre-development stormwater runoff flows to adjoining properties or roads, as demonstrated in the approved Stormwater Management Plan Project No: 13887 prepared by RMA Engineers dated 16 November 2018.

48. There must be no increases in any silt loads or contaminants in any overland flow from the property being developed during the development process and after the development has been completed. All wastewater from the approved operation is to be collected onsite using appropriate pollution control devices or methods to ensure no contamination or silting of creeks or other waterways.

No Cost to Council

49. The developer is responsible for meeting all costs associated with the approved development unless there is specific agreement by other parties, including the Council, to meeting those costs.

50. All rates and charges of any description and all arrears of such rates and charges, together with interest outstanding thereon, on the land, due to Council, shall be paid to the Council prior to construction commencing.

Latest versions

51. Where another condition refers to a specific published standard, manual or guideline, including specifications, drawings, provisions and criteria within those documents, that condition shall be deemed as referring to the latest versions of those publications that are publicly available at the first operational works or compliance approval is lodged with the assessment manager or approval agency for those types of works to be performed or approved, unless a regulation or law requires otherwise.

Application Documentation

52. It is the developer's responsibility to ensure that all entities associated with this Development Approval have a legible copy of the Decision Notice and the Approved Plans and Approved Documents bearing 'Council Approval.'

ATTACHMENT 2 - ADOPTED INFRASTRUCTURE CHARGES NOTICE

INFRASTRUCTURE CHARGES NOTICE

This Infrastructure Charges Notice is issued by Maranoa Regional Council.

The notice is issued in accordance with the provision of Chapter 4 of the *Planning Act 2016* and related provisions

The reasons for the decision to give this Notice are explained in the attached Infrastructure Charges Information Notice.

DEVELOPMENT APPLICATION:	2018/19823
PROPERTY ADDRESS:	Warrego Highway, Roma 4455
PROPERTY DESCRIPTION:	Lot: 69 SP: 206879
APPLICATION PROPOSAL:	Low Impact Industry
PLANNING SCHEME:	<i>Maranoa Planning Scheme 2017</i>
LEVIED CHARGE:	\$0.00
DOES THE MAXIMUM ADOPTED CHARGE APPLY:	Yes

Please find attached an Adopted Infrastructure Charges Notice issued in accordance with section 119 of the *Planning Act 2016* (the Act).

The amount in the Adopted Infrastructure Charges Notice has been calculated according to Council's Adopted Infrastructure Charges Resolution.

The amount in the Adopted Infrastructure Charges Notice is subject to index adjustments and may be different at the time of payment. Please contact the Planning Team at Council for review of the charge amount prior to payment.

Payment to Council

Payment of the infrastructure charges must be made to Maranoa Regional Council.

Due date for payment

Infrastructure charges are payable in accordance with section 122 of the Act.

Automatic increases

The adopted charge for Maranoa Planning Scheme 2017 may be increased automatically after the charge is levied and before it is paid to the local government. The increase will be calculated using the following method:

The monetary contributions for trunk infrastructure that have been previously made, escalated to present value by applying the movements of the Consumer Price Index (all Groups) for Brisbane between the date that the payment was made and 1 July 2012.

Levied Charge Calculations:

Charge Category and Use	Applied Adopted Infrastructure Charge	Demand	Levied Charge
Industry	Nil charge	The increased demand on Council's infrastructure networks as a result of the activity has been determined to be inconsequential and therefore a nil infrastructure charge is payable.	\$0.00

General Information**GST:**

The Federal Government has determined that contributions made by a developer to local government for infrastructure and services under the *Planning Act 2016* are GST exempt.

Appeals:

Pursuant to section 229(3) of the *Planning Act 2016* a person may appeal an infrastructure charges notice or a refusal (or deemed refusal) of conversion application. Further details about the appeal provisions see attachment 6.

When this notice lapses:

The infrastructure charges notice lapses if the development approval stops having effect.

INFRASTRUCTURE CHARGES INFORMATION NOTICE**Reasons for the decision:**

The approved development will not increase demand upon any of the local government trunk infrastructure networks.

The Maranoa Regional Council has made a *Resolution to adopt Infrastructure Charges for the Maranoa Planning Scheme under the State planning regulatory provision (adopted charges), 2012*. This resolution sets out the infrastructure charges that apply to development within the Priority Infrastructure Area (PIA) of the Maranoa Planning Scheme 2017 administered by the Maranoa Regional Council.

As the developer is not required to construct any trunk infrastructure, (which is infrastructure which services other premises) then there are no offsets or refunds for the provision of trunk infrastructure by the developer.

ATTACHMENT 3 – PLANNING ACT EXTRACT APPEAL RIGHTS

Chapter 6 Dispute resolution Part 1 Appeal rights

229 Appeals to tribunal or P&E Court

(1) Schedule 1 states—

(a) matters that may be appealed to—

- (i) either a tribunal or the P&E Court; or
- (ii) only a tribunal; or
- (iii) only the P&E Court; and

(b) the person—

- (i) who may appeal a matter (the **appellant**); and
- (ii) who is a respondent in an appeal of the matter; and
- (iii) who is a co-respondent in an appeal of the matter; and
- (iv) who may elect to be a co-respondent in an appeal of the matter.

(2) An appellant may start an appeal within the appeal period.

(3) The **appeal period** is—

- (a) for an appeal by a building advisory agency—10 business days after a decision notice for the decision is given to the agency; or
- (b) for an appeal against a deemed refusal—at any time after the deemed refusal happens; or
- (c) for an appeal against a decision of the Minister, under chapter 7, part 4, to register premises or to renew the registration of premises—20 business days after a notice is published under section 269(3)(a) or (4); or
- (d) for an appeal against an infrastructure charges notice—20 business days after the infrastructure charges notice is given to the person; or
- (e) for an appeal about a deemed approval of a development application for which a decision notice has not been given—30 business days after the applicant gives the deemed approval notice to the assessment manager; or
- (f) for any other appeal—20 business days after a notice of the decision for the matter, including an enforcement notice, is given to the person.

Note—

See the P&E Court Act for the court's power to extend the appeal period.

(4) Each respondent and co-respondent for an appeal may be heard in the appeal.

(5) If an appeal is only about a referral agency's response, the assessment manager may apply to the tribunal or P&E Court to withdraw from the appeal.

(6) To remove any doubt, it is declared that an appeal against an infrastructure charges notice must not be about—

- (a) the adopted charge itself; or
- (b) for a decision about an offset or refund—
 - (i) the establishment cost of trunk infrastructure identified in a LGIP; or

- (ii) the cost of infrastructure decided using the method included in the local government's charges resolution.

