

MINUTES OF THE GENERAL MEETING OF MARANOA REGIONAL COUNCIL HELD AT ROMA ADMINISTRATION CENTRE ON 10 SEPTEMBER 2014 COMMENCING AT 9.00AM

ATTENDANCE

Mayor Cr. R S Loughnan chaired the meeting with, Deputy Mayor Cr W S Wason, Cr. J L Chambers, Cr. R J Denton, Cr P J Flynn, Cr. C J O'Neil, Cr. M L Price, Cr. D J Schefe, Chief Executive Officer – Julie Reitano, Coordinator Corporate Communications – Jane Frith, and Kelly Rogers Minutes Officer in attendance.

AS REQUIRED

Director Infrastructure Services – Cameron Castles, Director Development, Facilities & Environmental Services – Rob Hayward, Director Corporate, Community & Commercial Services – Sharon Frank, Manager – Infrastructure Planning & Design - Kym Downey, Manager Environmental Health, Compliance & Waste – Sandra Crosby, Manager – Economic & Community Development – Ed Sims, Manager Facilities – Tanya Mansfield, Manager Planning & Building Development - Danielle Pearn, Town Planner – Christopher Tickner, Acting Coordinator Local Development & Community Events, Local Development Officer (Surat) – Johanne Hancock.

GUESTS

There were no guests in attendance at the meeting.

WELCOME

The Mayor welcomed all present and declared the meeting open at 9.12am.

APOLOGIES

Resolution No. GM/09.2014/01

Moved Cr O'Neil

Seconded Cr Wason

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

CARRIED

8/0

CONFIRMATION OF MINUTES

Resolution No. GM/09.2014/02

Moved Cr Denton

Seconded Cr Chambers

That the minutes of the General Meeting (15-27.08.14) held on 27 August 2014 be confirmed.

CARRIED

8/0

BUSINESS ARISING FROM MINUTES

There was no business arising from the minutes.

ON THE TABLE

There were no items for discussion on the table.

PRESENTATIONS/PETITIONS AND DEPUTATIONS

PETITION - INJUNE ART SPACE

Council received a petition from the Injune community. The petition highlighted concerns about Option 2 of the six potential designs investigated by Council, for the proposed new art space in Injune. Council distributed a brochure to the Injune and surrounding community, which provided visual images and commentary on all investigated options. Council sought comment from the community. The consultation period ran from 4 – 15 August 2014.

The petition raised concerns specifically with respect to Option 2, and its potential to threaten the viability of local business - Café on Second, should this option be approved by Council.

A copy of the petition was provided to Council at the meeting for tabling.

Resolution No. GM/09.2014/03	
Moved Cr Denton	Seconded Cr Price
That Council receive and note the petition tabled, and furthermore acknowledged that the matter will be further discussed at a later point during the meeting, under Agenda Item 13.4 – Injune Art Space.	
CARRIED	8/0

Responsible Officer	Coordinator – Elected Members & Community Engagement
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CONSIDERATION OF NOTICES OF BUSINESS

There were no notices of business for consideration.

CONSIDERATION OF NOTICES OF MOTION

There were no notices of motion for consideration.

RECEPTION OF NOTICES OF MOTION FOR NEXT MEETING

No notices of motion were received for the next meeting.

BUSINESS

OFFICE OF THE CEO

Item Number: 10.1 **File Number:** D14/61405

SUBJECT HEADING: CHRISTMAS 2014: ADMINISTRATIVE AND INFRASTRUCTURE SERVICES CLOSURE

Author and Officer's Title: Donald Wells, Manager - Human Resources

Executive Summary:

As a work-life balance initiative for the previous six years over the period between Christmas and New Year, Elected Members have resolved to close Maranoa Regional Council's Administration Offices, Libraries, Community Care Services and the Surat Child Care Centre. Essential services such as Aged Care, Waste and a skeleton crew within the Compliance section have remained operational.

Also as a work-life balance initiative, Infrastructure Services have had a traditional Christmas closure for a period of three weeks extending over the Christmas and New Year holiday period. The commencement timing for this period has been determined by the Christmas and New Year Public Holidays.

Resolution No. GM/09.2014/04

Moved Cr Price

Seconded Cr O'Neil

That Council:

1. Endorse the use of minimal staff on Monday 22 December 2014 and Tuesday 23 December 2014 and the closure of all Customer Service Centres excluding the Roma Customer Service Centre.
2. Endorse the closure of Council's Administration Offices, Libraries, Surat Child Care Centre and non-essential Community Care Services for a Christmas & New Year closure, from close of business Tuesday, 23 December 2014 and to Friday, 2 January 2015 inclusive, with a resumption of normal Council functions on Monday, 5 January 2015.
3. Endorse the closure of Infrastructure Services over Christmas from Monday, 22 December 2014 and to Friday, 9 January 2015 inclusive, with a resumption of normal Infrastructure Services functions on Monday, 12 January 2015.
4. Authorise the Chief Executive Officer to communicate the Christmas Administration and Infrastructure Services closure to Council Employees, Rate Payers, Customers, Clients and the General Public.

CARRIED

8/0

Responsible Officer

Manager - Human Resources

CORPORATE, COMMUNITY & COMMERCIAL SERVICES

Item Number:

11.1

File Number: D14/63600

SUBJECT HEADING:

REGIONAL COMMUNITY NEWSLETTER

Author and Officer's Title:

Jane Frith, Coordinator - Corporate Communications

Executive Summary:

Maranoa Regional Council distributes Council news via a range of online, print and radio communication forums. The regional community newsletter 'Bottle Tree Bulletin' is one of Council's key communication forums that has been operating since October 2010. The current contract concludes 30 September, 2014.

Resolution No. GM/09.2014/05

Moved Cr Chambers

Seconded Cr Wason

That Council:

1. Extend the current service provider contract with Booringa Action Group (BAG), for the production and distribution of the 'Bottle Tree Bulletin' until 31 January 2015 (last issued publication February 2015).
2. Request quotations for production and distribution of the Bottle Tree Bulletin, with the first edition of the new contract to commence in February 2015 for a 17 month period (last issued publication July 2016).

CARRIED

8/0

Responsible Officer
Coordinator - Corporate Communications
Item Number:

11.2

File Number: D14/65396

SUBJECT HEADING:
CONSIDERATION OF ELECTED MEMBER ATTENDANCE AT CONFERENCES
Location:

Mackay & Brisbane

Author and Officer's Title:
Kelly Rogers, Coordinator - Elected Members & Community Engagement
Executive Summary:

The report sought formalisation of Elected Member attendance at an upcoming conference as part of advocacy activities and/or enhancing strategy and policy development for Maranoa Regional Council.

Resolution No. GM/09.2014/06
Moved Cr Denton
Seconded Cr Scheffe

That Council approve the attendance of representing Councillors at the following upcoming conference:

- **The Mayor, Cr. O'Neil, Cr. Scheffe and Cr. Newman at the LGAQ 118th Annual Conference on 27 – 29 October 2014 in Mackay; and**
- **The Mayor at the Major Projects Conference on 18 September 2014 in Brisbane.**

CARRIED

8/0

Responsible Officer
Coordinator - Elected Members & Community Engagement
INFRASTRUCTURE SERVICES
Item Number:

12.1

File Number: D14/59017

SUBJECT HEADING:
REQUEST FOR GRAVEL - SANDALWOOD DOWNS ROAD
Author and Officer's Title:
Kylie Fleischfresser, Specialist - Infrastructure Planning
Executive Summary:

Council has received a request for a gravel upgrade of Sandalwood Downs Road, Begonia. Sandalwood Downs Road is at the lower end of Council's adopted road hierarchy and currently meets its standard requirement.

Resolution No. GM/09.2014/07
Moved Cr Wason
Seconded Cr Flynn

That this request be included in future budget deliberations, secondary to Council's 10 year capital works plans.

