

Project / Activity	Corporate Plan Line - Priority	Project Description	2020/21 Budget	2020/21 Actual	2020/21 Commitments	2020/21 Actual	2020/21 Actual	2020/21 Actual
Museum - Matarua Ru								
100500 - Project 1005 - Matarua Ru								
Sub-Activity Summary								
	40	5	6	7	8	9	10	11
	148,300.00							148,300.00
Play & Gardens								
104428	45,000.00	45,000.00						45,000.00
100716	250,000.00	250,000.00						250,000.00
100714	75,000.00	75,000.00						75,000.00
100714	175,000.00	175,000.00						175,000.00
100714	30,000.00	30,000.00						30,000.00
100714	200,000.00	200,000.00						200,000.00
100716	50,000.00	50,000.00						50,000.00
Sub-Activity Summary								
	760,000.00	760,000.00			5,175.62			7,005,077.62
104518	300,000.00	300,000.00						300,000.00
104518	250,000.00	250,000.00						250,000.00
100719	50,000.00	50,000.00						50,000.00
Sub-Activity Summary								
	750,000.00	750,000.00						802,000.00
Swimming Pool - Blup								
104574	200,000.00	200,000.00						200,000.00
Sub-Activity Summary								
	200,000.00	200,000.00						2,866,333.83
104574	50,000.00	50,000.00						50,000.00
104574	50,000.00	50,000.00						50,000.00
104574	50,000.00	50,000.00						50,000.00
104574	50,000.00	50,000.00						50,000.00
Sub-Activity Summary								
	200,000.00	200,000.00						810,076.07
Swimming Pool - Mara								
100209	50,000.00	50,000.00						50,000.00
100209	50,000.00	50,000.00						50,000.00
100716	50,000.00	50,000.00						50,000.00
100716	50,000.00	50,000.00						50,000.00
104572	50,000.00	50,000.00						50,000.00
Sub-Activity Summary								
	250,000.00	250,000.00			75,207.75			1,425,166.17

Account Code	Project Description	Corporate Plan Line Priority	Forecast Project	2020/21 Assigned Budget	2019/20 Used in Previous	Total Available Budget	2020/21 Actual Expenditure	2019/20 Actual Expenditure	Forecast/Actual
Section 3 - Air Quality									
100818	Roof Leak Repairs			0	0	0	0	0	0
100816	Control Systems - Cabin Purifier			0	0	0	0	0	0
100818	Control Systems - Cabin Purifier			0	0	0	0	0	0
100714	2021/22 Proposed Capital Expenditure			212,000.00	0	212,000.00	0	0	0
100715	2021/22 Proposed Capital Expenditure			20,000.00	0	20,000.00	0	0	0
100816	Control Systems - Cabin Purifier			0	0	0	0	0	0
100818	Control Systems - Cabin Purifier			0	0	0	0	0	0
100818	Control Systems - Cabin Purifier			212,000.00	0	212,000.00	0	0	0
Sub Activity Subtotal				212,000.00	0	212,000.00	0	0	0
100849	Public Conveniences			0	0	0	0	0	0
100715	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
100713	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
100712	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
100824	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
100825	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
Sub Activity Subtotal				0	0	0	0	0	0
Sub Activity Subtotal				212,000.00	0	212,000.00	0	0	0
100718	Spillage Management			0	0	0	0	0	0
100718	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
100715	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
Sub Activity Subtotal				0	0	0	0	0	0
Sub Activity Subtotal				212,000.00	0	212,000.00	0	0	0
100719	Tennis Courts - Renovation			0	0	0	0	0	0
100719	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
Sub Activity Subtotal				0	0	0	0	0	0
Sub Activity Subtotal				212,000.00	0	212,000.00	0	0	0
100858	WMO - Renewals			0	0	0	0	0	0
100858	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
Sub Activity Subtotal				0	0	0	0	0	0
Sub Activity Subtotal				212,000.00	0	212,000.00	0	0	0
100868	WMO - Renewals			0	0	0	0	0	0
100868	2021/22 Proposed Capital Expenditure			0	0	0	0	0	0
Sub Activity Subtotal				0	0	0	0	0	0
Sub Activity Subtotal				212,000.00	0	212,000.00	0	0	0

Project / Line Item / Description	2020/21 Budget	2020/21 Actual	2020/21 Commitments	2020/21 Actual	2020/21 Actual	2020/21 Actual
Parks - Kaitiaki						
100016: Park Maintenance - Kaitiaki	40,000.00	34,163.00	34,163.00	34,163.00	34,163.00	34,163.00
100116: Park Maintenance - Kaitiaki	34,163.00	28,316.00	28,316.00	28,316.00	28,316.00	28,316.00
100216: Park Maintenance - Kaitiaki	5,837.00	5,847.00	5,847.00	5,847.00	5,847.00	5,847.00
100316: Park Maintenance - Kaitiaki	28,316.00	22,469.00	22,469.00	22,469.00	22,469.00	22,469.00
100416: Park Maintenance - Kaitiaki	12,683.00	12,683.00	12,683.00	12,683.00	12,683.00	12,683.00
100516: Park Maintenance - Kaitiaki	12,683.00	12,683.00	12,683.00	12,683.00	12,683.00	12,683.00
Sub Activity Subtotal	105,562.00	89,152.00	89,152.00	89,152.00	89,152.00	89,152.00
Parks - Mairangi						
100116: Park Maintenance - Mairangi	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00
100216: Park Maintenance - Mairangi	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
100316: Park Maintenance - Mairangi	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00
100416: Park Maintenance - Mairangi	70,000.00	70,000.00	70,000.00	70,000.00	70,000.00	70,000.00
100516: Park Maintenance - Mairangi	40,000.00	40,000.00	40,000.00	40,000.00	40,000.00	40,000.00
100616: Park Maintenance - Mairangi	40,000.00	40,000.00	40,000.00	40,000.00	40,000.00	40,000.00
Sub Activity Subtotal	300,000.00	300,000.00	300,000.00	300,000.00	300,000.00	300,000.00
Parks - Birnie						
100116: Park Maintenance - Birnie	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
100216: Park Maintenance - Birnie	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
100316: Park Maintenance - Birnie	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
100416: Park Maintenance - Birnie	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
100516: Park Maintenance - Birnie	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
100616: Park Maintenance - Birnie	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
Sub Activity Subtotal	300,000.00	300,000.00	300,000.00	300,000.00	300,000.00	300,000.00
Parks - World						
100116: Park Maintenance - World	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00
100216: Park Maintenance - World	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
100316: Park Maintenance - World	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00
100416: Park Maintenance - World	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00	50,000.00
100516: Park Maintenance - World	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00
100616: Park Maintenance - World	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00	100,000.00
Sub Activity Subtotal	500,000.00	500,000.00	500,000.00	500,000.00	500,000.00	500,000.00
Parks - Totals						
100116: Park Maintenance - Totals	1,000,000.00	891,520.00	891,520.00	891,520.00	891,520.00	891,520.00
100216: Park Maintenance - Totals	500,000.00	490,000.00	490,000.00	490,000.00	490,000.00	490,000.00
100316: Park Maintenance - Totals	1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00	1,000,000.00
100416: Park Maintenance - Totals	700,000.00	700,000.00	700,000.00	700,000.00	700,000.00	700,000.00
100516: Park Maintenance - Totals	400,000.00	400,000.00	400,000.00	400,000.00	400,000.00	400,000.00
100616: Park Maintenance - Totals	400,000.00	400,000.00	400,000.00	400,000.00	400,000.00	400,000.00
Sub Activity Subtotal	3,000,000.00	2,901,520.00	2,901,520.00	2,901,520.00	2,901,520.00	2,901,520.00