230 Notice of appeal

- (1) An appellant starts an appeal by lodging, with the registrar of the tribunal or P&E Court, a notice of appeal that—
 - (a) is in the approved form; and
 - (b) succinctly states the grounds of the appeal.
- (2) The notice of appeal must be accompanied by the required fee.
- (3) The appellant or, for an appeal to a tribunal, the registrar must, within the service period, give a copy of the notice of appeal to—
 - (a) the respondent for the appeal; and
 - (b) each co-respondent for the appeal; and
 - (c) for an appeal about a development application under
 - (d) schedule 1, table 1, item 1—each principal submitter for
 - (e) the development application; and
 - (f) for an appeal about a change application under
 - (g) schedule 1, table 1, item 2—each principal submitter for
 - (h) the change application; and
 - (i) each person who may elect to become a co-respondent
 - (j) for the appeal, other than an eligible submitter who is not a principal submitter in an appeal under paragraph (c) or (d); and
 - (k) for an appeal to the P&E Court—the chief executive; and
 - (l) for an appeal to a tribunal under another Act—any other person who the registrar considers appropriate.
- (4) The **service period** is—
 - (a) if a submitter or advice agency started the appeal in the P&E Court—2 business days after the appeal is started; or
 - (b) otherwise—10 business days after the appeal is started.
- (5) A notice of appeal given to a person who may elect to be a co-respondent must state the effect of subsection (6).
- (6) A person elects to be a co-respondent by filing a notice of election, in the approved form, within 10 business days after the notice of appeal is given to the person.

231 Other appeals

- (1) Subject to this chapter, schedule 1 and the P&E Court Act, unless the Supreme Court decides a decision or other matter under this Act is affected by jurisdictional error, the decision or matter is non-appealable.
- (2) The Judicial Review Act 1991, part 5 applies to the decision or matter to the extent it is affected by jurisdictional error.

(3) A person who, but for subsection (1) could have made an application under the Judicial Review Act 1991 in relation to the decision or matter, may apply under part 4 of that Act for a statement of reasons in relation to the decision or matter.

(4) In this section—

decision includes—

- (a) conduct engaged in for the purpose of making a decision; and
- (b) other conduct that relates to the making of a decision; and
- (c) the making of a decision or the failure to make a decision; and
- (d) a purported decision; and
- (e) a deemed refusal.

non-appealable, for a decision or matter, means the decision or matter—

- (a) is final and conclusive; and
- (b) may not be challenged, appealed against, reviewed, quashed, set aside or called into question in any other way under the Judicial Review Act 1991 or otherwise, whether by the Supreme Court, another court, a tribunal or another entity; and
- (c) is not subject to any declaratory, injunctive or other order of the Supreme Court, another court, a tribunal or another entity on any ground.

232 Rules of the P&E Court

- (1) A person who is appealing to the P&E Court must comply with the rules of the court that apply to the appeal.
- (2) However, the P&E Court may hear and decide an appeal even if the person has not complied with rules of the P&E Court.

ATTACHMENT 4 – STATEMENT OF REASONS

The following information is provided in accordance with section 63 of the *Planning Act 2016*.

Description of Development	The approved development is for a Material Change of Use – “Low impact industry”
Assessment benchmarks	<p>The proposed development was assessed against following Assessment benchmarks;</p> <ul style="list-style-type: none"> the Darling Downs Regional Plan; the State Planning Policy; the Maranoa Planning Scheme; <ul style="list-style-type: none"> Part 3 Strategic framework Part 4 Local Government Infrastructure Plan Part 5 Tables of assessment Part 6 Zones <ul style="list-style-type: none"> Part 6.2.1 Rural zone code Part 8 Overlays <ul style="list-style-type: none"> Part 8.2.1 Agricultural Land Overlay Code Part 8.2.5 Flood Hazard Overlay Code Part 8.2.7 Infrastructure Overlay Code Part 8.2.8 Airport Environs Overlay Code
Relevant matters	The Relevant matters are the Assessment benchmarks.
Matters raised in submissions	There were no properly made submissions received about the application.
Reasons for decision	On balance, there is no significant conflict with the Assessment benchmarks. The proposed development is appropriately located and any perceived conflicts with the Planning Scheme are addressed having regard to the lawful existing use of the site, the expert assessment reports submitted in support of the development and consideration of surrounding development. Any potential inconsistencies with the planning scheme can be appropriately addressed through conditions of development approval.

ATTACHMENT 5 – APPROVED PLANS AND SPECIFICATIONS



www.precinctplan.com.au

13 February 2019

The Assessment Manager
Maranoa Regional Council
PO Box 620
ROMA QLD 4455

Attention: Mr Christopher Tickner

Dear Christopher,

CHANGE REPRESENTATIONS FOR DECISION NOTICE - SECTION 75 PLANNING ACT 2016 – DEVELOPMENT PERMIT FOR MATERIAL CHANGE OF USE ('LOW IMPACT INDUSTRY') – WARREGO HIGHWAY, ROMA – LOT 69 ON SP206879 (Council Ref: D19/4741/D19/5706, 2018/19823; Our Ref: 2018-102)

I act on behalf of the applicant, Outback Truckstops Pty Ltd in the above matter.

I refer to Council's Decision Notice 2018/19823, dated 29 January 2019 for a Development Permit for Material Change of Use for "Low Impact Industry", on land at Warrego Highway, Roma, described as Lot 69 on SP206879.

On behalf of the applicant, I hereby notify Council, pursuant to section 75 of the *Planning Act 2016* (the Act), the applicant suspends the Appeal Period for the purpose of making change representations on conditions and/or other matters forming part of the Decision Notice.

Change Representations

The following correspondence identifies the matters on which further representations are made, and the planning grounds relied upon in support of those representations. For ease of comprehension, relevant conditions are listed below with associated representations following each individual condition.

ATTACHMENT 1 – ASSESSMENT MANAGER CONDITIONS OF APPROVAL (MARANOA REGIONAL COUNCIL)

Issue No. 1

SEALING OF ONSITE ACCESS, PARKING AND MANOEUVRING AREAS

26. *All onsite access, parking and manoeuvring areas are to be sealed with an approved impervious surface. Surfacing shall consist of reinforced concrete, concrete pavers, segmental clay pavers, asphaltic hotmix or two coat (primerseal/seal) bitumen seal.*

Representations

As noted on the approved plans and discussed during assessment of the application, the proposed new onsite roadways and carparking areas will be constructed of all-weather gravel. It is noted that the issue of dust nuisance was not raised at Information Request stage or via an Outstanding Issues letter, and so it came as a surprise that the applicant was required to seal the access, parking and manoeuvring as a

precinct
URBAN PLANNING Pty Ltd

TOOWOOMBA Level 1, 459 Ruthven Street, Toowoomba
POST PO Box 3038, Toowoomba QLD 4350
P 07 4632 2535 **F** 07 4632 4465 **E** info@precinctplan.com.au

IPSWICH Level 1, 164 Brisbane Street, Ipswich
POST PO Box 111, Ipswich QLD 4305
P 07 3810 8337 **E** info@precinctplan.com.au

Precinct Urban Planning Pty Ltd / ACN 118 956 424 / ABN 32 440 419 184 / Trustee for the Bullen Family Trust / T/A Precinct Urban Planning



condition of approval. Despite this, in the interest of finding an acceptable outcome to both parties, the applicant is willing to accept an additional condition which requires the preparation and submission of a Dust Nuisance Management Plan to address the issue of possible dust nuisance on adjoining uses, provided that Council is willing to accept the proposed all-weather gravel surfaces.

