



# **Agenda**

**of the**

## **General Meeting**

**Held in the Council Chambers, 45 Glendon Street Kingaroy**

on Wednesday, 20 February 2013

Commencing at 9.00 am

**Chief Executive Officer: Ken McLoughlin**



# **SOUTH BURNETT REGIONAL COUNCIL AGENDA**

**Wednesday, 20 February 2013**

## **ORDER OF BUSINESS:**

<b>1. LEAVE OF ABSENCE .....</b>	<b>1</b>
<b>2. PRAYERS .....</b>	<b>1</b>
<b>3. CONFIRMATION OF MINUTES OF PREVIOUS MEETING .....</b>	<b>1</b>
3.1 South Burnett Regional Council Minutes .....	1
<b>4. MAYORAL REPORT .....</b>	<b>2</b>
4.1 MR - 1133921 - Mayoral Report .....	2
<b>5. PLANNING &amp; ENVIRONMENT .....</b>	<b>4</b>
<b>5.1 ENVIRONMENTAL SERVICES.....</b>	<b>4</b>
5.1.1 ES - 1118520 - Report Changes to Environmental Services Fees - Kingaroy Weighbridge.....	4
<b>5.2 NATURAL RESOURCE MANAGEMENT (NRM) &amp; PARKS .....</b>	<b>7</b>
<b>5.3 NRM, PARKS AND ENVIRONMENT PORTFOLIO REPORT .....</b>	<b>7</b>
<b>6. PLANNING, LAND MANAGEMENT AND WASTE .....</b>	<b>7</b>
<b>6.1 PLANNING AND LAND MANAGEMENT .....</b>	<b>7</b>
6.1.1 P&LM - 1123108 - Forwarding Application for Grants & Donations for Wondai Community Kindergarten for Road Signage - Kindergarten Enhancement Grants .....	7
6.1.2 P&LM - 1333512 - The Planning Place - SeDA Material Change of Use (Shops and Childcare Centre) - 25 & 25A Kingaroy Street and 27 Oasis Drive, Kingaroy - Lots 10, 11 & 16 SP204673 .....	9
6.1.3 P&LM - 1349264 - Bendigo and Adelaide Bank Limited - Forwarding SeDA Building Work requiring assessment against the Building Act 1975 (Installation of ATM) - 92 Drayton Street Nanango - Lot 1 RP51973 .....	15
6.1.4 P&LM - 1114638 - Southern Cross Care (Qld) Inc. - Forwarding Signage Application for Karinya Aged Care Facility at 25 Church Street Nanango - L4 RP803940 - Applicant/Owner: Southern Cross Care .....	22
6.1.5 P&LM - 1132993 - IDAS forms for application for additional extension to Piggery - 330 Cridlands Road Hivesville - Lot 198 BO111 - Applicant/Owner: Bleys .....	25
6.1.6 P&LM - 1096773 - Randall Barrington Town Planning - Requesting a negotiated decision notice for reconfiguration of a lot - one lot into one hundred and twenty three lots plus parkland plus balance lot - L16 SP146204 - Pine Street, Blackbutt.....	28
6.1.7 P&LM - 1131674 - Request for negotiations - Material Change of Use (Intensive animal husbandry - piggery) - 120 Youngs Road, Wooroolin - Lot 25 RP814990 - Youngs Farm Pty Ltd .....	33
6.1.8 P&LM - 1313007 - Updated report - Reconfiguration of a Lot (Boundary realignment) - Tessmanns Road & Schellbachs Road Kingaroy - Lots 211 and 212 SP238500 - Application: O'Reilly Nunn Favier Owner : M. Torrens.....	40
6.1.9 P&LM - 1360063 - KHA Development Managers - Requesting extension to the currency period & change to development approval for Material Change of Use - Multiple Dwelling (6 Units) at 41-43 Wickham Street Nanango - L262 N2320 - Applicant: KHA Development.....	44
6.1.10 P&LM - 1328668 - O'Reilly Nunn Favier - Forwarding a Request for Negotiated Decision - Reconfiguration of a Lot (1 lot into 2 lots) - 261 Tarong Railway Road, Tarong - Lot 20 FY506 - O'Reilly Nunn Favier.....	46

<b>6.2</b>	<b>WASTE .....</b>	<b>54</b>
<b>6.3</b>	<b>PLANNING &amp; LAND MANAGEMENT &amp; WASTE PORTFOLIO REPORT .....</b>	<b>54</b>
<b>7.</b>	<b>COMMUNITY &amp; CULTURAL SERVICES .....</b>	<b>54</b>
<b>7.1</b>	<b>COMMUNITY &amp; CULTURAL SERVICES.....</b>	<b>54</b>
7.1.1	C&CS - 1112624 - Forwarding Documents in relation to the disposal of the former Memerambi State School at Kings Road Memerambi Lot 6 SP157918.....	54
7.1.2	C&CS - 1132876 - Minutes of the Healthy Communities Management Advisory Committee meeting held on 22 January 2012.....	56
<b>7.2</b>	<b>COMMUNITY &amp; CULTURAL SERVICES PORTFOLIO REPORT.....</b>	<b>76</b>
<b>8.</b>	<b>ECONOMIC &amp; TOURISM DEVELOPMENT .....</b>	<b>76</b>
<b>8.1</b>	<b>ECONOMIC &amp; TOURISM DEVELOPMENT .....</b>	<b>76</b>
8.1.1	ED - 1397221 - South Burnett Regional Council to Become Associate Member of Murri Munchies Ltd .....	76
<b>8.2</b>	<b>ECONOMIC &amp; TOURISM DEVELOPMENT PORTFOLIO REPORT.....</b>	<b>79</b>
<b>9.</b>	<b>OPERATIONS AND TECHNICAL SERVICES.....</b>	<b>79</b>
<b>9.1</b>	<b>OPERATIONS.....</b>	<b>79</b>
9.1.1	O - 1133046 - Seeking permission from South Burnett Regional Council to undertake the Unmanned Aerial Vehicle Challenge in Kingaroy 2014 .....	79
<b>9.2</b>	<b>TECHNICAL SERVICES .....</b>	<b>81</b>
9.2.1	TS - 1122378 - Requesting Council advise of its views or requirements by 21 February 2013 and display attached notice - Application for permanent road closure over road abutting the Southern boundary of L259 FTZ37478 .....	81
<b>9.3</b>	<b>ROADS PORTFOLIO REPORT .....</b>	<b>83</b>
<b>10.</b>	<b>WATER &amp; WASTEWATER .....</b>	<b>83</b>
<b>10.1</b>	<b>WATER &amp; WASTEWATER .....</b>	<b>83</b>
10.1.1	W&WW - 1103653 - Requesting that Council confirm their support to WBBROC prior to a submission being prepared for funding to finance the Q-Wrap pilot program .....	83
<b>10.2</b>	<b>WATER &amp; WASTEWATER PORTFOLIO REPORT .....</b>	<b>85</b>
<b>11.</b>	<b>FINANCE &amp; INFORMATION SERVICES.....</b>	<b>85</b>
<b>11.1</b>	<b>INFORMATION SERVICES .....</b>	<b>85</b>
<b>11.2</b>	<b>FINANCIAL OPERATIONS .....</b>	<b>85</b>
11.2.1	FO - 1133078 - Loan Borrowing Program 2012/2013 .....	85
<b>11.3</b>	<b>FINANCIAL PLANNING .....</b>	<b>87</b>
11.3.1	FP- 1132417 - South Burnett Regional Council Monthly Capital Works .....	87
11.3.2	FP - 1132994 - Quote SBRC-12/13-11 - Replacement of Nissan UD 8m3 Tip Truck - Plant No 2005 .....	89
11.3.3	FP - 1132005 - Monthly Financial Statements .....	91
<b>11.4</b>	<b>FINANCIAL AND INFORMATION SERVICES PORTFOLIO REPORT.....</b>	<b>97</b>
<b>12.</b>	<b>EXECUTIVE SERVICES.....</b>	<b>97</b>
<b>12.1</b>	<b>EXECUTIVE .....</b>	<b>97</b>
12.1.1	E - 1132950 - Council Appointees for 2013 ANZAC Day Ceremonies .....	97
<b>12.2</b>	<b>HUMAN RESOURCES.....</b>	<b>100</b>
<b>12.3</b>	<b>GOVERNANCE .....</b>	<b>100</b>
<b>12.4</b>	<b>STRATEGIC PROJECTS &amp; GRANTS.....</b>	<b>100</b>
<b>12.5</b>	<b>GOVERNANCE PORTFOLIO REPORT.....</b>	<b>100</b>
<b>13.</b>	<b>INFORMATION SECTION.....</b>	<b>100</b>
13.1	IS - 1127457 - Reports for the Information of Council.....	100

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<b>14.</b>	<b>GENERAL SECTION.....</b>	<b>101</b>
<b>15.</b>	<b>CONFIDENTIAL SECTION .....</b>	<b>101</b>
15.1	CONF - 1133347- Consultancy Services for SBRC Flood Restoration Program after 2013 Flood (Tropical Cyclone Oswald and Associated Rainfall and Flooding, 21-28 Jan 2013). .....	101

**1. Leave Of Absence**

Nil.

**2. Prayers**

A representative of the Ministers Fraternal, Pastor Steve Nixon offered prayers for Council and for the conduct of the Council meeting.

**3. Confirmation Of Minutes Of Previous Meeting**

**3.1 South Burnett Regional Council Minutes**

**Précis**

Confirmation of Minutes of meeting of the South Burnett Regional Council held in the Council Chambers, 45 Glendon Street Kingaroy.

**Officer's Recommendation**

That the minutes of the previous meeting held on Wednesday 16 January 2013 as recorded be confirmed

## **4. Mayoral Report**

### **4.1 MR - 1133921 - Mayoral Report**

#### **Document Information**

**IR No** 1133921

**Author** Mayor, South Burnett Regional Council

**Date** 12 February 2013

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#### **Précis**

Mayoral Report

#### **Summary**

Mayoral Report to council for the period 17 January 2013 to 12 February 2013.

#### **Officer's Recommendation**

That the Mayoral Report to council for the period 17 January 2013 to 13 February 2013 be received.

#### **Report**

With a view of ensuring open communication it gives me great pleasure to present my Mayoral Report for the period 17 January 2013 to 12 February 2013.

Events and meetings attended during this time included:-

##### **January**

- 17 - Attended Budget & Strategies meeting with CEO and Deputy Mayor  
Attended Nanango Community Bank Meeting
- 18 - Attended Patrick Tiernan Project meeting in Murgon
- 22 - Attended Pre Waste Strategy Workshop Meeting
- 23 - Attended Strategic Workshop - Waste Management Strategy 3
- 24 - Met with Roger Gorrel from Chamber Commerce Industry Qld  
Attended Powerlink - Greenworks Steering Committee Presentation /  
Acknowledgements at Coomba Falls
- 25 - Attended PCG Flood Restoration Program Meeting  
Attended Australia Day Awards Ceremony - Blackbutt
- 26 - Attended Australia Day Events across the Region
- 27-3 Attended Activation of Local Disaster Management Group
- 30 - Hosted flood meeting with Deputy Premier Jeff Seeney and Minister for Local  
Government, Community Recovery and Resilience, David Crisafulli
- 31 - Meeting with Minister for Agriculture, Fisheries and Forestry John McVeigh

##### **February**

- 1 - Met with Queensland Reconstruction Authority
  - 4 - Participated in Economic Recovery Group Teleconference meeting
  - 5 - Attended Sunwater Contract Pricing Meeting, Kingaroy
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- 7 - Attended Dedication Ceremony and commercial kitchen opening at Endeavour Foundation Industries Kingaroy
- 8 - Attended South Burnett Local Disaster Management Group debrief
- 11 - Attended Alcohol Management Plan meeting with Department of Aboriginal and Torres Strait Islander and Multicultural Affairs and Cherbourg Mayor
- Inspected Manar Park Road
- 12 - Met with the Australia Post Rally Group
- Met with Bill Mellor the appointed State Recovery Coordinator

**CONSIDERATION OF BUSINESS SECTIONS INCLUDING BUSINESS ARISING OUT OF MINUTES OF PREVIOUS MEETINGS**

See Business Function Headings

**5. Planning & Environment**

**5.1 Environmental Services**

**5.1.1 ES - 1118520 - Report Changes to Environmental Services Fees - Kingaroy Weighbridge**

**Document Information**

**IR No** 1118520

**Author** Manager Environmental Health

**Endorsed By** General Manager Planning and Environmental Health

**Date** 7 January 2013

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**Précis**

Changes to Environmental Services Fees - Kingaroy Weighbridge

**Summary**

An addition to the 2012/2013 Fees and Charges is proposed.

**Officer's Recommendation**

That Council amend the 2012/2013 Fees and Charges for the following waste disposal fees where there is an operational weighbridge:-

- Construction and Demolition Waste: \$28 (GST inclusive) per tonne
- Commercial and Industrial Waste (including green waste): \$84 (GST inclusive) per tonne.

**Financial and Resource Implications**

An earlier report recommended that a \$28 per tonne waste disposal charge be established in order to transition from a charge based on cubic metres to a charge based on tonnes with the advent of the weighbridge coming on line.

The fee was an estimate factoring in the compaction rate. This calculation has been shown to be correct for Construction and Demolition waste however it has resulted in a lesser fee being collected for the Commercial and Industrial Waste (including green waste). Now that the weighbridge has been in operation for a couple of weeks data has been able to be collected on loads and average weights for Commercial and Industrial waste. The Commercial and Industrial Waste is being undercharged compared to the previous cubic metre waste disposal rate by an approximate factor of four (4). Therefore, to continue to leave the waste disposal fee at \$28 for Commercial and Industrial Waste would mean that Council would be losing revenue based upon

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previous projected income. Consequently, it is necessary to amend the Fees and Charges to provide for Construction and Demolition Waste disposal at \$28 and Commercial and Industrial Waste disposal at \$84. These two charges should see approximately the same amount of money coming in from previous budget income projections.

Please note that these charges do not apply to domestic self-haul waste.

### **Link to Corporate/Operational Plan**

The link to the Corporate Plan is:

ENV 2.2 - Provide cost effective waste management facilities and operations.

### **Communication/Consultation (Internal/External)**

There has been no direct consultation with Commercial waste disposers. However, feedback via a landfill supervisor is that commercial operators are obviously happy paying the lesser disposal fee compared to the normal amount. A review of a number of other Councils was undertaken in relation to their waste disposal fee types (see table below).

<b>Council</b>	<b>Waste Type</b>	<b>Charge Per Tonne (Inc GST)</b>
Fraser Coast	Dom/Com mixed waste	\$ 107.00
Fraser Coast	Concrete, bricks	\$ 47.80
Toowoomba RC	Com C & I (Landfilled)	\$ 110.50
Toowoomba RC	Com C & D (Landfilled)	\$ 105.50
Toowoomba RC	Clean Concrete & bitumen	\$ 44.00
Southern Downs	Com C & I	\$ 58.00
Southern Downs	Com C & D	\$ 32.00
Bundaberg RC	Com Waste	\$ 49.50
Western Downs	Com C & I	\$ 63.00
Western Downs	Com C & D	\$ 40.00
Western Downs	Concrete (>500mm)	\$ 100.00
Brisbane CC	Com General/Mixed Waste	\$ 129.00
Redlands	Com C & I	\$ 139.00
Redlands	Com C & D	\$ 149.00
Ipswich CC	Com General/Mixed waste	\$ 165.00
Lockyer Valley RC	Com General/Mixed waste	\$ 90.00
Lockyer Valley RC	Com Concrete	\$ 45.00
Lockyer Valley RC	Green Waste	\$ 20.00

### **Legal Implications (Statutory Basis, Legal Risks)**

The waste disposal fee is a commercial fee and so Council can set whatever disposal charge it wishes. When carrying out a waste disposal fee comparison with other Councils the South Burnett Regional Council's Construction and Demolition charge is somewhat less than other centres, but its proposed Commercial and Industrial Waste Fee is placed in the middle of the surveyed Councils. It is notable that there is quite a lot of difference between the surveyed Councils and this may relate to the actual costs of operating a particular landfill at a particular locality with site specific issues.

**Policy/Local Law/Delegation Implications**

N/A

**Asset Management Implications**

N/A

## **5.2 Natural Resource Management (NRM) & Parks**

Nil.

## **5.3 NRM, Parks and Environment Portfolio Report**

Nil.

## **6. Planning, Land Management and Waste**

### **6.1 Planning and Land Management**

#### **6.1.1 P&LM - 1123108 - Forwarding Application for Grants & Donations for Wondai Community Kindergarten for Road Signage - Kindergarten Enhancement Grants**

### **Document Information**

**IR No** 1123108

**Author** Senior Planning Officer

**Endorsed By** Manager - Planning & Land Management  
General Manager - Planning & Environment

**Date** 5 February 2013

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### **Précis**

Forwarding Application for Grants & Donations for Wondai Community Kindergarten for Road Signage - Kindergarten Enhancement Grants

### **Summary**

Council received a written request from the Wondai Kindergarten Association for the 100% waiver of planning and building applications fees for the construction of two advertising signs to be placed on Bunya Highway, Tingoora (Lot 1 on RP187981) and Lysdale Road, Wondai (Lot 30 on SP238495).

The Association has also requested assistance to dig the post holes and erect the signs without charge.

### **Officer's Recommendation**

1. That Council *approve* 100% waiver of the planning (\$612.00) and building application fees (\$478.00) less document lodgement (\$161), having regard to the community nature of the kindergarten.
  2. That the erection of the sign be at the applicant's cost.
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## **Financial and Resource Implications**

Financial implication - reduced revenue - Planning Application Fees (\$612.00) and Building Application Fees - \$478.00

## **Link to Corporate/Operational Plan**

GO3      Balanced development that preserves and enhances our region.  
GO3.3    Implement policies and plans that support appropriate planning and development for business, industry and community needs.

## **Communication/Consultation (Internal/External)**

Not relevant

## **Legal Implications (Statutory Basis, Legal Risks)**

No implication can be identified

## **Policy/Local Law/Delegation Implications**

Consideration of Applications for Reduction in Council's Fees & Charges – Building & Development Applications Policy

## **Asset Management Implications**

No implication can be identified

**6.1.2 P&LM - 1333512 - The Planning Place - SeDA Material Change of Use (Shops and Childcare Centre) - 25 & 25A Kingaroy Street and 27 Oasis Drive, Kingaroy - Lots 10, 11 & 16 SP204673**

**Document Information**

**IR No** 1333512

**Author** Senior Planning Officer

**Endorsed By** Manager - Planning & Land Management  
General Manager - Planning & Environment

**Date** 8 February 2013

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**Précis**

SeDA Material Change of Use (Shops and Childcare Centre) - 25 & 25A Kingaroy Street and 27 Oasis Drive, Kingaroy - Lots 10, 11 & 16 SP204673 - Applicant: The Planning Place Owners: Logan Central Pty Ltd

**Summary**

- Application for Development Permit for Material Change of Use (Shop and Child Care Centre)
- Subject site included within the Residential Zone (Residential B Preferred Dominant Land Use Area) under the Kingaroy IPA Planning Scheme
- Proposed development in its current form does not comply with key Overall Outcomes within the Urban Locality Code in the Kingaroy Shire IPA Planning Scheme
- Key aspects of non-compliance identified include reduction in levels of residential amenity, increase in vehicle movements at PM peak (based on the proposed development and adjacent Taabinga State School) and the scale of the proposed Shop within the Residential Zone
- Conditions of development approval have been applied to reduce the gross floor area of the proposed Shop in an attempt to reduce the potential impact on residential amenity
- Recommendation for approval of the Material Change of Use (Shop and Child Care Centre) subject to reasonable and relevant conditions

**Officer's Recommendation**

That Council *approve* the Applicant's request for a Development Permit for Material Change of Use (Shop and Child Care Centre) over 25 & 25A Kingaroy Street and 27 Oasis Drive, Kingaroy (Lots 10, 11 & 16 SP204673) and subject to the following conditions.

**General**

GEN1. The subject site is to be developed generally in accordance with the plans and information submitted with the application unless otherwise amended by the following conditions.

- a) Child Care Centre located at 25 Kingaroy Street and 27 Oasis Drive (Lots 10 & 16 on SP204673)

- Drawing Number 3352A.DA.06 Revision G (Ground Floor Plan) prepared by Alex Enborisoff Architects and dated 22 November 2012
- Drawing Number 3352A.DA.07 Revision G (Ground Floor Plan - Part 1) prepared by Alex Enborisoff Architects and dated 22 November 2012
- Drawing Number 3352A.DA.08 Revision G (Ground Floor Plan - Part 2) prepared by Alex Enborisoff Architects and dated 22 November 2012
- Drawing Number 3352A.DA.09 Revision G (Roof Plan) prepared by Alex Enborisoff Architects and dated 22 November 2012
- Drawing Number 3352A.DA.10 Revision G (Section) prepared by Alex Enborisoff Architects and dated 22 November 2012

b) Shop located at 25A Kingaroy Street (Lot 11 on SP204673)

- Drawing Number 3352B.5 Revision E (Ground Level) prepared by Alex Enborisoff Architects and dated 23 November 2012
- Drawing Number 3352B.6 Revision E (Roof Plan) prepared by Alex Enborisoff Architects and dated 23 November 2012
- Drawing Number 3352B.7 Revision E (Elevations 1) prepared by Alex Enborisoff Architects and dated 23 November 2012
- Drawing Number 3352B.8 Revision E (Elevations 2) prepared by Alex Enborisoff Architects and dated 23 November 2012
- Drawing Number 3352B.9 Revision E (Section) prepared by Alex Enborisoff Architects and dated 23 November 2012

GEN2. All works, including the relocation of services (Telstra, lighting etc.) are to be completed at no cost to Council.