CARRIED

8/0

Responsible Officer	Manager - Infrastructure Planning & Design
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Item Number: 12.2 **File Number:** D14/53428

SUBJECT HEADING: REQUEST UPGRADE - SEVENTEEN MILE LANE (P1002 BUS ROUTE)

Author and Officer's Title: Kylie Fleischfresser, Specialist - Infrastructure Planning

Executive Summary:

Council has received an email from Translink requesting that a section of Seventeen Mile Lane be upgraded. Seventeen Mile Lane is at the lower end of Council's adopted road hierarchy. This particular section of the road is not an approved school bus route, however, it does provide an alternate access during flood periods.

Resolution No. GM/09.2014/08	
Moved Cr Chambers	Seconded Cr Price
<p>That Council advise the Department of Transport and Main Roads that, as this section of road is not an approved school bus route, and does not currently have any upgrade works planned, any works outside of those scheduled in Council's Capital plans will only be undertaken if external funding is provided.</p>	
CARRIED	8/0

Responsible Officer	Manager - Infrastructure Planning & Design
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Item Number: 12.3 **File Number:** D14/56398

SUBJECT HEADING: ADDITION OF ROAD TO ROAD REGISTER

Applicant: Neville Freeman

Author and Officer's Title: Kim Edwards, Technical Officer - GIS/CAD

Executive Summary:

Investigations have determined that an existing road near Roma was not included in Council's adopted Road Register. An amendment to the Road Register was sought to include the identified road.

Resolution No. GM/09.2014/09	
Moved Cr Denton	Seconded Cr Scheffe
<p>That Council add "Carr Road" to the Road Register, with a classification of Rural Access – Secondary.</p>	
CARRIED	8/0

Responsible Officer	Technical Officer - GIS/CAD
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Item Number: 12.4 **File Number:** D14/64572

SUBJECT HEADING: ROAD MAINTENANCE CREW PLANNING ANALYSIS

Author and Officer's Title: Kym Downey, Manager - Infrastructure Planning & Design

Executive Summary:

Council has received a proposal to undertake a commercial mathematics review to assist in the design of teams (size and composition). Funding of this project will require a reallocation of budget.

Resolution No. GM/09.2014/10

Moved Cr Price

Seconded Cr Flynn

That Council:

1. Approve the scope of the proposal as submitted by Biarri.
2. Approve funds transfer from the allocation for a Peer Review of Planning Model and Data Collection and Condition Assessment – Drainage Projects (GL 2211.2001.2001).
3. Review budgets for the above projects at the time of the second quarterly review of the 2014/15 budget.

CARRIED

8/0

Responsible Officer

Manager - Infrastructure Planning & Design

DEVELOPMENT, FACILITIES & ENVIRONMENTAL SERVICES

Item Number: 13.1 **File Number:** D14/61277

SUBJECT HEADING: OUTDOOR DINING SURAT

Location: Surat

Applicant: Alison Rollinson & Sian Hardie

Author and Officer's Title: Sandra Crosby, Manager - Environmental Health, Compliance & Waste

Executive Summary:

The applicants (Rollinson & Hardie) have opened The Timber Crate coffee shop at 14 Cordelia Street Surat, and are requesting to place tables and chairs on the pedestrian path immediately in front of the coffee shop for use by their patrons.

Resolution No. GM/09.2014/11

Moved Cr O'Neil

Seconded Cr Chambers

That Council approve use of the footpath immediately in front of the Shop located at 14 Cordelia Street, Surat subject to the following conditions:

1. The placement of two low-set tables (1.2m²) each with four chairs.
2. Each table to abut the building's eastern boundary line.

3. Placement of tables and chairs is not to impede pedestrian traffic using the footpath.
4. Approval to use the footpath shall be limited to the following hours:
Tuesday to Friday 7am – 4pm
Saturday & Sunday 8am – 1pm
5. Council’s approval must be displayed in a prominent position, easily viewed by patrons, and must be produced upon request from an authorised person.
6. The applicant must have a \$10 million public liability inclusive of the footpath dining area, and indemnifies Council against personal injury and property damage resulting from the footpath dining approval.
7. Use of the footpath dining area is not to cause a nuisance.
8. The approval will not take effect until all fees associated with the application are paid in full to Council.
9. The applicant must give a written indemnity to the State as the footpath dining is located on a State controlled road – Carnarvon Development Road.
10. All facilities and equipment used for footpath dining must at all times be maintained:
 - a) In good working order and condition;
 - b) In a clean and sanitary condition; and
 - c) All facilities and equipment used for footpath dining must be removed upon close of business.
11. Not use an umbrella within the area identified in the approval unless the umbrella has not less than 2m clearance above ground level adjacent to the umbrella and is securely anchored to the satisfaction of an authorised person.
12. Only use furniture in the area identified in the approval which is:
 - a) Aesthetically acceptable to the local government; and
 - b) Kept in a proper state of repair.
13. Regularly clean the area identified in the approval:
 - a) During business hours for the principal premises; and
 - b) Daily, after the close of business of the principal premises.

CARRIED

8/0

Responsible Officer	Manager - Environmental Health, Compliance & Waste
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Item Number: 13.2 **File Number:** D14/63217

SUBJECT HEADING: MARANOA BUSINESS AWARDS - REQUEST FOR COUNCIL REPRESENTATION ON THE JUDGING PANEL

Applicant: Commerce Roma

Author and Officer’s Title: Ryan Gittins, Specialist - Business Development

Executive Summary:

The Maranoa Business Awards will be held on Friday 24 October 2014. The event committee has invited a Council representative to sit on the five member judging panel. This member would help to determine the awardee for the overall Business of the Year, and five other categories.

Resolution No. GM/09.2014/12

Moved Cr Denton

Seconded Cr Wason

That Cr. O'Neil be Council's nominated representative on the judging panel for the 2014 Maranoa Business Awards event.

CARRIED

9/0

Responsible Officer

Specialist - Business Development

Item Number:

13.3

File Number: D14/63314

SUBJECT HEADING:

SPONSORSHIP OF MANDANDANJI NAIDOC AWARDS AND BALL

Applicant:

Mandandanji Limited

Author and Officer's Title:

Dee Schafer, Support Officer - Facilities

Executive Summary:

Mandandanji Limited of Southern Queensland are hosting their inaugural NAIDOC Awards and Ball on the 25 October 2014. Mandandanji are seeking Council's support and sponsorship of this event.

Discussion:

The Mayor called for a 'Mover' of the report's recommendation, with none forthcoming, and therefore the draft motion lapsed.

That Council not approve the request from Mandandanji Limited as there is not an approved budget allocation for the 2014/15 financial year.

MOTION LAPSED

Discussion Continued:

Cr. O'Neil then put forward a draft Motion as follows:

Resolution No. GM/09.2014/13

Moved Cr O'Neil

Seconded Cr Denton

That officers investigate a potential budget allocation for the 2014/15 financial year, in consideration of the sponsorship request received from Mandandanji Limited.

CARRIED (The Mayor exercised his casting vote in favour of the motion)

5/4

Responsible Officer

Manager - Facilities

Cr. Flynn declared a 'Conflict of Interest in the following item due to him being an Executive Member of Roma & District Rugby League Club. The club will benefit from this event being held in Roma. Cr. Flynn left the Chamber at 9.41am, taking no further part in discussion or debate on the matter.

Item Number: L.1 **File Number:** N/A

SUBJECT HEADING: INTERNATIONAL LEGENDS OF LEAGUE

Councillor's Title: Cr. Robert Loughnan

Executive Summary:

Craig Teevan, representing the organising committee of the Legends of League Event provided Councillors an overview of the event at the Councillor Workshop on 9 September 2014. The event includes a Bowls Day & Gala Dinner, and a Legends Match Day, and will be held in Roma on 7 & 8 November 2014.

It was requested that Council give consideration to sponsoring the upcoming event, and the provision of a venue for the Gala Dinner.

Discussion:

Council discussed the significant local economic benefit associated with hosting an event of this size in Roma.

Resolution No. GM/09.2014/14

Moved Cr O'Neil

Seconded Cr Denton

That officers investigate a potential budget allocation for the 2014/15 financial year, in consideration of the sponsorship request received from International Legends of League.