It is noted that the closest adjoining use to the development is adjacent to the western boundary of the site and the existing use has operated for a number of years alongside this use without incident. In addition, the approved extensions to the use are located centrally within the site and the adjoining use is located approximately 250m to the west and buffered by the existing mature vegetation which is maintained on site between the approved extensions and the western boundary.

Amendments to Conditions

It is requested that Condition 26 is amended as follows and an additional condition inserted where appropriate in the conditions suite (refer to bold font):

26. All onsite access, parking and manoeuvring areas are to be **constructed of an all-weather, compacted gravel surface.**
- # **Submit to Council for endorsement a Dust Nuisance Management Plan which at a minimum, includes the following:**
- **Operating procedures to prevent or minimise dust production;**
 - **Maintenance practices and procedures, including remediation measures following inclement weather events; and**
 - **Handling of dust complaints.**

Issue No.2

LINEMARKING OF CARPARKING SPACES

29. All parking spaces shall be clearly delineated with an appropriate line-marking paint that meets the applicable Australian Standard.

Representations

Reference is made to the above issue and if Council agrees to allow the parking areas to be compacted gravel, Condition 29 requires a minor amendment to allow another means of clearly delineating the parking spaces. As such, the amended condition below is recommended:

29. All parking spaces shall be clearly delineated with **marking dots, demarcations or similar products** that meet the applicable Australian Standard.

Conclusion

Council's favourable consideration of the above Change Representations is sought in determining the applicant's request for a Negotiated Decision Notice for Council's Development Permit 2018/19823, dated 29 January 2019. We understand that the applicant has already paid the applicable fee of **\$422.10** by credit card.

If you have any questions or queries in relation to the above representations please do not hesitate to contact the undersigned on telephone (07) 4632 2535 or by email on jess@precinctplan.com.au

Yours sincerely

A handwritten signature in black ink, appearing to be "Jess Garratt", written in a cursive style.

Jess Garratt

Precinct Urban Planning

OFFICER REPORT

Meeting: General 27 February 2019

Date: 19 February 2019

Item Number: 13.3

File Number: D19/12548

SUBJECT HEADING: Request for Closure of Roma Pool to conduct Annual Town Triathlon

Classification: Open Access

Officer's Title: Support Officer - Facilities

Executive Summary:

Council has received correspondence from the Roma Pool Manager on behalf of the Multisport Incorporated Club seeking permission to close the Denise Spencer Pool to the public between specified hours on Saturday 6 April 2019 and Sunday 7 April 2019 for the purpose of holding their annual triathlon as part of the Western Downs Tri series.

Officer's Recommendation:

That Council:

1. Approve the request to close the Denise Spencer Pool Roma to the general public on Saturday 6 April 2019 from 2 pm – 4 pm & Sunday 7 April 2019 from 6 am – 11 am for the purpose of conducting the swimming leg of the Multisport Incorporated Club Annual Triathlon
 2. Advise the community of this closure through a notice at the pool and a media release.
-

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Pool Users of the Denise Spencer Pool
Competitors, competing in the Annual Triathlon

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
Nil	Nil

Context:

Why is the matter coming before Council?

The Manager, Denise Spencer Pool Roma and President of Multisport Incorporated Club have written to Council seeking permission to close the Denise Spencer Pool Roma to conduct the annual triathlon as part of the Western Downs Tri series.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Council has received correspondence from the Roma Pool Manager on behalf of the Multisport Incorporated Club seeking permission to close the Denise Spencer Pool to the public between specified hours on Saturday 6 April 2019 and Sunday 7 April 2019 for the purpose of holding their annual triathlon as part of the Western Downs Tri series.

The swimming leg will be held at the Denise Spencer Pool on Saturday 6 April 2019 from 2 pm – 4 pm & Sunday 7 April 2019 from 6 am – 11 am.

Stacey Robertson, Manager of the Roma Swimming Pool indicated that she is happy for the event to be held at the pool. On the requested dates during the times indicated, the club have asked that the pool be closed to swimming only and the public still be able to enter the facility to spectate. Stacey mentioned that people travel from all over the state to compete in this event.

Weekend operating hours for the Denise Spencer Pool are from 10am – 6pm. Closure for the triathlon will affect the general public from swimming for 2 hours on Saturday afternoon between 2pm - 4pm and for 1 hour on Sunday from 10am – 11am.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

Nil

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Nil

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say?

(Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Manager, Denise Spencer Pool
Margaret Lyons President MTMS (Maranoa Triathlon and Multisport)

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

Nil

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)?? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

Nil

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)?? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

Nil

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?

(Interested Parties Analysis - IS9001:2015)

Pool Users of the Denise Spencer Pool
Competitors, competing in the Annual Triathlon

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Risk	Negative publicity if community is not advised of the closure

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

The Council grant this request to close the Denise Spencer Pool Roma during specified days and hours to conduct the swim leg of the Annual Triathlon in Roma.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council:

1. Approve the request to close the Denise Spencer Pool Roma to the general public on Saturday 6 April 2019 from 2 pm – 4 pm & Sunday 7 April 2019 from 6 am – 11 am for the purpose of conducting the swimming leg of the Multisport Incorporated Club Annual Triathlon
2. Advise the community of this closure through a notice at the pool and a media release.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.9 Manage Council's land and buildings that contribute to the provision of a range of services across the region and are used by residents, visitors, business, industry and Council

4.9.1 Provide operation and maintenance, renewal, upgrade and construction of Council's buildings and structures according to the priorities and funding approved by Council, ensuring fit-for-purpose specification development for new and upgraded assets.

Supporting Documentation:

- | | | |
|----|--|-----------|
| 1↓ | Email received from Margaret Lyons President MTMS | D19/12608 |
| 2↓ | Email received from Stacey Robertson requesting Pool Closure to hold Maranoa Mutlisport Annual Triathlon | D19/12809 |

Report authorised by:

Manager - Facilities (Land, Buildings & Structures)

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

Monique Light

From: Council
Sent: Friday, 15 February 2019 2:54 PM
To: Customer.Service
Subject: FW: Roma Swimming Pool Closure for Roma Triathlon 6/7 April



Maranoa Regional Council
Postal Address: P.O. Box 620 ROMA QLD 4455
P: 1300 007 662

F: (07) 4624 6990
Email: council@maranoa.qld.gov.au
Web: www.maranoa.qld.gov.au

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Please consider the environment before printing this e-mail

From: Maranoa Triathlon [<mailto:maranoatriathlonandmultisports@gmail.com>]
Sent: Friday, 15 February 2019 2:02 PM
To: Council <council@maranoa.qld.gov.au>
Subject: Roma Swimming Pool Closure for Roma Triathlon 6/7 April

Good Afternoon,

My name is Margaret Lyons I am the Maranoa Triathlon President. I was wondering how I go about requesting for Pool closure from 2-4pm on the 6th of April & 6am- 11am on Sunday the 7th of April for our Annual Town Triathlon?

Thank you

Margaret Lyons
President MTMS

-----Safe Stamp-----
Your Anti-virus Service scanned this email. It is safe from known viruses.
For more information regarding this service, please contact your service provider.