Item / Description	2020/21 Budget	2020/21 Actual	2020/21 Variance	2020/21 Commitment	2020/21 Available	2020/21 Actual	2020/21 Commitment	2020/21 Available
General								
100000	400000	318,000.00	82,000.00	0	318,000.00	0	0	8,242.75
100100	100100	0	0	0	0	0	0	0
100101	100101	5,000.00	5,000.00	0	5,000.00	0	0	0
100102	100102	5,000.00	5,000.00	0	5,000.00	0	0	0
100103	100103	150,000.00	150,000.00	0	150,000.00	0	0	0
100104	100104	150,000.00	150,000.00	0	150,000.00	0	0	0
100105	100105	150,000.00	150,000.00	0	150,000.00	0	0	0
100106	100106	150,000.00	150,000.00	0	150,000.00	0	0	0
100107	100107	40,000.00	40,000.00	0	40,000.00	0	0	0
Activity Subtotal								
		518,000.00	318,000.00	0	318,000.00	0	0	8,242.75
Activity Total								
		518,000.00	318,000.00	0	318,000.00	0	0	8,242.75
Variable Business System								
100000	0	0	0	0	0	0	0	0
Activity Subtotal								
		0	0	0	0	0	0	0
Activity Total								
		0	0	0	0	0	0	0
Plant & Equipment								
100000	1,000,000.00	1,000,000.00	0	0	1,000,000.00	0	0	0
100001	1,000,000.00	1,000,000.00	0	0	1,000,000.00	0	0	0
100002	1,000,000.00	1,000,000.00	0	0	1,000,000.00	0	0	0
100003	1,000,000.00	1,000,000.00	0	0	1,000,000.00	0	0	0
100004	1,000,000.00	1,000,000.00	0	0	1,000,000.00	0	0	0
100005	1,000,000.00	1,000,000.00	0	0	1,000,000.00	0	0	0
100006	1,000,000.00	1,000,000.00	0	0	1,000,000.00	0	0	0
100007	1,000,000.00	1,000,000.00	0	0	1,000,000.00	0	0	0
Activity Subtotal								
		4,400,000.00	4,400,000.00	0	4,400,000.00	0	0	2,780,067.70
Activity Total								
		4,400,000.00	4,400,000.00	0	4,400,000.00	0	0	2,780,067.70
Plant & Tree Works								
100000	0	0	0	0	0	0	0	0
100001	0	0	0	0	0	0	0	0
100002	0	0	0	0	0	0	0	0
100003	0	0	0	0	0	0	0	0
100004	0	0	0	0	0	0	0	0
100005	0	0	0	0	0	0	0	0
100006	0	0	0	0	0	0	0	0
100007	0	0	0	0	0	0	0	0
Activity Subtotal								
		0	0	0	0	0	0	0
Activity Total								
		0	0	0	0	0	0	0
Works								
100000	0	0	0	0	0	0	0	0
100001	0	0	0	0	0	0	0	0
100002	0	0	0	0	0	0	0	0
100003	0	0	0	0	0	0	0	0
100004	0	0	0	0	0	0	0	0
100005	0	0	0	0	0	0	0	0
100006	0	0	0	0	0	0	0	0
100007	0	0	0	0	0	0	0	0
Activity Subtotal								
		0	0	0	0	0	0	0
Activity Total								
		0	0	0	0	0	0	0