GEN3. The applicant is required to maintain the site in a clean and orderly state at all times, clearing of declared weeds and feral animals.

### **Compliance Assessment**

GEN4. All conditions of this approval are to be satisfied prior to Council issuing a Compliance Certificate for the commencement of the use, and it is the applicant's responsibility to notify Council to inspect compliance with conditions.

A Compliance Certificate fee will be charged, with payment required prior to Council approval of the associated documentation requiring compliance assessment.

### **Further Development Permits**

GEN5. The development herein may not commence until the following Development Permits or Certificates have been issued and complied with as required:

- Development Permit for Building Work
- Development Permit for Plumbing and Drainage Work
- Development Permit for Operational Works

### **Amended Plans**

MCU1. The applicant shall provide amended plans for Shop proposed at 25A Kingaroy Street, Kingaroy (Lot 11 on SP204673) incorporating the following changes to ensure compliance with the Urban Locality Code:

- Delete 'Shop 1' from the development reducing the total floor area of the Shop to 141.067m<sup>2</sup> (combined total floor area of 'Shop 2' and 'Shop 3')
- All service vehicle delivery areas associated with the proposed Shop are to be relocated a minimum distance of 10m from the northern and western boundaries of the subject site

- The bin storage area is to be located a minimum of 2.0m from the northern and western side boundaries of the subject site and screened by a 1.8m high solid screen fence
- A 2.0m wide landscape buffer is to be indicated along the full length of the northern side and rear boundaries of the subject site (refer to Condition MCU6)
- Ensure that ingress and egress from all car parking spaces on the subject site complies with Australian Standard AS2890.1:2004 for a B99 class vehicle (refer to Condition ENG3)
- A minimum 6.0m setback from both the Kingaroy Street and Mirage Avenue frontages (measured to the outermost projection) for the proposed Shop
- Unarticulated wall length for the proposed Shop is a maximum of 15.0m per street frontage and each facade is to incorporate variations in scale, materials and colour to reduce the impact on the amenity of the surrounding residential area
- Provide a drawing showing the full turning template required for a HRV class vehicle to enter and exit the subject site in a forward gear as per AS2890.1:2004

### **Fencing**

- MCU2. Fence construction along the side and rear boundaries is to be solid screen fencing to a minimum height of 1.8m.

### **Lighting**

- MCU3. Lighting used to illuminate any areas of the premises is to be designed and constructed in accordance with Australian Standard AS4282 (Obtrusive Effects of Outdoor Lighting) to ensure that lighting does not directly illuminate any nearby premises or roadways.

### **Landscaping**

- MCU4. The applicant is required to prepare a landscape plan for the subject site in accordance with Planning Scheme Policy No. 5 of the Kingaroy Shire IPA Planning Scheme for Compliance Assessment by Council and is to incorporate a minimum 1.0m wide landscape strip along each street frontage and a 2.0m wide landscape strip along the northern and western side boundaries of 25A Kingaroy Street (Lot 11 on SP204673). This plan is to be submitted to and approved by Council prior to the landscaping work commencing. Plant species may be selected from Council's *Branching Out – Your Handy Guide to Tree Planting in the South Burnett* (refer to booklet provided).

### **Amalgamation**

- MCU5. The two (2) allotments (Lots 10 & 16 on SP204673) are to be amalgamated via a Survey Plan prior to the issue of a Certificate of Classification for the Child Care Centre.

### **Existing Material Change of Use Approvals (Shop and Child Care Centre)**

- MCU6. The Applicant must request that Council under Section 379 of the *Sustainable Planning Act 2009*, cancel the existing Material Change of Use approval (Shop and Child Care Centre) over Lots 37, 38, 39, 49 & 50 on SP204673 (Council Reference: IR 570874). A notice to cancel the approval must be provided prior to the Applicant acting on the current approval.

### **Car Parking**

- ENG1. Prior to the commencement of use, provide a minimum of seven (7) car parking spaces (plus HRV space) on Lot 11 on SP204673 in association with the approved Shop and a total of sixteen (16) car parking spaces on Lots 10 and 16 on SP204673 in association with the approved Child Care Centre. The location of car parking spaces for the Shop is to be identified on a revised site plan in accordance with Condition MCU1.

### **Roads & Access**

- ENG2. All property accesses shall be designed and constructed in accordance with IPWEAQ Standard Drawing No. R-0050 and Table S2.7 - Design and Construction Standards of

the Kingaroy Shire IPA Planning Scheme and located as per approved plans referenced in Condition GEN1.

### **Vehicle Manoeuvring**

ENG3. All vehicle manoeuvring occurring associated with both the Child Care Centre (Lots 10 & 16 on SP204673) and Shop (Lot 11 on SP204673) is to be in designed and constructed for a B99 class vehicle based on Australian Standard AS2890.1:2004. A revised proposal plan is required to be submitted to and approved by Council's Infrastructure Department.

### **Car Parking Areas**

ENG4. All vehicle manoeuvring areas, car parking areas, loading areas and driveways are required to be sealed with either bitumen, concrete or asphaltic concrete.

### **Water Supply**

ENG5. A water connection will be required to service the both the Child Care Centre (Lots 10 & 16 on SP204673) and Shop (Lot 11 on SP204673) to current South Burnett Regional Council standards.

### **Sewerage Reticulation**

ENG6. A sewerage connection will be required to service both the Child Care Centre (Lots 10 & 16 on SP204673) and Shop (Lot 11 on SP204673) to current South Burnett Regional Council standards.

### **Stormwater**

ENG7. All stormwater drainage systems, including all surface, underground and roofwater components, to effectively drain all stormwater falling on the proposed development to Council's stormwater system, rain water tanks or other lawful points of discharge.

ENG8. The stormwater drainage system serving the site is to be designed so that the post-development flows at the point of discharge to all downstream properties including road reserves remains consistent with the pre-developed case.

ENG9. Provide all workings associated with "Section 3.0 Stormwater Quantity Management" of the site based stormwater management plan submitted for this site. Particular attention should be given to the pre development time of concentration for the site. Provide a drawing of the proposed detention tanks. Provide a stormwater management layout plan for the site detailing the location and sizing of all proposed stormwater infrastructure on site including pipes, tanks and grass swales. The following should be noted when providing this information;

- Any over flow from rainwater tanks being utilized for detention proposes should be internal to the tanks.
- The minimum diameter allowable for overflows internal to these rainwater tanks will be 40mm.
- The actual detention provided by the rainwater tanks should be calculated considering the flows allowable from a 40mm orifice.
- The maximum inflow to each rainwater tank will be that resulting from a Q20 rain event falling on the roof area that the tank services.
- Rainwater tank storage should not be included in the detention required based on the stormwater calculations to be received.

### **Kerb Adaptors**

ENG10. Provide a drawing of Kerb adaptors should be installed where the site stormwater is proposed to be piped to the existing kerb and channel system along the site frontage. Stormwater socket reducers may be required to accommodate this depending on the pipe diameters proposed.



### **Footpaths**

ENG11. The Applicant is required to construct a 1.5m wide concrete footpath along the full frontage of Lots 10, 11 & 16 on SP204673 in accordance with IPWEAQ Standard Drawing R-065. Kerb ramps are to be installed at locations agreed to by Council in accordance with IPWEAQ Standard Drawing R-090.

### **Earthworks**

ENG12. Any proposed earthworks shall be undertaken in accordance with the Urban Locality Code, Element (g) within the Kingaroy IPA Planning Scheme unless approved separately under a Development Permit for Operational Works.

### **Signage (Shop)**

ENG13. Signage indicating that no right turn is permitted is to be installed at the car park exit at Mirage Avenue in accordance with the Manual for Uniform Traffic Control Devices (MUTCD).

### **Advice**

- ADV1. In order to comply with Condition MCU1 it may be necessary to prepare a completely separate or 'clean sheet' design. For assistance in redesigning the proposed Shop to achieve a greater level of compliance with key requirements of the Kingaroy Shire IPA Planning Scheme please contact Council's Senior Planning Officer, Peter Mulcahy on (07) 4189 9100.
- ADV2. Section 341(1)(a) of the *Sustainable Planning Act 2009* provides that, if this approval is not acted upon within the period of four (4) years the approval will lapse. Note that in accordance with section 341(7) a related approval may extend the relevant (currency) period.
- ADV3. This development approval does not authorise any activity that may harm Aboriginal Cultural Heritage. Under the *Aboriginal Cultural Heritage Act 2003* you have a duty of care in relation to such heritage. Section 23(1) provides that "A person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal Cultural Heritage." Council does not warrant that the approved development avoids affecting Aboriginal Cultural Heritage. It may therefore, be prudent for you to carry out searches, consultation, or a Cultural Heritage assessment to ascertain the presence or otherwise of Aboriginal Cultural Heritage. The Act and the associated duty of care guidelines explain your obligations in more detail and should be consulted before proceeding.
- ADV4. Attached for your information is a copy of Division 8 of the *Sustainable Planning Act 2009* as regards Rights of Appeal. With respect to Appeal Rights of Applicants, the following is drawn to your attention—
- a) the applicant's Appeal Period commences upon receipt of this advice and expires twenty (20) business days thereafter.
  - b) should the applicant notify the Assessment Manager (Council) in writing of acceptance of the conditions of approval and that it is not intended to make an appeal, the Applicant's Appeal Period is at an end.

### **Financial and Resource Implications**

No implication can be identified.

### **Link to Corporate/Operational Plan**

- GO3      Balanced development that preserves and enhances our region.  
GO3.3    Implement policies and plans that support appropriate planning and development for business, industry and community needs.

### **Communication/Consultation (Internal/External)**

Council's Infrastructure Department (Internal). Refer to Section 4.1 of this Report.

### **Legal Implications (Statutory Basis, Legal Risks)**

No implication can be identified.

### **Policy/Local Law/Delegation Implications**

No implication can be identified.

### **Asset Management Implications**

No implication can be identified.

**6.1.3 P&LM - 1349264 - Bendigo and Adelaide Bank Limited - Forwarding SeDA Building Work requiring assessment against the Building Act 1975 (Installation of ATM) - 92 Drayton Street Nanango - Lot 1 RP51973**

**Document Information**

**IR No** 1349264

**Author** Technical Officer - Planning

**Endorsed By** Manager - Planning & Land Management  
General Manager - Planning & Environment

**Date** 7 February 2013

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**Précis**

Forwarding SeDA Building Work requiring assessment against the Building Act 1975 (Installation of ATM) - 92 Drayton Street Nanango - Lot 1 RP51973 Applicant : Bendigo and Adelaide Bank Limited

**Summary**

**Key Point Summary**

- Application for Building Work not Associated with a Material Change of Use (ATM);
- The existing building is listed as a Local Heritage Site under Schedule 6 of the Nanango Shire IPA Planning Scheme;
- The proposed development in its current form is not considered to be consistent with key Overall Outcomes of the Cultural Features Overlay Code in the Kingaroy Shire IPA Planning Scheme;
- The original bank building was constructed in 1940; and
- Application recommended for approval subject to the relocation of the proposed ATM to Fitzroy Street road frontage to minimise the potential for adverse impacts on the cultural heritage significance of the building.

**Officer's Recommendation**

That Council *approve* the Development Application for Building Works not associated with a Material Change of Use (ATM) on Lot 1 on RP51973 located at 92 Drayton Street, Nanango subject to the following conditions;

**General**

- GEN1. The subject site is to be developed generally in accordance with the plans and information submitted with the application unless otherwise amended by the following conditions:
- The position of the ATM must be amended to locate the ATM long the Fitzroy Street road frontage of the local Heritage Building in the recessed portion of the wall.
- GEN2. The development herein approved may not start until the following development permits have been issued and complied with as required:-
- Development Permit for Building Works.
-

- GEN3. All works, including the repair or relocation of services (Telstra, lighting) is to be completed at no cost to Council.

**ATM Design and Construction**

- ENG1. The proposed ATM will be designed and constructed in accordance with AS 3769-1990 (Australian Standard Automatic teller machines – User access)

**Council's advice to the applicant**

- ADV1. Section 341(1) of the *Sustainable Planning Act 2009* provides that, if this approval is not acted upon within the period of four (4) years the approval will lapse. Note that in accordance with section 341(7) a related approval may extend the relevant (currency) period.
- ADV2. This development approval does not authorise any activity that may harm Aboriginal Cultural Heritage. Under the *Aboriginal Cultural Heritage Act 2003* you have a duty of care in relation to such heritage. Section 23(1) provides that "A person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal Cultural Heritage." Council does not warrant that the approved development avoids affecting Aboriginal Cultural Heritage. It may therefore, be prudent for you to carry out searches, consultation, or a Cultural Heritage assessment to ascertain the presence or otherwise of Aboriginal Cultural Heritage. The Act and the associated duty of care guidelines explain your obligations in more detail and should be consulted before proceeding.
- ADV3. Attached for your information is a copy of Division 8 of the *Sustainable Planning Act 2009* as regards Rights of Appeal. With respect to Appeal Rights of Applicants, the following is drawn to your attention—
- a) the applicant's Appeal Period commences upon receipt of this advice and expires twenty (20) business days thereafter.
  - b) should the applicant notify the Assessment Manager (Council) in writing of acceptance of the conditions of approval and that it is not intended to make an appeal, the Applicant's Appeal Period is at an end.

Proposed Plans

**SIGNAGE PLACEMENT LEGEND**



- 1 Fascia Signage
- 2 ATM Cantilevered Signage
- 3 ATM Shroud
- 4 Awning over ATM

**PROJECT LOCATION**  
Nanango

**COMPANY SITE**  
**Community Bank®**


**PROJECT ADDRESS**  
92 Drayton Street,  
Nanango QLD 4615

**DRAWING**  
Proposed Signage Visual


DESIGNER	LAYOUT - A3	(S42342)
CL		(10/12)


Remains the property of Bendigo and Adelaide Bank Limited

PROJECT - DWG No.  
**S42342.01**




**WORKING DRAWINGS**






2 Cantilevered ATM Sign  
(1200mmw x 1000mmh)  
< Kerbside



Cantilevered ATM Sign  
(1900mmw x 1000mmh)  
> Kerbside



4 ATM Shroud



1 Custom Bendigo Bank Fascia signage  
(w5000mm x h600mm)

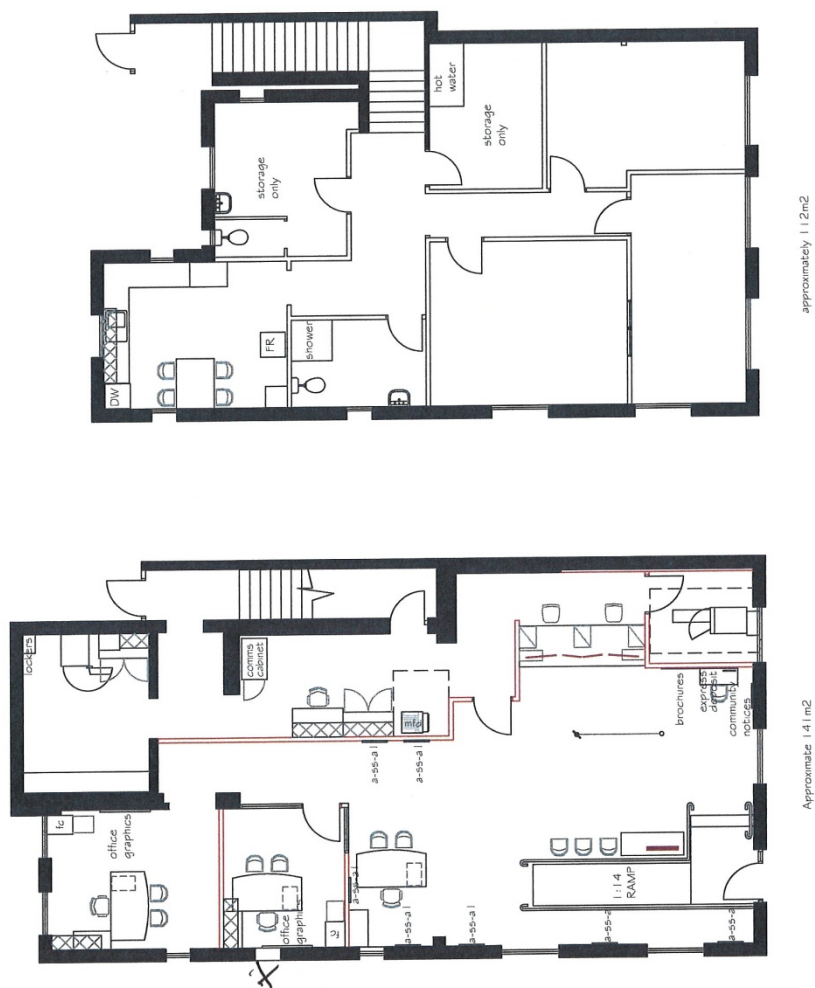
Source: Applicant






<https://www.smarteda.qld.gov.au/attachments/view.action?id=MTEzMjA1NTIwNTM0> 23/10/2012

Source: Applicant



PROJECT TITLE				BENDIGO BANK LIMITED NANANGO COMMUNITY BANK			
DRAWING NO				Proposed Floor Plan			
NAME	CPC	CREATED	PT	NANANGO V9		NANANGO V9	
DATE	22 August 2012						
SCALE	1:100 (A3)			REGISTERED BUILDING PRACTITIONER DP-AD 23434 DRAFTSPERSON BUILD DES (ARCHITECTURAL)			
 <b>Bendigo Bank</b>				© Copyright 2008 Bendigo Bank			
THIS DRAWING IS TO BE READ IN CONJUNCTION WITH THE SCOPE OF WORKS ALL DIMENSIONS TO BE VERIFIED BEFORE COMMENCEMENT OF WORKS DRAWINGS NOT TO BE SCALED							

Source: Applicant

NEW EXTERNAL JANKING WITH BUILT IN SECURITY LIGHT TO PE CELL FIXED TO TRANSOMS AND FULL WIDTH TO MULLIONS

EXISTING OUTER WALL

NEW GLASS WINDOW & FRAME TO BE SET INTO EXISTING WALL

GLASS TO BE 10.38 LAMINATED WITH BLOCK OUT FILM

TRANSOMS TO MATCH EXISTING

EXISTING GLASS WINDOW & FRAME

EXISTING SUSPENDED CEILING

EXISTING FFL

NEW FFL REQUIRED 200 MM ABOVE RL

CONCRETE FLOOR

CEILING LINE FROM NEW FFL

3081 TO EXISTING SUSPENDED

2155

1020

45

649

530

1306

80

490

80

490

40

2485

645

200

1000

100

375

2615

1460

FFL RL

EXISTING WALL TO BE CUT DOWN TO 200 MM ABOVE RL AT ATM CENTRE

NCR 6625

Page 20



## **Financial and Resource Implications**

No implication can be identified.

## **Link to Corporate/Operational Plan**

GO3      Balanced development that preserves and enhances our region.  
GO3.3    Implement policies and plans that support appropriate planning and development for  
            business, industry and community needs.

## **Communication/Consultation (Internal/External)**

Refer to Section 4.0 of this Report.

## **Legal Implications (Statutory Basis, Legal Risks)**

No implication can be identified.

## **Policy/Local Law/Delegation Implications**

No implication can be identified.

## **Asset Management Implications**

No implication can be identified.

**6.1.4 P&LM - 1114638 - Southern Cross Care (Qld) Inc. - Forwarding Signage Application for Karinya Aged Care Facility at 25 Church Street Nanango - L4 RP803940 - Applicant/Owner: Southern Cross Care**

**Document Information**

**IR No** 1114638

**Author** Technical Officer - Planning

**Endorsed By** Manager - Planning & Land Management  
General Manager - Planning & Environment

**Date** 6 February 2013

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**Précis**

Forwarding Signage Application for Karinya Aged Care Facility at 25 Church Street Nanango - L4 RP803940 - Applicant/Owner: Southern Cross Care

**Summary**

**Key Point Summary**

- Application for a Development Permit for Operational Works (Advertisement Device) not associated with a Material Change of Use
- The Sign is an On-premises sign for the Karinya Aged Care Facility
- The placement of an Advertisement Device is Code Assessable in all circumstances and is also inconsistent development as the property is zoned Residential.
- Assessable against the Urban Locality Code – Elements (c)(vi), (d) and (g).
- In accordance with Schedule 4 of the Nanango Shire IPA Planning Scheme, the proposed Advertising Device is defined as a Free-standing or Pylon Sign.
- Application is recommended for approval subject to reasonable and relevant conditions.