Monique Light

From: Madonna Mole
Sent: Wednesday, 20 February 2019 9:14 AM
To: Monique Light
Subject: FW: Roma Triathlon

Hi Monique

Below is email from Stacey asking for pool closure for annual triathlon.

Kind regards
Madonna

Madonna Mole
Facility Lease Management & Housing Officer/Team Coordinator,
Facilities (Land, Buildings & Structures)

D: (07) 4624 0815 M: 0417 881 095 F: (07) 4624 6990
From: Stacey Robertson [mailto:coachstacey7@gmail.com]
Sent: Wednesday, 20 February 2019 5:37 AM
To: Madonna Mole <Madonna.Mole@maranoa.qld.gov.au>
Subject: Re: Roma Triathlon

To whom it may concern
i would like to request a pool closure from 10-11am on Sunday 7th April and 2-4 pm on Saturday 6th April
for the Maranoa Multi sports Annual triathlon. People travel from all over the state for this event.
Kind Regards

Stacey Robertson

PO BOX 272, ROMA QLD 4455/ Mobile: 0408847255

On Tue, Feb 19, 2019 at 3:01 PM Madonna Mole <Madonna.Mole@maranoa.qld.gov.au> wrote:

Hi Stacey

As per our telephone conversation.

- 2-4pm on the 6th of April
- 6am- 11am on Sunday the 7th April

Kind regards

Madonna

Madonna Mole
Facility Lease Management & Housing Officer/Team Coordinator
Facilities (Land, Buildings & Structures)



Maranoa Regional Council
Roma Community Hub
P.O. Box 620, Roma, QLD 4455
57 Bungil St Roma QLD 4455
P: 1300 007 662
D: (07) 4624 0815 M: 0417 881 095 F: (07) 4624 6990
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Web: www.maranoa.qld.gov.au

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OFFICER REPORT

Meeting: General 27 February 2019

Date: 19 February 2019

Item Number: 13.4

File Number: D19/12654

SUBJECT HEADING: Application to Arts Queensland for Regional Arts Development Fund (RADF) Program in 2019/20

Classification: Open Access

Officer's Title: Regional Grants & Council Events Development Coordinator

Executive Summary:

Queensland councils are invited to apply to Arts Queensland for funding for the 2019/20 Regional Arts Development Fund (RADF) Program. It is recommended that Maranoa Regional Council submit an application, and allocate the required funding contribution of \$12,857 in the 2019/20 budget.

Officer's Recommendation:

That Council:

1. Apply to Arts Queensland for \$30,000 under the Regional Arts Development Fund (RADF) program in 2019/20.
2. Provide the required contribution of \$12,857 from Council's 2019/20 budget allocations.
3. Allocate \$15,000 for Council Strategic Initiatives in the application budget.

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

N/a.

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
RADF	Regional Arts Development Fund

Context:

Why is the matter coming before Council?

Queensland Councils are invited to apply to Arts Queensland for funding under the Regional Arts Development Fund (RADF) in 2019/20. Applications are due on 5 April 2019 for activities commencing after 1 September 2019.

RADF promotes the role and value of arts, culture and heritage as key drivers of diverse and inclusive communities and strong regions, and investing in local arts and cultural priorities, as determined by local communities, across Queensland.

Funding allocations are based on population. As a Tier 2 (population between 5,001 and 25,000) Maranoa Regional Council is eligible to apply for up to \$30,000 from Arts Queensland with a ratio of 70:30 contribution from Council.

Request from Arts Qld:	\$30,000
Required contribution from Council:	<u>\$12,857</u>
Total available for RADF projects in 2019/20:	\$42,857

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Council has most commonly disbursed all funds in recent financial years.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

N/a

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Council has consistently applied for this funding over the past several years.

The RADF program is referenced in Council's Economic and Community Plan for the Maranoa:

5. Educators, businesses, agencies, Council and communities collaborate to provide creative spaces and creative activity support

Objectives:

5.1 Continue to enlist agency support for arts and culture (including RADF, State Library, Museums and Galleries Queensland, Qld Museum, Flying Arts, ArTour)

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say?

(Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

RADF Guidelines.

Annika Ward – Partnerships Manager, Arts Queensland – provided information and details on application process.

RADF Committee – recommended application.

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

RADF is delivered as a partnership between the Queensland Government through Arts Queensland and eligible local councils across the state.

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

There is no anticipated implication for this year's budget.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

An allocation of \$12,857 will need to be allocated in the 2019/20 budget to ensure an allocation from Arts Queensland.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns? (Interested Parties Analysis - IS9001:2015)

Arts and culture groups in the Maranoa – no particular parties would be impacted.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
A contribution of \$12,857 is required from Council to ensure an allocation from Arts Queensland.	Failure to provide the required funds in the 2019/20 budget will place the RADF program at risk.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

At the time of writing, and based on previous years' experience, it is expected that Council will successfully disburse all the RADF funds for the 2018/19 allocation. This allocation period runs from November 2018 until September 2019.

It is recommended that Council apply for the maximum available (\$30,000) from Arts Queensland for the 2019/20 RADF program, and provide the required allocation of \$12,857 in the 2019/20 budget.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council:

1. Apply to Arts Queensland for \$30,000 under the Regional Arts Development Fund (RADF) program in 2019/20.
2. Provide the required contribution of \$12,857 from Council's 2019/20 budget allocations.
3. Allocate \$15,000 for Council Strategic Initiatives in the application budget.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.11 Support development of our local communities through planning, programs and events

4.11.1 Coordinate Council's grant programs and other funding to community groups.

Supporting Documentation:

Nil

Report authorised by:

Manager - Economic & Community Development

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

OFFICER REPORT

Meeting: General 27 February 2019

Date: 19 February 2019

Item Number: 13.5

File Number: D19/12659

SUBJECT HEADING: Performance agreement with Jally Entertainment

Classification: Open Access

Officer's Title: Regional Grants & Council Events Development Coordinator

Executive Summary:

Following on from previous years performances, Council has received a proposal from Jally Entertainment to present a children's show across the region in August 2019.

It is recommended that Council accept the proposal.

Officer's Recommendation:

That Council:

1. Authorise the Chief Executive Officer to sign the Performance Agreement with Jally Entertainment for five performances in the region in August 2019.
 2. Allocate the cost of the five performances totalling \$4,500 to Arts and Culture GL 2885.2001.
 3. Provide the halls in each town free of charge.
 4. Provide entrance to each show free of charge to attendees.
-

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

N/a.

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description

Context:

Why is the matter coming before Council?

Council has received a proposal from Jally Entertainment to perform the children's show 'Cinderella Spinderella' – *Don't talk to Strangers!* across the region in August 2019. Council approval is sought to engage the performers, and sign the performance agreement.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Jally Entertainment is a progressive professional touring company, established in 2004 and based on the Sunshine Coast in Queensland, Australia. Their aim to provide a high quality of popular choice theatre is rapidly gaining the company a fine reputation for delivering extremely successful productions to theatre-goers and venue managers alike.

Jally Entertainment has toured our region (Roma, Surat and Mitchell) previously in 2016, 2017 and 2018, with approximate attendances of 700 children each year.

