

MINUTES OF THE ORDINARY MEETING OF MARANOA REGIONAL COUNCIL HELD AT ROMA ADMINISTRATION CENTRE ON 23 JUNE 2021 SCHEDULED TO COMMENCE AT 9.00AM

ATTENDANCE

Mayor Cr. T D Golder chaired the meeting with Deputy Mayor Cr. G B McMullen, Cr. J R P Birkett, Cr. M C Edwards, Cr. J L Guthrie, Cr. J M Hancock, Cr. W L Ladbrook, Cr. C J O'Neil, Cr. W M Taylor, 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 Services – Sharon Frank, Deputy Director / Strategic Road Management – Cameron Hoffmann, Manager Water, Sewerage & Gas – Graham Sweetlove, Operations Manager Plant, Fleet & Workshops – David Parker, Manager Economic & Community Development – Ed Sims, Manager Communication, Information & Administration Services – Dale Waldron, Manager Facilities (Land, Buildings & Structures) – Tanya Mansfield, Manager Saleyards – Paul Klar, Program Funding & Budget Coordinator – Cindy Irwin, Council Buildings & Structures Maintenance Officer / Team Coordination – Richard Irwin.

WELCOME

The Mayor welcomed all present and declared the meeting open at 9.10am, and immediately adjourned the meeting, with morning tea following.

The meeting resumed at 11.37am.

CONFIRMATION OF MINUTES

Resolution No. OM/06.2021/44	
Moved Cr Edwards	Seconded Cr Guthrie
That the minutes of the Ordinary Meeting held on 9 June 2021 be confirmed.	
CARRIED	9/0

Resolution No. OM/06.2021/45	
Moved Cr Taylor	Seconded Cr Birkett
That the minutes of the Special Meeting held on 16 June 2021 be confirmed.	
CARRIED	9/0

ON THE TABLE

The following item was laid on the table at a previous meeting:

- LC.3 – Roma Saleyards Fees and Charges – 2021/22

BUSINESS

CORPORATE & COMMUNITY SERVICES

Item Number: 11.1 File Number: D21/43436

SUBJECT HEADING: RECOMMENDATION TO PROCURE ONE (1) REPLACEMENT STREET SWEEPER TRUCK

Officer's Title: Operations Manager - Plant, Fleet & Workshops

Executive Summary:

Assessment and recommendation of quotations received for the supply and delivery of one (1) 4x2 Medium Rigid Street Sweeper Truck.

Resolution No. OM/06.2021/46	
Moved Cr Birkett	Seconded Cr McMullen
That Council:	
<ol style="list-style-type: none"> Select Mike Trace Engineering Sales and Services Pty Ltd as the recommended supplier of one (1) 4x2 Medium Rigid Street Sweeper Truck and accessories at a cost of \$389,006.10 including GST, Extended Warranty and Selected Accessories, excluding registration and CTP insurance. Authorise the Chief Executive Officer (or delegate) to enter final negotiations with Mike Trace Engineering Sales and Services Pty Ltd and raise purchase order if the final terms are acceptable. 	
CARRIED	9/0

Responsible Officer	Operations Manager - Plant, Fleet & Workshops
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Declaration of Interest

Item	11.2
Description	Birth, Death and Marriage Notices
Declaring Councillor	Cr Johanne Hancock
Related party / close associate / other relationship	Myself and husband Graham Hancock Relationship with category - Surat Post & News Pty Ltd
Particulars of the interest	Surat Post & News Pty Ltd sell the South West Newspaper
Type of conflict	Declarable conflict of interest
Action Remain	Although I have a declarable conflict of interest, I do not believe a reasonable person could have a perception of bias. Therefore, I will choose to remain in the meeting. However, I will respect the decision of the meeting on whether I can remain and participate in the discussion.

Resolution No. OM/06.2021/47

Moved Cr Taylor

Seconded Cr Guthrie

That it is in the public interest that Cr Hancock participates and votes on agenda item 11.2 because a reasonable person would trust that the decision is made in the public interest.

CARRIED

8/0

Responsible Officer

Lead Officer – Elected Members & Community Engagement

Item Number:

11.2

File Number: D21/43577

SUBJECT HEADING:

BIRTH, DEATH AND MARRIAGE NOTICES

Officer's Title:

Communications Officer - Infrastructure Services

Executive Summary:

With the Western Star no longer in print, Maranoa residents are struggling to publish their birth, death and marriage notices. This report outlined potential options to fill this gap, as well as cost associated.

Resolution No. OM/06.2021/48

Moved Cr Golder

That this lay on the table until the next meeting to receive all of the local communication / radio stations, I note there is one that's not in there and believe we need that before we make a decision.

[Cr O'Neil enquired as to the name of the missing radio station to assist staff with their further enquiries. The Mayor advised the missing station was Radio 88FM].

CARRIED

9/0

Responsible Officer

Communications Officer - Infrastructure Services

Section 150F A (2)(e) of the *Local Government Act 2009*

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Mark Edwards, Cr. Tyson Golder, Cr. Julie Guthrie, Cr. Johanne Hancock, Cr. Wayne (George) Ladbrook, Cr. Geoff McMullen, Cr. Cameron O'Neil, Cr. Wendy Taylor.

How each eligible councillors voted:

Each councillor voted in favour of the motion.

Item Number: 11.3 **File Number:** D21/46373

SUBJECT HEADING: ROMA SALEYARDS BIOSECURITY PLAN AND LIVESTOCK STANDSTILL ACTION PLAN

Officer's Title: Manager - Saleyards

Executive Summary:

This report was presented to Council to formally adopt the Roma Saleyards Biosecurity Plan and Livestock Standstill Action Plan.

Resolution No. OM/06.2021/49

Moved Cr McMullen

Seconded Cr Ladbrook

That Item 11.3 – Roma Saleyards Biosecurity Plan and Livestock Standstill Action Plan be removed from the agenda.

CARRIED

9/0

Responsible Officer

Manager - Saleyards

Item Number: 11.4 **File Number:** D21/41731

SUBJECT HEADING: MONTHLY FINANCIAL REPORT AS AT 31 MAY 2021

Officer's Title: Program Funding & Budget Coordinator

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 period ended 31 May 2021.

Moved Cr Golder

That:

- 1. The monthly financial report for the period ending 31 May 2021 be received and noted.**
- 2. All future reports are included of the Maranoa Regional Council debt amount, as at the report and included in the monthly information.**

NO VOTE TAKEN

Councillors determined that there was a replication of the monthly financial report in the late agenda, and approved the following approach:

Resolution No. OM/06.2021/50

Moved Cr Golder

Seconded Cr Hancock

That the monthly financial report be dealt with [later in the meeting], as it is the same report as L.11 - Page 96 of the late agenda.

CARRIED

9/0

Responsible Officer

Program Funding & Budget Coordinator

INFRASTRUCTURE SERVICES

Item Number: 12.1 File Number: D21/46197

SUBJECT HEADING: SEWERAGE CHARGE FOR PROPERTIES WITH SEPTIC TANKS CONNECTED TO THE SEWER NETWORK

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

Executive Summary:

A report was tabled at the Budget Submissions & Financial Planning Standing Committee Meeting on 15 July 2020, outlining the concerns with potential properties who are using the sewer network via septic tank, and implementing a sewerage fee for this service.

Moved Cr Golder

That:

1. Council note the contents of the report.
2. Approve that domestic premises that use Council's sewer network for pumping of septic waste are levied the equivalent of one sewerage charge per resident for new connected premises.

NO VOTE TAKEN

Further discussion ensued regarding potential implications of the draft motion for current and future charges.

Resolution No. OM/06.2021/51

Moved Cr Golder

That we lay this on the table until later in the meeting.

CARRIED

9/0

Responsible Officer	Lead Officer – Elected Members & Community Engagement
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DEVELOPMENT, FACILITIES & ENVIRONMENTAL SERVICES
Declaration of Interest

Item	13.1
Description	Roma and District Lapidary and Minerals Society Inc. Historic Building Relocation
Declaring Councillor	Cr Mark Edwards
Related party / close associate / other relationship	Myself and Leichardt Group Accountants. I am employed by the Leichardt Group Accountants
Particulars of the interest	The Leichardt Group has a professional relationship with an entity which has been identified in the report, however, due to an accountant's professional ethics it is not allowed to publicly identify this entity.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is discussed and voted on.

Cr Edwards left the meeting at 12.03pm.

Item Number: 13.1 **File Number:** D21/44255

SUBJECT HEADING: ROMA AND DISTRICT LAPIDARY AND MINERALS SOCIETY INC. HISTORIC BUILDING RELOCATION

Officer's Title: Council Buildings & Structures Maintenance Officer / Team Coordination

Executive Summary:

Council has been working with the Roma and District Lapidary and Minerals Society Inc. to assist with the acquisition of a historic building from the Roma Hospital for use by the group. Council has recently received confirmation that the group was successful in obtaining a \$35,000 grant towards the project.

Resolution No. OM/06.2021/52

Moved Cr O'Neil

Seconded Cr Birkett

That Council:

1. **Note the advice from Roma and District Lapidary and Minerals Society Inc. that they have received funding of \$35,000 from the Gambling Community Benefit Fund to relocate the historic building from the Roma Hospital (197 – 235 McDowall Street Roma/ Lot 2 on SP202487) to 17 McDowall Street Roma (Lot 2 on RP64008).**
2. **Provide project management support to the Roma and District Lapidary and Minerals Society Inc. to deliver the project.**
3. **Confirm its financial assistance towards the project as per Resolution No. OM/02.2021/77.**
4. **Decline the offer received to sell part of Lot 2 on RP64008.**

CARRIED

8/0

Responsible Officer

Council Buildings & Structures Maintenance Officer / Team Coordination

Section 150F A (2)(e) of the Local Government Act 2009

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Tyson Golder, Cr. Julie Guthrie, Cr Johanne Hancock, Cr. Wayne (George) Ladbrook, Cr. Geoff McMullen, Cr. Cameron O'Neil, Cr. Wendy Taylor.

How each eligible councillors voted:

Each councillor voted in favour of the motion.

At cessation of discussion and decision on the abovementioned item, Cr Edwards returned to the meeting at 12.07pm.

Item Number: 13.2 **File Number:** D21/38539

SUBJECT HEADING: TENDER 21034: DENISE SPENCER POOL MANAGEMENT AGREEMENT

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

Executive Summary:

Council publicly invited suitably qualified and experienced businesses (or individuals) to submit tenders for the provision of services under the Denise Spencer Pool Management Agreement.

Resolution No. OM/06.2021/53

Moved Cr Golder

Seconded Cr McMullen

That:

1. Council select Stacey Ann Robertson as the recommended Tenderer for Tender 21034 – Denise Spencer Pool Management Agreement at the tendered price of \$529,250 per annum (including GST).
2. Council allocate funds in the 2021/22 budget and future budgets, to fund the \$418,414.13 (including GST) increase in the annual management fee.
3. Council delegate authority to the Chief Executive Officer to enter into final negotiations with Stacey Ann Robertson and execute the Management Agreement (two years with the option for additional two x 1 year terms) if the terms are acceptable.