CARRIED

5/2

Responsible Officer

(Acting) Coordinator - Local Development & Council Events

At cessation of discussion, Cr. Flynn entered the Chamber at 9.43am.

Item Number: 13.4 **File Number:** D14/63369

SUBJECT HEADING: INJUNE ART SPACE

Author and Officer's Title: Amanda Whitney, Local Development Officer (Injune)

Executive Summary:

Council has allocated funding towards a number of projects in Injune – including the Injune Art Space. However, prior to undertaking such a significant investment, Council has been keen to ensure that there is broad community support for the design and location.

To seek input from the community and key stakeholders, Council developed the Injune Art Space consultation document, requesting feedback on 6 proposed art space designs including a preferred Council option. The consultation generated significant feedback and discussion within the Injune community.

Based on the Injune Art Space survey feedback, the petition received and subsequent staff feedback, it can be concluded that there is not broad community support for any of the options originally presented.

In summary the preferred option for 39 respondents was Option 2 (Breezeway). However Council also received a petition with 83 signatories against Option 2. It was clearly the option that was most divisive for the community.

However, emanating from the consultation is another design option, termed option 7, which appears to present significant benefits for all stakeholders.

Discussion:

The Mayor highlighted the importance of ensuring that the proposed Art Space would be fully used for its intended purpose by the local organisations and community members.

Resolution No. GM/09.2014/15
Moved Cr Price
Seconded Cr Wason
That Council:

1. **Approve design Option 7 to proceed to the next stage of planning.**
2. **Directly advise key stakeholder groups of Council's determination.**
3. **Develop a communication document to outline feedback received, presenting option 7 as Council's decision on the conceptual design and preferred location.**
4. **Host a community information session, ideally in the week commencing 29 September, for interested parties to hear more about Option 7. Further that Council seek input from potential users of the space for consideration in the next stage of planning, and confirm intended types of use by groups and individuals.**

CARRIED

8/0

Responsible Officer
Local Development Officer Injune

Cr. O'Neil declared a potential perceived 'Conflict of Interest in the following item, due to the applicant who had put forward the request to the Department of Natural Resources and Mines being a personal friend. Cr. O'Neil elected to remain for discussion and debate on the matter on the basis that it would not influence his ability to consider the broader public interest.

Item Number:
13.5
File Number: D14/63450
SUBJECT HEADING:
PERMANENT ROAD CLOSURE
Author and Officer's Title:
Josephine Horsfall, Coordinator - Property & Legal
Executive Summary:

The Department of Natural Resources and Mines sought Council's views on an Application for a Permanent Road Closure of an area of 66.80 hectares of road intersecting Lot 7 on BDR71.

Resolution No. GM/09.2014/16
Moved Cr Denton
Seconded Cr Chambers

That Council advise the Department of Natural Resources and Mines that the road is still required for its gazetted purpose and that Council objects to the application for Permanent Road Closure of the road intersecting Lot 7 on BDR71.

CARRIED (Cr. O'Neil voted against the motion)

6/2

Responsible Officer
Coordinator - Property & Legal

Cr. Wason declared a 'Conflict of Interest' in the following item due to him owning the parcel of land on which Mt Saltbush Quarry is sited, the operation of which sees him entitled to payment of Royalties (funds) for material extracted from the site and left the Chamber at 9.57am.

Item Number: 13.6 **File Number:** D14/63863

SUBJECT HEADING: MATERIAL CHANGE OF USE - "EXTRACTIVE INDUSTRY" (UP TO 500,000 TONNES/ANNUM) & ENVIRONMENTALLY RELEVANT ACTIVITIES 16(2)(B) & 16(3)(B) (EXTRACTIVE AND SCREENING ACTIVITIES) FILE: 2014/18918

Location: Jackson- Wandoan Road, Jackson North (Lot 1 on SP180960)

Applicant: Susan Anne Kneebone C/- Brandon & Associates Pty Ltd

Author and Officer's Title: Christopher Tickner, Town Planner

Executive Summary:

The application sought approval for a Material Change of Use – "Extractive Industry" and related Environmentally Relevant Activities 16 (2) (b) and 16 (3) (b) – Extractive and Screening Activities, on land at Jackson-Wandoan Road, Jackson North, Qld 4426 (properly described as Lot 1 on SP180960).

The application is subject to Impact Assessment against the relevant provisions of the Bendemere Shire Planning Scheme 2006. Public Notification was carried out between 1 July, 2014 and 23 July, 2014 with no properly made submissions received during this period.

The application is generally consistent with the provisions of the Bendemere Planning Scheme 2006 including the Desired Environmental Outcomes and Rural Zone code.

Resolution No. GM/09.2014/17

Moved Cr Chambers

Seconded Cr Price

That Council approve the application for Material Change of Use – "Extractive Industry" and related Environmentally Relevant Activities 16(2)(b) and 16(3)(b) – Extractive and Screening Activities, on land at Jackson-Wandoan Road, Jackson North, QLD, 4426 (properly described as Lot 1 on SP180960), subject to the following conditions:

Preamble

- (i) Refer to <http://www.cmdg.com.au> for the Capricorn Municipal Development Guidelines (CMDG).
- (ii) The relevant planning scheme for this Development Approval is the Bendemere Shire Planning Scheme 2006. All references to the 'Planning Scheme' and 'Planning Scheme Schedules' within these conditions refer to the above Planning Scheme.
- (iii) The related Environmental Authority(s) as included in the Environmental Protection Act 1994 must have been given and remain current while the use continues. All references to the 'Environmental Authority' within these conditions refer to the Environmental Authority for this approved use.

The related Environmental Authorities are:

- a) 2(b) extracting, other than by dredging in a year, more than 100,000t but no more than 1,000,000t; and
- b) 3(b) screening, in a year, more than 100,000t but no more than 1,000,000t.
- (iv) 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.

- (v) 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.
- (vi) Building construction is to accord with the Building Code of Australia, Queensland Development Code and State Planning Guidelines for building in bushfire prone areas.

Construction standards for a Medium Bushfire Hazard area will apply.

Use

1. The approved development is a Material Change of Use - "Extractive Industry" and related Environmentally Relevant Activities 16(2)(b) and 16(3)(b) – Extractive and Screening Activities, as shown on the approved plans.
 - a) The approved extraction tonnage is capped at 500,000 tonnes per annum.
 - b) This approval is current for 5 years commencing from the date of approval. The life of this approval is restricted as neither Council nor the extractive industry operator can be sure of the longer term impacts on the Council road system from the development. The conditions requiring road impact contributions are based on a timeframe of 5 years.
2. The period of the currency of this approval may be extended to 20 years by an infrastructure agreement which allows the Council, the extractive industry operator and the approval holder to establish longer term protocols and arrangements which address the possible variations to the impacts on Council's road infrastructure over an extended period.

Timing

3. All conditions relating to the establishment of the approved development must be fulfilled prior to any approved use commencing, unless otherwise noted within these conditions.
4. Prior to commencement of use, the applicant shall contact Council to arrange a development compliance inspection.

Approved Plans and Documents

5. Maintain the approved development, in accordance with the following approved plans, subject to and as modified by any conditions of this approval:

Drawing 14110301/A
LOCALITY & SITE PLAN
Prepared by Brandon & Associates, dated 20/06/14.

Drawing 14110302/A
SITE DETAILS

Prepared by Brandon & Associates, dated 20/06/14.

Drawing 14110303/A
PROPOSED OFFICE PLAN & ELEVATIONS.

Prepared by Brandon & Associates, dated 20/06/14.

Document – Site Based Management Plan
Job No. 141103

Prepared by Brandon & Associates dated 22/08/2014

Document – Traffic Impact Assessment Report

Prepared by Cambray Consulting dated 27/02/2014

Documents – Capricorn Municipal Development Guidelines

While all of the Capricorn Municipal Development Guidelines apply to the approval the following guidelines have direct application:

D5 Stormwater Drainage Design dated 03/2012

D6 Site Regrading dated 03/2012

D7 Erosion Control and
Stormwater Management dated 03/2012

6. All works must comply with:

- a) the development approval conditions;
- b) any relevant provisions in the Planning Scheme;
- c) Council's standard designs for such work where such designs exist;
- d) the Capricorn Municipal Development Guidelines;
- e) any relevant Australian Standard that applies to that type of work; and
- f) 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.