**Officer's Recommendation**

That Council *approve* a Development Permit for Operational Works (Advertising Device) at Brisbane Street, Nanango (and described as Lot 4 on RP803940) subject to the following conditions:

**General**

- GEN1. The sign is to be located in accordance with the plans and information submitted with the application unless otherwise amended by the following conditions:
- Location of proposed sign (submitted with development application)
  - Photograph of sign superimposed on a photo (submitted with development application)
- GEN2. The development herein approved may not start until the following development permits have been issued and complied with as required:
- Development Permit for Building Works.
- GEN3. The sign is not to exceed 3.6m in height above the natural ground level.
-

- GEN4. The sign must be located to provide adequate sight lines. This can be achieved by siting the sign outside the exclusion area identified under the Queensland Development Code MP1.2 Part 7 (Copy attached).
- GEN4. The Advertising Sign (Free-standing or Pylon Sign) must be maintained in a safe, clean and tidy condition at all times.

#### **Advice**

- ADV1. Section 341(3) of the *Sustainable Planning Act 2009* provides that, if this approval is not acted upon within the period of two (2) years the approval will lapse. Note that in accordance with section 341(7) a related approval may extend the relevant (currency) period.
- ADV2. This development approval does not authorise any activity that may harm Aboriginal Cultural Heritage. Under the *Aboriginal Cultural Heritage Act 2003* you have a duty of care in relation to such heritage. Section 23(1) provides that "A person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal Cultural Heritage." Council does not warrant that the approved development avoids affecting Aboriginal Cultural Heritage. It may therefore, be prudent for you to carry out searches, consultation, or a Cultural Heritage assessment to ascertain the presence or otherwise of Aboriginal Cultural Heritage. The Act and the associated duty of care guidelines explain your obligations in more detail and should be consulted before proceeding.
- ADV3. Attached for your information is a copy of Division 8 of the *Sustainable Planning Act 2009* as regards Rights of Appeal. With respect to Appeal Rights of Applicants, the following is drawn to your attention—
- a) the applicant's Appeal Period commences upon receipt of this advice and expires twenty (20) business days thereafter.
  - b) should the applicant notify the Assessment Manager (Council) in writing of acceptance of the conditions of approval and that it is not intended to make an appeal, the Applicant's Appeal Period is at an end.

#### **Financial and Resource Implications**

No implication can be identified

#### **Link to Corporate/Operational Plan**

- GO3. Balanced development that preserves and enhances our region.
- GO3.3. Implement policies and plans that support appropriate planning and development for business, industry and community needs.

#### **Communication/Consultation (Internal/External)**

No consultation with internal and external agencies.

#### **Legal Implications (Statutory Basis, Legal Risks)**

Application processed within IDAS time frames under the *Sustainable Planning Act 2009*.

#### **Policy/Local Law/Delegation Implications**

No implication can be identified

## **Asset Management Implications**

No implication can be identified

**6.1.5 P&LM - 1132993 - IDAS forms for application for additional extension to Piggery - 330 Cridlands Road Hivesville - Lot 198 BO111 - Applicant/Owner: Bleys**

**Document Information**

**IR No** 1132993

**Author** Senior Planning Officer

**Endorsed By** Manager - Planning & Land Management  
General Manager - Planning & Environment

**Date** 12 February 2013

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**Précis**

Forwarding IDAS Application - Material Change of Use - Additional extension of Piggery - 330 Cridlands Road Hivesville - Lot 198 BO111 - Applicant/Owner: Bleys

**Summary**

**Key Point Summary**

- Application for Material Change of Use - Extension to existing Intensive Animal Husbandry (3,500 SPU to 6,500 SPU incorporating 4 additional sheds)
- Previous MCU Approval (6 August 2012) allowed for the construction of one (1) Shed due to Strategic Cropping Land regulations in force at that time
- Application is Impact Assessable against the Wondai Shire IPA Planning Scheme;
- Public Notification was undertaken by the Applicant between 4 June 2012 and 26 June 2012
- No submissions were received within the Public Notification Period;
- The application is recommended for approval subject to reasonable and relevant conditions.

**Officer's Recommendation**

That Council *approve* a Development Permit (Material Change of Use – Intensive Animal Husbandry (Piggery)) at 330 Cridlands Road, Hivesville (and described as Lot 198 on BO111), subject to the following conditions:

**General**

- GEN1. The subject site is to be developed generally in accordance with the plans and information submitted with the application unless otherwise amended by the following conditions:
- Ref. Nos: Name – 12 eco Layout – Piggery, BP\_Layout 12 Edition 1 Sheet 1/11 Dated 28 July 2012.
- GEN2. All works, including the repair or relocation of services (Telstra, lighting) is to be completed at no cost to Council.
- GEN3. Dust prevention measures must be undertaken to ensure that dust does not cause a nuisance to occupiers of adjacent properties.
-

- GEN4. Maintain the site in a clean and orderly state at all times.
- GEN5. Any new earthworks or structures are not to concentrate or impede the natural flow of water across property boundaries and onto any other lots.
- GEN6. All conditions of this approval are to be satisfied prior to Council issuing a Compliance Certificate for the commencement of the use, and it is the applicant's responsibility to notify Council to inspect compliance with conditions.

A Compliance Certificate fee will be charged, with payment required prior to Council approval of the associated documentation requiring compliance assessment.

### **Property Access**

- ENG1. The property access shall be in accordance with the IPWEAQ Standard Drawing R-056 and table S2.7 – Design and Construction Standards of the Wondai Shire Council IPA Planning Scheme. The access is to have a minimum of 125mm compacted gravel and is to be sealed from the edge of existing bitumen seal to the property boundary. The access is to have a minimum width so as to allow an articulated class vehicle (19.5m) to enter and exit the site on the sealed surface. The seal is to be a 14/7 coat seal or other as approved by South Burnett Regional Councils Infrastructure department. The existing table drain on the north west of the access is to remain free draining. The size of the pipe required to achieve this will be agreed with South Burnett Regional Councils Infrastructure department prior to commencement of any construction works onsite.

### **Stormwater**

- ENG2. The stormwater drainage system serving the site is to be designed so that the post-development flows at the point of discharge to all downstream properties including road reserves remains consistent with the pre-developed case.
- ENG3. Stormwater drainage is to be designed such that no restriction to existing or developed stormwater flow from upstream properties or ponding of stormwater within upstream properties occurs as a result of the development.

### **Advice**

- ADV1. Section 341(1) of the *Sustainable Planning Act 2009* provides that, if this approval is not acted upon within the period of four (4) years the approval will lapse. Note that in accordance with section 341(7) a related approval may extend the relevant (currency) period.
- ADV2. This development approval does not authorise any activity that may harm Aboriginal Cultural Heritage. Under the *Aboriginal Cultural Heritage Act 2003* you have a duty of care in relation to such heritage. Section 23(1) provides that "A person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal Cultural Heritage." Council does not warrant that the approved development avoids affecting Aboriginal Cultural Heritage. It may therefore, be prudent for you to carry out searches, consultation, or a Cultural Heritage assessment to ascertain the presence or otherwise of Aboriginal Cultural Heritage. The Act and the associated duty of care guidelines explain your obligations in more detail and should be consulted before proceeding.

- ADV3. Attached for your information is a copy of Division 8 of the *Sustainable Planning Act 2009* as regards Rights of Appeal. With respect to Appeal Rights of Applicants, the following is drawn to your attention—
- a) the applicant's Appeal Period commences upon receipt of this advice and expires twenty (20) business days thereafter.
  - b) should the applicant notify the Assessment Manager (Council) in writing of acceptance of the conditions of approval and that it is not intended to make an appeal, the Applicant's Appeal Period is at an end.

### **Financial and Resource Implications**

No implication can be identified.

### **Link to Corporate/Operational Plan**

- GO3 Balanced development that preserves and enhances our region.  
GO3.3 Implement policies and plans that support appropriate planning and development for business, industry and community needs.

### **Communication/Consultation (Internal/External)**

Refer to Section 4.0 of this Report.

### **Legal Implications (Statutory Basis, Legal Risks)**

No implication can be identified.

### **Policy/Local Law/Delegation Implications**

No implication can be identified.

### **Asset Management Implications**

No implication can be identified.

**6.1.6 P&LM - 1096773 - Randall Barrington Town Planning - Requesting a negotiated decision notice for reconfiguration of a lot - one lot into one hundred and twenty three lots plus parkland plus balance lot - L16 SP146204 - Pine Street, Blackbutt**

**Document Information**

**IR No 1096773**

**Author Senior Planning Officer**

**Endorsed  
By Manager - Planning & Land Management  
General Manager - Planning & Environment**

**Date 11 February 2013**

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**Précis**

Requesting a negotiated decision notice for reconfiguration of a lot - one lot into one hundred and twenty three lots plus parkland plus balance lot - L16 SP146204 - Pine Street, Blackbutt

**Summary**

**Key Point Summary**

- Applicant has requested a Negotiated Decision Notice in relation to Development Permit GEN2 (Amended Plans), RAL2 (Natural Resource Valuation Fees), RAL9 (Vegetation Buffer), RAL14 (Rainwater Tanks), ENG9 (Infrastructure Agreement – Water), ENG10 (Infrastructure Agreement – Sewer), ENG12 (Operational Works) and ADV1 (Approval Period)
- Recommendation that Council approve the Applicant's request relating to Conditions GEN2, RAL2, RAL9, RAL14, ENG9, ENG10, ENG12 and ADV1 plus incorporate Conditions ENG5 and ENG6 (Roads and Access) and ADV9 to assist in further discussions between the Applicant and owner of 23 George Street, Blackbutt for the easterly extension of Margaret Street along the common boundary

**Officer's Recommendation**

That Council *approve* the Applicant's request for a Negotiated Decision Notice and amend Conditions GEN2, RAL2, RAL9, ENG9, ENG10, ENG12 and ADV1, delete Condition RAL14 plus include Conditions ENG5, ENG6 (Roads and Access) plus ADV9 which will assist in facilitating negotiation between the Applicant and the owner of 23 George Street, Blackbutt for the easterly extension of Margaret Street along the common property boundary, as outlined below (*deleted text in strikethrough and new text in bold*):



## Condition GEN2

Revised proposal plans are to be submitted to and approved by Council prior to the submission of any subsequent Development Application for Operational Works (for Stage 1) detailing:

- An extension of Proposed Lot 800 northward to the common boundary of the subject site and 23 George Street, Blackbutt (Lot 6 on SP146204);
- Stage 1 is to include Lots ~~1 to 6, 17, 18 and 93-104~~ **1-19, 93-102, 800 and 900 (proposed balance lot)**; and
- **The proposed access road adjacent to the northern boundary of the subject site (proposed extension of Margaret Street) should have a reserve width of 20.0m with an additional width provided to accommodate a turning circle east of proposed Lot 800 (which is to be extended to the common boundary with Lot 6 on SP146204)**

## Condition RAL2

Payment of ~~Department of Environment and Resource Management~~ **Department of Natural Resources and Mines** valuation fees of ~~\$792~~ **\$1,276** (~~24~~ **29** x ~~\$33~~ **\$44**) that will result from the issue of split valuations **prior to Council sealing the Survey Plan. The contribution is currently assessed at \$1,276 (29 x \$44) however the actual amount payable will be based on Council's Register of Regulatory & Cost Recovery Fees and the rate applicable at the time of payment.**

## Condition RAL9

A 15.0m wide vegetation buffer is to be established along the ~~eastern~~ **western** side of the ~~balance lot~~ **proposed Lot 900** prior to Council sealing the Survey Plan for Stage 1.

## Condition RAL11

Prior to establishing the buffer, a detailed landscape plan and planting schedule is to be provided to Council, which meets the following minimum criteria and complies with Planning Scheme Policy No. 5 within the Nanango Shire IPA Planning Scheme-

- Minimum width of 15m consisting of four (4) rows of offset plantings;
- Includes species with long, thin and rough foilage which facilitates the more efficient capture of spray droplets;
- Provides a permeable barrier which allows air to pass through the buffer. A porosity of 0.5 is acceptable (approximately 50% of the screen should be airspace);
- Foliage is from the base of the crown;
- Includes species which are fast growing and hardy;
- Have a mature tree height 1.5 times the spray release height or target vegetation height of the adjoining cultivation whichever is the higher;
- Have mature height and width dimensions which do not detrimentally impact upon adjacent cultivation; and
- The buffer is to be established and maintained in accordance with the approved plan
- **Plant species may be selected from Council's *Branching Out – Your Handy Guide to Tree Planting in the South Burnett* (refer to booklet provided).**

## Condition RAL14

~~Each lot is to be provided with 45,000 litre on-site rainwater storage facility. The rainwater storage facility is to be located on the lot prior to a final inspection associated with a Development Permit for Building Works.~~

#### **Condition ENG5 (new condition to be inserted)**

The applicant is required to construct and seal all internal roads to an 8.0m width (minimum) for the full length of the roads. The road must be designed and construction in accordance with Schedule 2 of the Nanango Shire IPA Planning Scheme. The profile of the semi-mountable kerb and channel must be stalled in accordance with IPWEAQ Standard Drawing R-080 Type M1. Detailed engineering designs of these road works, certified by a Registered Professional Engineer of Queensland (RPEQ), must be submitted to Council's Infrastructure Department as part of an application for a separate Operational Works approval.

#### **Condition ENG6 (new conditions to be inserted)**

The applicant is required to construct and seal Pine Street to an ultimate width of 8.0m (minimum) for the full frontage of Stage 1 (northern boundary) of the parent parcel to the southern boundary of proposed Lot 1. The road must be designed and constructed in accordance with Schedule 2 of the Nanango Shire IPA Planning Scheme. The profile of the semi-mounted kerb and channel must be installed in accordance with IPWEAQ Standard Drawing R-080 Type M1. Detailed engineering designs of these road works, certified by a Registered Professional Engineer of Queensland (RPEQ), must be submitted to Council's Infrastructure Department as part of an application for a separate Operational Works approval.

#### **Condition ENG9**

Each lot within the proposed development shall be provided with full flow water supply (potable) in accordance with Council Standards and to the satisfaction of Council. In this regard the applicant is required to:

- Enter into a voluntary infrastructure agreement with Council in respect of the water supply system required to service the development. The agreement shall include, but not be limited to:
  - The required trunk infrastructure upgrades required to service each lot as a result of the development
  - Analysis of the Blackbutt Water Supply System in accordance with the DERM Document "Planning Guidelines for Water Supply and Sewerage"
  - The upgrade of existing infrastructure identified during the analysis required to service each lot as a result of the development and to increase its available capacity through system improvements
  - A monetary contribution towards the Blackbutt Water Supply System to compensate for the loss of capacity created by the development
  - **Where trunk infrastructure upgrades not necessitated by the development are undertaken by the developer, the developer shall be entitled to an offset against water infrastructure charges to the value of these additional works**

#### **Condition ENG10**

Each lot within the proposed development shall be provided with access to a reticulated sewer system in accordance with Council Standards and to the satisfaction of Council. In this regard the applicant is required to:

- Enter into a voluntary infrastructure agreement with Council in respect of the reticulated sewer system required to service the development. The agreement shall include, but not be limited to:
  - The required trunk infrastructure upgrades required to service each lot as a result of the development
  - Analysis of the Blackbutt Reticulated Sewer system in accordance with the DERM Document “Planning Guidelines for Water Supply and Sewerage”
  - The upgrade of existing infrastructure identified during the analysis required to service each lot as a result of the development and to increase its available capacity through system improvements
  - A monetary contribution towards improvements in the Blackbutt Reticulated Sewer System to compensate for loss of capacity caused by the development
  - **Where trunk infrastructure upgrades not necessitated by the development are undertaken by the developer, the developer shall be entitled to an offset against sewer infrastructure charges to the value of these additional works**

#### Condition ENG12

The applicant is required to comply with Conditions ~~ENG9, ENG10 and~~ ENG11, **ENG12 and ENG13** prior to lodgement ~~issue~~ of any future Development Permit for Operational Works.

#### Condition ADV1

Section 3.5.21(2)(b) of the ~~Sustainable Planning Act 2009~~ **Integrated Planning Act 1997** provides that, if this approval is not acted upon within a period of ~~four (4)~~ **eight (8)** years the approval will lapse. Note that in accordance with Section 3.5.21 (4) a related approval may extend the relevant (currency) period.

#### Condition ADV9 (new condition to be inserted)

**The Applicant may enter into an infrastructure agreement with Council in respect to the construction of the internal road fronting Lots 93-102. The infrastructure agreement may consider apportioning the width of the subject road and the design/construction costs of the subject road between adjoining land owners.**

All other conditions are to be retained as per Council’s Decision Notice dated 11 August 2010.

#### Financial and Resource Implications

No implication can be identified.

#### Link to Corporate/Operational Plan

- GO3 Balanced development that preserves and enhances our region.
- GO3.3 Implement policies and plans that support appropriate planning and development for business, industry and community needs.

#### Communication/Consultation (Internal/External)

Not Applicable

### **Legal Implications (Statutory Basis, Legal Risks)**

No implication can be identified.

### **Policy/Local Law/Delegation Implications**

No implication can be identified.

### **Asset Management Implications**

No implication can be identified.

**6.1.7 P&LM - 1131674 - Request for negotiations - Material Change of Use (Intensive animal husbandry - piggery) - 120 Youngs Road, Wooroolin - Lot 25 RP814990 - Youngs Farm Pty Ltd**

**Document Information**

**IR No 1131674**

**Author Senior Planning Officer**

**Endorsed By Manager - Planning & Land Management  
General Manager - Planning & Environment**

**Date 8 February 2013**

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**Précis**

Request for Negotiated Decision - Material Change of Use (Intensive animal husbandry - piggery) - 120 Youngs Road, Wooroolin - Lot 25 RP814990 - Mark & Sharon Young

**Summary**

**Key Point Summary**

- Applicant has requested a Negotiated Decision Notice
- Written representations have been forwarded to Council in relation to Conditions GEN1 (revised proposal plan showing additional shed), GEN2 (removal of requirement for Development Permit for Plumbing and Drainage and Development Permit for Operational Works), GEN7 (staging of the proposed development) and ENG1 (requested deletion of requirement to upgrade property access)
- Recommendation that Conditions GEN1 and GEN7 be amended as per the Applicant's request however Condition GEN2 is to be amended to remove reference to a Development Permit for Plumbing and Drainage Works and retain the requirement for the Applicant to obtain a Development Permit for Operational Works based on advice received from Council's Infrastructure Department. Condition ENG1 is to be retained as per advice received from Council's Infrastructure Department

**Officer's Recommendation**

That Council

- (a) **refuse in part** the Applicant's Request for a Negotiated Decision Notice by retaining the requirement for the Applicant to obtain a further Development Permit for Operational Works as specified within Condition GEN2 and retaining in full Condition ENG1 as per advice received from Council's Infrastructure Department; and
- (b) **approve in part** the Applicant's Request for a Negotiated Decision Notice and amending Conditions GEN1, GEN2 (removing the requirement for the Applicant to obtain a further Development Permit for Plumbing and Drainage Works only) and GEN7 with conditions amended as indicated below (*deleted text in strikethrough and new text in bold*):

## General

- GEN1. The subject site is to be developed generally in accordance with the plans and information submitted with the application unless otherwise amended by the following conditions:
- ~~Response to Information Request dated 10 September 2012~~ Google Earth Site Plan **received by Council on 4 February 2013**
- GEN2. The development herein approved may not start until the following Development Permits have been issued and complied with as required:
- Development Permit for Building Works; **and**
  - ~~Development Permit for Plumbing and Drainage Works; and~~
  - Development Permit for Operational Works (site works, road widening, kerb and channel and associated drainage, landscaping, access driveways, water supply and sewerage discharge sludge collection and removal, stormwater disposal)
- GEN7. All conditions of this approval are to be satisfied prior to Council issuing a Compliance Certificate for the commencement of the use, and it is the Applicant's responsibility to notify Council to inspect compliance with conditions **when all proposed buildings identified on the approved plan referenced in Condition GEN1 are constructed. The Applicant may develop the Piggery in stages by construction of a shed and commencing with housing pigs prior to the Intensive Animal Husbandry (Piggery) operation reaches the maximum capacity of 8,000 SPU.**

A Compliance Certificate fee will be charged, with payment required prior to Council approval of the associated documentation requiring compliance assessment.

All other conditions are to be retained as per Council's Decision Notice dated 16 January 2013.

## Financial and Resource Implications

No implication can be identified.

## Link to Corporate/Operational Plan

- GO3 Balanced development that preserves and enhances our region
- GO3.3 Implement policies and plans that support appropriate planning and development for business, industry and community needs

## Communication/Consultation (Internal/External)

No implication can be identified.

## Legal Implications (Statutory Basis, Legal Risks)

Applicant has rights of appeal pursuant to Section 461 of the *Sustainable Planning Act 2009*

## Policy/Local Law/Delegation Implications

No implication can be identified.

## Asset Management Implications

No implication can be identified.

**Proposal Plan (received 4 February 2013)**



## Report

### INTRODUCTION

A Material Change of Use approval was granted by Council on 16 January 2013 for an extension to an existing Intensive Animal Husbandry (increase from 1,600spu to 8,000spu). Council's Decision Notice was also issued to the Applicant on 16 January 2013.

The Applicant made written representations to Council on 4 February 2013 in relation to the following conditions of development approval:

- Condition GEN1 (Approved Plan)
- Condition GEN2 (Further Development Permits Required)
- Condition GEN7 (Compliance Certificate)
- Condition ENG1 (Property Access)

### Conditions

#### ***Council's Approved Condition (GEN1)***

The subject site is to be developed generally in accordance with the plans and information submitted with the application unless otherwise amended by the following conditions:

- Response to Information Request dated 10 September 2012 Google Earth Site Plan.