CARRIED

6/3

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. Birkett	Cr. Hancock
Cr. Edwards	Cr. O'Neil
Cr. Golder	Cr. Taylor
Cr. Guthrie	
Cr. Ladbrook	
Cr. McMullen	

Responsible Officer

Manager - Facilities (Land, Buildings & Structures)

Cr Birkett left the meeting at 12.40pm, and returned at 12.43pm.

Item Number: 13.3 **File Number:** D21/45360

SUBJECT HEADING: PAYMENT TO QUEENSLAND LOCAL GOVERNMENT MUTUAL MANAGED BY JARDINE LLOYD THOMPSON PTY LTD - ANNUAL LIABILITY INSURANCE PAYMENT

Officer's Title: Council Buildings & Structures Maintenance Officer / Team Coordination

Executive Summary:

Council received the annual invoice from Queensland Local Government Mutual for Public Liability – Professional Indemnity and Local Government Liability Coverage for 2021/22.

Resolution No. OM/06.2021/54

Moved Cr McMullen

Seconded Cr Edwards

That Council authorise:

1. Payment to Queensland Local Government Mutual (LGM Liability), totalling \$335,328.36 (including GST), being payment for LGM Liability Membership Contribution 2021/22 – \$366,754.08 less annual Surplus Distribution \$31,425.72.
2. The Chief Executive Officer to raise a purchase order with expenditure assigned to the 2021/22 budget allocation for liability insurance.
3. The Chief Executive Officer to complete future payments invoiced by Queensland Local Government Mutual in accordance with budget approvals.

CARRIED

9/0

Responsible Officer

Council Buildings & Structures Maintenance Officer / Team Coordination

Item Number: 13.4 **File Number:** D21/45423

SUBJECT HEADING: EXTENSION OF STATISTICAL SERVICES

Officer's Title: Manager - Economic & Community Development

Executive Summary:

Council has an annual subscription to ID Consulting Pty Ltd (id) to use id's online statistical service for which it pays \$5,000. The product used is "economic data only" and although of great value for planning and justifying funding applications etc, falls short of the full range of Census data which is available under the service. This report recommended that Council extends the subscription to include the full range of Census data.

Resolution No. OM/06.2021/55

Moved Cr Hancock

Seconded Cr O'Neil

That Council:

1. Extend its Service Level Agreement with ID Consulting Pty Ltd in accordance with the attached Service Level Agreement (SLA).
2. Authorise Council's Chief Executive Officer to sign the Service Level Agreement (SLA).

CARRIED

9/0

Responsible Officer
**Manager - Economic & Community
Development**
Item Number:

13.5

File Number: D21/45636
SUBJECT HEADING:
**EXTENSION OF CURRENT SERVICE LEVEL
AGREEMENTS WITH LIBRARY BOARD OF
QUEENSLAND**
Officer's Title:
Lead Librarian
Executive Summary:

The current Service Level Agreement for Public Library Services/Indigenous Knowledge Centre Services and Service Level Agreement for First 5 Forever Family Literacy Initiative (the SLAs) between the Library Board of Queensland and Council are due to end on 30 June 2021.

The Honourable Leeanne Enoch, Minister for Communities and Housing, Minister for Digital Economy and Minister for the Arts has approved a one-year extension of the current 2018-21 SLAs by one financial year. As no changes are sought to the original SLAs, the extension addendums presented will only act to extend the current SLAs until 30 June 2022.

This extension will provide funding certainty in 2021/22 in recognition of the impact of COVID-19 and allow time to implement the new Public Library Grant and First 5 Forever methodologies.

State Library of Queensland requested the return of the SLA extension addendums, signed by the CEO, by the 11 June 2021.

Resolution No. OM/06.2021/56
Moved Cr Taylor
Seconded Cr Edwards
That Council:

- 1. Agree to the one-year extension of the current 2018-2021 Service Level Agreements.**
- 2. Authorise the Chief Executive Officer to sign the extension addendums.**

CARRIED

9/0

Responsible Officer
Lead Librarian
Item Number:

13.6

File Number: D21/43896
SUBJECT HEADING:
**SERVICES AUSTRALIA (CENTRELINK) - SURAT AGENCY
AGREEMENT - 2021/22**
Officer's Title:
Lead Librarian
Executive Summary:

Services Australia (Centrelink) has invited the Maranoa Regional Council to provide Agent Services in Surat for the period commencing 1 July 2021 and ending on 30 June 2022.

The signed contract document needs to be returned to Services Australia by 30 June 2021 through electronic upload via the Agent Portal.

Resolution No. OM/06.2021/57

Moved Cr Hancock

Seconded Cr Guthrie

That Council:

1. **Endorse the provision of services in Surat as an Agent for Services Australia (Centrelink).**
2. **Authorise the Chief Executive Officer to agree to final terms and to sign the agreement.**

CARRIED

9/0

Responsible Officer

Lead Librarian

COUNCILLOR BUSINESS

As discussion progressed on the following item and the intent of the report was revealed, Cr O'Neil advised that he had a Declarable conflict of interest on the matter.

Declaration of Interest

Item	16.1
Description	Not-For-Profit Labour Hire Company
Declaring Councillor	Cr Cameron O'Neil
Related party / close associate / other relationship	Myself - through Golden West Apprenticeships
Particulars of the interest	I am a non-executive director of the board [<i>for Golden West Apprenticeships</i>].
Type of conflict	Declarable conflict of interest
Action Leave	Leave the room while the matter is discussed and voted on.

Cr O'Neil left the meeting at 1.07pm

Cr Edwards enquired about the title of the report, and the Mayor amended the title from Non-for profit Labour Hire Company to Not-for-profit Labour Hire Company.

Item Number:

16.1

File Number: D21/47262

SUBJECT HEADING:

NOT-FOR-PROFIT LABOUR HIRE COMPANY

Councillor's Title:

Cr. Tyson Golder

Executive Summary:

Proposal for Council to start a Council owned separate not-for-profit entity that would provide labour hire opportunities to fill labour requirements in the Maranoa.

Resolution No. OM/06.2021/58

Moved Cr Golder

Seconded Cr Edwards

That a report be prepared for an upcoming Council meeting.

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. Birkett	Cr. Hancock
Cr. Edwards	Cr. Taylor
Cr. Golder	
Cr. Guthrie	
Cr. Ladbroke	
Cr. McMullen	

Responsible Officer	Manager – Economic & Community Development
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Section 150F A (2)(e) of the *Local Government Act 2009*

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Mark Edwards, Cr. Tyson Golder, Cr. Julie Guthrie, Cr. Wayne (George) Ladbroke, Cr. Geoff McMullen.

How each eligible councillors voted:

Cr Johanne Hancock, Cr. Wendy Taylor.

At cessation of discussion and decision on the abovementioned item, Cr O'Neil returned to the meeting at 1.11pm.

Item Number: 16.2 **File Number:** D21/47092

SUBJECT HEADING: THE BIG RIG CAFE - PUBLIC ACCESS TO OIL PATCH GARDENS

Councillor's Title: Cr. Tyson Golder

Executive Summary:

Proposal for public access to be made available to the Oil Patch Gardens from the Big Rig Café, and placement of a gate to encourage visitation to the Big Rig Café in the vicinity of the miniature train ride and playground area at the Big Rig.

Resolution No. OM/06.2021/59

Moved Cr Golder

Seconded Cr Birkett

That:

1. A report be prepared for an upcoming Council meeting.
2. Councillors conduct an on-site visit at the Oil Patch garden.

[Wording amended by Mayor Golder, to include point 2 for Councillors to view the location.]

MOTION LOST

4/5

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. Birkett	Cr. Guthrie
Cr. Edwards	Cr. Hancock
Cr. Golder	Cr. McMullen
Cr. Ladbrook	Cr. O'Neil
	Cr. Taylor

Responsible Officer	Deputy Chief Executive Officer/Director Development, Facilities & Environmental Services
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**COUNCIL ADJOURNED THE MEETING
FOR A LUNCH AT 1.20pm**

**SUBJECT HEADING: RESUMPTION OF STANDING ORDERS
COUNCIL RESUMED THE MEETING AT 2.38pm**

Declaration of Interest

Item	L.1
Description	Development application for the expansion of the Athena Studio Units at 48 Feather Street & 69-71 Quintin Street, Roma.
Declaring Councillor	Cr Mark Edwards
Related party / close associate / other relationship	Myself and my partner Paan Otto
Particulars of the interest	We are looking at the house next door to the 48 Feather Street.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is discussed and voted on.

Declaration of Interest

Item	L.1
Description	Development application for the expansion of the Athena Studio Units at 48 Feather Street & 69-71 Quintin Street, Roma
Declaring Councillor	Cr Geoff McMullen
Related party / close associate / other relationship	Athena Studio [Units]
Particulars of the interest	I was the contractor employed by this company to demolish their house previously on the site.
Type of conflict	Declarable conflict of interest
Action	Although I have a declarable conflict of interest, I do not believe a reasonable person could have a perception of bias. Therefore, I will choose to remain in the meeting. However, I will respect the decision of the meeting on whether I can remain and participate in the decision.

Resolution No. OM/06.2021/60

Moved Cr Hancock

Seconded Cr O'Neil

That it is in the public interest that Cr McMullen participates and votes on agenda item L.1 because a reasonable person would trust that the decision is made in the public interest.

CARRIED

6/0

[Councillors Edwards, McMullen and Taylor did not vote on this matter as declaring councillors with an interest in this item]

Responsible Officer	Lead Officer – Elected Members & Community Engagement
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Declaration of Interest

Item	L.1
Description	Development application for the expansion of the Athena Studio Units at 48 Feather Street & 69-71 Quintin Street, Roma
Declaring Councillor	Cr Wendy Taylor
Related party / close associate / other relationship	My daughter Kylie Taylor
Particulars of the interest	Kylie is a partner in a motel in Roma (Pete's Place)
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is discussed and voted on.

Councillors Edwards and Taylor left the meeting at 2.42pm.

LATE ITEMS

Item Number: L.1 **File Number: D21/45297**

SUBJECT HEADING: **DEVELOPMENT APPLICATION FOR THE EXPANSION OF THE ATHENA STUDIO UNITS AT 48 FEATHER STREET & 69-71 QUINTIN STREET, ROMA**

Officer's Title: **Lead Town Planner**

Executive Summary:

Near the intersection of the Warrego Highway and Chrystal Street in Roma is the Athena Studio Unit complex, a motel that offers self-contained studio-apartment-type accommodation to tourists and the wider travelling public. The owner of the unit complex is wanting to expand the facility to provide an additional four, self-contained, stand-alone units. The additional units would be constructed on a vacant parcel of land that is located directly adjacent to the existing motel.

The approval required to facilitate the outcome is subject to impact assessment and in accordance with Section 45 of the Planning Act 2016 must be assessed against the assessment benchmarks (to the extent relevant) and any matters prescribed by regulation. The assessment may also be carried out against, or have regard to, any other relevant matter. The Development Assessment Rules set out the procedural requirements for the development assessment process.