The cost is normally is normally \$2,500 per performance. However, a total cost of \$4,500 has been negotiated for 5 performances to include Injune and Wallumbilla this year, as well as Roma, Mitchell and Surat. The planned dates are 12-16 August 2019.

This year's performance, '*Cinderella Spinderella*' – *Don't talk to Strangers!*' is touring in 2019 and is an interactive and educational production for children aged 3 – 11 years that focuses on Stranger Danger. Staff will work closely with the 5 towns pre-schools and schools to ensure all have the chance to see the performance.

The show runs for approximately 50 minutes with a "meet and greet" afterwards, with all the characters. The performers travel with a full production set, costumes, props and technical equipment.

Previously, Council has provided the halls free of charge, and not imposed an entrance fee – it is recommended this continues.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

N/a.

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

N/a.

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Jally Entertainment

Local Development Officers – supported the proposal.

Manager Economic and Community Development – supported the proposal.

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

There is no external funding applicable to this proposal.

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? ***Is this already included in the budget? (Include the account number and description).***

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

There is funding available in this year's Arts and Culture budget GL 2885.2001 to cover the performances.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

N/a.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns? (Interested Parties Analysis - IS9001:2015)

N/a.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Cancellation	If the presenter (Council) cancels the performance after the agreement is signed, Council will be liable for the full performance fee. Risk – Low.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

Jally Entertainment have toured the region for the past 3 years, and have provided professional and entertaining performances for young children. This year, a cost has been negotiated with Jally to extend the performances to 5 towns in the region. This is an opportunity to provide an arts and culture (theatre) experience for an increased audience at little extra cost. It is recommended that the proposal be accepted, and Council continue to provide the venues and attendance at no cost.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

***Does this recommendation suggest a decision contrary to an existing Council policy?
If so, for what reason?***

That Council:

1. Authorise the Chief Executive Officer to sign the Performance Agreement with Jally Entertainment for performances in the region in August 2019.
2. Allocate the cost of the performances of \$4,500 to Arts and Culture GL 2885.2001.
3. Provide the halls in each town free of charge.
4. Provide entrance to each show free of charge to attendees.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.10 Foster arts and culture within our communities and help preserve our local history

4.10.4 Source and coordinate arts and cultural events and programs within the Maranoa.

Supporting Documentation:

Nil

Report authorised by:

Manager - Economic & Community Development

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

OFFICER REPORT

Meeting: General 27 February 2019

Date: 20 February 2019

Item Number: 13.6

File Number: D19/13015

SUBJECT HEADING: Request to use Roma Saleyards for Outback Tucker Under the Stars

Classification: Open Access

Officer's Title: Regional Tourism Development Coordinator

Executive Summary:

The Roma Easter in the Country Committee is requesting use of Roma Saleyards for Outback Tucker Under the Stars as part of the 2019 Easter in the Country Festival on Thursday, 18 April 2019.

Officer's Recommendation:

That Council:

Grant approval to Easter in the Country Committee to host Outback Tucker Under the Stars on Thursday 18 April 2019, at the Roma Saleyards as part of Roma's Easter in the Country Festival.

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Easter in the Country Committee

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
EITC	Easter in the Country

Context:

Why is the matter coming before Council?

The Roma Saleyards is a Council facility.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Easter in the Country is requesting the use of the Roma Saleyards on Thursday, 18 April 2019 for the afternoon and evening. Easter in the Country will be bringing celebrity chef, Matt Golinski, to Roma for the festival. Matt will cook dinner on the Thursday evening featuring local produce, including Maranoa Beef.

Easter in the Country has held Tucker Under the Stars at the Roma Saleyards since 2017 and it has become a popular addition to the program with tickets selling out each year. The event attracts a combination of visitors and locals and encourages Festival goers to extend their stay by an extra night which equates to significant economic benefits for the region.

MRC staff do provide in-kind assistance to the event by providing tables and chairs for 250 people, this includes transporting them to the site, setting them up, dismantling them and transporting them back to the Roma Cultural Centre.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration? (Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

Nil

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Nil

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Konrad Crawford, Team Coordinator - Roma Parks & Gardens and Bassett Park

Paul Klar, Manager Roma Saleyards

Jenny Flynn, Easter in the Country Committee President

Ed Sims, Manager Community and Economic Development

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

Nil

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

Council has a budget allocation for in-kind assistance for the 2019 Easter in the Country Festival up to the value of \$15,000. **(WO 15420.2571.2001)**

Any costs involved can be included in this assistance.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

Nil

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns? (Interested Parties Analysis - IS9001:2015)

Nil

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
<Insert Risk>	<Provide details>

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

Grant approval to Easter in the Country Committee to host Outback Tucker Under the Stars on Thursday 18 April 2019, at the Roma Saleyards as part of Roma's Easter in the Country Festival.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.3 Attract visitors to our region to bring additional customers to our region's businesses

4.3.2 Research, design and deliver destination marketing initiatives aimed at increasing visitor numbers, duration of stay, repeat visits and visitor spend, in partnership with local tourism and progress associations.

Supporting Documentation:

Nil

Report authorised by:

Manager - Economic & Community Development

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

OFFICER REPORT

Meeting: General 27 February 2019

Date: 21 February 2019

Item Number: 13.7

File Number: D19/13369

SUBJECT HEADING: Interpretative Signage at Roma's Largest Bottle Tree

Classification: Open Access

Officer's Title: Coordinator - Tourism

Executive Summary:

The shelter and signs located at Roma's Largest Bottle tree were constructed in 2004 by the Queensland Murray Darling Committee (QMDC), this committee no longer exist. These signs are badly effected by vandalism and sun exposure and desperately require replacing.

Southern Queensland NRM, established in July 2018 has taken over a number of responsibilities of QMDC. They have indicated that they no longer wish to maintain or retain ownership of this structure and would like to hand it over to MRC.

Officer's Recommendation:

That Council takes over ownership and maintenance of the shelter and replaces the signage at a cost of \$8,461.00 funded from WO:18350.2561 Tourism Signage.

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

nil

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
QMDC	Queensland Murray Darling Committee
Southern Queensland NRM	Southern Queensland Natural Resource Management
DNRME	Department of Natural Resources Mines and Energy

Context:

Why is the matter coming before Council?

There has been considerable negative feedback from visitors on the current state of the signs. Due to their damaged state, they need replacing or removing.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

The wooden structure and roof is sound and would not require any foreseeable maintenance. The 12 panels require new signs to be screwed onto the existing panels. Quotes have been received for new editorial, artwork, printing and installation at a cost of \$8461.00. The panel subjects will feature flora and fauna of the Maranoa Region.

Since The Department of Transport and Main Road installed the directional signs to the Largest Bottle tree in 2018, visitation has increased substantially and this is indicative through visitor comment. The site currently looks dilapidated and this new signage will improve the visitor's experience.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under

consideration? (Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

nil

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

nil

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to

Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Justine Miller – Regional Tourism Development Coordinator
Ed Sims – Manager – Economic and Community Development
Konrad Crawford – Team Coordinator Roma parks and Gardens
Donna Robinson – Regional Liaison Office – DNRME
Paul McDonald – CEO – Southern Queensland NRM

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

nil

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? *Is this already included in the budget? (Include the account number and description).*

If the matter under consideration has not been included in the budget, where can the funds be transferred from? *(Include the account number and description) What will not be done as a result?*

There is sufficient funds in WO: 18350.2561 Tourism Signage to cover costs.