Environmental Authorities

7. This approval relies on the Environmental Authority(s) (and its related documents) applicable to the site to provide the basis for managing environmental impact. This approval also relies on the entity responsible for approving and managing the Environmental Authority to meet its responsibilities. The Council will not take any responsibility for the management of environmental impacts covered by the Environmental Authority unless and until that entity (or its legal successors) is unable to act.
8. This approval relies on the entity responsible for approving and managing the Environmental Authority to meet its responsibilities. The Council will not take any responsibility for the management of environmental impacts covered by the Environmental Authority unless and until that entity (or its legal successors) is unable to act.
9. The standards and approval of civil works and services and aspects of environmental management not covered by the Environmental Authority are the responsibility of the Council, but subject to the environmental impact management requirements that may be imposed by the Environmental Authority (or any approval that effectively replaces that Environmental Authority).
10. Where there is a conflict between the conditions and standards set by an Environmental Authority for the site and the conditions and standards set by the Development Permit, those set in the Environmental Authority shall prevail in those matters covered by the Environmental Authority.

Operating Hours

11. Hours of operation are 6:00am to 6:00pm Monday to Saturday. No work is permitted on Sundays or public holidays. Hours of operation include the transporting of material from the site.
12. The quarry operator may apply to Council to vary the hours of operation for a particular project where the extended operating hours are necessary in the opinion of the Council having considered the requirements and community benefits of the particular project and the duration of the additional impacts upon the local community.
13. Any Council approval of the varied hours will be restricted to the duration of the project, and may be rescinded by the Council on seven days notice if the extended hours of operation are considered to be causing undue nuisance or disruption to other persons.

Amenity

14. Any advertising signage is subject to a further development approval unless compliant with the self-assessable development provisions of the planning scheme.
15. Effluent storage and removal must not have an adverse effect on the surrounding areas and must not cause nuisance to neighbouring properties.
16. Waste containers shall 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

17. 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.
18. Extraction areas, access and site roadways and surrounds shall be kept in an orderly fashion and free of rubbish.
19. No nuisance is to be caused to adjoining properties and their occupiers by the way of smoke, dust, rubbish, contaminant, stormwater discharge or siltation at any time, including non-working hours.
20. Lighting of the site, including any temporary or security lighting, shall be such that the lighting intensity does not exceed:

8.0 lux at a distance of 1.5 metres from the site at any property boundary.

Earthworks

21. All earthworks for the development shall be undertaken in accordance with Capricorn Municipal Development Guidelines D6 'Site Regrading' Design Guidelines.

Erosion Control

22. Erosion and Sediment Control is to be managed in accordance with:
 - a) Site Based Management Plan Job No.141103, Section 4.7 Erosion and Sediment Control Plan; and
 - b) Capricorn Municipal Development Guidelines D7 'Erosion Control and Stormwater Management'.

Provision of Services

23. At all times during the operation on site effluent are to be disposed of in accordance with Queensland Plumbing and Wastewater Code 2013 and AS1547.2012 (On-site domestic wastewater management). A development permit for plumbing and drainage works shall be sought from Council for any onsite sewerage system provided to the development.
24. The site must be provided with an on-site water supply with sufficient capacity to meet all operational needs, including watering to minimise dust nuisance and also a potable water supply sufficient to meet the needs of staff and visitors to the site.
25. Any supply of potable water to the site, and disposal of effluent from the site is to be performed by a suitably licenced contractor.

Stormwater and Drainage

26. Stormwater is to be managed in accordance with:
 - a) Site Based Management Plan Job No.141103, Section 4.6 Stormwater Management and Section 4.7 Erosion and Sediment Control Plan; and
 - b) Capricorn Municipal Development Guidelines D5 'Stormwater Drainage Design'.
27. Discharge of stormwater runoff from the development shall drain freely in all cases, and no nuisance of ponding will be created within the vicinity of the development.
28. There shall be no increases in any silt loads or contaminants in any overland flow from the site being developed, or into creeks or roadways, either during the development process or after the development has been completed.

Access, Car parking and Manoeuvring

Note that the Department of State Development, Infrastructure and Planning have attached conditions to this approval concerning Access to the State-controlled road network.

29. The landowner shall be responsible for construction and maintenance of vehicle crossovers from the road carriageway to the property boundary and for obtaining any approvals that may be required, and for complying with the applicable designs and standards.
30. All weather vehicle access shall be provided for traffic movement within the development site.
31. Unsealed internal roads are to be watered upon receipt of any complaint regarding dust nuisance caused by vehicle movements within the site.
32. Heavy vehicles and quarry associated vehicles are not to access Hicks Road.

Environmental Management

Note that the Department of Environment and Heritage Protection have attached conditions to this approval concerning Buffer Zones.

33. All activities while the use continues are to be managed in accordance with:
- a) the relevant Environmental Authority issued by the Department of Environment and Heritage Protection, DEHP's conditions of approval (attached), or any subsequent Environmental Authority that is issued for the approved use;
 - b) the Site Based Management Plan, Job No.141103 prepared by Brandon & Associates dated 22/08/2014; and
 - c) all relevant sections of the Capricorn Municipal Development Guidelines.
34. Remediation of the site is to occur in consultation with the landowner, and is to be managed in accordance with:
- a) the relevant Environmental Authority issued by the Department of Environment and Heritage Protection, DEHP's conditions of approval (attached), or any subsequent Environmental Authority that is issued for the approved use; and
 - b) the Rehabilitation Plan, Section 4.4 of the Site Based Management Plan, Job No.141103 prepared by Brandon & Associates dated 22/08/2014.
35. If the environmental approval issued by a State agency (Department of Environment and Heritage Protection or its successor) to undertake this use on this site ceases to have effect and is not replaced by an appropriate approval, code or law to manage the use and the rehabilitation of the site, then the conditions, requirements and obligations of the original environmental approval given for this use on this site shall become conditions of this approval. References in the original environmental approval to the State agency will then be construed as references to the Council to the greatest extent possible. The standards referenced by the most recent environmental approval will be the applicable standards.
36. Weeds and pests are to be monitored and controlled in accordance with Site Based Management Plan Job no.141103, Section 5.2 Land Management Plan – Weeds & Pests.
37. The operator is to develop and implement appropriate bushfire mitigation plans for the development site prior to the commencement of use.

Fees, Infrastructure Charges and Impact Contributions

38. A local roads additional impacts charge will be paid to Maranoa Regional Council in accordance with the Local Roads Additional Impacts Charges Schedule A, attached to and forming part of these conditions. This condition and the conditions in Local Roads Additional Impacts Charges Schedule A are based on division 2 of chapter 8, more specifically sections 650 and 651 and linked sections, of the Sustainable Planning Act 2009.
39. All matters contained within this development approval may be covered by infrastructure agreements or deeds of agreement between the relevant parties for each matter.
40. All fees, rates, interest and other charges levied on the property, shall be paid in accordance with the rate at the time of payment.

Complete and Maintain

41. Complete and maintain the approved development as follows: (i) in accordance with development approval documents and (ii) strictly in accordance with those parts of the approved development which have been specified in detail by the Council or Referral Agency unless the Council or Referral Agency agrees in writing that those parts will be adequately complied with by amended specifications.
42. Complete and maintain all operational, building and plumbing and drainage work associated with this development approval, including work required by any of the development approval conditions.

Repair Damaged Infrastructure

43. 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 (road pavement, existing underground assets, signs or other) 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).
44. Council is to be indemnified against any claims arising from works carried out by the applicant on Council's property.

No Cost to Council

45. 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.
46. 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 the Council, shall be paid to the Council prior to any approved use commencing.