Public notification about the application was carried out in accordance with Part 4 of the Development Assessment Rules between 4 May 2021 and 26 May 2021. There were no submissions received during this period. All other procedural requirements set out by the Development Assessment Rules to enable Council to decide this application have been fulfilled.

The development application has been assessed against all relevant assessment benchmarks and found to comply, or able to be conditioned to comply. Further, officers have identified a number of relevant matters that support approval of the application, including; the development is for the expansion of an established motel, such that the use is not out of character and within a reasonable expectation of the type of use anticipated in this area; that there is an overall absence of negative impacts resulting from the proposed development, having regard to the existing motel on the land directly adjacent and the impacts generated by that use; the proposal supports a key theme in Councils strategic framework by encouraging tourism; and the proposal is highly desirable from an economic development standpoint given it is an accommodation activity that is located in close proximity to retail and entertainment facilities in the Roma CBD.

Resolution No. OM/06.2021/61

Moved Cr Birkett

Seconded Cr Hancock

That Council approve the development application for a Material change of use for a ‘Short term accommodation’ at 48 Feather Street & 69-71 Quintin Street, Roma (being Lot 22 on R8627, Lot 4 on RP4442 & Lot 65 on R8637) subject to the listed relevant, reasonable and enforceable Development conditions and General advice:

Development details

1. The approved development is a Material change of use - “Short term accommodation” (expansion of existing motel) as defined in the Planning Scheme and as shown on the approved plans.
2. The development site area is defined as Lot 22 on R8627, Lot 65 on R8637 and Lot 4 on RP4442.

Compliance inspection

3. All conditions relating to the establishment of the approved development must be fulfilled prior to the approved use commencing, unless noted in the approval conditions or otherwise confirmed in writing by Council.
4. Prior to the commencement of the use, the applicant shall contact Council to arrange a development compliance inspection.

Approved plans and documents

5. The approved development is to be carried out in accordance with the following approved plans/documents and subject to the approval conditions. Where there is any conflict between the approval conditions and the details shown on the approved plans, the approval conditions prevail.

Plan/Document Number	Plan/Document Name	Date
00141/20 Issue D Sheet 1 of 4	Site Plan	20.11.2020
00141/20 Issue D Sheet 2 of 4	Turning Paths	20.11.2020
00141/20 Issue D Sheet 3 of 4	Cabin Floor Plan & Elevations	20.11.2020
00141/20 Issue D Sheet 4 of 4	PWD Cabin Floor Plan & Elevations	20.11.2020
Ref 210209	Engineering Correspondence, prepared by DME Projects Pty Ltd	1.04.2021
210209-R001	Engineering Report & Stormwater Management Plan 48 Feather Street, Roma	30.03.2021

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.
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 civil and related work shall be designed and supervised by Registered Professional Engineers of Queensland (RPEQ-Civil) who are competent in the construction of the works. RPEQ certification is to be provided to Council for all works involving Council infrastructure that are authorised by this development approval and any related approval. This must include a Design Certificate with application/s for Operational work and a Construction Supervision Certificate at completion of the approved works and/or prior to Council's acceptance of any works on-maintenance.
9. Unless otherwise approved in writing by the Council, approved hours of construction are restricted to Monday – Saturday 6.30am to 6.30pm – noise permitted. Work or business which causes audible noise must not be conducted from or on the subject land outside the above times or on Sundays or Public Holidays.
10. 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.

Applicable standards

11. All works must comply with:
 - a) the development approval conditions;
 - b) any relevant provisions in the Planning Scheme and the Capricorn Municipal Development Guidelines;
 - c) any relevant Australian Standard that applies to that type of work; and
 - d) 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.

Works in road reserve

12. A Works in a Road Reserve Permit will be required from Council for any works associated with the development that are undertaken within the Council road reserve by private contractor/entity. Works include, but are not limited to, cutting work, kerb and channel and site access/crossovers. All works on or near roadways shall be adequately signed in accordance with the "Manual for Uniform Traffic Control Devices – Part 3, Works on Roads".
13. An Operational Works application must be submitted to and approved by Council for any infrastructure works external to the development site prior to any works taking place, where works are undertaken by a private entity.

14. All works on or near roadways shall be adequately signed in accordance with the “Manual for Uniform Traffic Control Devices – Part 3, Works on Roads.”

Applicable standards

15. All works must comply with:
- this development approval;
 - Council’s standard designs for such work
 - the Capricorn Municipal Development Guidelines; and
 - Australian Standards.
16. Despite the requirements of paragraphs a-d above, Council may agree in writing to an alternative specification. This alternative specification prevails over those specified in paragraphs a-d in the event of any inconsistency.
17. The developer must also ensure that any works do not conflict with any requirements imposed by any concurrent lawful requirements outside those stated above.

Advertising signage

18. Any proposed advertising signage is subject to further development approval unless compliant with the requirements for “Accepted development” or “Accepted development subject to requirements” identified in the planning scheme in force at the time.
19. Any advertising signage associated with the approved use must be fully contained within the development site area boundaries and must not encroach into adjoining properties or roads.

Refuse storage

20. Bulk refuse storage and collection facilities must be located within the development site area in a central location that is screened and retains reasonable standards of amenity for occupants of the premises and surrounding properties. The bulk refuse storage must not be visually obtrusive when viewed from the street.
21. The bulk refuse storage area must be enclosed on a minimum of three sides with a screen wall extending 0.2 metres above the height of all refuse containers.
22. Convenient access to the bulk refuse storage area must be provided for service vehicles.
23. Waste 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.

Avoiding nuisance

24. No unreasonable nuisance is to be caused to adjoining properties and occupiers by the way of noise smoke, dust, rubbish, contaminant, stormwater discharge or siltation at any time during or after the establishment of the approved development.

Note: In most instances, Council is responsible for investigating complaints and enforcing the controls for nuisances. When investigating a complaint, Council will consider amongst other matters, the amount, duration, characteristics and qualities of the nuisance, as well as the sensitivity of the receptor and the potential impact of the nuisance on adjacent properties.

25. Lighting of the site, including any security lighting, shall be such that the lighting intensity does not exceed 8.0 lux at 1.5 metres from the site at any property boundary.

26. All lighting shall be directed or shielded so as to ensure that no glare directly affects nearby properties.

Note: The Queensland Government Environmental Protection Act 1994 includes controls for light nuisances. Council is responsible for investigating light pollution complaints and enforcing the controls for light nuisances. When investigating a lighting complaint, Council will consider amongst other matters, the amount, duration, characteristics and qualities of the lighting, as well as the sensitivity of the receptor and the potential impact of lighting on adjacent properties.

27. The area and its surrounds shall 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 to pose any health and safety risks to the community.

Screening mechanical equipment

28. All mechanical equipment (including air conditioners and the like) and rainwater tanks are to be screened from the adjoining roadway and nearby properties.

Fencing and landscaping

29. A 1.8-metre-high screen fence is to be provided along the entire length (excluding vehicle access) of the northern, western, and southern property boundary of Lot 22 on R8627, as generally shown on the approved plans. The fencing is to match in with existing fencing at the development site area to the greatest extent possible.
30. Landscaping areas are to be provided along the western and southern boundaries of Lot 22 on R8627, as generally shown on the approved plans. Plantings within the landscaping areas shall include a mix of shrubs and ground covers which must contribute to the amenity of the development and the street.
31. Site landscaping is to be irrigated during an establishment period of two years, and ground covers should fully cover vegetated areas within one year of planting.
32. Site landscaping must not interfere with electrical infrastructure nor restrict maintenance access to any onsite infrastructure, public utility or easement.
33. Landscaping must not interfere with site lines at access driveways for vehicle traffic.

Construction activities and erosion control

34. During the course of any construction activities, soil erosion and sediment must be managed in accordance with CMDG Design Guidelines D-7 'Erosion Control and Stormwater Management'.
35. 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.
36. The developer shall immediately clean up and satisfactorily remove any deposited construction material or silt runoff from the development site.
37. 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.

38. 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.
39. Temporary fencing must be erected and maintained around the perimeter of the extent of development whilst construction activities are carried out.

Services

40. The approved development is to be connected to Council's reticulated water supply network in accordance with the Water Services Association of Australia (WSAA) publication WSA02-2002 Water Reticulation Code of Australia (version 2.3) and CMDG Design Guidelines – D11 'Water Reticulation', at no cost to Council.
41. The approved development is to be connected to Council's reticulated sewerage disposal system in accordance with the Sewerage Code of Australia and the CMDG Design Guideline - D12 'Sewerage Reticulation', at no cost to Council.
42. Any connection to or works associated with Council's sewerage infrastructure must be completed by a qualified plumber/drainlayer under Council supervision. No works are to be undertaken on Council's sewerage infrastructure without first obtaining the express permission of Council.

Note: Any damage caused to Council's sewer infrastructure due to the progression of works or as a result of the approved use shall be rectified at the landowner's expense.

43. The approved 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 (as relevant).
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.
45. The site must have access to a reliable water supply for firefighting purposes.

Stormwater and drainage

46. Stormwater runoff from impervious surface areas is to be managed generally in accordance with approved document 'Engineering Report & Stormwater Management Plan' prepared by DME Projects dates 30 March 2021 and CMDG Guidelines D-5 'Stormwater Drainage Design'.
47. There must be no increases in any silt loads or contaminants in any overland flow from the property being developed during construction and at all times after the commencement of use. The stormwater disposal system must be designed to include appropriate pollution control devices or methods to ensure no contamination or silting of creeks or other waterways.
48. Post-development stormwater runoff flows from the development site are not to exceed predevelopment stormwater runoff flows to adjoining properties or roads.
49. Stormwater must not be allowed to pond on the property being developed during the development process and after the development has been completed.