#### ***Applicant's Representations***

*Change of Google Earth Plan to show an additional building this additional building will remain within the guidelines of the DAFF Permit and the SPU numbers - this additional building will be used as a yard from drafting and holding of pigs prior to transport.*

#### ***Council Response***

The Material Change of Use approval issued by Council allows for the Intensive Animal Husbandry up to a maximum of 8,000 standard pig units (SPU) which aligns with the Concurrence Agency Response issued by the Department of Agriculture, Fisheries and Forestry (DAFF). The Applicant intends to construct one (1) additional shed however Council considers that this will not result in an increase in intensity or allow for additional standard pig units over the current DAFF approval.

On the basis of the above discussion, it is recommended that Condition GEN1 be amended as follows (deleted text in strikethrough and new text in bold):

The subject site is to be developed generally in accordance with the plans and information submitted with the application unless otherwise amended by the following conditions:

- ~~Response to Information Request dated 10 September 2012 Google Earth Site Plan~~ **received by Council on 4 February 2013**



### **Council's Approved Condition (GEN2)**

The development herein approved may not start until the following development permits have been issued and complied with as required:

- Development Permit for Building Works;
- Development Permit for Plumbing and Drainage Work; and
- Development Permit for Operational Works (Site Works, road widening, kerb and channel and associated drainage, landscaping, access driveways, water supply and sewerage discharge sludge collection and removal, stormwater disposal).

### **Applicant's Representations**

*As per discussions with yourself (Chris Du Plessis) and Stan Taylor and your discussions with Arthur Dawson as indicated by your e-mail of 30 January, we would like Council to consider:*

- *The removal of the requirements of the Development Permit for Plumbing and Drainage Work*
  - *justification for this would be that the plumbing and drainage of the piggery system would not be connected to a reticulated water supply and the effluent disposal will be dealt with under the DAFF Permit*
- *The removal of the requirements of the Development Permit for Operational Works*
  - *justification for removal of this requirement would be that under normal wet weather conditions and possibly most importantly the recent unprecedented wet weather event of Australia Day 2013, the existing entrance and driveway to our property sustained no damage and quite capably diverted run off waters to our irrigation dams via waterways on our property and the driveway is able to be driven on during wet weather. We feel that by disturbing a road that handles over 300mm of rain in a 36 hour period without damage and that diverts run off water to a free draining state would be a counterproductive exercise. We have access to earthmoving equipment and intend on maintaining the existing entrance and driveway to a high standard as it is in our best interests that access to our property is available during all weather conditions.*

### **Council Response**

In relation to the removal of the further requirement for the Applicant to obtain a Development Permit for Plumbing and Drainage Works, it is considered reasonable to remove this part of Condition GEN2 on the basis that any approval necessary from a plumbing and drainage perspective in association with the approved land use is obtained through the Department of Agriculture, Fisheries and Forestry (DAFF) as the lead agency for operational aspects of piggeries throughout Queensland. The plumbing and drainage work is unlikely to result in a risk to public health given that the buildings will be used for animal husbandry.

In relation to the removal of the further requirement for the Applicant to obtain a Development Permit for Operational Works for the construction of a driveway, advice has been sought from Council's Infrastructure Department. The operational works aspects outlined in Condition GEN2 above were previously applied by Council in and should be read and applied in conjunction with Condition ENG1.

Should Council decide to retain Condition ENG1 that requires the Applicant to upgrade the existing vehicle access and obtain a Development Permit for Operational Works, the reference for the aforementioned approval can be retained within Condition GEN2.

On the basis of the above discussion, Condition GEN2 is to be amended as indicated below (deleted text in strikethrough and new text in bold):

The development herein approved may not start until the following development permits have been issued and complied with as required:

- Development Permit for Building Works; **and**
- ~~Development Permit for Plumbing and Drainage Work; and~~
- Development Permit for Operational Works (Site Works, road widening, kerb and channel and associated drainage, landscaping, access driveways, water supply and sewerage discharge sludge collection and removal, stormwater disposal).

### ***Council's Approved Condition (GEN7)***

All conditions of this approval are to be satisfied prior to Council issuing a Compliance Certificate for the commencement of the use, and it is the applicant's responsibility to notify Council to inspect compliance with conditions.

A Compliance Certificate fee will be charged, with payment required prior to Council approval of the associated documentation requiring compliance assessment.

### ***Applicant's Representations***

*We would like Council to alter the wording of this condition to allow the development to be staged to allow the housing of pigs after the completion of each shed.*

### ***Council Response***

The Material Change of Use approval issued by Council allows for the Intensive Animal Husbandry up to a maximum of 8,000 standard pig units (SPU) which aligns with the Concurrence Agency Response issued by the Department of Agriculture, Fisheries and Forestry (DAFF). It is the intention of the Applicant to construct one (1) shed at a time and, once the Development Permit for Building Work has been issued, allow each shed to operate as part of the Intensive Animal Husbandry (Piggery) covered under the Material Change of Use approval.

On the basis of the above discussion, it is considered reasonable to delay the requirement for the Applicant to obtain a Compliance Certificate through Council until all sheds are constructed by amended Condition GEN7 as indicated below (new text in bold):

All conditions of this approval are to be satisfied prior to Council issuing a Compliance Certificate for the commencement of the use, and it is the applicant's responsibility to notify Council to inspect compliance with conditions **when all proposed buildings identified on the approved plan referenced in Condition GEN1 are constructed. The Applicant may develop the Piggery in stages by construction of a shed and commencing with housing pigs prior to the Intensive Animal Husbandry (Piggery) operation reaches the maximum capacity of 8,000 SPU.**

A Compliance Certificate fee will be charged, with payment required prior to Council approval of the associated documentation requiring compliance assessment.

### **Council's Approved Condition (ENG1)**

The existing access crossover is to have a minimum of 125mm compacted gravel and is to be sealed for a minimum width of 3.0m from the edge of existing bitumen seal to the property boundary on both the northern and southern approach to the access handle. The gravel is to be Type 2.1 or other as approved by South Burnett Regional Councils Infrastructure department and is to have 100% compaction. The seal is to be a 14/7 coat seal or other as approved by South Burnett Regional Councils Infrastructure department. The existing table drain on the south of the access is to remain free draining. It is recommended that a 375mm pipe is installed in the drain invert as per the IPWEAQ Standard Drawing R-056 OR a concrete invert is to be designed through the invert as per the Invert detail on IPWEAQ Standard Drawing R-080 to a free draining state. An application for an operational works permit will be lodged with Council for this work.

### **Applicant's Representations**

*Justification for removal of this requirement would be that under normal wet weather conditions and possibly most importantly the recent unprecedented wet weather event of Australia Day 2013, the existing entrance and driveway to our property sustained no damage and quite capably diverted run off waters to our irrigation dams via waterways on our property and the driveway is able to be driven on during wet weather. We feel that by disturbing a road that handles over 300mm of rain in a 36 hour period without damage and that diverts run off water to a free draining state would be a counterproductive exercise. We have access to earthmoving equipment and intend on maintaining the existing entrance and driveway to a high standard as it is in our best interests that access to our property is available during all weather conditions*

### **Council Response**

Council's Infrastructure Department provided the following comments in relation to the Applicant's request to delete Condition ENG1:

*Council's Infrastructure Department are recommending that the existing access is sealed from Young's Road to the property boundary as the proposed increase in traffic could cause safety issues with gravel from the crossover being displaced onto Young's Road. This could cause loose gravel to become located over the existing bitumen seal on Young's Road which would reduce the skid resistance on the road at this location and increase the likelihood of a traffic accident. The fact that the access did not appear to received much structural damage in the recent flood event provides no assurance that the access would be deteriorate over time due to the potential increased loading as a result of the greater traffic generated from the site.*

On the basis of the above discussion, Condition ENG1 is to be retained as per advice received from Council's Infrastructure Department.

### **CONCLUSION**

It is considered reasonable for Council to refuse in part the Applicant's written representations in relation to Condition GEN2 (retaining reference to a further Development Permit for Operational Works) and retaining Condition ENG1 as per advice received by Council's Infrastructure Department and approve in part the Applicant's written request in relation to Conditions GEN1, GEN2 (removing reference to a further Development Permit for Plumbing and Drainage Works) and GEN7 based on the above discussion and issue a Negotiated Decision Notice pursuant to Section 363 of the *Sustainable Planning Regulation 2009*.

**6.1.8 P&LM - 1313007 - Updated report - Reconfiguration of a Lot (Boundary realignment) - Tessmanns Road & Schellbachs Road Kingaroy - Lots 211 and 212 SP238500 - Application: O'Reilly Nunn Favier Owner : M. Torrens**

**Document Information**

**IR No 1313007**

**Author Senior Planning Officer**

**Endorsed By Manager - Planning & Land Management  
General Manager - Planning & Environment**

**Date 7 February 2013**

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**Précis**

Updated report - Reconfiguration of a Lot (Boundary realignment) - Tessmanns Road & Schellbachs Road Kingaroy - Lots 211 and 212 SP238500 - Application: O'Reilly Nunn Favier Owner : M. Torrens

**Summary**

- Application for Development Permit for Reconfiguration of a Lot (Boundary Realignment)
- Subject site included within the Rural Zone under the Kingaroy IPA Planning Scheme
- Proposed reconfiguration does not meet the minimum 200ha allotment size specified within the Rural Locality Code under the Kingaroy Shire IPA Planning Scheme
- Proposed allotments are 86.0ha and 11.4ha in area
- The applicant asserts that the proposed boundary realignment is for bona fide reasons to '*protect the environmental attributes of the site*' rather than realising the productivity of land for rural purposes and supporting the viability of rural activities within the Rural Zone
- Proposed Lot 11 contains remnant vegetation along the southern boundary with Stage 4 of Summit View Estate
- The proposed Reconfiguration of a Lot (Boundary Realignment) is 'inconsistent' development under Table S3.1 of the Rural Locality Code as both proposed allotments are less than 200ha in area
- Based on information supplied by the applicant and the size of proposed Lot 11 (11.4ha) it could reasonably be assumed that this allotment will be used in future for residential purposes
- The proposed boundary realignment seeks to achieve more regular shape allotments thereby potentially increasing the efficiency of agricultural activities on proposed Lot 12
- Application was previously tabled at Council's General Meeting of 21 November 2012 where Elected Representatives decided that the Reconfiguration of a Lot application "*lay on the table until the December 2012 meeting of Council*"
- The property owners have sought an Amended Concurrence Agency Response from the Department of Environment and Heritage Protection (DEHP) as an alternative vehicle access point has been proposed for Lot 11 (11.4ha)
- The property owners have sought advice from the Commonwealth Department of Sustainability, Environment, Water, Population and Communities under the *Environment Protection and Biodiversity Conservation Act 1999* in relation to clearing of remnant vegetation for the purposes of providing an access to proposed Lot 11 adjacent to *Schwenke's Gateway*

- Advice received from the Commonwealth Department of Sustainability, Environment, Water, Population and Communities dated 12 February 2013 states that the clearing of remnant vegetation for a driveway access "*does not require further assessment and approval under the EPBC Act before it can proceed*" however this decision "*does not affect any requirement for separate state or local government environment assessment and approvals of the proposed action*". Council considers that this statement from the Commonwealth Government indicates that despite advice received from both levels of Government, the ultimate responsibility rests with Council to assess and determine such a request from the property owners
- Internal Advice has been sought from Council's Natural Resources Section in relation to the potential impacts of an access in the property owner's preferred location as it is considered that the Tessmanns Road North Corridor is of high ecological significance and should be afforded protection from further degradation and buffered from development in all forms
- Third Party Advice has been received from the Society for Growing Australian Plants (SGAP) in relation to both the ecological significance of the Tessmanns Road North Corridor and the potential impacts that the proposed development may have on the environmental values of the surrounding area
- Third Party Advice has also been received on the proposed location of the driveway access for Lot 11 from Dr Paul Forster (Principal Botanist - Queensland Herbarium, Department of Science, Information Technology, Innovation and the Arts) on the significance of the *Phebalium distans* population within the Tessmanns Road North Corridor
- Application recommended for approval subject to reasonable and relevant conditions including Condition ENG1 requiring a reciprocal vehicle access easement in order to access Lot 11

### **Officer's Recommendation**

That Council *approve* the applicants request for a Development Permit for Reconfiguration of a Lot (Boundary Realignment) on Lots 211 and 212 on SP238500 located at Tessmanns and Schellbachs Road, Kingaroy subject to the following conditions;

#### **General**

- GEN1. The subject site is to be developed generally in accordance with the plans and information submitted with the application unless otherwise amended by the following conditions.
- Drawing Number 4723P/1 Revision A (Proposed Boundary Realignment) prepared by O'Reilly Nunn Favier Consulting Surveyors and received by Council on 20 August 2012.
  - Drawing Number 4723 P1 ACCESS is not approved.
- GEN2. All works, including the relocation of services (Telstra, lighting etc.) are to be completed at no cost to Council.
- GEN3. The applicant is required to maintain the site in a clean and orderly state at all times, clearing of declared weeds and feral animals.

#### **Compliance Assessment**

- GEN4. All conditions of this approval are to be satisfied prior to Council issuing a Compliance Certificate for the sealing of the Survey Plan, and it is the applicant's responsibility to notify Council to inspect compliance with conditions.

A Compliance Certificate fee will be charged, with payment required prior to Council approval of the associated documentation requiring compliance assessment.

### **Survey Marks**

- RAL1. Prior to Council sealing the Survey Plan, the applicant is to provide a certificate signed by a licensed surveyor stating that after the completion of all works associated with the subdivision, survey marks were reinstated where necessary and all survey marks are in their correct position in accordance with the approved plan.

### **Telecommunication**

- RAL2. Prior to Council sealing the Survey Plan, the applicant is to provide each lot with a telecommunication service. Where supply is not to be provided at this time, evidence detailing an agreement for the proposed service is to be provided for Council's consideration and approval.

### **Electricity**

- RAL3. Prior to Council sealing the Survey Plan, the applicant is to provide each lot with connection to reticulated electricity supply in accordance with Australian Standards. Provide written confirmation from the electricity authority that all matters relating to electricity supply and connection, including electrical and civil works, have been completed.

### **Statutory Covenant**

- RAL4. Provide a Statutory Covenant along the eastern and northern boundary of proposed Lot 11 to ensure that no habitable structures are located within 150m of the new boundary (due to potential dust/noise generation of agricultural activities on proposed Lot 12). In this regard, the Statutory Covenant is to comply with the "Statutory Covenant – Guidelines for their Use in Queensland". The Statutory Covenants are to be registered prior to Council sealing the Survey Plan pursuant to Section 97(3)(b) of the *Land Title Act 1994* and Section 373(4)(b) of the *Land Act 1994*.

### **Roads & Access**

- ENG1. Provide a reciprocal access easement in favour of proposed Lot 11 over the existing access handle on proposed Lot 12. Prior to sealing the Survey Plan a copy of this access easement will be provided to Council. Alternatively a new access may be provided to proposed Lot 11, via Easement K subject to written approval of Council's Chief Executive Officer and approval of detailed design drawings which satisfy adequate manoeuvring to the lot and no impact on the function of Easement K and the existing stormwater infrastructure.
- ENG2. Access to both Lot 11 and 12 shall be in accordance with Schedule 2, Table S2.7 of the Kingaroy IPA Planning Scheme.

### **Stormwater**

- ENG3. The stormwater drainage system serving the site is to be designed so that the post-development flows at the point of discharge to all downstream properties including road reserves remains consistent with the pre-developed case.
- ENG4. Stormwater drainage is to be design such that no restriction to existing or developed stormwater flow from upstream properties or ponding of stormwater within upstream properties occurs as a result of the development.

### **Advice**

- ADV1. Section 341(2)(a) of the *Sustainable Planning Act 2009* provides that, if this approval is not acted upon within the period of two (2) years the approval will lapse. Note that in accordance with section 341(7) a related approval may extend the relevant (currency) period.

- ADV2. This development approval does not authorise any activity that may harm Aboriginal Cultural Heritage. Under the *Aboriginal Cultural Heritage Act 2003* you have a duty of care in relation to such heritage. Section 23(1) provides that "A person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal Cultural Heritage." Council does not warrant that the approved development avoids affecting Aboriginal Cultural Heritage. It may therefore, be prudent for you to carry out searches, consultation, or a Cultural Heritage assessment to ascertain the presence or otherwise of Aboriginal Cultural Heritage. The Act and the associated duty of care guidelines explain your obligations in more detail and should be consulted before proceeding.
- ADV3. Attached for your information is a copy of Division 8 of the *Sustainable Planning Act 2009* as regards Rights of Appeal. With respect to Appeal Rights of Applicants, the following is drawn to your attention—
- a) the applicant's Appeal Period commences upon receipt of this advice and expires twenty (20) business days thereafter.
  - b) should the applicant notify the Assessment Manager (Council) in writing of acceptance of the conditions of approval and that it is not intended to make an appeal, the Applicant's Appeal Period is at an end.
- ADV4. The applicant is required to obtain separate approval through the Department of Environment and Heritage Protection (DEHP) prior to the construction of any fencing along the common boundary between proposed Lots 11 and 12.

### **Financial and Resource Implications**

No implication can be identified.

### **Link to Corporate/Operational Plan**

- GO3 Balanced development that preserves and enhances our region.  
GO3.3 Implement policies and plans that support appropriate planning and development for business, industry and community needs.

### **Communication/Consultation (Internal/External)**

Council's Infrastructure Department (Internal). Refer to Section 4.1 of this Report.

Ergon Energy (External). Refer to Section 4.2 of this Report.

Department of Environment and Heritage Protection (External). Refer to Section 4.2 of this Report.

### **Legal Implications (Statutory Basis, Legal Risks)**

No implication can be identified.

### **Policy/Local Law/Delegation Implications**

No implication can be identified.

### **Asset Management Implications**

No implication can be identified.

**6.1.9 P&LM - 1360063 - KHA Development Managers - Requesting extension to the currency period & change to development approval for Material Change of Use - Multiple Dwelling (6 Units) at 41-43 Wickham Street Nanango - L262 N2320 - Applicant: KHA Development**

**Document Information**

**IR No** 1360063

**Author** Technical Officer - Planning

**Endorsed By** Manager - Planning & Land Management  
General Manager - Planning & Environment

**Date** 8 February 2013

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**Précis**

Requesting extension to the currency period & change to development approval for Material Change of Use - Multiple Dwelling (6 Units) at 41-43 Wickham Street Nanango - L262 N2320 - Applicant: KHA Development

**Summary**

**KEY POINT SUMMARY**

- Applicant has requested an extension to the existing Development Approval by a further two (2) years until 16 November 2014;
- The applicant has also requested to stage the proposed six (6) multiple dwelling units development in two (2) stages;
- Original Material Change of Use approval granted by the former Nanango Shire Council in November 2006 under the Planning Scheme for Nanango Shire Council (Superseded Planning Scheme);
- Change to Existing Development Approval (extension of timeframe for 2 years) granted by Council on 3 November 2011;
- Subject site is included in the Residential zone under the Nanango Shire IPA Planning Scheme;
- There were no Concurrence Agencies as part of the original development approval;
- The applicant's written representation requesting the extension were based on financial reasons with the owner required to obtain pre-sales to secure development finance from their bank;
- To date no development has been undertaken on-site to implement the approval; and
- Recommendation that Council refuse the applicant's requested extension due to the period of time which has lapsed since the Material Change of Use was originally approved (approximately 6 years).

**Officer's Recommendation**

That Council **refuse** the Applicant's request for an additional two (2) year extension to the currency period for the following reasons:

- The proposal was subject to submissions under the original development application and was assessed under a Superseded Planning Scheme;



- The grounds provided by the applicant relate solely to financial reasons with no planning grounds to support a genuine intention to exercise the approval.
- Given the time lapsed since the original approval was granted and public submissions received in the past, it is considered reasonable to refuse the extension. The applicant can renew the approval by lodging an application for a development permit.
- The applicant has not demonstrated a genuine intent to implement the approval as no substantial works have been undertaken on the subject site (refer to Figures 1-3 for site photographs). No subsequent Development Permit for Operational Works has been approved since the original Material Change of Use approval was granted.
- It is considered reasonable that the proposed development is assessed against the provisions of the current Planning Scheme and Council's policy regarding unit development in predominantly residential areas.

### **Financial and Resource Implications**

No implication can be identified.

### **Link to Corporate/Operational Plan**

GO3        Balanced development that preserves and enhances our region.  
GO3.3     Implement policies and plans that support appropriate planning and development for business, industry and community needs.

### **Communication/Consultation (Internal/External)**

Refer to Section 4.0 of this Report.

### **Legal Implications (Statutory Basis, Legal Risks)**

Applicant has a right of appeal against Council's decision pursuant to Section 465 of the *Sustainable Planning Act 2009*.

### **Policy/Local Law/Delegation Implications**

No implication can be identified.

### **Asset Management Implications**

No implication can be identified.