Item / Project Description	Original Plan Line Item	Project Budget	2019/2020 Actual	2020/2021 Actual	2020/2021 Commitments	2019/2020 Actual	2020/2021 Actual	2020/2021 Commitments	From Line Item
Water - Murrumbidgee									
100228 Murrumbidgee Siphon	100228	100,000.00	0	0	0	19	0	0	2,019,692.73
Sub Activity Subtotal		100,000.00	0	0	0	19	0	0	2,019,692.73
Water - Murrumbidgee									
100231 Project - Murrumbidgee Siphon Upgrade	100231	256,000.00	4	4	4	15	2	2	61
100231 Project - Murrumbidgee Siphon Upgrade	100231	175,000.00	4	4	4	15	2	2	2
Sub Activity Subtotal		431,000.00	8	8	8	30	4	4	63
Water - Woodside									
100233 Woodside Water Treatment Plant	100233	56,000.00	0	422,316.65	422,316.65	13	13	13	13
100233 Woodside Water Treatment Plant	100233	56,000.00	0	56,000.00	56,000.00	13	13	13	13
100233 Woodside Water Treatment Plant	100233	300,000.00	0	300,000.00	300,000.00	13	13	13	13
Sub Activity Subtotal		1,112,000.00	0	778,316.65	778,316.65	26	26	26	36
Activity Total		2,608,000.00	4	2,000,000.00	2,200,633.30	55	55	55	63
Maintenance Services									
100276 Murrumbidgee Siphon Upgrade	100276	0	0	175,543.00	175,543.00	13	13	13	13
100276 Murrumbidgee Siphon Upgrade	100276	0	0	175,543.00	175,543.00	13	13	13	13
Sub Activity Subtotal		0	0	175,543.00	175,543.00	13	13	13	13
Water - Kingoonya									
100226 Kingoonya Water Treatment Plant	100226	2,215,000.00	0	3,115,000.00	3,115,000.00	13	13	13	13
100226 Kingoonya Water Treatment Plant	100226	2,215,000.00	0	3,115,000.00	3,115,000.00	13	13	13	13
Sub Activity Subtotal		2,215,000.00	0	3,115,000.00	3,115,000.00	13	13	13	13
Water - Murrumbidgee									
100237 Murrumbidgee Siphon Upgrade	100237	0	0	450,000.00	450,000.00	13	13	13	13
100237 Murrumbidgee Siphon Upgrade	100237	0	0	450,000.00	450,000.00	13	13	13	13
Sub Activity Subtotal		0	0	450,000.00	450,000.00	13	13	13	13
Water - Woodside									
100236 Woodside Water Treatment Plant	100236	4,000,000.00	0	6,100,000.00	6,100,000.00	13	13	13	13
100236 Woodside Water Treatment Plant	100236	4,000,000.00	0	6,100,000.00	6,100,000.00	13	13	13	13
Sub Activity Subtotal		4,000,000.00	0	6,100,000.00	6,100,000.00	13	13	13	13
Water - Woodside									
100240 Woodside Water Treatment Plant	100240	200,000.00	0	200,000.00	200,000.00	13	13	13	13
100240 Woodside Water Treatment Plant	100240	200,000.00	0	200,000.00	200,000.00	13	13	13	13
Sub Activity Subtotal		200,000.00	0	200,000.00	200,000.00	13	13	13	13
Activity Total		6,823,000.00	4	7,783,543.00	8,283,543.00	68	68	68	86
Water Management - R									
100246 Kingoonya Water Treatment Plant	100246	0	0	800,000.00	800,000.00	13	13	13	13
100246 Kingoonya Water Treatment Plant	100246	0	0	800,000.00	800,000.00	13	13	13	13
Sub Activity Subtotal		0	0	800,000.00	800,000.00	13	13	13	13

Project Code	Project Description	Corporate Plan Link - Priority	Financial Project	2020/21 Assigned Budget	2019/2020 Work in Progress	Total Available Budget	2020/21 Commitments	2019/2021 Actual Expenditure	2020/21 Actual Expenditure & Commitments	Final Life Cycle Actual
			Sub Activity Subtotal	350,000.00		350,000.00	8,919.64		8,919.64	877,246.45
			Activity Total	350,000.00		350,000.00	8,919.64		8,919.64	877,246.45
				38,228,642.00		38,231,392.00	8,205,565.33	885,100.87	8,091,765.15	142,488,766.15

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3.2.3 Intangible Assets

Council's water allocation and computer software currently make up the intangible asset balance.

3.3 Liabilities

3.3.1 Trade and other Payables

Trade and Other Payables is made-up of creditors, which is recognised upon receipt of invoice at the amount owed. Amounts are generally settled on 30-day terms. Liabilities are also recognised for employee benefits such as wages and salaries, annual leave, RDO and TOIL.

3.3.2 Borrowings

All Council borrowings are with the Queensland Treasury Corporation (QTC). The balance as at 31 July 2020 was \$36,675,183 made-up of borrowings in the following departments:

Department	Borrowings
NRM & Parks	\$ 672,534
Finance	\$ 1,156,673
Property	\$ 1,131,985
Economic Development	\$ 426,770
Environment & Waste	\$ 794,213
Infrastructure	\$ 12,306,964
Water & Wastewater	\$ 20,186,045
Total	\$ 36,675,183

3.3.3 Provisions

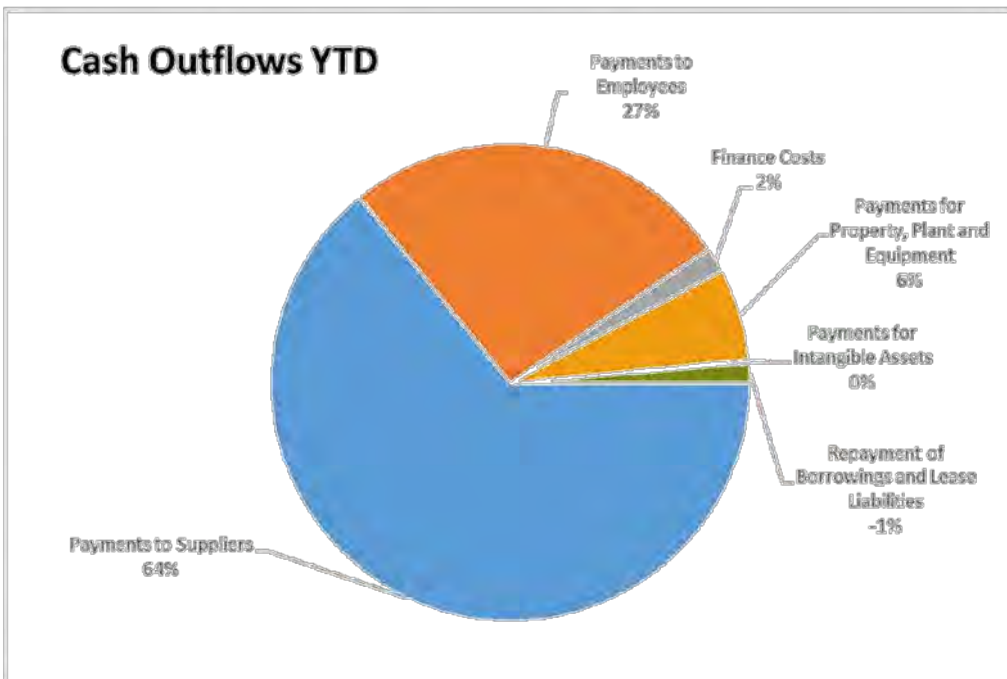
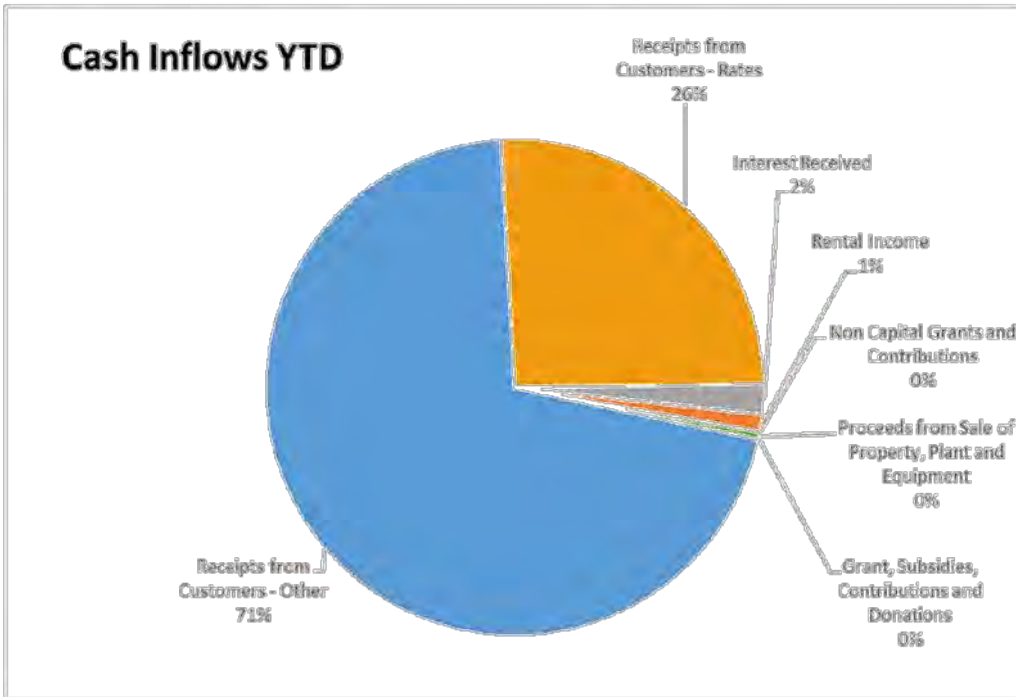
Provisions are made-up of landfill and gravel pit expected restoration costs and employee long service leave.