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? *(e.g. estimate of additional maintenance or operating costs for a new or upgraded project)*

nil

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns? *(Interested Parties Analysis - IS9001:2015)*

nil

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) *(List each identified risk in a table)*

Risk	Description of likelihood & consequences

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

Take over ownership and maintenance of the shelter and replaces the signage.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

nil

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.3 Attract visitors to our region to bring additional customers to our region's businesses

4.3.2 Research, design and deliver destination marketing initiatives aimed at increasing visitor numbers, duration of stay, repeat visits and visitor spend, in partnership with local tourism and progress associations.

Supporting Documentation:

Nil

Report authorised by:

Manager - Economic & Community Development

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

OFFICER REPORT

Meeting: General 27 February 2019

Date: 20 February 2019

Item Number: 13.8

File Number: D19/13092

SUBJECT HEADING: Surat Tennis Club

Classification: Open Access

Officer's Title: Facility Lease Management & Housing
Officer/Team Coordinator

Executive Summary:

Council has received correspondence from the Surat Tennis Club advising that the club has ceased to operate and that the club are handing management of the clubhouse and courts back to Council as these are Council owned facilities.

Officer's Recommendation:

That Council

1. Take over the management of the Surat Tennis courts and clubhouse;
 2. Allow the community to continue to use the courts free of charge, with the courts to be left open for access by all users on a trial basis to be reviewed in twelve months;
 3. Restrict access to the clubhouse with keys available at Council's Surat Administration Office when required for use.
-

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Surat Tennis Club

Surat Community and Organisations

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
SAC	Surat Aboriginal Corporation

Context:

Why is the matter coming before Council?

Council has received correspondence from the Surat Tennis Club stating that the club has closed down and is handing management of the facility and all belongings housed within the tennis clubhouse back to Council.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Surat Tennis Courts and Clubhouse are Council owned and a user agreement was entered into with the Surat Tennis Club on the 22 November 2017.

The Surat Tennis Club has advised Council that due to lack of memberships, all committee members resigning from their executive positions and no current nominations for these positions that the Club has decided to close down as an organisation. In doing so, the Club would like Council to take over the day to day running of the Surat Tennis Courts with the hope that it will remain operational for the community for use

Historically when the courts were managed by the Surat Tennis Club the key was left at the local Post Office and if community members wished to use the facility the keys were accessed from there. A small fee was left for the use of the courts which was then handed on to the tennis club.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

Nil

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Nil

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say?

(Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Manager - Facilities (Land, Buildings & Structures)

Local Development Officer – Surat

- Will the community still have access?
- If the community has access, will there be a fee?
- Can it be used at night time - who will pay for the electricity?
- SAC uses the courts for after school activities during the school year, will it still be available to them and for private coaching sessions which occur in Surat?

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application.

(Please do not just include names)

Nil

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)?? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

Nil

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)?? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

Operational cost of electricity.

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?

(Interested Parties Analysis - IS9001:2015)

Risk of negative publicity if courts are not available for the community or groups to use.

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Risk of courts being damaged.	Possibility that scooters or bicycles could be ridden on the surface causing further damage to the court surface.

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

It is recommended that Council take over the management of the Surat Tennis Court and allow the community to continue to use the facility with the clubhouse to remain locked with keys available at main office when required and courts to remain open for the community to use.

It is suggested that Council trial leaving the courts open for a period of 12 months to ensure court surface doesn't sustain damage for example from scooters or bicycles being ridden on the surface.

As background the Wallumbilla tennis courts have no charges for use, are unlocked and available for the community use. There has never been an issue with vandalism or misuse of the facility.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

It is recommended that Council :-

- Take over the management of the Surat Tennis courts and clubhouse;
- Allow the community to continue to use the courts free of charge, with the courts to be left open for access by all users on a trial basis to be reviewed in twelve months;
- Restrict access to the clubhouse with keys available at Council's Surat Administration Office when required for use.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.9 Manage Council's land and buildings that contribute to the provision of a range of services across the region and are used by residents, visitors, business, industry and Council

4.9.3 Develop and implement agreements for the long term use of facilities (including leases, management agreements, user agreements).

Supporting Documentation:

[1](#) Surat Tennis Club - Letter to Council stating closing down of Club D19/13093

Report authorised by:

Manager - Facilities (Land, Buildings & Structures)

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

Maranoa Regional Council (Surat)

Burrowes St

SURAT Q 4417

To Whom it may concern

This is the advised that following a recent annual general meeting of the Surat Tennis Club on Tuesday 13 February 2019 the club closed.

Unfortunately due to lack of community support in social tennis, fixtures and financial membership it has become unviable.

All committee members resigned from their positions and there were no nominations to fill these positions.

Please advise either Elizabeth English or Meg Rollinson (past secretary and past treasurer) if there is anything else you require to finalise any arrangement there was between council and the club.

Kind regards

Elizabeth English

0427 711 498

OFFICER REPORT

Meeting: General 27 February 2019

Date: 20 February 2019

Item Number: 13.9

File Number: D19/13167

SUBJECT HEADING: Bassett Park Netball Courts - Pop up sprinklers

Classification: Open Access

Officer's Title: Facility Lease Management & Housing
Officer/Team Coordinator

Executive Summary:

Council has been notified by Maranoa Netball Association that they are wanting to install pop up sprinklers at the netball courts at Bassett Park.

Officer's Recommendation:

That Council

1. Agree to the installation of pop up sprinklers at the Bassett Park Netball Courts.
 2. Acknowledge that Maranoa Netball Association have agreed to maintain the sprinkler system after installation.
 3. Advise Maranoa Netball Association that all necessary works are to be completed by a qualified tradesperson.
-

Individuals or Organisations to which the report applies:

Are there any individuals or organisations who stand to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of consideration of this matter?

(Note: This is to assist Councillors in identifying if they have a Material Personal Interest or Conflict of Interest in the agenda item - i.e. whether they should participate in the discussion and decision making).

Maranoa Netball Association

Acronyms:

Are there any industry abbreviations that will be used in the report?

Note: This is important as particular professions or industries often use shortened terminology where they refer to the matter on a regular basis. However, for individuals not within the profession or industry it can significantly impact the readability of the report if these aren't explained at the start of the report).

Acronym	Description
MNA	Maranoa Netball Association

Context:

Why is the matter coming before Council?

Users need to advise Council and request permission if they wish to make any improvements/modifications within a Council facility.

Background:

Has anything already happened in relation to this matter?

(Succinct overview of the relevant facts, without interpretation)

Bassett Park Netball Courts are a Council owned facility used under an exclusive arrangement by the Maranoa Netball Association. MNA have sourced quotes and are wanting to put pop sprinklers in the grassed area at the Bassett Park Netball Courts. To date this area has been watered by MNA members using hoses and numerous sprinklers. Bassett Park Staff mow this area.