**6.1.10 P&LM - 1328668 - O'Reilly Nunn Favier - Forwarding a Request for Negotiated Decision - Reconfiguration of a Lot (1 lot into 2 lots) - 261 Tarong Railway Road, Tarong - Lot 20 FY506 - O'Reilly Nunn Favier**

**Document Information**

**IR No** 1328668

**Author** Senior Planning Officer

**Endorsed By** Manager - Planning & Land Management  
General Manager - Planning & Environment

**Date** 4 February 2013

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**Précis**

Forwarding a Request for Negotiated Decision - Reconfiguration of a Lot (Boundary Realignment) - 261 Tarong Railway Road, Tarong - Lot 20 FY506 - O'Reilly Nunn Favier

**Summary**

**Key Point Summary**

- Applicant has requested a Negotiated Decision Notice
- Written representations have been forwarded to Council in relation to Conditions RAL1, RAL3 and RAL4
- Recommendation that Condition RAL1 be retained as per Council's Decision Notice and Conditions RAL3 and RAL4 be deleted as per the Applicant's request

**Officer's Recommendation**

That the Council **refuse in part** the Applicant's Request for a Negotiated Decision Notice by refusing representations in relation to Condition RAL1 by retaining this condition as per Council's Decision Notice and **approve in part** the Applicant's Request for a Negotiated Decision Notice by approving the deletion of Conditions RAL3 and RAL4. All other conditions are to be retained as per Council's Decision Notice dated 28 August 2012:

**General**

GEN1. Development is to proceed generally in accordance with information submitted with the application including supporting material and the following proposal plan unless otherwise amended by these conditions:

- Drawing No. 4751P/1 (Proposed Subdivision) Sheet 1 of 1 prepared by O'Reilly Nunn, Favier Consulting Surveyors

GEN3. Any new earthworks or structures are not to concentrate or impeded the natural flow of water across property boundaries onto any other lots.

GEN4. The applicant is required to undertake dust prevention measures to ensure that dust does not cause a nuisance to occupiers of adjacent premises.

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GEN5. All internal services are to be contained within respective lots.

GEN6. The site must be cleared of any declared Class 1 & 2 pests under the *Land Protection (Pest and Stock Route Management) Act 2002*.

### **Compliance Assessment**

GEN7. All conditions of this approval are to be satisfied prior to Council issuing a Compliance Certificate for the commencement of the use, and it is the applicant's responsibility to notify Council to inspect compliance with conditions.

A Compliance Certificate fee will be charged, with payment required prior to Council approval of the associated documentation requiring compliance assessment.

### **Amalgamation**

RAL1. Part Lot 1 and Part Lot 2 as shown on Drawing No. 4751/1 (Proposed Subdivision) Sheet 1 of 1 prepared by O'Reilly Nunn Favier is required to be amalgamated with the balance of proposed Lot 2. A revised proposal plan is required to be submitted to and approved by Council prior to Council sealing the Survey Plan.

### **Survey Marks**

RAL2. Prior to the submission of the Survey Plan to Council, the applicant is to install new survey marks in their correct position in accordance with the Survey Plan, and the work is to be certified in writing by a Licensed Surveyor.

### **Remnant Vegetation (Proposed Lot 1)**

RAL3. ~~The applicant is required to enter into a voluntary conservation covenant with Council to prevent clearing, destruction and damage of the identified remnant vegetation on proposed Lot 1 and provide clear separation between the identified vegetation and all agricultural activities.~~

~~The conservation covenant is required to be submitted to Council and approved prior to sealing of the Survey Plan.~~

**Deleted**

### **Referrable Wetland (Proposed Lot 2)**

RAL4. ~~The applicant is required to enter into a voluntary conservation covenant with Council to minimise the potential impact on the wetlands, water quality and water regimes by establishing a 200m buffer area to the wetland located in the south-east corner of proposed Lot 2.~~

~~The conservation covenant is required to be submitted to Council and approved prior to sealing of the Survey Plan.~~

**Deleted**

### **Vehicle Access**

ENG1. Access to Tarong Railway Road is only permissible via the two (2) existing access points as shown on the approved plan referenced in Condition GEN1.

ENG2. Each access point on Tarong Railway Road is to comply with the requirements of the Nanango Shire Council IPA Planning Scheme – Schedule 2 Table S2.7 Design and Construction Standards.

### **Advice**

ADV1. Section 341(2)(a) of the *Sustainable Planning Act 2009* provides that, if this approval is not acted upon within the period of two (2) years the approval will lapse. Note that in

accordance with section 341(7) a related approval may extend the relevant (currency) period.

- ADV2. Fencing along the full length of the common boundary between proposed Lot 1 and Lot 2 shall comply with the *Vegetation Management Act 1999* and associated DERM guidelines for *routine management*.
- ADV3. This development approval does not authorise any activity that may harm Aboriginal Cultural Heritage. Under the *Aboriginal Cultural Heritage Act 2003* you have a duty of care in relation to such heritage. Section 23(1) provides that "A person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal Cultural Heritage." Council does not warrant that the approved development avoids affecting Aboriginal Cultural Heritage. It may therefore, be prudent for you to carry out searches, consultation, or a Cultural Heritage assessment to ascertain the presence or otherwise of Aboriginal Cultural Heritage. The Act and the associated duty of care guidelines explain your obligations in more detail and should be consulted before proceeding.
- ADV4. Attached for your information is a copy of Division 8 of the *Sustainable Planning Act 2009* as regards Rights of Appeal. With respect to Appeal Rights of Applicants, the following is drawn to your attention—
- a) the applicant's Appeal Period commences upon receipt of this advice and expires twenty (20) business days thereafter.
  - b) should the applicant notify the Assessment Manager (Council) in writing of acceptance of the conditions of approval and that it is not intended to make an appeal, the Applicant's Appeal Period is at an end.

### **Financial and Resource Implications**

No implication can be identified.

### **Link to Corporate/Operational Plan**

- GO3 Balanced development that preserves and enhances our region
- GO3.3 Implement policies and plans that support appropriate planning and development for business, industry and community needs

### **Communication/Consultation (Internal/External)**

No implication can be identified.

### **Legal Implications (Statutory Basis, Legal Risks)**

Applicant has rights of appeal pursuant to Section 461 of the *Sustainable Planning Act 2009*

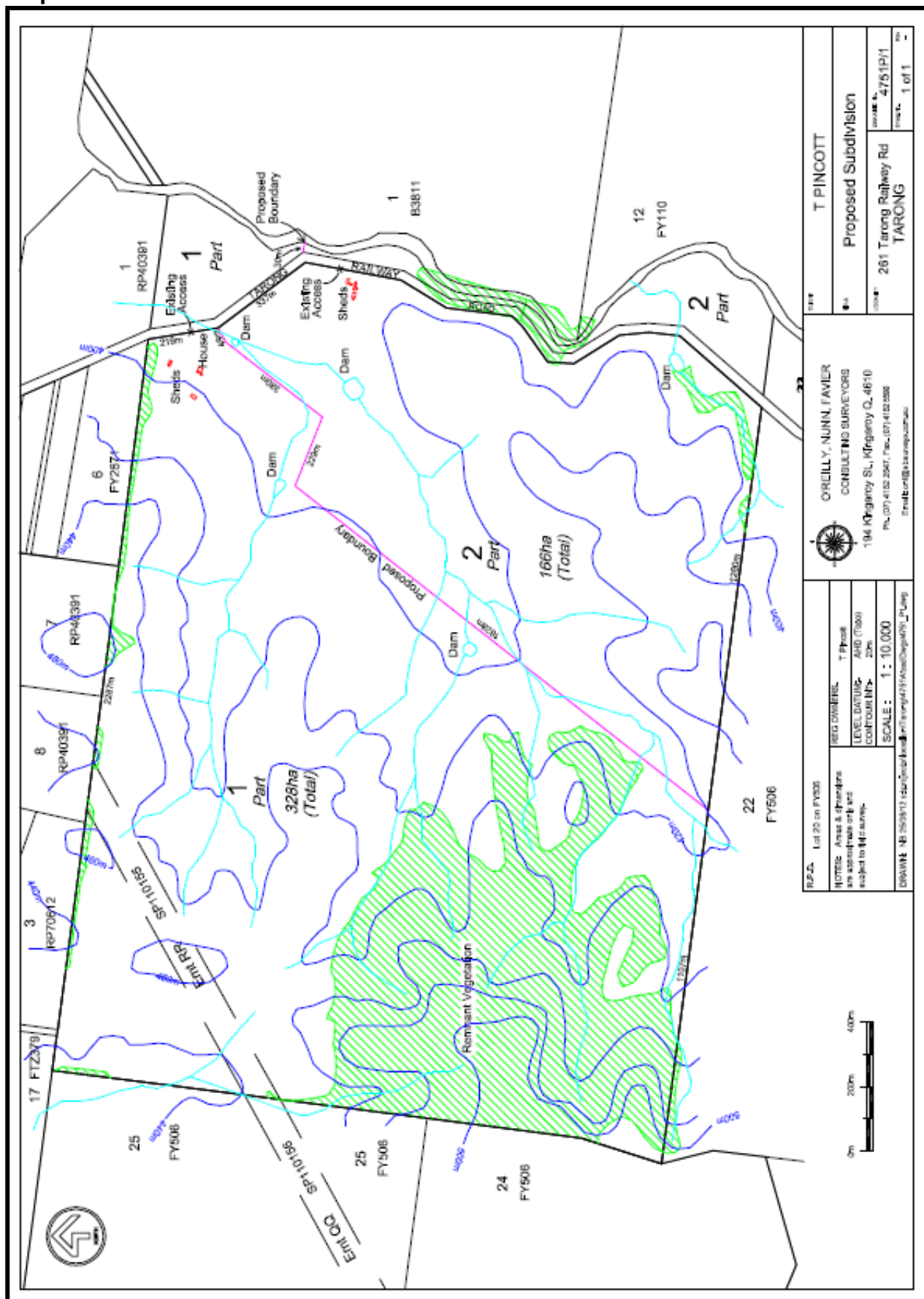
### **Policy/Local Law/Delegation Implications**

No implication can be identified.

### **Asset Management Implications**

No implication can be identified.

## Proposal Plan



## Report

### INTRODUCTION

A Reconfiguration of a Lot (1 Lot into 2 Lots) was approved by Council under delegated authority on 28 August 2012. Council's Decision Notice was forwarded to the Applicant on 28 August 2012.

The Applicant made written representation to Council on 17 September 2012 in relation to the following conditions of development approval:

- Condition RAL1 (Amalgamation)
- Condition RAL3 (Remnant Vegetation)
- Condition RAL4 (Referrable Wetland)

### Conditions

#### ***Council's Approved Condition (RAL1)***

Part Lot 1 and Part Lot 2 as shown on Drawing No. 4751/1 (Proposed Subdivision) Sheet 1 of 1 prepared by O'Reilly Nunn Favier is required to be amalgamated with the balance of proposed Lot 2. A revised proposal plan is required to be submitted to and approved by Council prior to Council sealing the Survey Plan.

#### ***Applicant's Representations***

*The applicant wishes to retain the lot layout as submitted in order to allow both lots access to the creek and so that each lot has an area of creek cultivation.*

#### ***Council Response***

The approved proposal plan referenced within Condition GEN1 of Council's Decision Notice (Drawing No. 4751/1 prepared by O'Reilly Nunn Favier) identifies proposed Lots 1 and 2 having an area of 328ha and 166ha respectively with each lot being severed by Tarong Railway Road.

The original Reconfiguration of a Lot application was considered unlikely to adversely impact on the ability of each proposed allotment to be utilised efficiently and sustainably for agricultural purposes despite Lot 2 being less than the specified 200ha within the Rural Locality Code. A Land Resource Assessment was assessed by Council as part of the application material and indicated that each proposed allotment was well separated from existing rural residential development and consistent with the Overall Outcomes of the Rural Zone.

Based on Council's assessment, each part of proposed Lots 1 and 2 on the eastern side of Tarong Railway Road contains an area of approximately 11.07ha and 16.28ha respectively (refer to Appendix One). As these aforementioned areas of proposed Lots 1 and 2 are severed by Tarong Railway Road, a subsequent Reconfiguration of a Lot application could be made to Council for smaller rural lots which would not be consistent with Council's approach to reduce the potential for further fragmentation of rural land and reduce the productivity of existing agricultural uses.

The Applicant asserts that the proposed lot layout as shown on the proposal plan referenced in Condition GEN1 does not allow each lot to "*access to the creek*" or allow for an area of "*creek cultivation*" within each lot. It is worth noting that both these parts of proposed Lots 1 and 2 are identified as Strategic Cropping Land by the Department of Natural Resources and Mines (DNRM).

Drawing No. 4751/1 prepared by O'Reilly Nunn Favier identifies a number of existing dams and watercourses traversing each proposed lot. It is considered that the primary issue of importance within the Applicant's representations is access to water for each allotment however the rationale provided by the Applicant is considered to be insufficient to amend or delete Condition RAL1 given that each lot already has sufficient access to natural watercourses and dams.

In this instance, it is recommended to refuse the Applicant's representations and retain Condition RAL1 as per Council's Decision Notice. Furthermore, retention of Condition RAL1 as per Council's Decision Notice should reduce the potential for further fragmentation of land within the Rural Zone under the Nanango Shire IPA Planning Scheme.

### **Council's Approved Condition (RAL3)**

The applicant is required to enter into a voluntary conservation covenant with Council to prevent clearing, destruction and damage of the identified remnant vegetation on proposed Lot 1 and provide clear separation between the identified remnant vegetation and all agricultural activities.

The conservation covenant is required to be submitted to Council and approved prior to the sealing of the Survey Plan.

### **Applicant's Representations**

*Amendment request pending further information. Please provide further details of the requirements of the covenant preferably by way of an example document. The remnant vegetation is protected by the Vegetation Management Act and is also the subject of a registered PMAV. It is not considered necessary to add another layer of agreement in relation to the vegetation.*

### **Council Response**

Council's Planning & Land Management Section sought advice from Council's Natural Resource Management Section regarding the effectiveness of such an agreement for the protection and retention of remnant vegetation at a local level. It was advised that the preparation of this voluntary conservation agreement may be premature given that Council's Biodiversity Conservation Strategy is still under preparation.

### **Council's Approved Condition (RAL4)**

The applicant is required to enter into a voluntary conservation covenant with Council to minimise the potential impact on the wetlands, water quality and water regimes by establishing a 200m buffer area to the wetland located in the south-east corner of proposed Lot 2.

The conservation covenant is required to be submitted to Council and approved prior to sealing of the Survey Plan.

### **Applicant's Representations**

The area identified as wetland is a section of the natural overland flow path which has been dammed upstream to the south of the southern boundary of the subject land and downstream adjacent to the road boundary. The area is not fenced and the owner is not aware of any significant natural habitat or vegetation in the area.

### **Council Response**

Council's Planning & Land Management Section sought advice from Council's Natural Resource Management Section regarding the effectiveness of such an agreement for the protection of the wetland irrespective of comments from the Applicant as to the ecological significance and conservation value of the wetland area. As per Council's response to written representations for Condition RAL3, it is considered suitable to delete Condition RAL4 based on the current status of Council's Biodiversity Conservation Strategy.

### **CONCLUSION**

It is considered reasonable for Council to refuse in part the Applicant's written representations in relation to Condition RAL1 and approve in part written representations relating to the deletion of Conditions RAL3 and RAL4 based on the above discussion and issue a Negotiated Decision Notice pursuant to Section 363 of the *Sustainable Planning Act 2009*.



**APPENDIX ONE (Calculation of Part Lot 1 and Part Lot 2 as shown on Drawing No. 4751/1 prepared by O'Reilly Nunn Favier)**



**6.2 Waste**

Nil.

**6.3 Planning & Land Management & Waste Portfolio Report**

Nil.

**7. Community & Cultural Services**

**7.1 Community & Cultural Services**

**7.1.1 C&CS - 1112624 - Forwarding Documents in relation to the disposal of the former Memerambi State School at Kings Road Memerambi Lot 6 SP157918**

**Document Information**

**IR No** 1112624

**Author** General Manager - Communities

**Date** 08 February 2013

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**Précis**

Forwarding documents in relation to the disposal of the former Memerambi School at Kings Road Memerambi, Lot 6 SP157918.

**Summary**

Council has received an offer from the Department of Natural Resources and Mines offering Council first option to purchase the former Memerambi School. There is no identified need for Council to utilise the facility or the land. If Council declines the offer, the facility will be offered for sale on the open market, on an “as is, where is basis”.

**Officer's Recommendation**

That Council declines the offer to purchase the former Memerambi School Site (Lot 6 on SP157918) for the market value of \$215,000 and advises the Department of Natural Resources and Mines accordingly.

**Financial and Resource Implications**

If Council was to consider purchasing the former school site there would be an initial investment required of \$215,000. An assessment of the site has not been undertaken, however, ongoing maintenance and replacement costs (whole of life costing) would need to be taken into consideration.

**Link to Corporate/Operational Plan**

SD 2 Infrastructure that meets the needs of our community

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### **Communication/Consultation (Internal/External)**

Consultation has been undertaken with the Local Member for Parliament, Deb Frecklington and the South Burnett Autism Group. Discussions were held with this group when the school was originally closed. As a courtesy, Cr Dalton and the General Manager met with the group in January to brief them on the current offer from the Department.

### **Legal Implications (Statutory Basis, Legal Risks)**

Not Applicable

### **Policy/Local Law/Delegation Implications**

Not Applicable

### **Asset Management Implications**

If the land and building was purchased, an ongoing annual operational budget would need to be allocated to maintain the facility and plan for its replacement.

**7.1.2 C&CS - 1132876 - Minutes of the Healthy Communities Management Advisory Committee meeting held on 22 January 2012.**

**Document Information**

**IR No 1110594**

**Author Manager Community & Cultural Services**

**Endorsed  
By General Manager Communities**

**Date 12 February 2013**

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**Précis**

Minutes of the Healthy Communities Management Advisory Committee meeting held on Tuesday, 22 January 2013.

**Summary**

Providing a copy of the Minutes of the Healthy Communities Management Advisory Committee Meeting held on Tuesday, 22 January 2013.

**Officer's Recommendation**

That Council endorse the attached minutes and recommendations of the Healthy Communities Management Advisory Committee held on Tuesday, 22 January 2013.



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

## Minutes of the Healthy Communities Management Advisory Committee (MAC) Meeting Tuesday, 22 January 2013 @ 1.00pm

**Present:** Cr Debra Palmer, Cr Keith Campbell, Carolyn Knudsen & Kerry Oldfield (SBRC), Bernice Hilly (RHealth), Caitlin Isaac (RHealth), Nicole O'Brien (BIEO), Louise Judge (SBCN), Sue Crossley (Qld Health), Nicole Connolly (TPS) and Scott Hawkins.

**Apologies:** Janine Pay (SRO), Eleanor Sharpe, Paula Nunan (PCYC), Amy Frame (Qld Health), Eleanor Sharpe (SBRC), Elaine Thompson, Kerrie Zeller (QRME) and Deb Frecklington.