3.3.4 Other Liabilities

Other liabilities are made-up of the unearned portion of the Memerambi Estate charges, prepaid rates and the State Waste Levy payment received in advance.

4.0 Interim Cash Flow

Monthly Cashflow	July	YTD
Cash Flows from Operating Activities		
Receipts from Customers	\$3,229,780	\$3,229,780
Payments to Suppliers and Employees	(\$9,657,929)	(\$9,657,929)
	(\$6,428,149)	(\$6,428,149)
Interest Received	\$65,992	\$65,992
Rental Income	\$36,819	\$36,819
Non Capital Grants and Contributions	\$1,500	\$1,500
Finance Costs	(\$182,233)	(\$182,233)
Net Cash Inflow (Outflow) from Operating Activities	(\$6,506,071)	(\$6,506,071)
Cash Flows from Investing Activities		
Payments for Property, Plant and Equipment	(\$662,316)	(\$662,316)
Payments for Intangible Assets	(\$25,130)	(\$25,130)
Advances/(Repayments) of Loans and Advances	-	-
Proceeds from Sale of Property, Plant and Equipment	\$15,081	\$15,081
Grant, Subsidies, Contributions and Donations	-	-
Net Cash Inflow (Outflow) from Investing Activities	(\$672,365)	(\$672,365)
Cash Flows from Financing Activities		
Proceeds from Borrowings and Leasing Liabilities	-	-
Repayment of Borrowings and Leasing Liabilities	\$139,688	\$139,688
Net Cash Inflow (Outflow) from Financing Activities	\$139,688	\$139,688
Cash and Cash Equivalents at the Beginning of the Period	\$47,404,602	\$47,404,602
Net Increase (Decrease) in Cash and Cash Equivalents Held	(\$7,038,748)	(\$7,038,748)
Cash and Cash Equivalents at the End of the Period	\$40,365,855	\$40,365,855
Restricted Cash	\$24,844,674	\$24,844,674
Cash Available for Use	\$15,521,181	\$15,521,181



5.0 Interim Changes in Equity

	Jul-20
	\$
Asset Revaluation Surplus	
Opening Balance	421,608,848
Inc/(dec) in asset revaluation surplus	<u> -</u>
Closing Balance	421,608,848
 Retained Surplus	
Opening Balance	425,439,186
Net Result	<u> - 5,674,912</u>
Closing Balance	419,764,274
 Total Community Equity	 <u>841,373,122</u>

6.0 Financial Ratios

Key Performance Indicators - Monthly Reporting

Ratio	Description	Formula	SERC's Target	Status	Jul-20
Cash Ratio	Number of months operating expenditure covered by total cash held	$\frac{\text{Cash Held}}{(\text{Total Operating Expense} - \text{Depreciation}) / \text{Number of Periods}}$	Target greater than or equal to 3 months	✓	9.1
Operating Cash Ratio	Number of months operating expenditure covered by working cash held	$\frac{\text{Cash Held} - \text{Restricted Cash}}{(\text{Total Operating Expense} - \text{Depreciation}) / \text{Number of Periods}}$	Target greater than or equal to 3 months	✓	3.5
Current Ratio (Working Capital Ratio)	This measures the extent to which Council has liquid assets available to meet short term financial obligations	$\frac{\text{Current Assets}}{\text{Current Liabilities}}$	Target between 2.0 & 4.0	✓	3.96
Funded Long Term Liabilities	Percentage of Restricted Cash and Long Term Liabilities backed by Cash	$\frac{\text{Cash Held}}{\text{Restricted Cash} + \text{Non-Current Borrowings}}$	Target greater than or equal to 55%	✓	69%
Debt Servicing Ratio	This indicates Council's ability to meet current debt instalments with recurrent revenue	$\frac{\text{Interest Expense} + \text{Loan Redemption}}{\text{Total Operating Revenue}}$	Target less than or equal to 10%	X	74.2%
Cash Balance \$M	Total Cash that Council held	Cash Held at Period End	Target greater than or equal to \$24M	✓	40.37
Debt to Asset Ratio	To what extent our debt will be covered by total assets	$\frac{\text{Current and Non-Current Loans}}{\text{Total Assets}}$	Target less than or equal to 10%	✓	4.1%
Interest Coverage Ratio	This ratio demonstrates the extent which operating revenues are being used to meet the financing charges	$\frac{\text{Net Interest Expense on Debt Service}}{\text{Total Operating Revenue}}$	Target between 0% and 5%	X	27.5%

The current monthly ratios are tracking on target, except for the Debt Servicing and Interest Coverage ratios which ended up above the upper targets. This is largely due to there being minimal recurrent revenue received in July. These should both come back into the target range once the rates have been levied in August.