Access, car parking and manoeuvring

50. The landowner is responsible for the construction and maintenance of vehicle crossovers from the property boundary to the external road networks and access ways, and for obtaining any approvals that may be required and for complying with the applicable designs and standards.
51. A new vehicle crossover to and from the development site area shall be provided from Feather Street, generally in the location shown on the approved 'Site Plan' prepared by Martin Building Design dated 20 November 2020.
52. The new vehicle crossover is to be constructed generally in accordance with 'CMDG Drawing CMDG-R-042 Rev F Type A – Two Way Access Commercial Driveway Slab dated 12/2016', and must be designed to cater for the maximum vehicle size accessing the site, ensuring no damage to the roadway or kerb. Suitable flares and tapers are to be provided at the interface with the roadway to cater for vehicle swept path movements.
53. Vehicle crossovers must be located a minimum distance of one metre from any power poles, street signage, streetlights, manholes, stormwater gully pits or other Council assets, unless otherwise specified in the applicable development standards and specifications.
54. Signage shall be installed adjacent to the new crossover from Feather Street advising that access is restricted to customers of the Athena Studio Units.
55. All internal access roads shall have a carriageway width no less than 6.0 metres for two-way traffic and not less than 4.0 metres for one-way traffic. Signposts and markings must be provided to indicate the direction of vehicle movements.
56. All internal access roads shall be sign posted to discourage vehicle speeds in excess of 15 kilometres per hour.
57. All vehicle driveways are to be sealed with an impervious surface prior to commencement of the use. Surfacing shall consist of reinforced concrete, concrete pavers, segmental clay pavers, asphaltic hotmix or two coat (primerseal/seal) bitumen seal.
58. Service vehicle access and manoeuvring is to be designed in accordance with AS/NZS 2890.2:2004 – Parking facilities Part 2: Off-street commercial vehicle facilities requirements.
59. A minimum of 8 on site car parking spaces, including one car parking space for persons with disabilities (PWD), are to be provided on Lot 22 on R8627 generally in accordance with the approved plans and documents. The car parking spaces must be for the exclusive use of customers of the Athena Studio Units.
60. Car park design, including car parking spaces (widths and lengths), vehicle access lanes and manoeuvring areas are to comply with Australian Standard AS/NZS 2890.1:2004 Part 1: Off-street car parking.
61. Disabled car parking bays are to comply with Australian Standard AS/NZS 2890.6:2009 - Parking Facilities Part 6: Off-street parking for people with disabilities.
62. Vehicle movements within the site are to be clear of proposed parking areas, buildings and landscape treatments.
63. Vehicle parking bays must not encroach into swept paths for vehicle movements.

64. Vehicles accessing the designated onsite parking area must be able to enter and leave in forward direction. All vehicle manoeuvres to and from the onsite parking spaces must be totally contained within the development site boundaries and must not encroach onto the adjacent roadway.
65. All onsite 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.
66. No on-street parking is permitted at the Warrego Highway or Feather Street frontage of the development site area at any time. Signage is to be established on the development site boundary/s to this effect.
67. Visitors to the approved shall be encouraged to access and exit the premises from/toward the Warrego Highway. Measures such as signage and other forms of communication (i.e. advertising on website, pamphlets, etc.) shall be implemented to advise visitors of the encouraged vehicle movements to and from the site.

No Cost to Council

68. Services and infrastructure required in connection with the establishment of the approved development must be provided at the developer's cost.
69. 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.
70. 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 prior to the commencement of use.

Latest versions

71. 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 time 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

72. It is the developer's responsibility to ensure that all entities associated with the Development Approval have a legible copy of the Decision Notice and the Approved Plans and the Approved Documents bearing 'Council Approval'.

General Advice

- (a) The Capricorn Municipal Development Guidelines apply to this development. Refer to <http://www.cmdg.com.au/> for the Capricorn Municipal Development Guidelines (CMDG).
- (b) Refer to <http://www.maranoa.qld.gov.au/council-policies> for Council Policies.
- (c) The land use rating category may change upon commencement of any approved use on the site. Council 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.

- (d) The relevant planning scheme for this development is Maranoa Planning Scheme 2017. All references to the ‘Planning Scheme’ and ‘Planning Scheme Schedules’ within these conditions refer to the above Planning Scheme.
- (e) Under the Maranoa Planning Scheme “Short term accommodation”
- a) means the use of premises for—
 - (i) providing accommodation of less than 3 consecutive months to tourists or travellers; or
 - (ii) a manager’s residence, office, or recreation facilities for the exclusive use of guests, if the use is ancillary to the use in subparagraph (i); but
 - b) does not include a hotel, nature-based tourism, resort complex or tourist park.
- (f) 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.
- (g) 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.
- (h) It is the responsibility of the developer to obtain all necessary permits and submit all necessary plans and policies to the relevant authorities for the approved use.
- (i) Refer to attachments for Adopted Infrastructure Charges Notice for infrastructure charges levied for the approved development.
- (j) An operational works application will be required to be submitted to and approved by Council for any cut and/or filling works that exceed 50m³
- (k) 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 plans and documents may require a new or changed development approval. It is recommended that the applicant contact Council for advice in the event of any potential change in circumstances.

CARRIED

7/0

Responsible Officer

Lead Town Planner

Section 150F A (2)(e) of the *Local Government Act 2009*

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Tyson Golder, Cr. Julie Guthrie, Cr. Johanne Hancock, Cr. Wayne (George) Ladbrook, Cr. Geoff McMullen, Cr. Cameron O’Neil.

How each eligible councillors voted:

Each councillor voted in favour of the motion.

At cessation of discussion and decision on the abovementioned item, Councillors Edwards and Taylor returned to the meeting at 2.44pm.

Item Number: L.2 **File Number:** D21/45691

SUBJECT HEADING: GAS FOR INDUSTRIAL/COMMERCIAL DEVELOPMENT POLICY

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

Executive Summary:

A policy was also developed to encourage connection to the gas network. At the meeting of 28 April 2021, a minor amendment was required.

This report presented the amended policy for Council's adoption.

Resolution No. OM/06.2021/62	
Moved Cr Golder	Seconded Cr Ladbrook
That Council adopt the Gas for Industrial/Commercial Development Policy as presented.	
CARRIED	9/0

Responsible Officer	Manager - Water, Sewerage & Gas
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Item Number: L.3 **File Number:** D21/44980

SUBJECT HEADING: REQUEST FOR ASSISTANCE - MARANOA NETBALL ASSOCIATION

Officer's Title: Council Buildings & Structures Maintenance Officer / Team Coordination

Executive Summary:

Maranoa Netball Association has written to Council requesting assistance to minimise the chance of loose aggregate reaching the playing surface at the Netball Precinct at Bassett Park.

Resolution No. OM/06.2021/63	
Moved Cr Hancock	Seconded Cr Ladbrook
That Council:	
<ol style="list-style-type: none"> 1. Organise a street sweeper to remove excess aggregate from the surface of Bassett Lane and the carpark adjacent to the Netball Precinct. 2. Clean the court surface and remove as much of the aggregate from the area as possible. 3. Monitor the transfer of aggregate onto the courts and report to Council any additional findings. 4. Be provided a further report on the effectiveness of measures undertaken. 	
CARRIED	7/2

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. Birkett	Cr. Edwards
Cr. Guthrie	Cr. Golder
Cr. Hancock	
Cr. Ladbrook	
Cr. McMullen	
Cr. O'Neil	
Cr. Taylor	

Responsible Officer	Council Buildings & Structures Maintenance Officer / Team Coordination
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Item Number: L.4 **File Number:** D21/47067

SUBJECT HEADING: REQUEST FOR FEE WAIVER - DUNKELD PONY CLUB

Officer's Title: Customer & Library Services Officer

Executive Summary:

Council received a request from the Dunkeld Pony Club to consider a fee waiver of the Mitchell Showgrounds for a two-day period.

On the 10 and 11 July 2021, Dunkeld Pony Club is hosting the annual shield event, which is a zoned event with other Pony Clubs in the Maranoa participating.

Due to COVID-19, the Dunkeld Pony Club Grounds are not adequate to host the number of participants expected to attend this event.

Resolution No. OM/06.2021/64

Moved Cr Birkett

Seconded Cr McMullen

That Council:

- Approve all fees associated with the hire of the Mitchell Showgrounds by the Dunkeld Pony Club for the 10 and 11 July 2021 be waived.**
- Consider all costs associated with the hire of the Mitchell Showgrounds be allocated to the 2021/22 In-Kind Assistance Major Budget.**

CARRIED

9/0

Responsible Officer	Customer & Library Services Officer
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Item Number: L.5 **File Number:** D21/47968

SUBJECT HEADING: LEASE INJUNE COMMERCIAL SPACE

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

Executive Summary:

Council selected The Trent Hornick Family Trust as the successful tenderer for the lease of the commercial premises located at 32 Hutton Street, Injune, for a period of three (3) years with the option of an additional three years.

The Trent Hornick Family Trust has notified Council of a change to their business structure that Council will need to consider before the lease can progress.

Resolution No. OM/06.2021/65

Moved Cr Guthrie

Seconded Cr McMullen

That:

1. Council accept the notice provided by Hornick’s Timber & Haulage Pty Ltd as trustee for The Trent Hornick Family Trust that it is not able to proceed with the proposed lease of the commercial space at 32 Hutton Street, Injune (“Premises”).
2. On the basis that a lease of the Premises has previously been offered by tender and no lease has been entered into, Council resolves to apply the exception available pursuant to section 236(1)(e) of the *Local Government Regulation 2012 (Qld)* to offer a lease of the Premises to Womblebank Sawmilling Co Pty Ltd as trustee for the Trent & Nicki Family Trust for a market rent and on terms and conditions no less favourable to Council as the terms previously offered to or by Hornick’s Timber & Haulage Pty Ltd as trustee for The Trent Hornick Family Trust.
3. Council delegate authority to the Chief Executive Officer (or delegate) to finalise and execute a lease of the Premises to Womblebank Sawmilling Co Pty Ltd as trustee for the Trent & Nicki Family Trust:
 - for an initial term of one (1) year with options to renew for a further five (5) terms of one (1) year;
 - for a rent not less than the current market value; and
 - on acceptable terms and conditions provided always that those terms and conditions must be no less favourable to Council as the terms previously offered to the previous proposed tenant.

CARRIED

9/0

Responsible Officer	Manager - Facilities (Land, Buildings & Structures)
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Declaration of Interest

Item	L.6
Description	Investment Attraction Brochure
Declaring Councillor	Cr Cameron O’Neil
Related party / close associate / other relationship	The Country Universities Centre Maranoa
Particulars of the interest	I am the chair and non-executive director of The Country Universities Centre Maranoa (Maranoa CUC) which is referred to on page 66 of the brochure.
Type of conflict	Declarable conflict of interest
Action Remain	Although I have a declarable conflict of interest, I do not believe a reasonable person could have a perception of bias. Therefore, I will choose to remain in the meeting. However, I will respect the decision of the meeting on whether I can remain and participate in the decision.

Resolution No. OM/06.2021/66

Moved Cr Taylor

Seconded Cr McMullen

That it is in the public interest that Cr O'Neil participates and votes on agenda item L.6 because a reasonable person would trust that the decision is made in the public interest.

CARRIED

8/0

Responsible Officer

Lead Officer – Elected Members & Community Engagement

Item Number:

L.6

File Number: D21/48284

SUBJECT HEADING:

INVESTMENT ATTRACTION BROCHURE

Officer's Title:

Manager - Economic & Community Development

Executive Summary:

Council is a member of the South West Queensland Regional Organisation of Councils which has initiated an investment attraction project aimed at attracting investors to industry opportunities in the South West Queensland Region. The project has been fully funded by the Department of State Development Infrastructure Local Government and Planning and is nearing completion. A component of the project involved preparing an Investment Prospectus for the region, which was attached to the report for approval.