Latest Versions

47. 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

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

Charges Schedule A - Local Roads Additional Impacts

49. These conditions are required because the development will impact on the local roads when materials associated with the operation of the extractive industry are carried along those local roads. The local roads additional impacts charge covers all roads in the Maranoa Regional Council Area where heavy vehicles of the type used in this activity/use are permitted to travel. The tonnage of extracted material leaving the extractive industry is deemed to be a proportional measure of the total traffic to and from the site.

50. A local roads additional impacts charge of \$0.50 per tonne will be paid to Maranoa Regional Council for all extracted material transported from the site. This is the local roads additional impacts charge for the 2013-2014 financial year. Until such time as (1) the level of approved use is changed or (2) Council has amended charges as a result of a review requested by the extractive industry operator, the local roads additional impacts charges amount will be increased or decreased annually by a percentage equivalent to the 3-year moving average annual percentage increase in the PPI index (as defined in the Sustainable Planning Act 2009) for the period of 3 years ending at the start of the financial year.
51. The payment of the local roads additional impacts charge must be made by the extractive industry operator within 14 days of the end of each 3 month period, with the periods starting with the commencement of the use/activity. The extractive industry operator must calculate the payment and provide details of the calculation. If no payment is made within the set time, the Council may demand payment based on the maximum approved annual production capacity of the activity/use divided by 4. The maximum approved annual production capacity of the extractive industry will be deemed to be the maximum capacity of the extractive industry listed in the approvals for the site. If the extractive industry operator does not pay the local roads additional impacts charge for two consecutive periods, the Council can require the holder of the development approval to pay the local roads additional impacts charge to the Council.
52. The holder of the development approval or the extractive industry operator may ask for the local roads additional impacts charge to be reviewed once in every three year period after the approval for the activity/use is given. The review will take account of the rates and methodology applying to similar operators in the Council Area and the facts and circumstances applying to this approved activity/use.
53. Despite the payment of a local roads additional impacts charge, the Council may stop the extractive industry operator from using particular roads. The reasons may include Council concerns about the level of damage being caused or may be caused to those particular local roads by the addition to total road use of heavy vehicles associated with the extractive industry.
54. Council or its representatives is entitled to inspect, copy and audit any records which may help to prove the actual use of the road network by the extractive industry operator or the approval holder(s) for the purposes of assessing the local roads additional impacts charge. The extractive industry operator and the approval holder(s) have agreed by the acceptance of this condition that the Council has their agreement and permission to access those records wherever held and that their agreement and permission cannot be revoked.
55. The extractive industry operator or the approval holder(s) may undertake roadworks in lieu of paying a local roads additional impacts charge. The roadworks must be of the same value as the local roads additional impacts charge. The value of roadworks will be determined by Council or by an independent RPEQ standard engineer agreed to by the Council. The roadworks must be roadworks included the Council current roadworks program and within a 50 kilometre radius of the extractive industry site on roads that may be used by the operator. The carrying out of roadworks must comply with CMDG guidelines and other requirements which normally apply to works carried out on Council roads by contractors, including warranties for the works performed. The onus is on the entity intending to perform the roadworks to gain all necessary approvals for the roadworks. The roadworks must be completed within 3 months after the local roads additional impacts charge was due to be paid or within a period agreed in writing with the Council.

56. The charges or roadworks or other relevant matters can be included within an infrastructure agreement or deed of agreement with the Council, the extractive industry operator and any other relevant parties by consent of the parties. The extractive industry operator, the approval holder and the Council may vary the charges and other factors by mutual consent where circumstances warrant such variations and the community interest is protected.

CARRIED

7/0

Responsible Officer	Town Planner
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At cessation of discussion and debate on the abovementioned item, Cr. Wason entered the Chamber at 10.00am.

Item Number: 13.7 **File Number:** D14/64213

SUBJECT HEADING: CHANGE TO SERVICE LEVELS INJUNE POOL

Location: Injune

Applicant: Kevin Wolski

Author and Officer's Title: Dee Schafer, Support Officer - Facilities

Executive Summary:

A request has been received from Kevin Wolski (Injune Pool – Manager) to change the operating hours of the Injune Pool. This change, if approved, will result in the Injune Swimming Pool being closed every Tuesday. It will not affect the total number of hours the pool is open to the community.

Resolution No. GM/09.2014/18

Moved Cr Denton

Seconded Cr Chambers

That Council:

1. **Agree to the contract Pool Manager's (Kevin Wolski's) request to amend the opening hours of the Injune Swimming Pool with the facility to be closed to the public every Tuesday.**
2. **Acknowledge that the change does not affect the number of hours the facility is open to the public.**
3. **Promote the pool opening date and hours of operation within the Injune Community.**

CARRIED

8/0

Responsible Officer	Support Officer - Facilities
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Item Number: 13.8 **File Number:** D14/64884

SUBJECT HEADING: MEMBERSHIP IN SOUTH WEST REGIONAL ECONOMIC DEVELOPMENT (SWRED)

Author and Officer's Title: Edward Sims, Manager - Economic & Community Development

Executive Summary:

The South West Regional Development Association Inc. (SW RED) was formed in 1992 to administer the Business Advice for Rural Areas program. It is an incorporated body whose purpose is to provide a leadership role to maintain local and regional economies and to achieve sustainable economic growth throughout the South West region of Queensland.

The four participating local governments include Bulloo, Murweh, Paroo and Quilpie, and recently inducted Balonne Shire Council as a new member. SW RED also receives funding and advice from the Queensland Government Department of State Development Infrastructure and Planning.

Recent informal discussions with the Chair of SW RED indicated interest in Maranoa Regional Council becoming a member.

Member representatives include Mayors, CEOs, Councillors and economic development representatives.

Resolution No. GM/09.2014/19

Moved Cr Price

Seconded Cr O'Neil

That Council:

1. **Make formal application for membership with South West Regional Economic Development Inc. for the remainder of this term of Council.**
2. **Authorise its delegate/s to attend the next general meeting of SW RED to formalise its intent (*Delegates would be one or more of the following - Mayor, Cr O'Neil as Portfolio Chair of Economic Development, Chief Executive Officer, Manager Economic & Community Development*).**
3. **Transfer funding from GL 02880.2001.2001 (Economic & Community Development Support) to GL 02021.2007.2001 (Elected Members & Community Engagement – Memberships & Subscriptions).**

CARRIED

8/0

Responsible Officer

Manager - Economic & Community Development

Item Number: 13.9 **File Number:** D14/65042

SUBJECT HEADING: SURAT LIONS PARK PROJECT

Author and Officer's Title: Johanne (Jo) Hancock, Local Development Officer (Surat)

Executive Summary:

Initial plans for the Surat Lions Park project, which has received funding in the 2014/15 budget, were presented to a Council Workshop on 3 September 2014. Council proposed reallocating funds from the Surat Streetscape project to the Surat Lions Park, to enable the project to be fully completed. When the Lions Park project is finalised, any remaining funds can then revert to the streetscape project.

Resolution No. GM/09.2014/20

Moved Cr Flynn

Seconded Cr O'Neil

That Council:

1. Allocate \$40,000 to the Lions Park Project from the Surat Streetscape Project (Both within GL 6880.6017).
2. On completion of the Lions Park Project, transfer any remaining funds back to the Surat Streetscape Capital Project.

CARRIED

8/0

Responsible Officer	Local Development Officer - Surat
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Item Number:

13.10

File Number: D14/65079

SUBJECT HEADING:

PROJECTS TO BE SUBMITTED FOR FUNDING UNDER ROYALTIES FOR REGIONS ROUND FOUR

Author and Officer's Title:

Susan (Sue) Sands, (Acting) Coordinator – Local Development & Council Events

Executive Summary:

Maranoa Regional Council is eligible to submit projects for funding under the Queensland Government Royalties for the Regions program. Three projects (3) have been identified as eligible, and were discussed at a Council workshop on 3 September.