7.0 Long Term Financial Forecast

7.1 Income and Expenditure Statements

	Year 2 2021/2022	Year 3 2022/2023	Year 4 2023/2024	Year 5 2024/2025
Income				
Revenue				
Recurrent Revenue				
Rates, Levies and Charges	51,633,800	53,230,532	54,883,248	56,597,354
Fees and Charges	4,071,778	4,138,770	4,206,882	4,276,135
Rental Income	295,703	276,405	281,612	256,917
Interest Received	1,045,463	1,061,745	1,078,288	1,095,197
Sales Revenue	3,085,330	3,145,981	3,207,827	3,270,892
Other Income	762,571	775,749	789,156	802,799
Grants, Subsidies, Contributions and Donations	7,929,017	8,010,214	8,092,300	8,175,285
	<u>68,823,662</u>	<u>70,639,396</u>	<u>72,539,313</u>	<u>74,504,579</u>
Capital Revenue				
Grants, Subsidies, Contribution and Donations	10,766,291	3,555,221	3,266,291	3,466,291
	<u>10,766,291</u>	<u>3,555,221</u>	<u>3,266,291</u>	<u>3,466,291</u>
Total Income	<u>79,589,953</u>	<u>74,194,617</u>	<u>75,805,604</u>	<u>77,970,870</u>
Expenses				
Recurrent Expenses				
Employee Benefits	24,639,958	25,133,406	25,636,733	26,150,128
Materials and Services	22,917,728	23,321,462	24,145,447	24,153,082
Finance Costs	2,171,006	2,081,381	2,039,531	1,876,996
Depreciation and Amortisation	21,859,270	22,254,492	22,707,631	23,045,087
	<u>71,627,962</u>	<u>72,790,741</u>	<u>74,529,342</u>	<u>75,225,293</u>
Capital Expense				
	(406,800)	(413,716)	(420,749)	(427,902)
	<u>(406,800)</u>	<u>(413,716)</u>	<u>(420,749)</u>	<u>(427,902)</u>
Total Expense	<u>71,221,162</u>	<u>72,377,025</u>	<u>74,108,593</u>	<u>74,797,391</u>
Net Result	<u>8,368,791</u>	<u>1,817,592</u>	<u>1,697,011</u>	<u>3,173,479</u>
Net Operating Result	<u>(2,804,300)</u>	<u>(2,151,345)</u>	<u>(1,990,029)</u>	<u>(720,714)</u>

	Year 6 2020/2026	Year 7 2020/2027	Year 8 2021/2028	Year 9 2026/2029	Year 10 2029/2030
Income					
Revenue					
Recurrent Revenue					
Rates, Levies and Charges	58,172,176	60,014,621	61,922,600	63,809,015	65,946,346
Fees and Charges	4,346,550	4,418,142	4,490,941	4,564,957	4,640,215
Rental Income	292,324	297,832	303,447	309,168	315,000
Interest Received	1,112,377	1,129,833	1,147,570	1,165,590	1,183,900
Sales Revenue	3,335,200	3,400,774	3,467,641	3,535,826	3,605,355
Other Income	816,670	830,782	845,140	859,749	874,609
Grants, Subsidies, Contributions and Donations	8,259,178	8,343,991	8,429,734	8,516,419	8,604,056
	<u>76,334,475</u>	<u>78,435,975</u>	<u>80,607,163</u>	<u>82,650,724</u>	<u>85,169,481</u>
Capital Revenue					
Grants, Subsidies, Contribution and Donations	3,266,291	3,266,291	3,466,291	3,266,291	3,266,291
	<u>3,266,291</u>	<u>3,266,291</u>	<u>3,466,291</u>	<u>3,266,291</u>	<u>3,266,291</u>
Total Income	<u>79,600,766</u>	<u>81,702,266</u>	<u>84,073,454</u>	<u>85,917,015</u>	<u>88,435,772</u>
Expenses					
Recurrent Expenses					
Employee Benefits	26,673,799	27,207,961	27,752,810	28,308,559	28,875,453
Materials and Services	24,581,315	25,183,539	25,718,738	25,918,395	26,556,290
Finance Costs	1,705,794	1,663,109	1,477,770	1,299,180	1,100,591
Depreciation and Amortisation	23,377,650	24,022,657	24,358,725	24,798,401	25,234,144
	<u>76,336,557</u>	<u>78,077,266</u>	<u>79,308,042</u>	<u>80,324,544</u>	<u>81,774,478</u>
Capital Expense					
	(435,176)	(442,574)	(450,098)	(457,750)	(465,532)
	<u>(435,176)</u>	<u>(442,574)</u>	<u>(450,098)</u>	<u>(457,750)</u>	<u>(465,532)</u>
Total Expense	<u>75,903,381</u>	<u>77,634,692</u>	<u>78,857,944</u>	<u>79,866,794</u>	<u>81,308,946</u>
Net Result	<u>3,697,385</u>	<u>4,067,574</u>	<u>5,215,510</u>	<u>6,250,221</u>	<u>7,126,826</u>
Net Operating Result	<u>(4,032)</u>	<u>358,709</u>	<u>1,209,121</u>	<u>2,626,180</u>	<u>3,395,003</u>