Resolution No. OM/06.2021/67

Moved Cr Golder

Seconded Cr Edwards

That Council requests changes to the Maranoa segment of the brochure to visually highlight the lifestyle opportunities unique to the Maranoa, for inclusion in the draft *South West Queensland Regional Organisation of Councils (SWQROC) (Maranoa) Investment Prospectus*, including:

- larger lifestyle blocks than in the cities
- Upgraded Roma Hospital
- Quality of education facilities
- Mt Moffatt reference to include Carnarvon section for the town of Injune
- Images to demonstrate lifestyle unique to Maranoa
- Front page updated to visually show attractive lifestyle imagery in the Maranoa
- Wording regarding the supply of effectively tariffed reticulated gas for local business

[Wording amended by Mayor Golder, to incorporate suggestions put forward by Councillors for the Maranoa segment of the brochure.]

CARRIED

9/0

Responsible Officer

Manager - Economic & Community Development

Section 150F A (2)(e) of the Local Government Act 2009

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Mark Edwards, Cr. Tyson Golder, Cr. Julie Guthrie, Cr. Johanne Hancock, Cr. Wayne (George) Ladbrook, Cr. Geoff McMullen, Cr. Cameron O'Neil, Cr. Wendy Taylor.

How each eligible councillors voted:

Each councillor voted in favour of the motion.

The Chief Executive Officer left the meeting at 3.32pm, and returned at 3.34pm.

Item Number: L.7 **File Number:** D21/47774

SUBJECT HEADING: REQUEST FOR APPROVAL TO REFURBISH BUILDINGS AT C&K MARANOA KINDERGARTEN - ROMA

Officer's Title: Council Buildings & Structures Maintenance Officer / Team Coordination

Executive Summary:

Council received correspondence from The Creche & Kindergarten Association Limited seeking consent to proceed with scheduled maintenance of a Council owned building, pursuant to the requirements of their lease agreement.

Resolution No. OM/06.2021/68

Moved Cr O'Neil

Seconded Cr Ladbrook

That Council provide in-principle consent to The Creche & Kindergarten Association Limited to proceed with the scheduled maintenance to the Council owned buildings at 49 Bungil Street, Roma.

CARRIED

9/0

Responsible Officer

Council Buildings & Structures Maintenance Officer / Team Coordination

Item Number: L.8 **File Number:** D21/48507

SUBJECT HEADING: RECOMMENDATION TO PROCURE ONE (1) 4WD / AWD BACKHOE LOADER

Officer's Title: Operations Manager - Plant, Fleet & Workshops

Executive Summary:

Assessment and recommendation from quotations received for the supply and delivery of one (1) 4WD / AWD Backhoe Loader.

Resolution No. OM/06.2021/69

Moved Cr Birkett

Seconded Cr McMullen

That Council:

1. **Select RDO Equipment for the purchase of one (1) John Deere 315SL Backhoe for the purchase price of \$201,300 including GST, excluding CTP and registration.**
2. **Authorise the Chief Executive Officer (or delegate) to enter final negotiations with RDO Equipment and raise a purchase order if the final terms are acceptable.**

CARRIED

9/0

Responsible Officer	Operations Manager - Plant, Fleet & Workshops
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Item Number:

L.9

File Number: D21/44402

SUBJECT HEADING:

ROMA SALEYARDS MULTIPURPOSE FACILITY

Officer's Title:

Deputy Director / Strategic Road Management

Original Resolution Meeting Date:

24 March 2021

Resolution Number:

OM/03.2021/101

Original Resolution:

That:

1. *Council engage McCullough Robertson Lawyers to further investigate the defects at the Roma Saleyards Multi-Purpose Facility and potential causes of action arising from the defects.*
2. *The engagement be made in accordance with s 232 of the Local Government Regulation 2012 that: Council is not required to invite written quotes from multiple entities if the contract is entered into with a supplier from a register of pre-qualified suppliers.*
3. *Council authorise the Chief Executive Officer (or delegate) to enter into final negotiations with McCullough Robertson Lawyers and raise a purchase order if the final terms are acceptable.*

Resolution No. OM/06.2021/70

Moved Cr McMullen

That we lay it on the table until later in the meeting.

CARRIED

9/0

Responsible Officer	Lead Officer – Elected Members & Community Engagement
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Declaration of Interest

Item	L.10
Description	Changes to development conditions for the RCTC caravan park expansion (Ref: 2020/20118)
Declaring Councillor	Cr Wendy Taylor
Related party / close associate / other relationship	Myself
Particulars of the interest	I am the Treasurer of the Roma Clay Target Club
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is discussed and voted on.

Declaration of Interest

Item	L.10
Description	Changes to development conditions for the RCTC caravan park expansion (Ref: 2020/20118)
Declaring Councillor	Cr Wayne (George) Ladbrook
Related party / close associate / other relationship	Myself, I have business associates in the club and provide a product to the bakery and club [<i>Western Bakeries and Roma Clay Target Club</i>] Robert Nugent is a prominent member of the Roma Clay Target Club, with whom I've had dealings with for 20 years.
Particulars of the interest	I attended the meeting on Monday and have now become aware that I have a declarable conflict of interest because of commercial interests with one of the parties (Robert Nugent of Western Bakeries), [<i>who is</i>] associated with the gun club proposal. I, [<i>through my business Ladbrook's Butchery</i>] supply a product to the bakery [<i>Western Bakeries</i>] and the club [<i>Roma Clay Target Club</i>].
Type of conflict	Declarable conflict of interest
Action Leave	Leave the room while the matter is discussed and voted on.

Cr Taylor left the meeting at 3.38pm.
 Cr Ladbrook left the meeting at 3.41pm.

Item Number: L.10 **File Number:** D21/49266

SUBJECT HEADING: CHANGES TO DEVELOPMENT CONDITIONS FOR THE ROMA CLAY TARGET CLUB (RCTC) CARAVAN PARK EXPANSION (REF: 2020/20118)

Officer's Title: Lead Town Planner

Executive Summary:

The Roma Clay Target Club (RCTC) sought minor changes to development approval reference 2020/20118, issued for the expansion of the caravan park located at 155 Geoghegan Road, Roma.

Resolution No. OM/06.2021/71

Moved Cr McMullen

Seconded Cr Guthrie

That:

- a) Council issue a Decision notice (change application) to the [Roma] Clay Target Club;
- b) The Decision notice (change application) approve changes to development conditions in Attachment 1 of Decision notice 2020/20118 dated 16 December 2020; and,
- c) The Decision Notice (change application) be accompanied by a development approval showing the following changes to Attachment 1 of Decision notice 2020/20118:

That Condition 27 be amended:

From:

Fencing is to be provided along the Geoghegan Road frontage extending from the western site access to the western elevation of the Club House, as generally shown in red on Approved Plan Number 202009503 - Stage 3 Proposed Site Layout dated 23/06/20 (marked in Red). The fencing shall be provided to a height of 2.6 metres and consist of a 1.8-metre-high solid screen panel topped with a 300mm high panel of steel lattice erected with a gap of 500mm between the natural ground level and the bottom fence rail. The fencing shall avoid any disturbance to the existing trees along this site boundary.

Note: A building permit will be required to be issued prior to the construction of the fence.

To:

Fencing is to be provided along the Geoghegan Road frontage extending from the western site access to the western elevation of the Club House, as generally shown in red on Approved Plan Number 202009503 - Stage 3 Proposed Site Layout dated 23/06/20 (marked in Red). The fencing shall avoid any disturbance to the existing trees along this site boundary.

The fencing shall be provided to a height of 2.6 metres for a minimum length of 10 metres extending westward from the western site access and along the same general alignment as existing fencing at the site, before gradually tapering down to a minimum height of 1.8 metres.

The section of fencing that is 2.6 metres in height shall consist of a 1.8-metre-high solid screen panel topped with a 300mm high panel of steel lattice erected with a gap of 500mm between the natural ground level and the bottom fence rail.

The remainder of the fence shall consist no less than a 1.2-metre-high solid screen panel topped with a maximum 300mm high panel of steel lattice erected with a gap of 500mm between the natural ground level and the bottom fence rail.

Note: A building permit will be required to be issued prior to the construction of the fence.

That Condition 46 be amended:

From:

Stormwater runoff from caravans and impervious surface areas is to be collected internally and piped generally in accordance with CMDG Guidelines D-5 'Stormwater Drainage Design' to the existing table drain on Geoghegan Road as a lawful point of discharge.

To:

Stormwater runoff from caravans and impervious surface areas is to be directed generally in accordance with CMDG Guidelines D-5 'Stormwater Drainage Design' to the existing table drain on Geoghegan Road as a lawful point of discharge.

MOTION LOST

2/5

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. Guthrie	Cr. Birkett
Cr. McMullen	Cr. Edwards
	Cr. Golder
	Cr. Hancock
	Cr. O'Neil

Responsible Officer

Lead Town Planner

Section 150F A (2)(e) of the *Local Government Act 2009*

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Mark Edwards, Cr. Tyson Golder, Cr. Julie Guthrie, Cr. Johanne Hancock, Cr. Cr McMullen, Cameron O'Neil.

How each eligible councillors voted:

Cr. Julie Guthrie, Cr. Geoff McMullen voted in favour of the motion.

Cr. John Birkett, Cr. Mark Edwards, Cr. Tyson Golder, Cr. Johanne Hancock, Cr. Cameron O'Neil voted against the motion.

Moved Cr O'Neil

Seconded Cr Birkett

That:

- a) Council issue a Decision notice (change application) to the Roma Clay Target Club; and
- b) The Decision notice (change application) approve changes to development condition 27 (Fencing and landscaping) in Attachment 1 of Decision notice 2020/20118 dated 16 December 2020; and

- c) The Decision notice (change application) approve changes to Condition 46 (Stormwater and drainage) of the development conditions in Attachment 1 of Decision notice 2020/20118 dated 16 December 2020; and
- d) The Decision Notice (change application) be accompanied by a development approval showing the following changes to Attachment 1 of Decision notice 2020/20118:

That Condition 46 be amended:

From:

Stormwater runoff from caravans and impervious surface areas is to be collected internally and piped generally in accordance with CMDG Guidelines D-5 'Stormwater Drainage Design' to the existing table drain on Geoghegan Road as a lawful point of discharge.

To:

Stormwater runoff from caravans and impervious surface areas is to be directed generally in accordance with CMDG Guidelines D-5 'Stormwater Drainage Design' to the existing table drain on Geoghegan Road as a lawful point of discharge; and

Include an additional note at the bottom of condition 27 that Council requires that the Roma Clay Target Club (RCTC) construct the fence by 21 December 2021.

[Wording amended by Cr O'Neil a number of times following discussion with Councillors, and suggestions from the reporting officer and Deputy CEO.]

NO VOTE TAKEN

No vote was taken on the draft motion at that time, with Cr O'Neil suggesting the meeting be adjourned to allow the reporting officer to provide wording capturing the intent of the draft motion.

COUNCIL ADJOURNED THE MEETING
FOR A BRIEF RECESS AT 4.21pm

SUBJECT HEADING: RESUMPTION OF STANDING ORDERS
COUNCIL RESUMED THE MEETING AT 4.32pm

Councillors Ladbrook and Taylor did not return to the meeting for consideration of the following item, having previously declared a Declarable Conflict of interest in the matter.