MNA will fund the installation of the system and will arrange for all necessary works to be completed by a qualified tradespeople and have agreed to maintain the system after installation.

Legislation, Local Laws, State Policies & Other Regulatory Requirements:

What does the legislation and other statutory instruments include about the matter under consideration?

(Include an extract of the relevant section's wording of the legislation – please do not just quote the section number as that is of no assistance to Councillors)

Nil

Council Policies or Asset Management Plans:

Does Council have a policy, plan or approach ordinarily followed for this type of decision?

What are relevant sections of the policy or plan?

(Quote/insert the relevant section's wording / description within the report)

Nil

Input into the Report & Recommendation:

Have others' views or input been sourced in developing the report and recommendation to Council? (i.e. other than the report author?) What did each say? (Please include consultation with the funding body, any dates of critical importance or updates or approvals required)

Manager - Facilities (Land, Buildings & Structures)

Team Leader - Bassett Park

President - MNA

Funding Bodies:

Is the project externally funded (or proposed to be)? If so, are there any implications in relation to the funding agreement or grant application. (Please do not just include names)

Nil

This Financial Year's Budget:

Will the matter under consideration impact how much Council collects in income or how much it will spend? How much (\$)? Is this already included in the budget? (Include the account number and description).

If the matter under consideration has not been included in the budget, where can the funds be transferred from? (Include the account number and description) What will not be done as a result?

Nil

Future Years' Budgets:

Will there need to be a change in future years' budgets to cater for a change in income or increased expenditure as a result of Council's decision? How much (\$)? (e.g. estimate of additional maintenance or operating costs for a new or upgraded project)

Nil

Impact on Other Individuals or Interested Parties:

Is there anyone who is likely to be particularly interested in or impacted by the decision, or affected by the recommendation if adopted? What would be their key interests or concerns?
(Interested Parties Analysis - IS9001:2015)

Risks:

What could go wrong if Council makes a decision on this matter? (What is the likelihood of it happening and the consequence if it does) (List each identified risk in a table)

Risk	Description of likelihood & consequences
Nil	Nil

Advice to Council:

What do you think Council should do, based on your skills, qualifications and experience, your knowledge of this and related matters, and the facts contained in the report?

(A summary of what the employee thinks Council needs to hear, not what they think individual Councillors want to hear – i.e. employees must provide sound and impartial advice – the employee's professional opinion)

Agree to the installation of pop up sprinklers at the Bassett Park Netball Courts.

Recommendation:

What is the 'draft decision' based on the advice to Council?

Does the recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

(Note: recommendations if adopted by Council become a legal decision of government and therefore must be clear and succinct about the action required by employees (unambiguous)).

Does this recommendation suggest a decision contrary to an existing Council policy? If so, for what reason?

That Council

1. Agree to the installation of pop up sprinklers at the Bassett Park Netball Courts.
2. Acknowledge that Maranoa Netball Association have agreed to maintain the sprinkler system after installation.
3. Advise Maranoa Netball Association that all necessary works are to be completed by a qualified tradesperson.

Link to Corporate Plan:

Corporate Plan 2018-2023

Strategic Priority 4: Growing our region

4.9 Manage Council's land and buildings that contribute to the provision of a range of services across the region and are used by residents, visitors, business, industry and Council

4.9.3 Develop and implement agreements for the long term use of facilities (including leases, management agreements, user agreements).

Supporting Documentation:

Nil

Report authorised by:

Manager - Facilities (Land, Buildings & Structures)

Deputy Chief Executive Officer/Director - Development, Facilities & Environmental Services

COUNCILLOR REQUEST FOR AN AGENDA REPORT

Meeting: General 27 February 2019

Date: 20 February 2019

Item Number: 16.1

File Number: D19/12974

SUBJECT HEADING: Arthur Street toilets - community concern

Classification: Open Access

Councillor's Title: Cr Tyson Golder

Executive Summary:

That Council investigate removing some bricks to allow better ventilation of the Arthur Street toilets as the Mayor has regular feedback that they smell strongly.

Councillor's Recommendation:

That a report be prepared for an upcoming Council meeting.

Details of Requested Agenda Report:

That Council investigate how to increase ventilation in the Arthur Street toilets.

Supporting Documentation:

Nil

COUNCILLOR REQUEST FOR AN AGENDA REPORT

Meeting: General 27 February 2019

Date: 20 February 2019

Item Number: 16.2

File Number: D19/13080

SUBJECT HEADING: Waverton Hub community forum

Classification: Open Access

Councillor's Title: Cr Tyson Golder

Executive Summary:

To support the Waverton Hub making a presentation to the community about the benefits of the model.

Councillor's Recommendation:

That a report be prepared for an upcoming Council meeting.

Details of Requested Agenda Report:

Please see attached letter.

Supporting Documentation:

1 [↓](#) Waverton Hub Innovative Model for Ageing

D19/13076

2 [↓](#) Media Release Minister for Aged Care

D19/13078

From: [Kelly Rogers](#)
To: [Councillors](#)
Subject: FW: ATTN. COUNCILLORS: Innovative Model for Ageing
Date: Friday, 15 February 2019 11:10:32 AM
Attachments: [Media Release Minister for Aged Care.pdf](#)

Dear All,

For your information at this stage, seeking that Council hosting a community session offered by this organisation. I have allocated this request to Ed Sims for further investigation.

Kelly Rogers

Lead Officer - Councillors Support & Community Engagement,
Elected Members & Community Engagement

D: (07) 4624 0608 M: 0439 206 361 F: (07) 4624 6990

From: Council <council@maranoa.qld.gov.au>
Sent: Wednesday, 13 February 2019 8:19 AM
To: Customer.Service <Customer.Service@maranoa.qld.gov.au>
Subject: FW: ATTN. COUNCILLORS: Innovative Model for Ageing



Maranoa Regional Council

Postal Address: P.O. Box 620 ROMA QLD 4455
P: 1300 007 662

F: (07) 4624 6990
Email: council@maranoa.qld.gov.au
Web: www.maranoa.qld.gov.au

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Please consider the environment before printing this e-mail

From: Hub Replication <hub.replication@gmail.com>
Sent: Tuesday, 12 February 2019 5:46 PM
To: Council <council@maranoa.qld.gov.au>
Subject: ATTN. COUNCILLORS: Innovative Model for Ageing

Dear Councillors,

The Waverton Hub is an Australian model for ageing well in your community. We are an organisation run by members for members. It enables us to age well in our own homes:

- for as long as possible;
- as meaningfully as possible; and
- as inexpensively as possible.

The Federal Minister for Aged Care, Ken Wyatt AM, has made a grant to the Waverton Hub to encourage other communities across Australia to set up Hubs. (See attached media statement).

We would like the opportunity to present to a community forum hosted by your Council. Our presentation will cover what the Waverton Hub is, the benefits to members and the resources available to communities who want to set up their own Hub.

Our Hub has been going for 5 years and has a membership of 320 local women and men.

80 contributing members do the work. We have no paid staff.

The Hub receives a small grant from North Sydney Council to help cover the subsidy for three strength and balance classes per week, and for public liability insurance.