**Chair:** Cr Debra Palmer **Minutes:** Wendy Kruger

Agenda Item	Action Summary	Responsible Officer	Due Date
<b>Welcome</b>	Cr Debra Palmer welcomed everyone to the meeting.		
<b>Minutes from Previous Meeting</b>	<b>Resolution:</b> <i>That the minutes of the previous Committee Meeting held on Thursday, 15 November 2012 as record be confirmed.</i>  <i>Moved: Cr Keith Campbell</i> <i>Seconded: Nicole O'Brien</i>		
<b>Agenda Items</b> Nil.			
<b>Correspondence</b>			
• Email from Billie-jean Simpson	Cr Palmer provided an overview of the email received by Council. Louise Judge's email address is to be forwarded to Billie-Jean to allow her to provide direction to Billie-Jean on how to best begin.	Louise Judge	Next Meeting
• Email from Janine Pay	The committee commented that Active South Burnett had achieved the results it needed at that time. Other groups have now taken up activities and projects. This item has been noted however no further action is required		

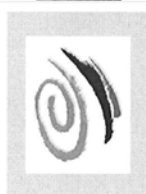


**South Burnett**  
Regional Council

Directorate- Community and Economic Development

## Minutes of the Healthy Communities Management Advisory Committee (MAC) Meeting Tuesday, 22 January 2013 @ 1.00pm

Agenda Item	Action Summary	Responsible Officer	Due Date
<ul style="list-style-type: none"> <li>Email from Susan Helyar</li> </ul>	<p>Cr Palmer and Carolyn Knudsen provided an update on the Queensland Road Teams Series and ask for a contribution from Council for \$3,000. This group need to get \$10,000 sponsorship to bring this round to the South Burnett. There should be 100-200 professional riders which doesn't allow for the community to be involved. A program around the ride where the local community can be involved in maintenance of their bikes, road safety etc may be considered.</p> <p>The Healthy Communities Coordinator suggested the funds available be spent more on the community event rather than the road event. Kerry Oldfield is to contact this group and suggest they contact the local Heritage Banks to obtain sponsorship as well.</p> <p><b>Resolution:</b> Kerry Oldfield to follow up and investigate. The Committee, in principle, supports the allocation of \$3,000 from the healthy communities' budget for the project. This is conditional on the community ride eventuating and Queensland Cycling obtaining the rest of the funding required. The community ride event to work with the healthy communities initiative.</p> <p>Moved: Louise Judge Seconded: Berniece Hilly</p> <p>Carried</p>	Kerry Oldfield	
<b>Business Arising from Previous Meeting</b>			



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

## Minutes of the Healthy Communities Management Advisory Committee (MAC) Meeting Tuesday, 22 January 2013 @ 1.00pm

Agenda Item	Action Summary	Responsible Officer	Due Date
<ul style="list-style-type: none"> <li>Presentation on Healthy Food Access Basket Program - Kerry Oldfield</li> </ul>	Kerry advised that it is a work in progress	Kerry Oldfield	
<ul style="list-style-type: none"> <li>Update on Stanwell Financial Incentives Employee Program</li> </ul>	Nicole advised that this has been put on hold and will provide an update as soon as possible.	Nicole Connolly	
<ul style="list-style-type: none"> <li>Update on LGAQ Wellbeing symposium - 21-23 November 2012</li> </ul>	Kerry advised that the presentation went very well. There wasn't a very big audience however Community Development Officer from another Council has been in contact since. Kerry also advised that it was a very good symposium compared to previous ones and she will be in touch with the other attendees from the Committee for a review. It was noted that there were a number of presentations at the symposium that stood out for the committee members.	Cr Debra Palmer/Kerry Oldfield	
<ul style="list-style-type: none"> <li>Update from the Healthy Communities Officer - Kerry Oldfield</li> </ul>	<p>Kerry provided an update on her projects and she advised that there has been a lot of interest in the Heart Foundation Walking.</p> <p>Healthy Weight week is commencing this week. The dates are as follows:</p> <p>21/1 - Blackbutt 23/1 - Murgon 24/1 - Wondai and Kingaroy 25/1 - Nanango</p> <p>The response has been better than initially thought.</p> <p>Kerry offered copies of maps showing the walking tracks from each town to the committee members. She has asked that the checklists still be filled out and checked against the maps.</p>		



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

## Minutes of the Healthy Communities Management Advisory Committee (MAC) Meeting Tuesday, 22 January 2013 @ 1.00pm

Agenda Item	Action Summary	Responsible Officer	Due Date
<ul style="list-style-type: none"> <li>Active After School Program</li> </ul>	<p>Kerry advised that she is looking at what projects Rheath are currently working on that may be stopping</p> <p>Carolyn provided a brief synopsis on the Active After School Program and then invited Scott Hawkins from Toowoomba to speak to this. Scott advised that he is based in Toowoomba and is in the process of liaising with the coordinator from Maryborough to cover the South Burnett Region in it's entirety. He further advised that there are a couple of programs that are still available and if the committee are aware of any schools who would be looking at their program to let him know. They are offering a 7 week "taster" program that will run in the first term. The programs are free and they provide grants twice a year that allows coaches to purchase equipment, transport and entry fees into pools etc. Active After School Communities would be interested in tying in with the Cycling Queensland event with the schools. Carolyn asked if Scott would be available to attend the Healthy Communities committee meetings and he advised that if he is able to tie it in with meetings with his contacts in the area, this will allow him to attend. Scott to email information to either Carolyn or Wendy and that can be forwarded onto relevant groups</p>		
<p><b>Business for Discussion</b></p> <ul style="list-style-type: none"> <li>RHealth - Healthy Catering Guidelines</li> </ul>	<p>Carolyn provided an update on the feedback from Councillors and Managers. She advised that a standout concern was that this Guideline was dictating what people can eat at meeting. There has been a generating of interest in this and there will be an opportunity to engage with Councillors and Managers further. It was highlighted by Bernice that these are just guidelines to follow and not</p>	Carolyn Knudsen	





**South Burnett**  
Regional Council

Directorate- Community and Economic Development

## Minutes of the Healthy Communities Management Advisory Committee (MAC) Meeting Tuesday, 22 January 2013 @ 1.00pm

Agenda Item	Action Summary	Responsible Officer	Due Date
<b>General Section</b>	mandatory.		
<ul style="list-style-type: none"> <li>Recognition of Committee</li> </ul>	Carolyn advised that both Kerry and she had a road trip to present Christmas/Thank You gifts to all the committee members and got the opportunity to meet with various committee members who aren't always able to attend. This was an opportunity to say Thank You for all the support given through the year.	Carolyn Knudsen	
<b>Update from Members</b>			
Greg Griffiths - SBRC	<p>Greg advised the Committee that Council have received funding for three climbing walls. These are to be built in Kingaroy, Nanango and Murgon. Work is to commence in February 2013. The horizontal climbing walls are to be built at the River Road Park in Kingaroy, Pioneer Park in Nanango and at the Skate Park in Murgon. The wall at the Skate Park in Murgon has been designed by the kids for the kids. Interest has been received from three (3) schools who are wanting to use it as part of their PE programs as well as the active afterschool programs.</p> <p>Installation of fitness equipment is due to commence soon.</p> <p>Proston has received funding from Stanwell Corporation for a BBQ and lighting in the Park. Smithfield is constructing a BMX track for the kids.</p> <p>The new walk into Maidenwell has been completed and is available for all age groups.</p> <p>The Mt Wooreoolin steps have been completed.</p>		



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

## Minutes of the Healthy Communities Management Advisory Committee (MAC) Meeting Tuesday, 22 January 2013 @ 1.00pm

Agenda Item	Action Summary	Responsible Officer	Due Date
Caitlin Isaacs	Diabetes Prevention Program is a hands on practical and fun to engage. Planning the 12 week Swap It Challenge		
Berneice Hilly	Advised that she is only at RHealth for another four (4) weeks. She is finalising the Reading Bug. The costume has been made, the ambulance has been arranged to meet at the Nanango markets on 2 February around 10 am. Council have requested a debrief of costs etc so that if it is picked up by other areas we have the package. It is important that this project keeps going and encouraged for other towns to take it up. It is envisaged that the costume be kept at the Nanango library and loaned out.		
Louise Judge	Pamper days are happening again this year. There is no fee but it will be a BYO lunch to share.		
	Cr Keith Campbell asked the Committee they wish to continue to meet on a monthly basis and would they consider having them bi-monthly. It was decided to continue with monthly meetings as the Committee members felt it more beneficial to continue the status quo especially when things got busy with projects. Comments were also raised regarding the attendance of members to the meetings and their interest in continuing to be members. Kerry Oldfield to approach members to gauge their interest. It was also suggested that the meeting start at 2.00pm and finish at	Kerry Oldfield	Next Meeting



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

## Minutes of the Healthy Communities Management Advisory Committee (MAC) Meeting Tuesday, 22 January 2013 @ 1.00pm

Agenda Item	Action Summary	Responsible Officer	Due Date
Kerry Oldfield	4pm on the fourth Tuesday of every month. Kerry advised that Carolyn and she met with the Darling Downs South West Qld Medicare Local CEO and they were interested to attend the next Healthy Communities Committee meeting for a 30 minute presentation at the start of the meeting. Invitation to be sent out for the February meeting. Agenda item for next meeting – Suicide Prevention week – Louise Judge.	Kerry Oldfield	
Meeting closed at 2.43 pm			



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

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Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

**Wendy Kruger**

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**From:** BJ Simpson [poetic-justice@live.com.au]  
**Sent:** Tuesday, 27 November 2012 4:55 PM  
**To:** Council Information General Email Account; counter@southburnettimes.com.au;  
info@crowfm.com.au; jamie.slattery@sca.com.au  
**Subject:** Proposed March against bullying?

Hey everyone,  
My name is Billie-jean Simpson. I'm a local girl raised here in the south Burnett and I have a son who is autistic. I fear him going to school due to his disability due to bullying. I am writing to everyone because I am wanting to host "a march against bullying" in the south Burnett. I am wanting some community feedback and I'm not 100% sure how to get the ball started - so any input into this would be great thanks,

I look forward to hearing a response - regards Billie-jean.



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

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Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

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**Wendy Kruger**

**From:** Kerry Oldfield  
**Sent:** Monday, 10 December 2012 12:57 PM  
**To:** Wendy Kruger  
**Subject:** FW: ASB

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**From:** Janine Pay [mailto:Janine.Pay@communities.qld.gov.au]  
**Sent:** Wednesday, 21 November 2012 11:31 AM  
**To:** (caitlin.isaac@rhealth.com.au); Kerry Oldfield; Anthony.Dreger@ausport.gov.au; Eleanor Sharpe; Michael Eadie; Nicole O'Brien (bledosportsandrecsouth@burnett.net.au); Paula Nunan; Rob Fairbrother (rob@sbctc.com.au)  
**Subject:** ASB

Hi All,

Due to all the Govt staff changes and a lack of momentum and commitment I would like to suggest that Active South Burnett fold and that any remaining merchandise be used by RHealth and PCYC. Michael and Caitlin to liaise as to what each organisation can use.

Does anyone have suggestions for the website?

Let me know your thoughts and I will put this forward to the next Healthy Communities meeting.

**Janine Pay** | Advisor  
Sport and Recreation | CQ Region (Hervey Bay) | [Department of National Parks, Recreation, Sport and Racing](#)

Level 1, Brendan Hansen Building, 50-54 Main Street | PO Box 3054  
Hervey Bay Qld 4655  
T: 07 4125 9379 | M: 0413 881 824 | F: 07 4125 9397 | E: [Janine.pay@nprsr.qld.gov.au](mailto:Janine.pay@nprsr.qld.gov.au)

PLEASE NOTE NEW MAILING ADDRESS, EMAIL ADDRESS AND PHONE NUMBER

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**South Burnett**  
Regional Council

Directorate- Community and Economic Development

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Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

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**From:** Susan Helyar [mailto:[susan@susanhelyar.com](mailto:susan@susanhelyar.com)]  
**Sent:** Tuesday, 11 December 2012 5:03 PM  
**To:** Eleanor Sharpe  
**Subject:** Cycling Queensland - Road Team Series

Hi Eleanor

Thank you for taking the time to talk with me today. As mentioned I am working with Cycling Queensland to help them secure sponsorship funding to expand the Queensland Road Team Series in south-east Queensland to include a community ride in each region in 2013. In order to stage this they need to secure approximately \$10,000 for the Round. After speaking with Stanwell they are keen to support the South Burnett Round and happy to work with other partners to present the Round. Hence the suggestion of the your Healthy Communities program.

I have attached a proposal for review by yourself and Council. Please let me know if you have any questions. As this project is funding dependent Cycling Queensland are more than happy to work with partners to ensure key objectives are met such as the actual location of the start/finish line and the focus for the location of the community ride.

Look forward to hearing from you.  
Kind regards  
Susan



your resource solution  
sponsorships | events | promotions  
PO Box 305  
Wilston Qld 4051  
Mobile 0412 090 786  
[susan@susanhelyar.com](mailto:susan@susanhelyar.com)  
[www.susanhelyar.com](http://www.susanhelyar.com)

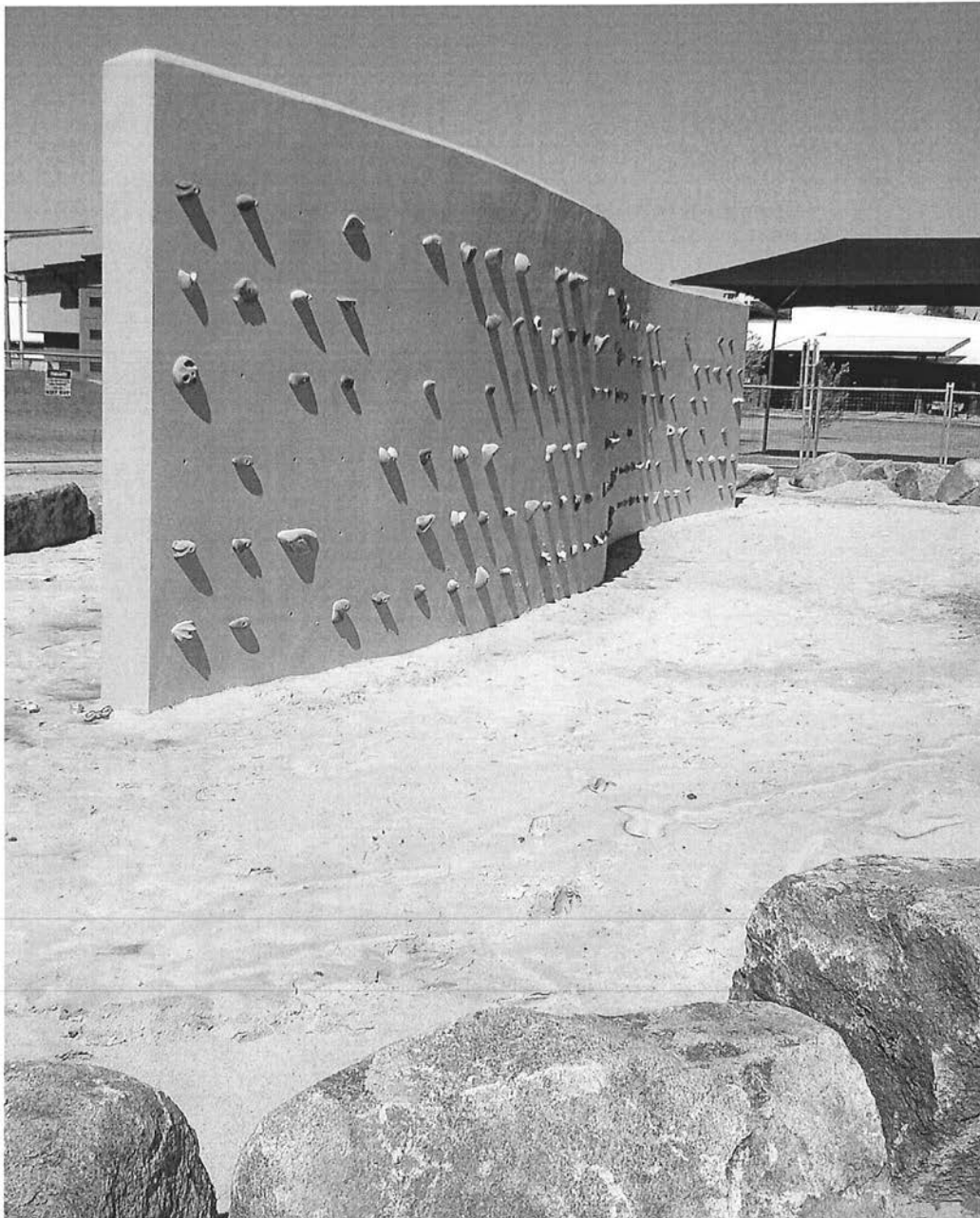


**South Burnett**  
Regional Council

Directorate- Community and Economic Development

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Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm





**South Burnett**  
Regional Council

Directorate- Community and Economic Development

Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

Participants on HC database - 207	HCC Meet 22/1/13	
<p>resources (human and financial) towards on-the-ground implementation of the Plan. Seek funding (such as COAG Healthy Communities 'similar') to fund a Healthy Communities Co-ordinator position. SBRC Communities Plan - 3.6.1 (b)</p> <p>Local fitness leaders to conduct Lift for Life or Heart Moves programs (dependant on identified community needs)</p> <p>has been changed to fit in with the National Program Guidelines)</p>		<p><b>Lift for Life</b></p> <ul style="list-style-type: none"> <li>• Kry Fitness - Program 1 - ongoing - silver phase finished Dec. Evaluation underway.</li> <li>• Program 2 - due to start 14 Jan 2013, approx 12/12 places filled</li> </ul> <p><b>Heartmoves</b></p> <ul style="list-style-type: none"> <li>• All programs ongoing, no issues to report (Ngo, Kry, Wdai, Mgn, Boondooma).</li> <li>• 3mth evaluation due for Ngo in Dec – BH to assist</li> <li>• 3mth evaluation due for Kry, Wdai, Murgon in Jan – BH to assist</li> <li>• 6mth evaluation due for Boondooma in Jan</li> </ul> <p>Putting out feelers for more trainees – Heartmoves (Rapid) and Lift for Life (Kry Fitness) while HCI funding for National Programs is available</p>
<p>Healthy Communities Plan - 3.3.1 (i - o)</p>		<ul style="list-style-type: none"> <li>• Wondai adult swimming Term 4 program - final session and evaluation done 14 Dec. Participants are already paying full price classes. A second program with current and new participants is already planned for Term 1</li> <li>• Murgon program in planning stages – change in manager</li> <li>• Kry program – no activity to report, meeting to be scheduled with manager</li> </ul>





**South Burnett**  
Regional Council

Directorate- Community and Economic Development

Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

has been changed to fit in with the National Program Guidelines)			
thy Communities Plan - 3.3.1 (j - o) th physical activity providers such as South Burnett Aquatic Centre, commercial gyms to provide reduced memberships as part of a program. The program to be two-fold with one stream focusing on employed (holding a concession card) and the other stream to focus on i. This is to help with the sustainability of the Lift for Life program i businesses to support down time) Eligibility to be determined.	<ul style="list-style-type: none"> <li>• Evaluation of subsidised adult swim program at Kry Pool - positive feedback, improved skills, participants are continuing with swimming and have purchased visit passes.</li> <li>• Subsidised adult swim program at Ngo Pool - unable to find suitable timing for swim classes, participants have received 10 visit passes instead.</li> </ul>		
thy Communities Plan - 3.3.2 (c) tion with Heart Foundation Walking, work to establish a sustainable program across the region by: ng promotion of existing walking groups in Kingaroy, Wondai and ring new walking groups in all towns, with priority locations being: y and well tablished, continue to expand walking groups and increase the f available groups walking groups provide for a range of target groups, with a key focus	<ul style="list-style-type: none"> <li>• HF Walking Merchandise ordered for current walking groups</li> <li>• Possible walking group in Nanango thru Rapid Fitness - potential WO has made contact with Caitlin to discuss</li> </ul>		



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

with strollers adults			
Healthy Communities Plan - 3.3.1 (d)	Final report - still in progress		
the Healthy Food Access Basket survey as highlighted in the Healthy Communities Plan and original tender brief.	Healthy Weight Wk to be used as mini health check pit stop/ausDrisk event - 5 towns to be covered, WC 21/1/13 (with RHealth and CH Nurses). Venue – local supermarkets		
a Ausdrisk Health Promotion and Health assessment pitstops and program advertising and marketing, (Australian Diabetes Risk Assessment community events)			
Healthy Communities Plan - 3.6.3			
all parks by running an annual Active Parks program across the region	<ul style="list-style-type: none"> <li>Ngo Active Parks - in final week of program. Rapid Fitness classes and yoga have been most popular. Lawn bowls and Taekwon-Do have had low participation numbers. Avoid Nov/Dec timing in future.</li> <li>Verbal feedback re Ngo Prog - Rapid to provide a class in park next time but will keep it in line with existing timetable (grp fitness classes need the atmosphere with current members) - we will encourage their members to bring a friend as part of program</li> </ul>		
mothers, 45-59 year olds and older adults			
rate on destination parks and ensure provision across the region in Nanango, Wondai and Murgon			
expression of interest from local person/s to coordinate the program			
Healthy Communities Plan - 3.3.1 (a)			
in 'Active and Healthy Families' program aimed at providing a range of low-cost activities across the region for families with a specific focus on the workforce. Activities could include:			
a / fitness circuits			
e hunts			
workshops			
ing workshops (utilising community gardens)			



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

thy Communities Plan - 3.3.1 (b) regular community event such as a 'Mt Wooolin Race' that people to get fit. The event could: several classes porated with an overall Healthy Lifestyle Expo or another festival	BBBF BVRT Walk/Ride with PCYC - Dates were confirmed for 2013 Festival 13,14,15 September BBBF Committee meeting 14/12/12 - HCC could not attend however expressed support via email re BVRT/BBBF event with PCYC
th employment groups to help run the program thy Communities Plan - 3.3.1 (f) 'program planning day' at least once or twice per year, to determine programs to be run under an 'Active & Healthy South Burnett' d work together to confirm funding arrangements, dates, venues ct details for the programs so that they may be incorporated into an -healthy South Burnett' program brochure (monthly stakeholders	LGAQ Wellbeing Symposium - presentation well received. CDW from Southern Downs has made contact to exchange ideas etc.
thy Communities Plan - 3.4.1 (b) permanent 'Healthy Communities' link on the home page of website providing an active and healthy tip and linking to the Active nett website	Website - minor updates in the past month - flyers etc
thy Communities Plan - 3.4.1 (d) active and healthy' maps and brochures showing all walk / cycle paths ort and recreation facilities throughout the region. Publish hard i include on Councils website and the Active South Burnett website.	Email requesting assistance sent to HCC members - El, Nina CTC and Colleen Gunn have offered help. CI to send to HF groups in main towns (already sent to Paula Nunan in Mgn). KO sent to P&G Supervisors requesting their input and assistance. KO to collect in Feb 2013
thy Communities Plan - 3.4.1 (g)	