Resolution No. GM/09.2014/21

Moved Cr O'Neil

Seconded Cr Flynn

That Council submit the following projects for funding under the Royalties for Regions program:

1. Roma Flood Mitigation (Stage 2)
2. Roma Airport Upgrade
3. Roma Truckwash

CARRIED

6/2

Responsible Officer	(Acting) Coordinator - Local Development & Council Events
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Cr. Scheffe declared a 'Conflict of Interest' due to his wife's personal fitness business, and left the Chamber at 10.13am taking no further part in discussion or debate on the matter.

Item Number: 13.11 **File Number:** D14/65158
SUBJECT HEADING: OUTDOOR PERSONAL TRAINING
Location: Big Rig Parklands Roma
Applicant: Carien Hesselberg
Author and Officer's Title: Sandra Crosby, Manager - Environmental Health, Compliance & Waste

Executive Summary:

Carien Hesselberg of Chess PT – Health and Fitness has made application to conduct commercial personal fitness programs on the grounds of the Big Rig Parklands, with a focus on mothers with small babies/toddlers.

Resolution No. GM/09.2014/22

Moved Cr Price

Seconded Cr O'Neil

That Council approve for Carien Hesselberg to undertake her personal fitness program in the area identified on the map attached to the officer's report, subject to the following conditions:

1. The location of the training, its participants and their strollers is not to impede the movement of public within the Big Rig Parklands.
2. Approval is limited to the area identified on the map on the following days and stipulated timeframes:
 - a) Tuesday and Thursday 9am to 10am
 - b) Wednesday and Friday 4pm to 5pm
3. It is the applicant's responsibility to protect the safety of persons who may be involved in, or affected by, the activities associated with this approval.
4. It is the applicants responsibility to ensure all facilities and equipment used in the operation of this prescribed activity are, at all times, maintained:
 - a) In good working order and condition; and
 - b) In a clean and sanitary condition.
5. The applicant must have a current public liability insurance cover for personal training, which indemnifies Council for this prescribed activity.
6. No permanent structure is to be erected without approval from Council.
7. The area used for the prescribed activity must be kept clean and tidy during and after each event, by the applicant.
8. Council's approval must be produced for inspection on demand by an authorised person.
9. Council will not request a fee for the use of the land for the duration of this permit.
10. The permit is for a period of twelve months from the date of approval.

CARRIED

7/0

Responsible Officer

Manager - Environmental Health, Compliance & Waste

At cessation of discussion and debate on the abovementioned item, Cr. Schefe entered the Chamber at 10.14am.

SUBJECT HEADING: SUSPENSION OF STANDING ORDERS
COUNCIL ADJOURNED THE MEETING FOR MORNING TEA AT 10.15AM.

SUBJECT HEADING: RESUMPTION OF STANDING ORDERS
COUNCIL RESUMED THE MEETING AT 10.53AM

The Mayor did not return to the meeting on resumption of proceedings. The Deputy Mayor assumed the Chair in his absence at 10.53am.

Resolution No. GM/09.2014/23

Moved Cr O'Neil

Seconded Cr Price

That Council close the meeting to the public at 10.54am.

CARRIED

7/0

In accordance with the provisions of section 275 of the Local Government Regulation 2012, Council resolved to close the meeting to discuss items it has deemed to be of a confidential nature and specifically pertaining to the following sections:-

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

The Mayor entered the Chamber at 10.55am, and assumed the Chair.

Cr. Wason declared a 'Conflict of Interest' in Item C.1 – Quarry Stockpile Area Lease Agreement, due to him owning the parcel of land on which Mt Saltbush Quarry is sited, the operation of which sees him entitled to payment of Royalties (funds) for material extracted from the site, and left the Chamber at 10.58am, taking no further part in Council's deliberations on the matter.

At cessation of discussion on the abovementioned item, Cr. Wason entered the Chamber at 11.24am.

Councillors Wason & Price declared a 'Conflict of Interest' in item C.5 – Santos Conduct and Compensation Agreement, due to each of them receiving financial compensation from Santos GLNG Project activities carried out on parcels of land owned by each of them, and left the Chamber at 11.29am taking no further part in discussion on the matter.

At cessation of discussion on the abovementioned item, Councillors Wason & Price entered the Chamber at 11.35am.

Cr. O'Neil declared a 'Conflict of Interest' in Item C.7 – Panel of Providers, due to a family member being a Director of a company who had put forward a submission for the panel, and left the Chamber at 11.34am, taking no further part in discussion on the matter.

At cessation of discussion on the abovementioned item, Cr. O'Neil entered the Chamber at 12.06pm.

Cr. Flynn left the Chamber at 11.52am, and entered at 11.55am.

Resolution No. GM/09.2014/24	
Moved Cr Wason	Seconded Cr O'Neil
That Council open the meeting to the public at 12.21pm.	
CARRIED	8/0

SUBJECT HEADING: SUSPENSION OF STANDING ORDERS
 COUNCIL ADJOURNED THE MEETING FOR LUNCH AT 12.22PM.

SUBJECT HEADING: RESUMPTION OF STANDING ORDERS
 COUNCIL RESUMED THE MEETING AT 1.47PM, CR. O'NEIL DID NOT RETURN TO THE CHAMBER AT THAT TIME.

Item Number: 13.3 File Number: D14/63314

SUBJECT HEADING: SPONSORSHIP OF MANDANDANJI NAIDOC AWARDS AND BALL

Applicant: Mandandanji Limited

Author and Officer's Title: Dee Schafer, Support Officer - Facilities

Executive Summary:

Mandandanji Limited of Southern Queensland are hosting their inaugural NAIDOC Awards and Ball on 25 October 2014. Mandandanji are seeking Council's support and sponsorship of this event. Council had requested that officers investigate a potential funding source (in consideration of the request. With this information now to hand Council resumed discussion on the matter.

Resolution No. GM/09.2014/25	
Moved Cr Chambers	Seconded Cr Price
That Council sponsor the Mandandanji Naidoc Awards and Ball by way of a contribution of \$500 towards the event, with funds drawn from the 2014/15 Elected Members & Community Engagement – Grants/Donations/Sponsorship budget allocation (GL – 2012.2236.2001).	
CARRIED	6/1

Responsible Officer	Manager - Facilities
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Cr. O'Neil entered the Chamber at 1.53pm.

Cr. Flynn declared a 'Conflict of Interest' in the following item, due to due to him being an Executive Member of Roma & District Rugby League Club. The club will benefit from the event being held in Roma. Cr. Flynn left the Chamber at 1.54pm, taking no further part in discussion or debate on the matter.

Item Number: L.1 **File Number:** N/A

SUBJECT HEADING: INTERNATIONAL LEGENDS OF LEAGUE

Councillor's Title: Cr. Robert Loughnan

Executive Summary:

Craig Teevan, representing the organising committee of the Legends of League Event, provided Councillors with an overview of the event at the Councillor Workshop on 9 September 2014. The event includes a Bowls Day & Gala Dinner, and a Legends Match Day. It will be held in Roma on 7 & 8 November 2014.

It was requested that Council give consideration to sponsoring the upcoming event, and the provision of a venue for the Gala Dinner. Council had requested officers investigate a potential budget allocation in consideration of the request. This information now to hand, Council resumed discussion on the matter.

Resolution No. GM/09.2014/26	
Moved Cr Denton	Seconded Cr Price
That Council :	
<ol style="list-style-type: none"> 1. Sponsor the Legends of League Event, by way of payment of \$6,600 to secure a sponsorship package, and furthermore waive the applicable hire fee for use of Council's nominated facility. 2. Transfer equal funds from each of the Local Development Officers' General Operations 2014/15 budget allocation to accommodate the sponsorship payment, to be paid from GL 02021.2236.2001. 	
CARRIED	4/3

Responsible Officer	(Acting) Coordinator – Community Development & Events
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At cessation of discussion & debate on the abovementioned item, Cr. Flynn entered the Chamber at 2.00pm.

Cr. Wason Declared a 'Conflict of Interest' in the following item due to him owning the parcel of land on which Mt Saltbush Quarry is sited, the operation of which sees him entitled to payment of Royalties (funds) for material extracted from the site, and left the Chamber at 2.05pm.