7.2 Financial Position

	Year 2 2021/2022	Year 3 2022/2023	Year 4 2023/2024	Year 5 2024/2025
Assets				
Current Assets				
Cash and Cash Equivalents	\$ 40,004,015	\$ 51,168,440	\$ 41,446,220	\$ 43,612,379
Receivables	\$ 4,755,876	\$ 4,861,515	\$ 5,067,035	\$ 5,377,408
Inventories	\$ 764,632	\$ 756,986	\$ 749,416	\$ 741,922
Total Current Assets	\$ 45,524,523	\$ 56,786,942	\$ 47,262,671	\$ 49,731,709
Non-Current Assets				
Receivables - Non-Current	\$ 910,507	\$ 708,848	\$ 512,314	\$ 315,780
Infrastructure, Property, Plant and Equipment	\$ 906,732,876	\$ 905,591,292	\$ 913,269,458	\$ 910,725,852
Right of Use Assets	\$ 983,358	\$ 947,319	\$ 911,280	\$ 877,104
Intangible Assets	\$ 7,853,843	\$ 7,815,222	\$ 7,783,790	\$ 7,357,984
Total Non-Current Assets	\$ 916,480,584	\$ 915,062,681	\$ 922,476,842	\$ 919,276,720
Total Assets	\$ 962,005,107	\$ 971,849,623	\$ 969,739,513	\$ 969,008,429
Liabilities				
Current Liabilities				
Payables	\$ 6,155,577	\$ 5,838,523	\$ 5,869,946	\$ 5,921,470
Borrowings	\$ 3,383,849	\$ 3,960,845	\$ 4,117,466	\$ 3,931,759
Provisions	\$ 3,867,021	\$ 3,710,395	\$ 3,627,923	\$ 3,746,422
Unearned Revenue	\$ 2,433,625	\$ 2,500,091	\$ 2,568,887	\$ 2,640,239
Total Current Liabilities	\$ 15,840,072	\$ 16,009,853	\$ 16,184,222	\$ 16,239,890
Non-Current Liabilities				
Payables - Non-Current	\$ 992,145	\$ 965,675	\$ 940,464	\$ 914,574
Borrowings - Non-Current	\$ 32,250,143	\$ 40,089,289	\$ 35,971,832	\$ 32,040,073
Provisions - Non-Current	\$ 13,801,984	\$ 14,045,745	\$ 14,406,235	\$ 14,602,183
Unearned Revenue	\$ 708,809	\$ 509,506	\$ 310,203	\$ 111,674
Total Non-Current Liabilities	\$ 47,753,081	\$ 55,610,224	\$ 51,628,734	\$ 47,668,504
Total Liabilities	\$ 63,593,153	\$ 71,620,078	\$ 67,812,957	\$ 63,908,394
Net Assets	\$ 898,411,954	\$ 900,229,545	\$ 901,926,556	\$ 905,100,035
Equity				
Retained Earnings	\$ 449,131,364	\$ 450,948,955	\$ 452,645,966	\$ 455,819,445
Revaluation Reserve	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590
Total Equity	\$ 898,411,954	\$ 900,229,545	\$ 901,926,556	\$ 905,100,035

	Year 6 2020/2021	Year 7 2021/2022	Year 8 2022/2023	Year 9 2023/2024	Year 10 2024/2025
Assets					
Current Assets					
Cash and Cash Equivalents	\$ 64,209,625	\$ 55,944,282	\$ 64,206,396	\$ 62,431,194	\$ 71,788,331
Receivables	\$ 5,744,521	\$ 6,225,462	\$ 6,821,123	\$ 7,541,815	\$ 8,392,626
Inventories	\$ 734,503	\$ 727,158	\$ 719,886	\$ 712,687	\$ 705,580
Total Current Assets	\$ 70,688,649	\$ 62,896,902	\$ 71,747,405	\$ 70,685,695	\$ 80,886,516
Non-Current Assets					
Receivables - Non-Current	\$ 8,352	\$ -	\$ -	\$ -	\$ -
Infrastructure, Property, Plant and Equipment	\$ 905,528,540	\$ 913,597,564	\$ 806,115,524	\$ 909,599,223	\$ 902,545,896
Right of Use Assets	\$ 842,926	\$ 808,752	\$ 774,659	\$ 740,649	\$ 706,593
Intangible Assets	\$ 6,927,920	\$ 6,493,555	\$ 8,054,846	\$ 5,811,750	\$ 5,164,223
Total Non-Current Assets	\$ 913,345,740	\$ 920,899,871	\$ 912,945,069	\$ 915,951,619	\$ 908,418,712
Total Assets	\$ 984,034,389	\$ 983,796,773	\$ 984,692,474	\$ 986,637,314	\$ 989,305,228
Liabilities					
Current Liabilities					
Payables	\$ 5,956,665	\$ 6,006,459	\$ 8,059,811	\$ 6,097,549	\$ 6,149,826
Borrowings	\$ 4,766,413	\$ 4,448,647	\$ 4,602,168	\$ 4,653,607	\$ 4,814,969
Provisions	\$ 3,760,002	\$ 3,757,688	\$ 3,864,769	\$ 3,938,367	\$ 5,152,022
Unearned Revenue	\$ 2,705,793	\$ 2,893,380	\$ 2,673,734	\$ 2,744,877	\$ 2,830,100
Total Current Liabilities	\$ 17,244,873	\$ 17,106,174	\$ 17,200,532	\$ 17,434,300	\$ 18,946,907
Non-Current Liabilities					
Payables - Non-Current	\$ 857,008	\$ 890,818	\$ 932,915	\$ 804,260	\$ 774,832
Borrowings - Non-Current	\$ 42,243,660	\$ 37,795,013	\$ 33,192,825	\$ 28,539,318	\$ 23,724,350
Provisions - Non-Current	\$ 14,820,448	\$ 15,169,774	\$ 15,385,688	\$ 15,526,711	\$ 14,399,589
Unearned Revenue	\$ -	\$ -	\$ -	\$ -	\$ -
Total Non-Current Liabilities	\$ 57,920,916	\$ 53,825,605	\$ 49,411,438	\$ 44,872,289	\$ 38,898,770
Total Liabilities	\$ 75,236,969	\$ 70,931,779	\$ 66,611,970	\$ 62,306,589	\$ 57,845,677
Net Assets	\$ 908,797,420	\$ 912,864,994	\$ 918,080,504	\$ 924,330,725	\$ 931,457,551
Equity					
Retained Earnings	\$ 459,516,830	\$ 423,534,404	\$ 468,799,914	\$ 475,050,135	\$ 482,178,951
Revaluation Reserve	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590
Total Equity	\$ 908,797,420	\$ 912,864,994	\$ 918,080,504	\$ 924,330,725	\$ 931,457,551