Following recess and officer review of the draft motion, an amended draft motion was put and considered by non-conflicted Councillors, as follows:

Resolution No. OM/06.2021/72

Moved Cr O'Neil

Seconded Cr Birkett

That:

- a) Council issue a Decision notice (change application) to the Roma Clay Target Club; and
- b) The Decision notice (change application) approve changes to development condition 27 (Fencing and landscaping) in Attachment 1 of Decision notice 2020/20118 dated 16 December 2020; and

- c) The Decision notice (change application) approve changes to Condition 46 (Stormwater and drainage) of the development conditions in Attachment 1 of Decision notice 2020/20118 dated 16 December 2020; and
- d) The Decision Notice (change application) be accompanied by a development approval showing the following changes to Attachment 1 of Decision notice 2020/20118:

That Condition 27 be amended:

From:

Fencing is to be provided along the Geoghegan Road frontage extending from the western site access to the western elevation of the Club House, as generally shown in red on Approved Plan Number 202009503 - *Stage 3 Proposed Site Layout dated 23/06/20 (marked in Red)*. The fencing shall be provided to a height of 2.6 metres and consist of a 1.8-metre-high solid screen panel topped with a 300mm high panel of steel lattice erected with a gap of 500mm between the natural ground level and the bottom fence rail. The fencing shall avoid any disturbance to the existing trees along this site boundary.

Note: A building permit will be required to be issued prior to the construction of the fence.

To:

Fencing is to be provided along the Geoghegan Road frontage extending from the western site access to the western elevation of the Club House, as generally shown in red on Approved Plan Number 202009503 - *Stage 3 Proposed Site Layout dated 23/06/20 (marked in Red)*. The fencing shall be provided to a height of 2.6 metres and consist of a 1.8-metre-high solid screen panel topped with a 300mm high panel of steel lattice erected with a gap of 500mm between the natural ground level and the bottom fence rail. The fencing shall avoid any disturbance to the existing trees along this site boundary. The fencing shall be constructed before 31 December, 2021, or a further period agreed to in writing by Council.

Note: A building permit will be required to be issued prior to the construction of the fence.

That Condition 46 be amended:

From:

Stormwater runoff from caravans and impervious surface areas is to be collected internally and piped generally in accordance with CMDG Guidelines D-5 'Stormwater Drainage Design' to the existing table drain on Geoghegan Road as a lawful point of discharge.

To:

Stormwater runoff from caravans and impervious surface areas is to be directed generally in accordance with CMDG Guidelines D-5 'Stormwater Drainage Design' to the existing table drain on Geoghegan Road as a lawful point of discharge.

CARRIED

5/2

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. Birkett	Cr. Golder
Cr. Edwards	Cr. McMullen
Cr. Guthrie	
Cr. Hancock	
Cr. O'Neil	

Responsible Officer	Lead Town Planner
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Section 150F A (2)(e) of the *Local Government Act 2009*

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Mark Edwards, Cr. Julie Guthrie, Cr. Johanne Hancock, Cameron O'Neil.

How each eligible councillors voted:

Cr. John Birkett, Cr. Mark Edwards, Cr. Julie Guthrie, Cr. Johanne Hancock, Cr. Cameron O'Neil voted in favour of the motion.

Cr. Tyson Golder, Cr. Geoff McMullen voted against the motion.

At cessation of discussion and decision on the abovementioned item, Councillors Taylor and Ladbrook returned to the meeting at 4.43pm.

Item Number: L.11 (replacing 11.4)

File Number: D21/41731

SUBJECT HEADING: MONTHLY FINANCIAL REPORT AS AT 31 MAY 2021

Officer's Title: Program Funding & Budget Coordinator

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 period ended 31 May 2021.

Resolution No. OM/06.2021/73

Moved Cr Golder

Seconded Cr Edwards

That:

- 1. The Monthly Financial Report for the period ended 31 May 2021 be received and noted.**
- 2. All future reports have an outline of MRC outstanding debt position included in the report**

CARRIED

9/0

Responsible Officer	Program Funding & Budget Coordinator
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Declaration of Interest

Item	C.1
Description	Applications for Conversion of Leases - Lot 1 on DL299; Lots 9 & 10 on DL282 and Lot 2 on DL305; Lot 47 on DL458
Declaring Councillor	Cr John Birkett
Related party / close associate / other relationship	Myself
Particulars of the interest	My wife's first cousin & his wife (Damien & Sally Campbell) are listed in the report as current lessees of some of the Lots in question.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is discussed and voted on.

Declaration of Interest

Item	LC.6
Description	Bassett Park Racing Stables – Building Application Fees
Declaring Councillor	Cr Ladbrook
Related party / close associate / other relationship	Myself
Particulars of the interest	I am a member of the Roma Turf Club.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is being discussed and voted on.

Declaration of Interest

Item	LC.3
Description	Roma Saleyards Fees and Charges 2021/22
Declaring Councillor	Cr Tyson Golder
Related party / close associate / other relationship	Myself
Particulars of the interest	I am registered to buy and sell cattle at Roma Saleyards. Function referenced in the report.
Type of conflict	Declarable conflict of interest
Action	I will deal with it by leaving the room and having no further part in discussion or decision.

Declaration of Interest

Item	LC.3
Description	Roma Saleyards Fees and Charges 2021/22
Declaring Councillor	Cr Johanne Hancock
Related party / close associate / other relationship	Myself and my husband (Graham Hancock) and; Entities – GL & JM Hancock and; Hancock Pastoral Company – GL & JM (myself and my husband) & PR & KM Hancock (brother in-law and sister in-law)
Particulars of the interest	The entities are registered to buy and sell cattle at the Roma Saleyards.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is being discussed and voted on.

Declaration of Interest

Item	LC.3
Description	Roma Saleyards Fees and Charges 2021/22
Declaring Councillor	Cr John Birkett
Related party / close associate / other relationship	My parents (Gary & Julie Birkett)
Particulars of the interest	My parents are registered to buy and sell cattle at the Roma Saleyards.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is being discussed and voted on.

Declaration of Interest

Item	LC.3
Description	Roma Saleyards Fees and Charges 2021/22
Declaring Councillor	Cr Mark Edwards
Related party / close associate / other relationship	Partnership - Kim Edwards – (brother), Mark Edwards and Cameron Edwards (nephew).
Particulars of the interest	The partnership is registered to buy and sell cattle at the Roma Saleyards.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is being discussed and voted on.

Declaration of Interest

Item	LC.3
Description	Roma Saleyards Fees and Charges 2021/22
Declaring Councillor	Cr Wendy Taylor
Related party / close associate / other relationship	Company - Layershire Pty Ltd (Peter and Wendy Taylor are the directors of that company).
Particulars of the interest	That company is registered to buy and sell cattle at the Roma Saleyards.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is being discussed and voted on.

Declaration of Interest

Item	LC.3
Description	Roma Saleyards Fees and Charges 2021/22
Declaring Councillor	Cr Julie Guthrie
Related party / close associate / other relationship	Partnership - which is Guthrie Pastoral Group (which includes myself, my husband - Ross Guthrie and my son - Nicholas Guthrie)
Particulars of the interest	This partnership is registered to buy and sell cattle at the Roma Saleyards.
Type of conflict	Declarable conflict of interest
Action	I choose to leave the room while the matter is being discussed and voted on.

Declaration of Interest

Item	LC.3
Description	Roma Saleyards Fees and Charges 2021/22
Declaring Councillor	Cr Geoff McMullen
Related party / close associate / other relationship	Myself
Particulars of the interest	I am registered to buy and sell cattle at the Roma Saleyards.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is being discussed and voted on.

Declaration of Interest

Item	LC.3
Description	Roma Saleyards Fees and Charges 2021/22
Declaring Councillor	Cr Wayne (George) Ladbrook
Related party / close associate / other relationship	Partnership (W & A Ladbrook – husband and wife – Alana Ladbrook)
Particulars of the interest	The relationship [partnership] is registered to buy and sell cattle at the Roma Saleyards.
Type of conflict	Declarable conflict of interest
Action	Leave the room while the matter is being discussed and voted on.

CONFIDENTIAL ITEMS

Resolution No. OM/06.2021/74

Moved Cr Hancock

Seconded Cr Birkett

In accordance with the provisions of section 254J(3) of the *Local Government Regulation 2012*, that Council resolve to close the meeting to the public [at 5.01pm] to discuss confidential items that its Councillors consider is necessary to close the meeting.

In accordance with Section 254J(5) of the *Local Government Regulation 2012*, the following table provides:

- The matters to be discussed;
- An overview of what is to be discussed while the meeting is closed.

Agenda Item	Matters to be discussed (Reasons to close the meeting under the <i>Local Government Regulation 2012</i>)	Overview
C.1 - Applications for Conversion of Leases – Lot 1 on DL299; Lots 9 & 10 on DL 282 and Lot 2 on DL305; Lot 47 on DL458	Section 254J(3)(i) a matter the local government is required to keep confidential under a law of, or formal arrangement with, the Commonwealth or a State.	The Department of Resources seeks Council's views on applications it has received for conversion over Grazing Homestead Perpetual Leases (GHPL) to freehold tenure.

C.2 – Planning Consultancy	Section 254J(3)(g) negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government.	The applicant has requested an agreement to enable Maranoa Regional Council to provide town planning consultancy services.
C.3 – Safety Improvements (Department of Transport and Main Roads) – Burrowes Street, Surat	Section 254J(3)(i) a matter the local government is required to keep confidential under a law of, or formal arrangement with, the Commonwealth or a State.	<p>At the Ordinary meeting on 12 May 2021, Council considered a Councillor Request for Agenda Report in relation to an update on the safety improvement investigation on Burrowes Street / Carnarvon Highway, Surat. Council resolved that a report be prepared for an upcoming Council meeting.</p> <p>This report is provided by way of follow up to this request and it provides Council with information in relation to the matter.</p>
C.4 – Preservation of Historical Grain Shed - Roma	Section 254J(3)(i) a matter the local government is required to keep confidential under a law of, or a formal arrangement with, the Commonwealth or a State.	At its Ordinary Meeting on 12 May 2021, Council resolved to undertake urgent negotiations in regard to the preservation of the Historic Grain Shed at 16 Station Street Roma. This report provides an update on actions to date.
LC.1 – Extend expiry date for Register of Pre-Qualified Suppliers for Trade and Associated Services	Section 254J(3)(e) legal advice obtained by the local government or legal proceedings involving the local government including, for example, legal proceedings that may be taken by or against the local government.	Registers of Pre-qualified Suppliers are created in accordance with the <i>s232 Local Government Regulation 2009</i> (the Regulation). After the tender process is complete and Council resolves their formation, in doing so the Register is given a fixed life (end date), this report seeks to extend the end date.
LC.2 – Santos Festival of Rugby/Proposal for Maranoa Regional Council	Section 254J(3)(c) the local government's budget.	Santos, together with the Queensland Reds, are seeking a partnership with Maranoa Regional Council, local police, health officials, tourism, local rugby clubs and community businesses, to deliver a two-day event for the community – Santos Festival of Rugby – Roma 2022.
LC.3 – Roma Saleyards Fees and Charges – 2021/22	Section 254J(3)(c) the local government's budget.	<p>This report is presents the proposed fees and charges for the Roma Saleyards for the 2021/22 financial year.</p> <p>Item removed from schedule as discussion was not required in closed session.</p>