Item Number: C.1 **File Number:** D14/62396

SUBJECT HEADING: QUARRY STOCKPILE AREA LEASE AGREEMENT

Author and Officer's Title: Sharon Frank, Director - Corporate, Community & Commercial Services

Executive Summary:

Due to the rapid growth of the Roma Quarry since its beginning, an additional stockpile area has become important to the effective operation of the quarry. As part of a review of Procurement arrangements to ensure compliance with the Local Government Act 2009 and Local Government Regulation 2012, a formal lease agreement is being negotiated in relation to the stockpile area. Council has obtained a Market Rent Appraisal from a Registered Valuer and the potential lessee has provided a counter offer.

Resolution No. GM/09.2014/27

Moved Cr Schefe

Seconded Cr O'Neil

That Council:

1. Agree to a lease agreement for the exclusive use of the stockpile area, with the agreement also accommodating the non exclusive use of the catchment area (including the catchment pond) for the purposes of Council meeting its Environmental Approval conditions.
2. Agree to a month to month lease term, and either party may terminate the monthly tenancy by giving 12 months' written notice to the other party.
3. Agree to lease payments being based on the Market Rent Appraisal paid by monthly instalments (annual market rent / 12) having regard to both uses detailed in item 1.

CARRIED

7/0

Responsible Officer

Director - Corporate, Community & Commercial Services

At cessation of discussion and debate on the abovementioned Item, Cr. Wason entered the Chamber a 2.08pm

Item Number:

C.2

File Number: D14/62689

SUBJECT HEADING:

MINOR AMENDMENTS TO ORGANISATIONAL STRUCTURE

Author and Officer's Title:

Erin Tompkins, Associate to the CEO & Mayor

Executive Summary:

The report sought Council approval for a number of minor amendments to the organisational structure.

Resolution No. GM/09.2014/28

Moved Cr Flynn

Seconded Cr Price

That Council approve the following Organisational Structure amendments:

- Retitle the position of Manager – Facilities to Manager – Facilities (Land, Buildings & Structures);
- Retitle the position of Coordinator – Council Buildings and Structures to Coordinator – Buildings and Structures Maintenance;
- Retitle the position of Coordinator – Property and Legal to Coordinator – Land Administration;
- Change the reporting line of the Specialist – Minor Building Projects and Inspections from reporting to the Coordinator – Council Buildings and Structures to the Manager – Facilities (Land Buildings & Structures);
- Create a new position of Specialist – Lease, Management & Facility User Agreements, reporting to Manager – Facilities (Land, Buildings & Structures).

CARRIED

8/0

Responsible Officer
Associate to the CEO & Mayor
Item Number:
C.3
File Number: D14/64515
SUBJECT HEADING:
**QUEENSLAND TREASURY CORPORATION ROMA
 AIRPORT COMMERCIAL REVIEW**
Author and Officer's Title:
Erin Tompkins, Associate to the CEO & Mayor
Executive Summary:

Queensland Treasury Corporation has provided the final report of the Roma Airport Commercial Review, and an invoice for the provision of their advisory services in this regard. The results are now tabled for Council's noting, and approval is sought for funding to be made available from reserve for the cost of the report.

Resolution No. GM/09.2014/29
Moved Cr Chambers
Seconded Cr Denton
That Council:

1. **Note the findings of the Queensland Treasury Corporation's Roma Airport Commercial Review.**
2. **Approve expenditure to the value of \$35,970 (incl. GST) within the Airport Administration Budget (GL 02511), with a new Sub-Account, and funding to be made available from the Airport Reserve.**

CARRIED

8/0

Responsible Officer
Associate to the CEO & Mayor
Item Number:
C.4
File Number: D14/64955
SUBJECT HEADING:
**ROMA FLOOD MITIGATION PROJECT - GRANT OF
 EASEMENT LOT 4 RP 802116 237C NORTHERN ROAD,
 ROMA**
Location:

237C Northern Road, Roma

Author and Officer's Title:
Ross Drabble, Specialist - Flood Mitigation
Executive Summary:

Council is close to finalising construction of the Stage 1 levee. This is the first stage of the Roma Flood Mitigation Project. Access to allow construction of the remaining unfinished section of the levee requires the execution of a Grant of Easement, and an easement over Lot 4 RP 802116.

Resolution No. GM/09.2014/30
Moved Cr Price
Seconded Cr Wason
That Council authorise the Chief Executive Officer to:

- **Execute the Grant of Easement for Lot 4 RP 802116; and**
- **Sign the Survey Plan SP272928 (Plan of Emt D in Lot 4 on RP 802116).**

CARRIED

8/0

Responsible Officer
Specialist – Project Manager Flood Mitigation

Cr. Wason & Price declared a 'Conflict of Interest' in the following two items due to each of them receiving financial compensation from Santos GLNG Project activities carried out on parcels of land owned by each of them, and left the Chamber at 2.11pm.

Item Number: C.5 **File Number:** D14/57240

SUBJECT HEADING: SANTOS CONDUCT AND COMPENSATION AGREEMENT

Author and Officer's Title: Josephine Horsfall, Coordinator - Property & Legal

Executive Summary:

Santos GLNG Project has requested Council enter into a Conduct and Compensation Agreement over "Craig Gowan" 420 Colley Road Roma, being Lot 14 WV1828 for the purpose of access roads.

Resolution No. GM/09.2014/31

Moved Cr O'Neil

Seconded Cr Denton

That Council enter into the Conduct and Compensation Agreement with Santos, subject to the successful resolution of the following:

- (a) Council be paid the upfront Construction Compensation amount, as detailed in the Officer's report;
- (b) Council be paid the annual compensation fee, as detailed in the Officer's report;
- (c) Santos pay Council's legal fees in accordance with the provisions of the Petroleum and Gas (Product and Safety) Act 2004.

CARRIED

6/0

Responsible Officer
Coordinator - Property & Legal

Councillors Wason & Price declared a 'Conflict of Interest' in the following item, due to each of them receiving financial compensation from Santos GLNG Project activities carried out on parcels of land owned by each of them, and left the Chamber at 2.08pm, taking no further part in discussion on the matter.

Cr. O'Neil left the Chamber at 2.14pm.

Item Number: C.6 **File Number:** D14/64895

SUBJECT HEADING: SANTOS STAGED PLUG AND ABANDONMENT

Author and Officer's Title: Josephine Horsfall, Coordinator - Property & Legal

Executive Summary:

Santos QNT Pty Ltd has requested Council enter into a Conduct and Compensation Agreement over part of the Carnarvon Highway road reserve for the purpose of a Staged Plug and Abandonment. This project is known as Bony Creek 1 Well and Bony Creek 13 Well.

Resolution No. GM/09.2014/32

Moved Cr Flynn

Seconded Cr Chambers

That Council enter into the Conduct and Compensation Agreement with Santos subject to the successful resolution of the following:

- (a) Council be paid the upfront Construction Compensation amount, as detailed in the Officer's report;
- (b) Council be paid the annual compensation fee, as detailed in the Officer's report until the Petroleum Activities have ceased and the land has been rehabilitated;
- (c) Santos pay Council's legal fees in accordance with the provisions of the Petroleum and Gas (Product and Safety) Act 2004.

CARRIED

5/0

Responsible Officer	Coordinator - Property & Legal
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At cessation of discussion and debate on the abovementioned item, Councillors Wason & Price entered the Chamber at 2.15pm.

Cr. O'Neil had not returned to the Chamber, due to a 'Conflict of Interest' in the following item with to a family member being a Director of one of the companies who had put forward a submission for the panel, and left the Chamber at 2.15pm taking no further part in discussion or debate on the matter.

Item Number: C.7 **File Number:** D14/65016

SUBJECT HEADING: PANEL OF PROVIDERS - ROAD CONSTRUCTION SERVICES

Author and Officer's Title: Paul Cummins, Engineer

Executive Summary:

As a result of increased road construction activities, Council has invited submissions from engineering service providers to form a Panel of Providers for Road Construction Services. These services will include, but not be limited to, the construction of roads and bridges.