You can read more about the Hub on our website <http://wavertonhub.com.au/>

We have written a manual to help other communities establish Hubs. This is available on our website (<http://wavertonhub.com.au/hub-manual>) and also in hard copy and USB. Please let us know if you would like a hard copy and USB stick and we will post it to you.

We are keen to spread the word about this innovative model. We have already had many inquiries and visits from individual councils.

It would assist our planning if you could let us know your initial response by the end of February. It would also be helpful if you could indicate the months in 2019 which might suit best.

If you or Council staff have any questions or would like to discuss this further, please call one of our Hub Mentoring Group: Marilyn Alt (0418 616 493) or Sharron Olivier (0426 817 437).

Best wishes

Helen L'Orange

Helen L'Orange AM

President, Waverton Hub Board

-----Safe Stamp-----
Your Anti-virus Service scanned this email. It is safe from known viruses.
For more information regarding this service, please contact your service provider.



The Hon Ken Wyatt AM, MP

Minister for Aged Care
Minister for Indigenous Health
Member for Hasluck

MEDIA RELEASE

22 August 2018

Funding Supports National Rollout of Neighbourhood Hub

The success of a local community support and friendship organisation will be shared across the nation, thanks to a \$42,000 grant from the Turnbull Government.

Minister for Aged Care, Ken Wyatt AM, said the Sydney-based Waverton Hub was an outstanding example of how communities can support older Australians and combat social isolation.

"I've experienced first-hand the warmth and camaraderie of the Waverton Hub and I'm proud to support the replication of this unique model across the country," said Minister Wyatt.

"Already, more than 30 communities have expressed interest in the Hub model and this grant will help the founders share their expertise widely and encourage the development of new hubs.

"The Waverton Hub model has also attracted international interest, with a number of seniors' communities in New Zealand indicating their intention to apply the model locally."

The Waverton Hub has just celebrated five years of helping the older residents of Waverton, Wollstonecraft and neighbouring areas of Sydney.

"The Hub works to constantly engage and reinvigorate older locals and is run by 80 of its contributing members," Minister Wyatt said.

"As well as almost daily activities, Hub members look out for each other and connect their colleagues to the services they need."

Minister Wyatt said the Hub's philosophy reflected the aims of the Turnbull Government's *More Choices For A Longer Life* package, part of the Budget's \$5 billion boost for aged care over five years.

"Giving older Australians more choice, more certainty and supporting projects to help keep them connected with their communities is a top priority," said the Minister.

More information on the Waverton Hub can be found at <http://wavertonhub.com.au/>

Media contact: Nick Way, Media Adviser 0419 835 449

Authorised by Ken Wyatt AM, MP, Member for Hasluck.

COUNCILLOR REQUEST FOR AN AGENDA REPORT

Meeting: General 27 February 2019

Date: 21 February 2019

Item Number: 16.3

File Number: D19/13552

SUBJECT HEADING: Bitumen to the kerb - Surat

Classification: Open Access

Councillor's Title: Cr Wendy Newman

Executive Summary:

Surat township contains a mix of road 'finishes' – in some sections there is bitumen to the kerb, in other sections there is a strip of bitumen along the centre of the roadway with wide sections of soil/gravel along each side. There are a many problems related to the latter road finish.

Councillor's Recommendation:

That a report be prepared identifying strategies, short and long term, to improve urban road 'strips' in Surat and similar urban centres.

Details of Requested Agenda Report:

Surat township contains a mix of road 'finishes' – in some sections there is bitumen to the kerb, in other sections there is a strip of bitumen along the centre of the roadway with wide sections of soil/gravel along each side.

There are many problems related to the latter road finish including:

- Dust, when the ground is dry;
- Accessibility when the ground is wet – most houses are marooned behind a wide stretch of mud following any rain; vehicles churn up and damage the gravel that may be there; vehicles, including the garbage truck have been bogged;
- Safety! As there are no footpaths, virtually everyone is forced to use the bitumen strip along the centre of the road – including children on foot, bikes and scooters, parents with prams, people on mobility scooters and all other pedestrians;
- House values – there is a significant difference in visual appeal between houses with bitumen to the kerb and those with an unsightly dirt stretch in front of them.

There are two key issues I would like to see addressed in the report:

1. Long term strategies to include some 'bitumen to the kerb' programming in each budget.
2. An identified work program to keep the dirt sections well maintained, including a review and upgrade of the gravel used. (Sections of gravel edges were

recently replaced in Surat – there was a significant variation in the type of gravel used.)

All owners of residential blocks pay the same rates – it would be equitable for them to have the same accessibility, liveability and safety as their neighbours.

Sample photograph of roadway – William Street Surat



Supporting Documentation:

Nil

COUNCILLOR REQUEST FOR AN AGENDA REPORT

Meeting: General 27 February 2019

Date: 21 February 2019

Item Number: 16.4

File Number: D19/13578

SUBJECT HEADING: Exterior painting of Cobb & Co Changing Station - Surat

Classification: Open Access

Councillor's Title: Cr Wendy Newman

Executive Summary:

Proposal for Council to consider painting the exterior of the Cobb & Co Changing Station Building in Surat, which is in a worn condition and requires a signage update which better reflects the overall purpose of the building in the lead up to the tourism season.

Councillor's Recommendation:

That a report be prepared for an upcoming meeting in regard to painting the outside of the Cobb & Co Changing Station building in Surat.

Details of Requested Agenda Report:

The Cobb & Co Changing Station building in Surat houses the Library, the QGAP and Centrelink services, the Surat on Balonne Art Gallery, the Cobb & Co Changing Station Museum, the Window on the Balonne Aquarium and the Visitor Information Centre. It is a hub and focal point for both local residents and tourist.

The building has not been painted for over 11 years, possibly much longer than that. The paintwork is in very poor condition, and the lettering still includes reference to "Warroo."

The exterior of the building needs to reflect both its importance to the community and the strong commitment Council has shown to continuing and enhancing this precinct since amalgamation.

Photos of the external building frontage





Supporting Documentation:
Nil

COUNCILLOR REQUEST FOR AN AGENDA REPORT

Meeting: General 27 February 2019

Date: 21 February 2019

Item Number: 16.5

File Number: D19/13596

SUBJECT HEADING: Replacement Program for dilapidated roadside property directional signs

Classification: Open Access

Councillor's Title: Cr Wendy Newman

Executive Summary:

Proposal for Council to consider implementing a directional signage replacement program to gradually replace old and almost unreadable signs.

Councillor's Recommendation:

That a report be prepared for an upcoming Council meeting in regard to replacing the dilapidated old wooden property directional signs, still in found in some parts of the Maranoa.

Details of Requested Agenda Report:

For many areas in the Maranoa Region the property directional signs are still essential guides - potentially life-saving in emergency situations - when travelling through unfamiliar areas. Often there is no mobile telephone service in these areas and hence no online mapping available.

We currently have a mix of very good, relatively new property directional signs and very old, almost unreadable old wooden signs. Apparently there had been a program in place, just before or just after amalgamation, to gradually replace the old signs. This was not continued, and the old Warroo council area in particular has virtually no readable signs left.

Good Signage Examples



Aged signage examples





Supporting Documentation:

Nil