7.3 Cash Flow

	Year 2 2021/2022	Year 3 2022/2023	Year 4 2023/2024	Year 5 2024/2025
Cash Flows from Operating Activities				
<i>Receipts:</i>				
Receipts from Customers	\$ 72,102,040	\$ 73,389,291	\$ 75,321,258	\$ 77,294,725
Interest Received	\$ 1,045,463	\$ 1,061,745	\$ 1,078,288	\$ 1,095,197
Rental Income	\$ 295,703	\$ 276,405	\$ 281,612	\$ 286,917
Non-Capital Grants and Contributions	\$ 7,929,017	\$ 8,010,214	\$ 8,092,300	\$ 8,175,285
<i>Payments:</i>				
Payment to Suppliers	-\$ 59,401,147	-\$ 61,389,327	-\$ 62,410,440	-\$ 63,082,793
Borrowing Costs	-\$ 1,621,793	-\$ 1,530,744	-\$ 1,493,107	-\$ 1,338,399
Net Cash Provided (or Used) in Operating Activities	\$ 20,349,283	\$ 19,817,584	\$ 20,869,911	\$ 22,430,931
Cash Flows from Investing Activities				
<i>Receipts:</i>				
Proceeds from Sale of PPE	\$ 406,800	\$ 413,716	\$ 420,749	\$ 427,902
Grants, Subsidies, Contributions and Donations	\$ 10,766,291	\$ 3,555,221	\$ 3,266,291	\$ 3,466,291
<i>Payments:</i>				
Payments for PPE	-\$ 36,621,232	-\$ 21,038,248	-\$ 30,318,326	-\$ 20,041,499
Net Cash Provided (or Used) in Investing Activities	-\$ 25,448,141	-\$ 17,069,311	-\$ 26,631,286	-\$ 16,147,306
Cash Flows from Financing Activities				
<i>Receipts:</i>				
Proceeds from Borrowings	\$ 5,000,000	\$ 11,800,000	\$ -	\$ -
<i>Payments:</i>				
Repayments of Borrowings	-\$ 3,013,874	-\$ 3,383,849	-\$ 3,960,845	-\$ 4,117,466
Net Cash Provided (or Used) in Financing Activities	\$ 1,986,126	\$ 8,416,151	-\$ 3,960,845	-\$ 4,117,466
Net Increase/(Decrease) in Cash and Cash Equivalent	-\$ 3,112,732	\$ 11,164,425	-\$ 9,722,220	\$ 2,166,159
Cash and Cash Equivalents at Beginning of Period	\$ 43,116,747	\$ 40,004,015	\$ 51,168,440	\$ 41,446,220
Cash and Cash Equivalents at End of Period	\$ 40,004,015	\$ 51,168,440	\$ 41,446,220	\$ 43,612,379

	Year 6 2025/2026	Year 7 2026/2027	Year 8 2027/2028	Year 9 2028/2029	Year 10 2029/2030
Cash Flows from Operating Activities					
<i>Receipts:</i>					
Receipts from Customers	\$ 79,384,369	\$ 81,457,736	\$ 83,226,088	\$ 85,792,924	\$ 88,179,201
Interest Received	\$ 1,112,377	\$ 1,129,833	\$ 1,147,570	\$ 1,165,590	\$ 1,183,900
Rental Income	\$ 292,324	\$ 297,832	\$ 303,447	\$ 309,168	\$ 315,000
Non-Capital Grants and Contributions	\$ 8,259,178	\$ 8,343,991	\$ 8,429,734	\$ 8,516,419	\$ 8,604,056
<i>Payments:</i>					
Payment to Suppliers	-\$ 64,200,084	-\$ 65,876,967	-\$ 66,931,439	-\$ 68,050,592	-\$ 69,636,743
Borrowing Costs	-\$ 1,176,528	-\$ 1,145,083	-\$ 977,105	-\$ 825,612	-\$ 667,358
Net Cash Provided (or Used) in Operating Activities	\$ 23,581,635	\$ 24,407,344	\$ 25,198,296	\$ 26,907,896	\$ 27,978,058
Cash Flows from Investing Activities					
<i>Receipts:</i>					
Proceeds from Sale of PPE	\$ 435,176	\$ 442,574	\$ 450,098	\$ 457,750	\$ 465,532
Grants, Subsidies, Contributions and Donations	\$ 3,266,291	\$ 3,266,291	\$ 3,466,291	\$ 3,266,291	\$ 3,266,291
<i>Payments:</i>					
Payments for PPE	-\$ 17,754,098	-\$ 31,565,138	-\$ 16,403,023	-\$ 27,804,951	-\$ 17,699,237
Net Cash Provided (or Used) in Investing Activities	-\$ 14,052,631	-\$ 27,876,274	-\$ 12,487,534	-\$ 24,080,910	-\$ 13,967,414
Cash Flows from Financing Activities					
<i>Receipts:</i>					
Proceeds from Borrowings	\$ 15,000,000	\$ -	\$ -	\$ -	\$ -
<i>Payments:</i>					
Repayments of Borrowings	-\$ 3,931,759	-\$ 4,796,413	-\$ 4,448,647	-\$ 4,602,188	-\$ 4,653,507
Net Cash Provided (or Used) in Financing Activities	\$ 11,068,241	-\$ 4,796,413	-\$ 4,448,647	-\$ 4,602,188	-\$ 4,653,507
Net Increase/(Decrease) in Cash and Cash Equivalents	\$ 20,597,246	-\$ 8,265,343	\$ 8,262,116	-\$ 1,775,202	\$ 9,357,137
Cash and Cash Equivalents at Beginning of Period	\$ 43,612,379	\$ 64,209,625	\$ 55,944,282	\$ 64,206,396	\$ 62,431,194
Cash and Cash Equivalents at End of Period	\$ 64,209,625	\$ 55,944,282	\$ 64,206,396	\$ 62,431,194	\$ 71,788,331

7.4 Changes in Equity

	Year 2 2021/2022	Year 3 2022/2023	Year 4 2023/2024	Year 5 2024/2025	
Asset Revaluation Surplus					
Opening Balance	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	
Increase/(Decrease) in Asset Revaluation Surplus	\$ -	\$ -	\$ -	\$ -	
Closing Balance	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	
Retained Surplus					
Opening Balance	\$ 440,762,572	\$ 449,131,364	\$ 450,948,955	\$ 452,645,966	
Net Result	\$ 8,368,792	\$ 1,817,592	\$ 1,697,011	\$ 3,173,479	
Closing Balance	\$ 449,131,364	\$ 450,948,955	\$ 452,645,966	\$ 455,819,445	
Total Community Equity	\$ 898,411,954	\$ 900,229,545	\$ 901,926,556	\$ 905,100,035	
Year 6 to Year 10					
	Year 6 2025/2026	Year 7 2026/2027	Year 8 2027/2028	Year 9 2028/2029	Year 10 2029/2030
Asset Revaluation Surplus					
Opening Balance	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590
Increase/(Decrease) in Asset Revaluation Surplus	\$ -	\$ -	\$ -	\$ -	\$ -
Closing Balance	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590	\$ 449,280,590
Retained Surplus					
Opening Balance	\$ 455,819,445	\$ 459,516,830	\$ 463,584,404	\$ 468,799,914	\$ 475,050,135
Net Result	\$ 3,697,385	\$ 4,067,574	\$ 5,215,510	\$ 6,250,221	\$ 7,126,826
Closing Balance	\$ 459,516,830	\$ 463,584,404	\$ 468,799,914	\$ 475,050,135	\$ 482,176,961
Total Community Equity	\$ 908,797,420	\$ 912,864,994	\$ 918,080,504	\$ 924,330,725	\$ 931,457,551

8.0 Investments

Council had \$42.7m held in bank accounts at 31 July 2020. Out of this balance 87% was held with QTC with an end of month interest rate of 0.93% and the remaining 13% was with Commonwealth Bank with an interest rate of 0.75%. With low interest rates causing the term deposit market to be uncompetitive, Council has not invested any funds in term deposits with other institutions at this time.