LC.4 – Roma Saleyards Correspondence	Section 254J(3)(e) legal advice obtained by the local government or legal proceedings involving the local government including, for example, legal proceedings that may be taken by or against the local government.	Council has received a letter from the applicant for consideration (D21/49160).
LC.5 – Update on Roma Natural Gas Supply Agreement	Section 254J(3)(g) negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government.	This report provides Council an update on the progress of the Roma Natural Gas Supply Agreement.
LC.6 – Bassett Park Racing Stables – Building Application Fees	Section 254J(3)(g) negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government.	Council has received correspondence from the applicant seeking refund of the Building Application Fees paid to Council in respect to the Bassett Park Stables Upgrade project.
LC.7 – Roma Saleyards Multipurpose Facility	Section 254J(3)(e) legal advice obtained by the local government or legal proceedings involving the local government including, for example, legal proceedings that may be taken by or against the local government.	At the meeting on 24 March 2021, Council considered a report about the Roma Saleyards Multipurpose Facility. This report provides an update in relation to the matter.
LC.8 – Roma Saleyards Correspondence	Section 254J(3)(e) legal advice obtained by the local government or legal proceedings involving the local government including, for example, legal proceedings that may be taken by or against the local government.	Correspondence (D21/50304), has been received and a draft prepared for Council’s consideration.
LC.9 – Function Reports – Parks and Open Spaces, Waste, Cemeteries, Environmental and public health, Street lighting and public space lighting, Information and communications	Section 254J(3)(c) the local government’s budget.	Function Reports for other available functions are presented. Other available functions removed from schedule as no further functions were available for the meeting.

technology, Information management, updated functions and others available		
CARRIED		9/0

Responsible Officer	Lead Officer – Elected Members & Community Engagement
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Cr Birkett, having previously declared a declarable conflict of interest in Item C.1 left the meeting at 5.01pm, taking no part in discussion on this matter.

At cessation of discussion on the abovementioned item, Cr Birkett returned to the meeting at 5.02pm.

Cr Ladbrook, having previously declared a declarable conflict of interest in Item LC.6 left the meeting at 5.13pm, taking no part in discussion on this matter.

At cessation of discussion on the abovementioned item, Cr Ladbrook returned to the meeting at 5.28pm.

Cr McMullen left the meeting at 5.17pm, and returned at 5.28pm.

The Chief Executive Officer left the meeting, prior to discussion on Item LC.1, and returned to the meeting following discussion on this item at 5.23pm.

Mayor Golder left the meeting at 5.56pm, and returned at 5.57pm.

Cr O'Neil left the meeting at 6.25pm, and returned at 6.27pm.

Cr Ladbrook left the meeting at 6.42pm, and returned to the meeting at 6.44pm.

Resolution No. OM/06.2021/75	
Moved Cr O'Neil	Seconded Cr Birkett
That Council open the meeting to the public [at 7.23pm].	
CARRIED	
9/0	

Responsible Officer	Lead Officer Elected Members & Community Engagement
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Cr Birkett, having previously declared a declarable conflict of interest in the following item left the meeting at 7.23pm, taking no part in discussion or decision on this matter.

Item Number: C.1 **File Number:** D21/39249

SUBJECT HEADING: APPLICATIONS FOR CONVERSION OF LEASES - LOT 1 ON DL299; LOTS 9 & 10 ON DL282 AND LOT 2 ON DL305; LOT 47 ON DL458

Officer's Title: Administration Officer - Land Administration

Executive Summary:

The Department of Resources sought Council's views on applications it has received for conversion over Grazing Homestead Perpetual Leases (GHPL) to freehold tenure.

□ GHPL 36/7772A over Lot 47 on DL458

Resolution No. OM/06.2021/76

Moved Cr O'Neil

Seconded Cr Taylor

That Council advise the Department of Resources that it offers:

1. **No objection to the conversion of GHPL 36/7689 over Lot 1 on DL299 to freehold tenure.**
2. **No objection to the conversion of GHPL 36/7651 over Lots 9 & 10 on DL282 and Lot 2 on DL305 to freehold tenure provided that a road reserve is established along the boundary of Lot 2 on DL305 to provide a dedicated access for Lots 9 & 10 on DL282.**
3. **No objection to the conversion of GHPL 36/7772A over Lot 47 on DL458 to freehold tenure.**

CARRIED

8/0

Responsible Officer

Administration Officer - Land Administration

Section 150F A (2)(e) of the *Local Government Act 2009*

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. Mark Edwards, Cr. Tyson Golder, Cr. Julie Guthrie, Cr Johanne Hancock, Cr. Wayne (George) Ladbrook, Cr. Geoff McMullen, Cr. Cameron O'Neil, Cr. Wendy Taylor.

How each eligible councillors voted:

Each councillor voted in favour of the motion.

At cessation of discussion and decision on the abovementioned item, Cr Birkett returned to the meeting at 7.25pm.

Item Number:

C.2

File Number: D21/45230

SUBJECT HEADING:

PLANNING CONSULTANCY

Officer's Title:

Manager - Planning & Building Development

Executive Summary:

The applicant has requested an agreement to enable Maranoa Regional Council to provide town planning consultancy services.

Resolution No. OM/06.2021/77

Moved Cr O'Neil

Seconded Cr Ladbrook

That Council authorise the Chief Executive Officer to enter the Agreement presented.

CARRIED

9/0

Responsible Officer

Manager - Planning & Building Development

Item Number: C.3 **File Number:** D21/46235

SUBJECT HEADING: SAFETY IMPROVEMENTS (DTMR) - BURROWES STREET, SURAT

Officer's Title: Deputy Director / Strategic Road Management

Executive Summary:

At the Ordinary meeting on 12 May 2021, Council considered a Councillor Request for Agenda Report in relation to an update on the safety improvement investigation on Burrowes Street / Carnarvon Highway, Surat. Council resolved that a report be prepared for an upcoming Council meeting.

This report was provided by way of follow up to this request and it provides Council with information in relation to the matter.

Resolution No. OM/06.2021/78

Moved Cr Golder

Seconded Cr McMullen

That Council:

1. Receive and note the Officer's report as presented.
2. Request that the Department of Transport and Main Roads (DTMR) consider, subject to consultation with the Surat community, incorporating additional driver alert measures (e.g. low level rumble strips), particularly for traffic travelling through Surat from south.
3. Offer to partner with DTMR to collate community consultation on the matter.

[Wording amended by Mayor Golder following discussion with Councillors and a suggestion from the Deputy Director].

CARRIED

9/0

Responsible Officer	Deputy Director / Strategic Road Management
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Item Number: C.4 **File Number:** D21/46578

SUBJECT HEADING: PRESERVATION OF HISTORICAL GRAIN SHED - ROMA

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

Executive Summary:

At its Ordinary Meeting on 12 May 2021, Council resolved to undertake urgent negotiations in regard to the preservation of the Historic Grain Shed at 16 Station Street Roma. This report provided an update on actions to date.

Resolution No. OM/06.2021/79

Moved Cr Golder

Seconded Cr Edwards

That Council:

1. **Write to Queensland Rail and formally express Council's interest in acquiring the land and buildings at 16 Station Street Roma (Historical Grainshed).**
2. **Conduct a desktop audit valuation to inform council of the land value which could be used in negotiations with Queensland Rail.**

[Wording amended by Mayor Golder following discussion with Councillors and his review of the officer's alternative motion].

CARRIED

8/1

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. Birkett	Cr. Taylor
Cr. Edwards	
Cr. Golder	
Cr. Guthrie	
Cr. Hancock	
Cr. Ladbrook	
Cr. McMullen	
Cr. O'Neil	

Responsible Officer	Manager - Facilities (Land, Buildings & Structures)
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The Chief Executive Officer left the Meeting at 7.35pm, with the Deputy CEO taking her place.

LATE CONFIDENTIAL ITEMS

Item Number: LC.1 **File Number:** D21/45788

SUBJECT HEADING: **EXTEND EXPIRY DATE FOR REGISTER OF PRE-QUALIFIED SUPPLIERS FOR TRADE AND ASSOCIATED SERVICES**

Officer's Title: **Manager - Procurement & Plant**

Executive Summary:

Registers of Pre-qualified Suppliers are created in accordance with the s232 Local Government Regulation 2009 (the Regulation). After the tender process is complete and Council resolves their formation, in doing so the Register is given a fixed life (end date), this report sought to extend the end date.

Resolution No. OM/06.2021/80

Moved Cr Taylor

Seconded Cr McMullen

That Council:

1. Approve the extension of the Register of Pre-Qualified Suppliers for Trade and Associated Services, setting the new end date 30 June 2023.
2. Approve the Chief Executive Officer (or Delegate) to update the Deeds of Agreement for an extension to 30 June 2023.

CARRIED

9/0

Responsible Officer

Manager - Procurement & Plant

The Chief Executive Officer returned to the meeting at 7.36pm.

Item Number:

LC.2

File Number: D21/49250

SUBJECT HEADING:

SANTOS FESTIVAL OF RUGBY/PROPOSAL FOR
MARANOA REGIONAL COUNCIL

Officer's Title:

Regional Events Attraction / Local Development

Executive Summary:

Santos, together with the Queensland Reds, sought a partnership with Maranoa Regional Council, local police, health officials, tourism, local rugby clubs and community businesses, to deliver a two-day event for the community – Santos Festival of Rugby – Roma 2022.

Resolution No. OM/06.2021/81

Moved Cr O'Neil

Seconded Cr Hancock

That Council:

1. ~~Provide in-kind assistance for the Santos Festival of Rugby – Roma 2022 through:~~
 - ~~• Spreading of top dressing material on the playing field at Gallas Fox Park~~
 - ~~• Work Camp request to lay turf on the playing field at Gallas Fox Park~~
 - ~~• Minor repairs to the existing irrigation system at Gallas Fox Park~~
 - ~~• Labour to administer chemicals, soil amendments and fertilisers to the playing field at Gallas Fox Park~~
 - ~~• Fill material for extension to terrace seating at Gallas Fox Park.~~
 - ~~• Arranging 40km/hr speed restriction on highway during the event period (both days), including approvals from Department of Transport and costs of traffic control~~
 - ~~• Support of Liquor Licence Application~~
 - ~~• Assistance with EPA notifications for noise and light~~
2. Consider a grant application in the first round of the 2021/22 Community Grants program from the Roma Echidnas Rugby Union Club to replace tunnel and retaining walls at the Club House if applicable.
3. Consider an allocation of \$25,000 in the 2021/22 Budget for the supply and installation of 50m of 9ft chain mesh fencing and 100m of 6ft chain mesh fencing on the northern side of the playing field at Gallas Fox Park.