Resolution No. GM/09.2014/33

Moved Cr Chambers

Seconded Cr Flynn

That Council approve placement of the following companies on the panel of preferred suppliers for Road Construction Services.

Company	Company	Company
Roadtek	Fulton Hogan	Brittwood Constructions
Hazell Bros	FK Gardner & Sons	Allciv Civil
Ostwald Brothers	Daracon	Probuild Civil
Decmil Engineering	Seymour Whyte	Aramira Civil Contractors
Allroads Pty Ltd	Civil Team Engineering	Cargcorp
Shamrock Civil	Shadforths Civil	Civil Mining & Constructions
Newlands Civil Construction	Golding Contractors	Robinson Civil Group

CARRIED

7/0

Responsible Officer	Engineer
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At cessation of discussion and debate on the abovementioned item, Cr. O'Neil entered the Chamber at 2.18pm.

Item Number: C.8 **File Number:** D14/65247

SUBJECT HEADING: GLENCOE ACCESS ROAD

Author and Officer's Title: John (Blue) Gwydir, Manager - Roads & Drainage (SW) and Plant & Workshops

Executive Summary:

Council has been finalising lengthy negotiations with the applicant regarding provision of an access road through "Glencoe" to "Drysdale Ponds". This process is now ready to be completed. The report sought Council approval by way of resolution to authorise the Chief Executive Officer to finalise the resumption of land with a revised compensation cost.

Resolution No. GM/09.2014/34

Moved Cr Chambers

Seconded Cr O'Neil

That Council:

1. Authorise the Chief Executive Officer to finalise the resumption of land as per Council's powers under the *Acquisition of Land Act 1967*, to open the road through "Glencoe" to "Drysdale Ponds."
2. Make a compensation payment of \$50,000 plus interest (calculated between the date of in-principle agreement and the date of payment) at the rates set out by the Land Court (estimated value at the time of the Council report - \$2,750) plus reasonable legal costs for the applicant.
3. Note the additional survey costs and legal costs outlaid by Council estimated at \$37,250.
4. Charge all costs pertaining to this matter to the 'Roads Off Alignment Work Order under the 2014/15 financial year budget allocation.

CARRIED

8/0

Responsible Officer	Manager - Roads & Drainage (SW) and Plant & Workshops
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Item Number: C.9 **File Number:** D14/63272

SUBJECT HEADING: INJUNE- TAROOM ROAD DESIGN AND CONSTRUCTION CONTRACT (CH 0+0.6KM TO 23+0.8KM)

Location: Injune-Taroom Road

Applicant: Peter Weallans, Manager - Infrastructure Contracts

Author and Officer's Title: Jodi Birch, Support Officer - Roads & Drainage (Nth E Central) Support

Executive Summary:

Injune – Taroom Road is the main access of the Santos GLNG Fairview field and has been identified in the Works Schedule within the Santos GLNG Service Level Agreement 1 as a safety risk due to the road condition and the vertical alignment.

The purpose of this report is to recommend that Council award in accordance with Local Government procurement processes a Design and Construct Contract for the reconstruction and upgrade of Injune-Taroom Road (0.6km to 23.8km) to Ostwald Bros at a contract value of \$21,509,257 (based on estimated quantities of materials at the time of tender) subject to Santos GLNG Project funding the full cost of construction in accordance with Maranoa Regional Council/Santos GLNG Project Infrastructure Agreement, less Council's contribution of \$150,000 and any grant funding received from the State, plus a general administration cost of 16% on the Santos GLNG Project contribution (in lieu of the Road Infrastructure Agreement indirect costs and service charge). The contract value is calculated based on a schedule of rates that may increase or decrease if the actual quantities of materials in the work increase or decrease at the time of sign off for the final design. The Infrastructure Agreement has provision for a contingency of 10% above the contract value.

Resolution No. GM/09.2014/35
Moved Cr Denton
Seconded Cr Scheff

That Council authorise the Chief Executive Officer to enter into the Design and Construct Contract for the reconstruction and upgrade of Injune-Taroom Road (0.6km to 23.8km) to Ostwald Bros at an estimated contract value of \$21,509,257 (Excluding GST), subject to Council first receiving:

- **Written confirmation from Santos GLNG Project that the company will fund the full cost of construction over and above Council's contribution of \$150,000 and any grant funding received through Royalties for Regions process, and also the general administration cost of 16% on the Santos GLNG Project contribution only.**
- **The receipt of purchase orders from Santos GLNG Project to the value of \$18,259,302, with payments made in accordance with the milestones detailed in the Road Infrastructure Agreement.**

CARRIED

8/0

Responsible Officer
Manager – Infrastructure Contracts
Item Number:

L.2

File Number: N/A
SUBJECT HEADING:
CORRESPONDENCE RECEIVED FROM FK GARDNER & SONS GROUP (FKG)
Author & Officer's Title:
Julie Reitano, Chief Executive Officer
Executive Summary:

Council was asked to consider a draft letter in response to correspondence received from FKG in relation to the Injune-Taroom Road and Yuleba-Taroom Road.

Responsible Officer
Chief Executive Officer
Resolution No. GM/09.2014/36
Moved Cr Price
Seconded Cr Chambers

That Council receive and note the further correspondence received from FK Gardner & Sons Pty Ltd, and endorse the draft letter of response.

CARRIED

8/0

Responsible Officer
Chief Executive Officer

Item Number: C.10 **File Number:** D14/65192

SUBJECT HEADING: **FUNDING AGREEMENT FOR NATIONAL INSURANCE AFFORDABILITY INITIATIVE - CONSTRUCTION OF ROMA LEVEE**

Author and Officer's Title: **Susan (Sue) Sands, (Acting) Coordinator – Local Development & Council Events**

Executive Summary:

The Department of Local Government, Community Recovery and Resilience are administering the funding provided to Council for the Roma Levee under the National Insurance Affordability Initiative. The Department have sent a sub-agreement to Council for signature.

Resolution No. GM/09.2014/37

Moved Cr Price

Seconded Cr Wason

That Council authorise the Chief Executive Officer to:

1. If required, further negotiate the funding agreement between Maranoa Regional Council and the Department of Local Government, Community Recovery and Resilience for the funds provided under the National Insurance Affordability Initiative for the Roma levee.
2. Sign the agreement when the terms are finalised.

CARRIED

8/0

Responsible Officer

(Acting) Coordinator - Local Development & Council Events

Item Number: L.3 **File Number:** D14/66812

SUBJECT HEADING: **REQUEST TO SUPPORT ROMA COMMUNITY MENSSED INC.**

Councillor's Title: **Cr. Cameron O'Neil**

Executive Summary:

The former Aboriginal Family Legal Service (AFLS) operated from a demountable office on the Roma Neighbourhood Centre site which was supplied (and owned) by the Department of the Prime Minister and Cabinet. At the conclusion of the service the demountable was valued by a registered valuer and quotes were obtained to remove and restump. The Department advised that they would like Maranoa Regional Council to get the best price possible for the demountable. The Roma Community Menshed has requested Council consider purchasing and relocating the demountable to their site.

The demountable has been valued at approximately \$25,000 (excl GST), and a quote to remove and restump has been obtained - \$28,000 (excl GST) , noting that the project has not been fully scoped and additional costs will apply.

Resolution No. GM/09.2014/38

Moved Cr O'Neil

Seconded Cr Flynn

That the applicant be advised that the demountable was funded by the Department of the Prime Minister and Cabinet, and as such Council does not own the building. Furthermore, the applicant be provided with the available costings and encouraged to make representation to the Federal Government.

CARRIED

8/0

Responsible Officer	Director - Corporate, Community & Commercial Services
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CLOSURE

There being no further business, the Mayor thanked Council for their attendance and declared the meeting closed at 2.25pm.

These Minutes are to be confirmed at the next General Meeting of Council to be held on 24 September 2014, at Roma Administration Centre.

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 Mayor.

Date.