**South Burnett**  
Regional Council

Directorate- Community and Economic Development

Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

to a combined program brochure develop individual promotional all physical activity and healthy eating programs and distribute cal networks such as school newsletters, letter-box drops and r inserts. (including launch material for COAG funded program)			
thy Communities Plan - 3.4.1 (i) ission to incorporate the logos of the Federal Government's Up' campaign and State Government's 'Go for 2 and 5' campaign on ional material associated with Healthy Communities	Complete	In Dec KO has spoken with Blackbutt SS PC president - they are interested in using parents as volleys for extra swim coaches. Only half their students can swim competently, students receive 1 class per wk, PE teacher at school only 2 days/wk. KO needs to discuss this with the Principal (This still doubles up on AASC – need to determine if parents will provide classes during or outside school hours)	
to reinforce social marketing messages thy Communities Plan - 3.4.1 (h) primary schools to identify the skills and interests of parents and i community volunteerism program encouraging and providing r local parents to become involved in physical activity and nutrition as leaders/helpers. This initiative may be piloted in one township determine its effectiveness and later extended to other areas in the		KO has left msg for AASC Scott Hawkins - will try again in Jan	<ul style="list-style-type: none"> <li>Community kitchens - ongoing, no issues to report</li> <li>IP change - removed CK from Durong, added a second CK in Kingaroy</li> <li>Kingaroy program support has grown over recent weeks - 2 sessions remaining</li> <li>Participant engagement note - Kry - CALD participants attending, BH and KO to consider funding second program at same venue with old and new participants</li> </ul>
thy Communities Plan - 3.4.2 (a) ith other agencies to promote healthy eating eg. directly with supermarket chains to run demonstration classes in «ets (eg food budgeting, shopping, healthy food preparation) t workshops on nutrition-related topics (eg food budgeting, food preparation, home growing fruit and vegetables) at community :h as markets, festivals, shows etc			



**South Burnett**  
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Directorate- Community and Economic Development

Healthy Communities Management Advisory Committee (MAC) Meeting  
Agenda  
Thursday, 13 December 2012 @ 1.00pm

<p>cal residents to access locally grown fruit and vegetables via roadside stalls etc</p> <p>nity Kitchen cooking skills startup program</p> <p>thy Communities Plan - 3.5.2 (a)</p>	<ul style="list-style-type: none"> <li>Healthy Wt Wk - with ausDrisk - 5 x cook demos (in 5 towns) added to IP under this output WC 21/1/13. See flyer.</li> </ul>
<p>centives to restaurants, cafes, take away food outlets to provide dining choices possibly via:</p> <p>1 licensing fees</p> <p>on in 'healthy eating' guides</p> <p>enues as preferred caterers for corporate events</p> <p>thy Communities Plan - 3.5.2 (b)</p>	
<p>rd partner with RHealth in the development and implementation of Food Choice' program aimed at 'accrediting' local food outlets</p> <p>il to resource through Council's existing EHO responsibilities</p> <p>obile, develop a database of</p> <p>suppliers' for use at Council functions</p> <p>thy Communities Plan - 3.5.2 ©</p>	<p>GFC on hold – depending on CI workload</p>
<p>local residents to establish, revitalize or continue community</p> <p>thy Communities Plan - 3.5.2 (d)</p>	<p>Final meeting for 2012 - 15 Dec - Soil/soil rejuvenation talk and pH testing. Date for building Compost bins TBC (original date cancelled due to weather). Planned meeting in Jan 2013 with Brian Jarvis - reschedule Growing The Burnett Community Breakfast/Market Day in the Garden event. Garden subcommittee and lead volunteer members will be planning 2013 dates and activities.</p> <p>New BIEDO regional garden coordinator - Tamara Kelly</p>



## **Financial and Resource Implications**

The works and activities to be undertaken are within the Boondooma Homestead budget allocation for 2012-13.

## **Link to Corporate/Operational Plan**

*Link to Operational Plan:*

EC2.2 Advocate and support community initiatives that promote healthy lifestyles.

## **Communication/Consultation (Internal/External)**

Internal through Healthy Communities Committee representatives.

## **Legal Implications (Statutory Basis, Legal Risks)**

Nil

## **Policy/Local Law/Delegation Implications**

Nil

## **Asset Management Implications**

## **7.2 Community & Cultural Services Portfolio Report**

Nil.

## **8. Economic & Tourism Development**

### **8.1 Economic & Tourism Development**

#### **8.1.1 ED - 1397221 - South Burnett Regional Council to Become Associate Member of Murri Munchies Ltd**

#### **Document Information**

**IR No** 1397221

**Author** Manager Economic Development

**Endorsed By** Chief Executive Officer

**Date** 12 February 2013

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#### **Précis**

South Burnett Regional Council becoming an Associate Member of Murri Munchies Ltd.

#### **Summary**

Murri Munchies Ltd is a not for profit, Indigenous based organisation funded by members and industry partners. It brings together traditional knowledge and culture with contemporary agricultural practises.

#### **Officer's Recommendation**

That South Burnett Regional Council authorise the Chief Executive Officer to become an associate member of Murri Munchies and to pay the annual membership fee of \$250.

#### **Financial and Resource Implications**

Cost of \$250.00 per annum paid from Economic Development Budget.

#### **Link to Corporate/Operational Plan**

EC1.1 Work in partnership with community organisations.

#### **Communication/Consultation (Internal/External)**

A presentation was given to South Burnett Regional Council by Murri Munchies Ltd.

#### **Legal Implications (Statutory Basis, Legal Risks)**

N/A

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## **Policy/Local Law/Delegation Implications**

N/A

## **Asset Management Implications**

N/A

## **Report**

Murri Munchies is a not for profit organisation limited by guarantee. The organisation's main purpose is to develop an alliance of enterprises which have an indigenous agri-business focus.

## **Mission Statement**

**Murri Munchies facilitates the development of Indigenous enterprise based on native foods, agri-business and culture**

### **Vision Statement**

The Murri Munchies alliance will:

- Assist in the identification and development of Indigenous community initiatives
- offer support for business development
- encourage Indigenous businesses to develop and maintain sustainable quality product/s and service/s
- Assist Indigenous Australians and communities to access equal opportunities in business, training, skills development and employment

## **Objectives and Scope**

**The Murri Munchies' objectives include, but are not limited to:**

- enhancing the development of initiatives in order to improve employment and small business opportunities for Indigenous Australians;
- increasing the profile and awareness of cultural foods and associated products;
- developing the plans and opportunities for 'value added' products;
- assisting Alliance members and their individual project participants to build knowledge, skills, resilience and motivation to attain sustainable employment.

## **The Nature of the Collaboration**

The Murri Munchies will be the management organisation aiding and advising the active members throughout the establishment and development of their operations.

Murri Munchies will offer facilitation for the provision of the following support services:

- Mentoring
- Training
- Business Development
- Production
- Quality assurance
- Marketing
- Distribution and logistics
- Moderation and evaluation
- Administration and Governance

The active members of the Murri Munchies Alliance will

- provide goods and/or services for marketing and distribution.
- perform in a complementary and respectful manner to other members of the Alliance
- operate in a collaborative manner regarding market share

Associate members will provide expertise, funding and support for the Alliance management

organisation and active members.

**The Project shall be aligned with the objectives of local, regional, state and national initiatives including, but not limited to:**

- COAG Targets for Closing the Gap
- Indigenous Economic Development Strategy 2011–2018
- Indigenous Workforce Strategy
- Wide Bay Burnett Regional Strategy
- Local Government Community Plans

**The Future**

Communities within Cape York, Northern Territory and southern New South Wales have expressed an interest in becoming involved with the MM project, however the Board of Directors have determined that the operation will prove itself within the Wide Bay / Burnett area first.

- The **future** of the Australian Bush Foods industry is very promising. Research has indicated that the “Australian Bush Foods Industry” has the capacity to expand exponentially if the two major hurdles of guaranteed supply and uniform quality can be overcome. The MM has addressed these issues and is confident that they can meet the demand through internationally recognised Quality Assurance programs.
- Game meat harvesting is expected to become a reality within the medium term with a processing plant established within the Wide Bay Burnett area.
- Sustainability is a major focus on all the MM operations and organisations. All strategic business units will be established as a commercial enterprise utilising as much renewable energy and power as possible.

**Attachments**

1. Memorandum of Understanding for Murri Munchies Ltd
2. Business Background of Murri Munchies Ltd (May 2012)

## **8.2 Economic & Tourism Development Portfolio Report**

Nil.

## **9. Operations and Technical Services**

### **9.1 Operations**

#### **9.1.1 O - 1133046 - Seeking permission from South Burnett Regional Council to undertake the Unmanned Aerial Vehicle Challenge in Kingaroy 2014**

### **Document Information**

**IR No** 11330046

**Author** General Manager Infrastructure

**Date** 12 February 2013

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### **Précis**

A request has been received from the organising committee of the Unmanned Aerial Vehicle (UAV) Challenge seeking permission to again hold the bi-annual event Challenge in Kingaroy in 2014.

### **Officer's Recommendation**

That Council support the 2014 UAV Challenge Outback Rescue being held in Kingaroy and again offer in-kind support for the event by way of:

- (1) Use of the Sir Joh Bjelke-Petersen Airport and facilities
- (2) Provide rubbish bins
- (3) Provide other operational assistance as seen necessary i.e. issue of NOTAMs etc

### **Financial and Resource Implications**

Whilst there is little direct cost to Council, assistance is to be provided on an in-kind basis with staff providing most of this in their own time.

### **Link to Corporate/Operational Plan**

N/A

### **Communication/Consultation (Internal/External)**

Any local landholder who is in the inclusion area near Sir John Bjelke-Petersen airport is always advised in writing and their permission to fly over their property sought and if necessary to retrieve any aircraft (UAV) if necessary.

The general public is advised of the event via local media outlets.

## **Legal Implications (Statutory Basis, Legal Risks)**

There is no legal implication to Council as the organising committee has insurance cover for this event.

## **Policy/Local Law/Delegation Implications**

N/A.

## **Asset Management Implications**

Nil

## **Report**

The UAV Challenge Outback Rescue was again held in Kingaroy in October 2012 over three days. This was the sixth running of the UAV Challenge and saw both the international Search and Rescue Challenge and the high-school student Airborne Delivery Challenge.

The event was jointly organised by ARCAA, the Association of Unmanned Vehicle Systems Australia and Aviation Development Australia Limited who announced in early 2011 that the Search and Rescue Challenge would run across two years and thus give teams a better chance to test their systems prior to attending the event in Kingaroy and also complete the compulsory five hours of autonomous flight prior to the end of the qualification period.

As a sign of the robust safety measures for this event, only those teams that could demonstrate that they had completed this task will be invited to take part in Kingaroy. This meant that the original 73 teams that registered were reduced to 5 teams who competed in Kingaroy competing for \$50,000 grand prize.

Again the event organisers have decided that they will continue to support the event in 2013 and 2014 and continue the two-year cycle. Therefore, 2013 will see an Airborne Delivery Challenge most likely being held at Ipswich and 2014 will see a full UAV Challenge event at Kingaroy including the Search and Rescue Challenge and the Airborne Delivery Challenge.

This event brings many visitors to Kingaroy and adds to the economy of the region as a whole. The local Kingaroy Lions Club also benefits as they have been tasked previously with providing catering for the organisers and competing teams and supporters for the three day event.

In addition to this it has been suggested that the Committee may wish to apply for a Community Assistance Grant (not-for-profit) of \$1000 to use in the running of this event.

As this is a national and international event, Kingaroy and the South Burnett are showcased widely over the two years leading up to the event, commencing with the Avalon Airshow in Melbourne this March.

In view of the benefits to the region and the wide exposure i.e. international and within Australia, it is suggested that permission be given to the organising Committee to use the Kingaroy Airport for the UAV Outback Rescue Challenge in 2014 and in-kind support be given to the event as in previous years.

## **Attachments**

1. UAV Challenge 2012 Final Report 30 January 2013

## **9.2 Technical Services**

- 9.2.1 TS - 1122378 - Requesting Council advise of its views or requirements by 21 February 2013 and display attached notice - Application for permanent road closure over road abutting the Southern boundary of L259 FTZ37478**

### **Document Information**

**IR No** 1122378

**Author** Manager Technical Services

**Endorsed By** General Manager Infrastructure

**Date** 12 February 2013

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### **Précis**

An application for a Permanent Road Closure over an Unnamed Road, adjacent to the Denmarks Rd and Learmonts Rd intersection, Cushnie has been received by Department of Natural Resources and Mines (DNRM) and requesting Council to make comment on this proposal.

### **Summary**

An application has been received by the DNRM on 11 January 2013 for a Permanent Road Closure over an Unnamed Road, adjacent to the Denmarks Rd and Learmonts Rd intersection, Cushnie. The section of road is located between Denmarks Road and another Unnamed Road and is 3.2 hectares in size.

It is recommended to Council to respond to DNRM advising that Council has no objection with respect to this application.

### **Officer's Recommendation**

That Council offer no objection to the proposal for a Permanent Road Closure over the Unnamed Road, Cushnie.

### **Financial and Resource Implications**

Nil

### **Link to Corporate/Operational Plan**

N/A

### **Communication/Consultation (Internal/External)**

Nil

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### **Legal Implications (Statutory Basis, Legal Risks)**

Nil

### **Policy/Local Law/Delegation Implications**

N/A

### **Asset Management Implications**

Nil

### **Report**

An application has been received by the Department of Natural Resources and Mines on 11 January 2013 for a Permanent Road Closure over an Unnamed Road, adjacent to the Denmarks Rd and Learmonts Rd intersection, Cushnie. The section of road is located between Denmarks Road and an Unnamed Road and is 3.2 hectares in size.

This application is for the full width of the unformed road reserve and is proposed to be utilised as a wind buffer and cattle camp, adjacent to land parcel, Lot 259 on FTZ37478.

It is recommended that Council respond to DNRM advising that it has no objection with respect to this application.

### **9.3 Roads Portfolio Report**

Nil.

### **10. Water & Wastewater**

#### **10.1 Water & Wastewater**

##### **10.1.1 W&WW - 1103653 - Requesting that Council confirm their support to WBBROC prior to a submission being prepared for funding to finance the Q-Wrap pilot program**

#### **Document Information**

**IR No** 1103653

**Author** Manager Water and Wastewater

**Endorsed By** General Manager Infrastructure

**Date** 4 February 2013

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#### **Précis**

Requesting that Council confirm their support to WBBROC prior to a submission being prepared for funding to finance the Q-Wrap pilot program.

#### **Summary**

Q-Wrap (Queensland Water Regional Alliance Program) is an investigation into potential changes to various matters in the urban water industry, including possible institutional models for the delivery of urban water in regional Queensland. Numerous reports into this area at both a State and Federal Government level have indicated that a review is required for the future sustainability of the industry. It is considered that Council will benefit from being involved in such a process to provide input and be at the forefront of change when (not if) it occurs.

#### **Officer's Recommendation**

That Council endorse the action of the Chief Executive Officer in advising the Wide Bay Burnett Regional Organisation of Council's that South Burnett Regional Council will participate in the Q-Wrap pilot program and that Council's Water and Wastewater Portfolio spokesperson and Manager Water and Wastewater be nominated as Council's representatives.

#### **Financial and Resource Implications**

Councillor and Manager attendance at pilot group meetings and associated travel will be required as in-kind support. Provided the application for funding from the Government is successful, it has been indicated that no cash contribution will be required by Council at this stage.

## **Link to Corporate/Operational Plan**

<u>EXC 6</u>	<u>Effective advocacy and strategic partnerships</u>
EXC 6.1	Advocate Council's strategic position on key issues to government sectors
EXC 6.2	Develop and maintain close working relationships with State and Federal governments, agencies, corporate entities and community groups

## **Communication/Consultation (Internal/External)**

Council is a financial member of the Queensland Water Directorate, an advocacy group for the urban water industry, with Rob Fearon facilitating the pilot program.

## **Legal Implications (Statutory Basis, Legal Risks)**

There is currently no specific statutory basis for this program, however the State Government (DEWS) currently has a discussion paper out for consultation: *Queensland's water sector: a 30 year strategy*.

## **Policy/Local Law/Delegation Implications**

Nil

## **Asset Management Implications**

Nil

## **Report**

Q-WRAP was developed as an industry (Council) led initiative to investigate a range of matters including possible institutional models for urban water service provision outside of SEQ. This program has been partially funded by DEWS. The Program has invited expressions of interest from three groups of Councils willing to undertake analyses and review of the institutional arrangements for water service provision in their region. Each pilot group is required to review, at a minimum, three separate individual institutional models detailing;

1. The history of their specific review;
2. The characteristics of the region, including the systemic issues (risks) relating to urban water services provision;
3. A critique of the current regulatory arrangements in which any institutional models would reside;
4. A comprehensive evaluation of the models investigated;
5. A description of the key learning's from the Pilot outcomes; and
6. A key set of recommendations for institutional change (if relevant).

In order to assist the pilot groups to develop a report outlining these concepts, a collective pool of resources has been ring fenced in order to create a dedicated 'bid pool'. The 'bid pool' is an amount of DEWS funding that has been allocated to assist Councils in acquiring technical consultancy services dedicated to undertaking review processes required for the Program. The only criteria for accessing this 'bid pool' funding is agreement by all participating councils in the region to undertake the analyses described above.

Q-WRAP does not extend to an implementation phase following such investigations. Rather, the Program is aimed solely at supporting Local Governments to investigate a range of possible institutional models depending on local issues and key risks in the provision of urban water services.



## **10.2 Water & Wastewater Portfolio Report**

Nil.

## **11. Finance & Information Services**

### **11.1 Information Services**

Nil.

### **11.2 Financial Operations**

#### **11.2.1 FO - 1133078 - Loan Borrowing Program 2012/2013**

### **Document Information**

**IR No** 1133078

**Author** General Manager Finance & Information services

**Date** 12 February 2013

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### **Précis**

Loan Borrowing Program 2012/2013

### **Summary**

As part of the 2012/13 budget Council adopted a “Debt Policy” which included projected loan borrowings for 2012/2013 as follows:

Flood Damaged Roads Complementary Works	\$1,000,000
Kingaroy Water Supply – DAF Plant	\$ 700,000
Kingaroy Water Supply – Rising Main	\$2,300,000

Approval has now been received from the Department of Local Government for Council to borrow these funds from the Queensland Treasury Corporation. However, since the request for funds was lodged Council has received State Government Subsidy of \$680,000 towards the DAF Plant negating the need to borrow the funds for that purpose.

It is suggested that these funds should be retained and redirected towards Roadworks for betterment works to be carried out in conjunction with emergent and restoration works from the recent flood event.

### **Officer's Recommendation**

That Council draw down the full \$4,000,000 approved for loan borrowings for 2012/2013 and reallocate the \$700,000 provided for the Kingaroy Water Supply DAF Plant Upgrade towards Road Works in relation to emergent and restoration works from the recent flood event.

## **Financial and Resource Implications**

Debt Service Payments as well the liabilities for the new borrowings have been factored into Council's Long Term Financial Forecast and the 2013-2015 budgets.

## **Link to Corporate/Operational Plan**

EXC1.1

## **Communication/Consultation (Internal/External)**

N/A

## **Legal Implications (Statutory Basis, Legal Risks)**

N/A

## **Policy/Local Law/Delegation Implications**

The Debt Policy is consistent with the Long Term Financial Forecast, the 2013 Budget and the Financial plan.

## **Asset Management Implications**

The identified projects for the new borrowing program will have ongoing asset management implications, depreciation, renewal as well as operation and maintenance. These implications will be managed through the long term Asset Management Plans.

## **11.3 Financial Planning**

### **11.3.1 FP- 1132417 - South Burnett Regional Council Monthly Capital Works**

#### **Document Information**

**IR No** 1132417

**Author** Financial Accountant (Asset Management)

**Endorsed By** General Manager Finance & Information Services

**Date** 11 February 2013

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#### **Précis**

Report of the Capital Works of South Burnett Regional Council as at 31 January 2013.

#### **Summary**

The following information provides a snapshot of Council's Capital Works as at 31 January 2013.

#### **Officer's Recommendation**

That the South Burnett Regional Council's Monthly Capital Works Report as at 31 January 2013 be received and noted.

#### **Financial and Resource Implications**

N/A

#### **Link to Corporate/Operational Plan**

EC1.1 Development and Implement long term financial plans and indicators to achieve optimum use of resources and alignment to strategic priorities.

#### **Communication/Consultation (Internal/External)**

Ongoing budget monitoring and review undertaken by all departments

#### **Legal Implications (Statutory Basis, Legal Risks)**

Works are part of normal operations

#### **Policy/Local Law/Delegation Implications**

Works undertaken have been approved as part of 2012-2013 Budget

## **Asset Management Implications**

Asset registers will be updated on completion of projects

**11.3.2 FP - 1132994 - Quote SBRC-12/13-11 - Replacement of Nissan UD 8m3 Tip Truck - Plant No 2005**

**Document Information**

**IR No** 1132994

**Author** Plant & Workshop Coordinator

**Endorsed By** General Manager Finance & Information Services

**Date** 12 February

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**Précis**

Quote SBRC-12/13-11 - Replacement of Nissan UD 8m3 Tip Truck - Plant No 2005

**Summary**

Replacement of Nissan UD 8m3 Tip Truck destroyed by fire in 2012.

**Officer's Recommendation**

That Council purchase an ISUZU GIGA 455 CXY truck with a swiftco body for the sum of \$195,679 excluding GST, accepting the tender from Madill Isuzu.

**Financial and Resource Implications**

The cost for replacement is funded from an insurance payout figure of \$183,102 with the balance funded from the existing Plant Replacement Budget.