CARRIED

9/0

At its Ordinary Meeting on 8 September 2021, Council resolved:

That Council amend Resolution Number OM/06.2021/81 to read as follows:

That Council:

1. **Subject to point 4**, provide in-kind assistance for the Santos Festival of Rugby – Roma 2022 through:
 - Spreading of top dressing material on the playing field at Gallas Fox Park
 - Labour to administer chemicals, soil amendments and fertilisers to the playing field at Gallas Fox Park
 - Installation only of new irrigation system at Gallas Fox Park**
 - Fill material for extension to terrace seating at Gallas Fox Park (if required)
 - Arranging 40km/hr speed restriction on highway during the event period (both days), including approvals from Department of Transport and costs of traffic control
 - Support of Liquor Licence Application
 - Assistance with Environmental Protection Authority (EPA) notifications for noise and light
2. Consider a grant application in the first round of the 2021/22 Community Grants program from the Roma Echidnas Rugby Union Club to replace tunnel and retaining walls at the Club House if applicable and if submitted.
3. Supply and install 50m of 9ft chain mesh fencing and approximately 100m of 6ft chain mesh fencing on the northern side of the playing field at Gallas Fox Park to the value of \$23,750 with costs allocated to Work Order 22930.
4. **Provide the above support on the basis that Council provide project management support and liaise closely with current stakeholders that provide assistance in the ongoing maintenance of the facility and Twinview Turf.**

Responsible Officer	Regional Events Attraction / Local Development
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Councillors Birkett, Edwards, Golder, Guthrie, Hancock, Ladbrook, McMullen and Taylor, having previously declared a declarable conflict of interest in the following item, left the meeting at 7.39pm.

Remaining councillors observed there was no longer a quorum, and all conflicted Councillors were invited to return to the meeting at 7.40pm.

Item Number: LC.3 **File Number:** D21/49253

SUBJECT HEADING: ROMA SALEYARDS FEES AND CHARGES - 2021/22

Officer's Title: Manager - Saleyards

Executive Summary:

This report was presented to Council to consider the proposed fees and charges for the Roma Saleyards for the 2021/22 financial year.

Resolution No. OM/06.2021/82	
Moved Cr O'Neil	Seconded Cr Hancock
That Council delegate deciding the matter relating to LC3 under Section 257 of the <i>Local Government Act [2009]</i> to the Chief Executive Officer (CEO).	
CARRIED	9/0

Responsible Officer	Manager - Saleyards
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Section 150F A (2)(e) of the Local Government Act 2009

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Mark Edwards, Cr. Tyson Golder, Cr. Julie Guthrie, Cr. Johanne Hancock, Cr. Wayne (George) Ladbrook, Cr. Geoff McMullen, Cr. Cameron O’Neil, Cr. Wendy Taylor.

How each eligible councillors voted:

Each councillor voted in favour of the motion.

Item Number: LC.4 **File Number:** D21/49254

SUBJECT HEADING: ROMA SALEYARDS CORRESPONDENCE

Officer’s Title: Manager - Saleyards

Executive Summary:

Council received a letter from the applicant for consideration (D21/49160).

Resolution No. OM/06.2021/83

Moved Cr McMullen

Seconded Cr Ladbrook

That Council receive and note the letter received from the applicant.

CARRIED

6/3

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. Birkett	Cr. Hancock
Cr. Edwards	Cr. O’Neil
Cr. Golder	Cr. Taylor
Cr. Guthrie	
Cr. Ladbrook	
Cr. McMullen	

Responsible Officer

Manager - Saleyards

Item Number: LC.5 **File Number:** D21/47357

SUBJECT HEADING: UPDATE ON ROMA NATURAL GAS SUPPLY AGREEMENT

Officer’s Title: Manager - Procurement & Plant

Executive Summary:

This report provided an update on the progress of the Roma Natural Gas Supply Agreement.

Resolution No. OM/06.2021/84

Moved Cr Edwards

Seconded Cr Ladbrook

That Council receive and note the Officer's report as presented.

CARRIED

9/0

Responsible Officer

Manager - Procurement & Plant

Cr Ladbrook, having previously declared a declarable conflict of interest in the following item, left the meeting at 7.44pm.

Item Number: LC.6 **File Number:** D21/49059

SUBJECT HEADING: **BASSETT PARK RACING STABLES - BUILDING APPLICATION FEES**

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

Executive Summary:

Council received correspondence from the applicant seeking refund of the Building Application Fees paid to Council in respect to the Bassett Park Stables Upgrade project.

Resolution No. OM/06.2021/85

Moved Cr O'Neil

Seconded Cr Birkett

That Council refund JEM Building Qld Pty Ltd \$5,080.08 being building application fees paid for the Bassett Park Racing Stables project.

CARRIED

8/0

Responsible Officer

Manager - Facilities (Land, Buildings & Structures)

Section 150F A (2)(e) of the *Local Government Act 2009*

For a matter to which the prescribed conflict of interest or declarable conflict of interest relates – the name of each eligible councillor who voted on the matter, and how each eligible councillor voted.

Name of each eligible councillor who voted on the matter:

Cr. John Birkett, Cr. Mark Edwards, Cr. Tyson Golder, Cr. Julie Guthrie, Cr Johanne Hancock, Cr. Geoff McMullen, Cr. Cameron O'Neil, Cr. Wendy Taylor.

How each eligible councillors voted:

Each councillor voted in favour of the motion.

At cessation of discussion and decision on the abovementioned item, Cr. Ladbrook returned to the meeting at 7.44pm.

Item Number: LC.7 **File Number:** D21/49489

SUBJECT HEADING: **ROMA SALEYARDS MULTIPURPOSE FACILITY**

Officer's Title: **Deputy Director / Strategic Road Management**

Executive Summary:

At the meeting on 24 March 2021, Council considered a report about the Roma Saleyards Multipurpose Facility.

This report provided an update to Councillors on this matter.

Resolution No. OM/06.2021/86

Moved Cr McMullen

Seconded Cr Hancock

That Council receive and note the contents of this report.

CARRIED

9/0

Responsible Officer

Deputy Director / Strategic Road Management

Item Number:

LC.8

File Number: D21/49891

SUBJECT HEADING:

ROMA SALEYARDS - CORRESPONDENCE FOR CONSIDERATION

Officer's Title:

Manager - Saleyards

Executive Summary:

Correspondence (D21/50304), was received and a draft prepared for Council's consideration.

Resolution No. OM/06.2021/87

Moved Cr Golder

Seconded Cr McMullen

That Council endorse the approach outlined in the report.

CARRIED

6/3

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. Birkett	Cr. Hancock
Cr. Edwards	Cr. O'Neil
Cr. Golder	Cr. Taylor
Cr. Guthrie	
Cr. Ladbroke	
Cr. McMullen	

Responsible Officer

Manager - Saleyards

Item Number:

LC.9

File Number: D21/49248

SUBJECT HEADING:

FUNCTION REPORTS - PARKS AND OPEN SPACES, WASTE, CEMETERIES, ENVIRONMENTAL AND PUBLIC HEALTH, STREET LIGHTING AND PUBLIC SPACE LIGHTING, INFORMATION AND COMMUNICATIONS TECHNOLOGY, INFORMATION MANAGEMENT, UPDATED FUNCTIONS

Officer's Title:

Program Funding & Budget Coordinator

Executive Summary:

Function reports for other available functions were presented.

Resolution No. OM/06.2021/88

Moved Cr Hancock

Seconded Cr O'Neil

That Council:

1. Receive and note the Function Reports as presented and approve them proceeding to the next step of inclusion in the draft statutory documents.
2. Tentatively schedule a special meeting for Tuesday morning, 29 June 2021 and if required Wednesday afternoon, 30 June 2021 for review of the remaining sections and adoption of the individual documents.

[Wording amended by Cr Hancock following further discussion with Councillors and the Chief Executive Officer regarding scheduling special meetings].

CARRIED

9/0

Responsible Officer	Program Funding & Budget Coordinator
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Item Number: L.9 (updated item number)

File Number: D21/44402

SUBJECT HEADING: ROMA SALEYARDS MULTIPURPOSE FACILITY

Officer's Title: Deputy Director / Strategic Road Management

Original Resolution Meeting Date: 24 March 2021

Resolution Number: OM/03.2021/101

Original Resolution:

That:

1. Council engage McCullough Robertson Lawyers to further investigate the defects at the Roma Saleyards Multi-Purpose Facility and potential causes of action arising from the defects.
2. The engagement be made in accordance with s 232 of the Local Government Regulation 2012 that: Council is not required to invite written quotes from multiple entities if the contract is entered into with a supplier from a register of pre-qualified suppliers.
3. Council authorise the Chief Executive Officer (or delegate) to enter into final negotiations with McCullough Robertson Lawyers and raise a purchase order if the final terms are acceptable.

Resolution No. OM/06.2021/89

Moved Cr O'Neil

Seconded Cr McMullen

That Council amend Resolution Number OM/03.2021/101 to read as follows:

That:

1. Council engage **a supplier from the Local Buy Legal Services panel** to further investigate the defects at the Roma Saleyards Multi-Purpose Facility and potential courses of action arising from the defects.
2. The engagement be made in accordance with s 232 of the *Local Government Regulation 2012* that: Council is not required to invite written quotes from multiple entities if the contract is entered into with a supplier from a register of pre-qualified suppliers.
3. Council authorise the Chief Executive Officer (or delegate) to enter into final negotiations with the preferred supplier and raise a purchase order if the final terms are acceptable.

CARRIED

9/0

Responsible Officer

Deputy Director / Strategic Road Management

Cr Guthrie indicated she had a conflict in the following item, however, as the proposal was not to consider the matter, but to withdraw the item, Cr Guthrie did not proceed any further with her declaration. Cr O'Neil also flagged a potential conflict if the matter was to be considered.

Item Number: 12.1 **File Number:** D21/46197

SUBJECT HEADING: SEWERAGE CHARGE FOR PROPERTIES WITH SEPTIC TANKS CONNECTED TO THE SEWER NETWORK

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

Executive Summary:

A report was tabled at the Budget Submissions & Financial Planning Standing Committee Meeting on 15 July 2020, outlining the concerns with potential properties who are using the sewer network via septic tank, and implementing a sewerage fee for this service.

Resolution No. OM/06.2021/90

Moved Cr Golder

That Council:

1. **Note the contents of this report.**
2. **Approve that domestic premises that use Council's sewer network for the pumping of septic waste are levied the equivalent of 1 sewerage charge per residence for new connected premises.**

MOTION WITHDRAWN

Responsible Officer

Manager - Water, Sewerage & Gas

Resolution No. OM/06.2021/91

Moved Cr Golder

Seconded Cr McMullen

That this item (12.1) be removed from the agenda.

[Wording amended by Mayor Golder to clarify removal of the agenda item].

CARRIED

9/0

Responsible Officer

Manager - Water, Sewerage & Gas

CLOSURE

There being no further business, the Mayor thanked Council for their attendance and declared the meeting closed at 7.56pm.

These Minutes are to be confirmed at the next Ordinary Meeting of Council to be held on 14 July 2021, at Roma Administration Centre.