**Link to Corporate/Operational Plan**

502.3 - Plan for and develop service levels for plant and buildings.

**Communication/Consultation (Internal/External)**

Council's Workshop Foremen and plant operators were consulted.

**Legal Implications (Statutory Basis, Legal Risks)**

N/A

**Policy/Local Law/Delegation Implications**

N/A

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## **Asset Management Implications**

Plant item will be recorded on the Asset Register and Depreciated annually.

### **11.3.3 FP - 1132005 - Monthly Financial Statements**

#### **Document Information**

**IR No** 1358242

**Author** Finance Officer (Financial Reporting)

**Endorsed By** General Manager Finance & Information Services

**Date** 8 February 2012

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#### **Précis**

Report on the Financial Position of South Burnett Regional Council as at 1 February 2013.

#### **Summary**

The following information provides a snapshot of Council's Financial Position as at 1 February 2013.

#### **Officer's Recommendation**

That the Monthly Financial Report as at 1 February 2013 be received and noted.

#### **Financial and Resource Implications**

N/A

#### **Link to Corporate/Operational Plan**

EC1.1 Development and implement long term financial plans and indicators to achieve optimum use of resources and alignment to strategic priorities.

#### **Communication/Consultation (Internal/External)**

N/A

#### **Legal Implications (Statutory Basis, Legal Risks)**

N/A

#### **Policy/Local Law/Delegation Implications**

N/A

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## **Asset Management Implications**

N/A

## **Report**

Attached are the Financial Reports of the South Burnett Regional Council as at 1 February 2012.

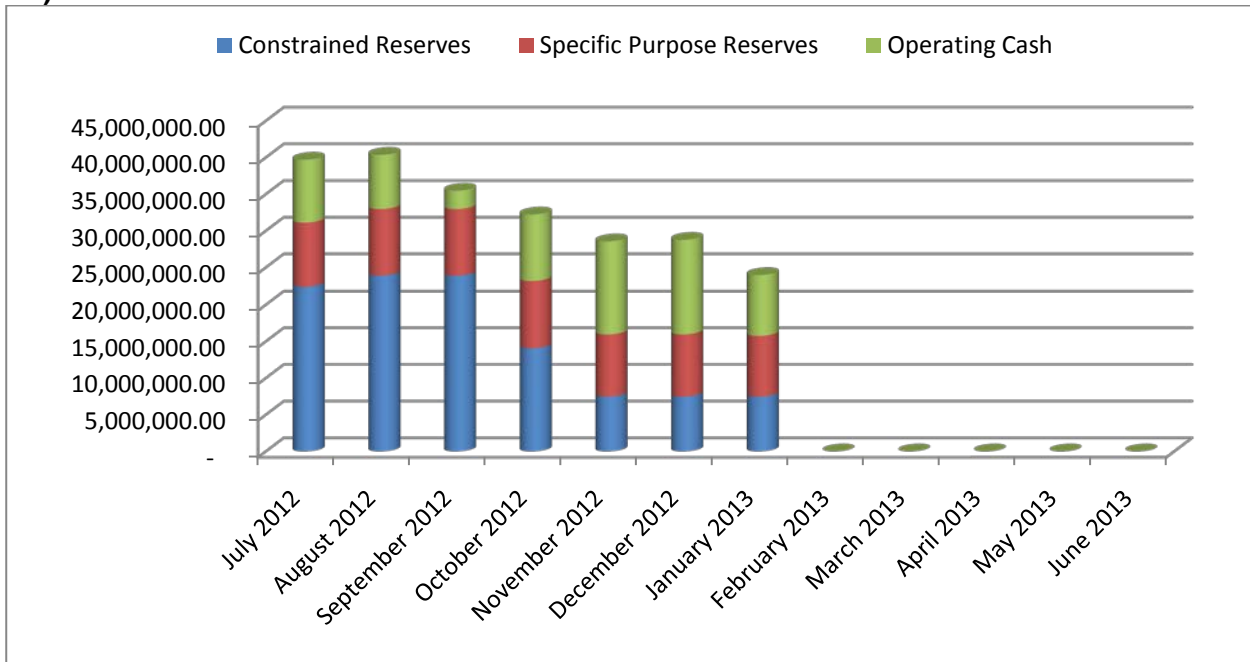
## **Attachments**

1. Current Position
2. Statement of Comprehensive Income
3. Statement of Financial Position
4. Statement of Revenue & Expenditure - (Excluding Capital Works)



## Attachment 1 - Current Position

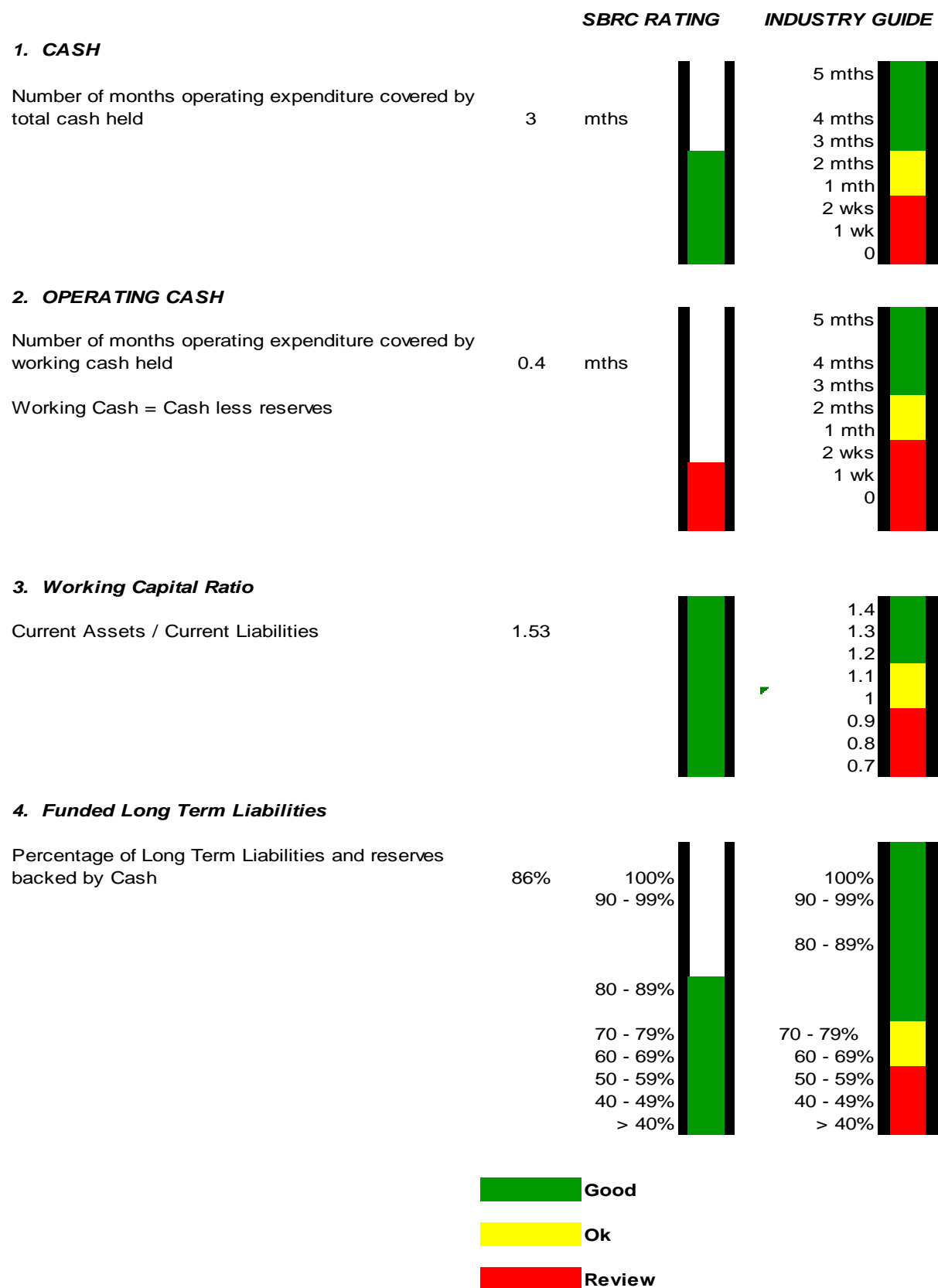
### 1 a) Cash on Hand



## 1 b) Key Financial Ratios

### SOUTH BURNETT REGIONAL COUNCIL

#### FINANCIAL SCORECARD



**Attachment 2 - Statement of Comprehensive Income**

<b>STATEMENT OF COMPREHENSIVE INCOME</b>				
<b>As at 1 February 2013</b>				
<b>59% of Year Complete</b>				
	<b>2012 / 2013 ACTUAL</b>	<b>2012 / 2013 ORIG. BUDGET</b>	<b>2012 / 2013 AMENDED BUDGET</b>	<b>%</b>
<b>REVENUE</b>				
<b>Recurrent Revenue</b>				
Rates, Levies and Charges	16,691,342	33,212,083	33,241,517	50%
Fees and Charges	2,150,999	3,693,947	3,516,284	61%
Rental Income	324,972	639,900	639,800	51%
Interest Received	903,230	1,720,643	1,680,343	54%
Sales Revenue	2,564,244	4,480,987	4,484,757	57%
Profits from Investment		-	-	0%
Other Income	446,548	817,604	719,104	62%
Grants, Subsidies, Contributions and Donations	10,397,179	8,966,675	22,740,344	46%
Internal Transfer		1,278,427	15,882,472	0%
<b>Total Recurrent Revenue</b>	<b>33,478,513.46</b>	<b>54,810,266.00</b>	<b>82,904,621.00</b>	40%
<b>Capital Revenue</b>				
Grants, Subsidies, Contributions and Donations	1,289,015	32,405,958	4,365,857	30%
<b>Total Revenue</b>	<b>34,767,528.61</b>	<b>87,216,224.00</b>	<b>87,270,478.00</b>	40%
<b>Capital Income</b>	-	-	-	
<b>Gain on Restructure of Local Government</b>				
Assets and Liabilities Transferred from Abolished Councils	-	-	-	
Adjustments due to Accounting Policy Alignment	-	-	-	
<b>Total Capital Income</b>	-	-	-	
<b>TOTAL INCOME</b>	<b>34,767,528.61</b>	<b>87,216,224.00</b>	<b>87,270,478.00</b>	40%
<b>EXPENSES</b>				
<b>Recurrent Expenses</b>				
Employee Benefits	- 12,744,907	(20,003,707)	(37,636,985)	34%
Materials and Services	- 43,919,440	(21,210,312)	(39,173,189)	112%
Donations		(165,000)	(289,000)	0%
Finance Costs	- 339,394	(859,620)	(856,362)	40%
Depreciation and Amortisation	- 6,821,890	(10,798,449)	(11,741,735)	58%
<b>Total Recurrent Expenses</b>	<b>- 63,825,631</b>	<b>(53,037,088)</b>	<b>(89,697,271)</b>	71%
<b>Capital Expenses</b>	-	0	0	
	-	0	0	
<b>TOTAL EXPENSES</b>	<b>- 63,825,631.39</b>	<b>- 53,037,088.00</b>	<b>- 89,697,271.00</b>	71%
<b>Net Operating Surplus</b>	<b>- 29,058,102.78</b>	<b>34,179,136.00</b>	<b>- 2,426,793.00</b>	
<b>Other Comprehensive Income</b>				
Increase/(Decrease) in Asset Revaluation Surplus	- 2,382,726			
Available-for-sale Financial Assets				
Current Year Gains/(Losses)				
Reclassification to Profit or Loss				
Cash Flow Hedging				
Current Year Gains/(Losses)				
Reclassification to Profit or Loss				
Share of Comprehensive Income of Associates				
<b>Total Other Comprehensive Income for the Year</b>	<b>- 2,382,726</b>	<b>-</b>	<b>-</b>	
<b>TOTAL COMPREHENSIVE INCOME FOR THE YEAR</b>	<b>- 31,440,828.80</b>	<b>34,179,136.00</b>	<b>- 2,426,793.00</b>	

**Attachment 3 - Statement of Financial Position**

<b>BALANCE SHEET</b>			
<b>As at 1 February 2013</b>			
<b>59% Year Complete</b>			
	<b>2012 / 2013 ACTUAL</b>	<b>2012 / 2013 Orig. BUDGET</b>	<b>2012 / 2013 AMENDED BUDGET</b>
<b>Current Assets</b>			
Cash and Cash Equivalents	23,958,218	29,612,445	24,151,157
Trade and Other Receivables	5,671,796	2,279,362	2,831,362
Inventories	1,012,927	1,095,853	1,095,853
Loans to Community Organisations			
Other Financial Assets		590,000	
Investments	10,000	10,000	10,000
		<b>33,587,660</b>	<b>28,088,372</b>
Non-current assets classified as held for sale			
<b>Total Current Assets</b>	<b>30,652,942</b>	<b>33,587,660</b>	<b>28,088,372</b>
<b>Non-Current Assets</b>			
Property, Plant and Equipment	494,201,739	600,141,192	495,903,000
Investment Property	6,445,551	4,000,568	6,446,000
Trade and other receivables	9,484	21,732	21,732
Intangible Assets	6,234,639	6,234,639	6,234,639
<b>Total Non-Current Assets</b>	<b>506,891,413</b>	<b>610,398,131</b>	<b>508,605,371</b>
<b>TOTAL ASSETS</b>	<b>537,544,355</b>	<b>643,985,791</b>	<b>536,693,743</b>
<b>Current Liabilities</b>			
Trade and other payables	3,674,268	7,282,051	4,333,644
Borrowings	578,743	902,602	902,602
Other			
Provisions	2,498,479		2,596,090
<b>Total Current Liabilities</b>	<b>6,751,491</b>	<b>8,184,653</b>	<b>7,832,336</b>
<b>Non-Current Liabilities</b>			
Trade and other payables		2,874,656	500,000
Provisions	5,838,374	-	5,763,042
Borrowings	7,599,103	11,818,957	11,818,957
<b>Total Non-Current Liabilities</b>	<b>13,437,478</b>	<b>14,693,613</b>	<b>18,081,999</b>
<b>TOTAL LIABILITIES</b>	<b>20,188,968</b>	<b>22,878,266</b>	<b>25,914,335</b>
<b>NET COMMUNITY ASSETS</b>	<b>517,355,387</b>	<b>621,107,525</b>	<b>510,779,408</b>
<b>Community Equity</b>			
Retained surplus/(deficiency)	372,287,210	418,652,737	366,704,455
Asset Revaluation Reserve	124,716,151	188,038,467	127,098,876
Other Reserves	20,352,026	14,416,321	16,976,077
<b>TOTAL COMMUNITY EQUITY</b>	<b>517,355,387</b>	<b>621,107,525</b>	<b>510,779,408</b>

**11.4 Financial and Information Services Portfolio Report**

Nil.

**12. Executive Services****12.1 Executive****12.1.1 E - 1132950 - Council Appointees for 2013 ANZAC Day Ceremonies****Document Information****IR No** 1132950**Author** Executive Assistant**Endorsed By** Chief Executive Officer**Date** 12 February 2013

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**Précis**

The Appointment of Councillors to various responsibilities for ANZAC Day ceremonies 2013

**Summary**

Each year Council is represented at the ANZAC Day Ceremonies across the South Burnett and it is necessary to confirm the Councillors attendance at various ceremonies held in the region for 2013.

**Officer's Recommendation**

That the following Councillors attend the respective ceremonies and carry out any responsibilities as required on behalf of Council:

<b><i>Town</i></b>	<b><i>Location</i></b>	<b><i>Time</i></b>	<b><i>Councillor Attending</i></b>	<b><i>Responsibility</i></b>
<b><i>Kingaroy</i></b> <i>Dawn Service</i>	<i>Memorial Park</i>	<i>4.28am</i>	<i>Cr Campbell</i>	<i>Attendance only</i>
<i>Commemorative Service</i>	<i>Memorial Park</i>	<i>10.30am</i>	<i>Mayor &amp; CEO</i>	<i>Participate in march. Chair ceremony Lay wreath</i>
<b><i>Kumbia</i></b> <i>Commemorative Service</i>	<i>Flower bed next to Kumbia Hall</i>	<i>8.45am</i>	<i>Cr Dalton</i>	<i>Participate in march Lay wreath</i>
<b><i>Wooroolin</i></b> <i>Commemorative Service</i>	<i>Wooroolin Hall</i>	<i>11.00am</i>	<i>Cr Dalton</i>	<i>Organisation of service Lay wreath</i>
<b><i>Wondai</i></b> <i>Dawn Service</i>	<i>In front of Council Chambers</i>	<i>5.00am</i>	<i>Mayor</i>	<i>Attendance only</i>

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<b>Town</b>	<b>Location</b>	<b>Time</b>	<b>Councillor Attending</b>	<b>Responsibility</b>
<i>Memorial Service</i>	<i>Cemetery</i>	<i>8.00am</i>	<i>No Councillor Available</i>	<i>Attendance only</i>
<i>Commemorative Service</i>	<i>Wondai Town Hall</i>	<i>10.00am</i>	<i>Cr Campbell</i>	<i>Organisation of service Lay wreath</i>
<b>Proston</b> <i>Dawn Service</i>		<i>5.30am</i>	<i>Council Staff Representative</i>	
<i>School Service (Wednesday)</i>	<i>Proston State School</i>	<i>10.30am</i>	<i>Cr Duff &amp; Mayor</i>	<i>Attendance Lay wreath</i>
<b>Hivesville</b> <i>Dawn Service</i>		<i>5.30am</i>	<i>Cr Duff</i>	<i>Attendance Lay wreath</i>
<b>Nanango</b> <i>Dawn Service</i>	<i>Memorial in front of Chambers</i>	<i>5.25am</i>	<i>Cr Green</i>	<i>Lay wreath</i>
<i>Public Pilgrimage</i>	<i>Nanango Cemetery</i>	<i>7.30am</i>	<i>Cr Green</i>	<i>Attendance only</i>
<i>Memorial Service</i>	<i>Memorial in front of Chambers</i>	<i>9.30am</i>	<i>Cr Green</i>	<i>Lay wreath</i>
<b>Blackbutt</b> <i>Dawn Service</i>		<i>4.27am</i>	<i>Cr Palmer</i>	<i>Attendance Lay wreath</i>
<i>Memorial Service</i>	<i>Cenotaph</i>	<i>9.30 am</i>	<i>Cr Palmer</i>	
<b>Murgon</b> <i>Fellowship</i>	<i>Services Club</i>	<i>4.30am</i>	<i>Cr Tessmann</i>	
<i>Dawn Service</i>	<i>Gore Street Opposite Services Club</i>	<i>5.20am</i>	<i>Cr Tessmann</i>	
<i>Commemorative Service</i>	<i>Services Club</i>	<i>9.30am</i>	<i>Cr Duff</i>	<i>Participate in march Lay wreath</i>
<b>Cherbourg</b> <i>Commemorative Service</i>	<i>Cenotaph</i>	<i>8.00am</i>	<i>Cr Duff</i>	<i>Attendance Lay wreath</i>
<b>Bunya Mountains</b> <i>Memorial Service</i>	<i>Lone Pine Office, National Park Campground, Dandabah</i>	<i>8.00am</i>	<i>Mayor</i>	<i>Attendance Lay wreath</i>
<b>Maidenwell</b> <i>Memorial Service</i>	<i>Main Street Monument</i>	<i>11.30am</i>	<i>Cr Tessmann</i>	<i>Attendance Lay wreath</i>

## Financial and Resource Implications

\$12,500 has been allocated in the 2012/2013 budget for ANZAC Day.

## Link to Corporate/Operational Plan

EC1.1 - Work in partnership with community organisations

### **Communication/Consultation (Internal/External)**

The preparations for ANZAC Day have commenced, internally with identified officers and externally with partnership organisations. The communication and consultation will be ongoing with key stakeholders until end of April 2012.

### **Legal Implications (Statutory Basis, Legal Risks)**

Nil Known

### **Policy/Local Law/Delegation Implications**

Nil

### **Asset Management Implications**

Nil

**12.2 Human Resources**

Nil.

**12.3 Governance**

Nil.

**12.4 Strategic Projects & Grants**

Nil.

**12.5 Governance Portfolio Report**

Nil.

**13. Information Section**

**13.1 IS - 1127457 - Reports for the Information of Council**

**Document Information**

**IR No** 11274557

**Author** Administration Section

**Date** 12 February 2013

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**Précis**

Reports received for the Information of Council.

**Summary**

List of correspondence pending completion of assessment report  
Delegated Authority Report  
Workplace Health and Safety Report

**Officer's Recommendation**

That the reports be received.



**14. General Section**

Nil.

**15. Confidential Section**

- 15.1 CONF - 1133347- Consultancy Services for SBRC Flood Restoration Program after 2013 Flood (Tropical Cyclone Oswald and Associated Rainfall and Flooding, 21-28 Jan 2013)**

**Document Information**

**IR No 1133347**

**Author Program Director Flood Restoration**

**Endorsed  
By General Manager Infrastructure**

**Date 13 February 2013**

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**Reason for Confidentiality**

This report is **CONFIDENTIAL** in accordance with Section 275(1)(e) of the Local Government Regulation 2012, which permits the meeting to be closed to the public for business relating to the following:

- (e) contracts proposed to be made by it