Institution	Rating	Rate at 30/06/2020	Current Rate
QTC	A1+	0.86%	0.93%
CBA General Account (new)	A1+	0.75%	0.75%
CBA General Account	A1+	0.75%	0.75%

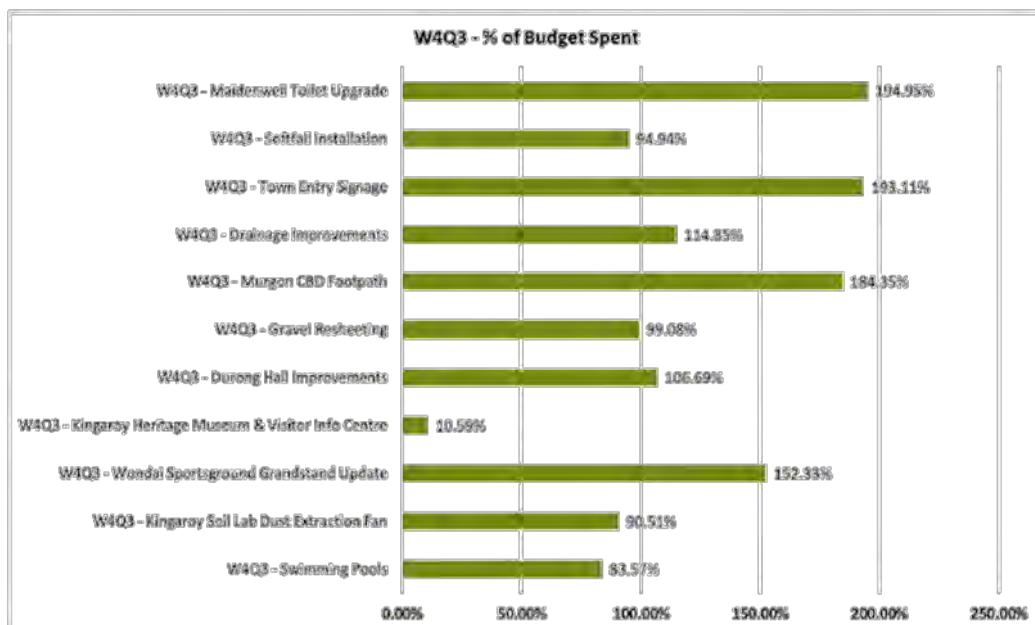
Investment Portfolio Report
As at 31 July 2020

Financial Institution	Opening Investment Balance 1 July 2020	Interest Rate	Deposits	Redemptions	Balance	Interest Income	Admin Charge	Net Interest Income	Ending Investment Balance 31 July 2020	% to Portfolio	Short Term Rating	Individual Counter-Party Limit	Maximum Funds Limit
Queensland Treasury Corporation	41,289,201	0.93%		4,000,000	37,289,201	29,159	5,090	24,068	37,313,269	0.87	A1+	100%	No Limit
Commonwealth Bank Australia General Operating Account	6,211,212	0.75%	12,860,834	13,623,225	5,448,821	4,644		4,644	5,433,465	0.13	A1+	25% to 35%	\$20M
Total	47,500,413		12,860,834	17,623,225	42,738,022	33,803	5,090	28,712	42,766,734				

9.0 Works for Queensland

The Works for Queensland total budget is \$4.5m. To-date, \$4.98m of actuals has been spent with a further committed cost of \$347k identified. As at the end of June 2020, \$4,078,854.15 was submitted to the department as eligible expenditure under the grant with the remainder funded by Council.

Project Code	Project Description	Project Budget	TQ3 Project Actual Costs	July 2020	Commitments	Project Life to Date	% Complete
100666	W4Q3 - Swimming Pools	288,000.00	257,481.62	714.55	0.77748	258,196.17	89.57%
100668	W4Q3 - Kingaroy Soil Lab Dust Extraction Fan	60,000.00	50,581.40	0.00	0.00	50,581.40	84.30%
100667	W4Q3 - Wondai Sportsground Grandstand Update	70,000.00	124,551.28	0.00	0.00	124,551.28	177.93%
100668	W4Q3 - Kingaroy Heritage Museum & Visitor Info Centre	30,000.00	3,282.73	0.00	0.00	3,282.73	10.94%
100669	W4Q3 - Dulong Hall Improvements	15,000.00	14,068.70	0.00	0.00	14,068.70	93.79%
100670	W4Q3 - Gravel Resheeting	2,150,000.00	2,621,120.55	108,500.96	7,458.49	2,729,621.51	126.91%
100671	W4Q3 - Murgon CBD Footpath	500,000.00	609,947.63	52,897.36	231,473.48	691,748.29	138.35%
100672	W4Q3 - Drainage Improvements	330,000.00	397,933.51	4,630.36	0.00	402,563.87	121.99%
100673	W4Q3 - Town Entry Signage	100,000.00	193,105.71	0.00	30,400.00	193,105.71	193.11%
100674	W4Q3 - Sefton Installation	300,000.00	284,937.51	0.00	0.00	284,937.51	94.98%
100675	W4Q3 - Maitland Toilet Upgrade	33,000.00	29,242.69	0.00	0.00	29,242.69	88.61%
		4,500,000.00	4,819,478.90	160,951.29	347,103.43	4,986,630.13	



W4Q3 - Capital Grant Projects Report

Project Code	Project Description	Project Budget	1920 Project Actual Costs	July 2020	Commitments	Project Life to Date
100665						
005807	W4Q3 - Murgon Swimming Pool	90,000.00	64,357.85	0.00	0.00	84,267.85
005808	W4Q3 - Wandal Swimming Pool-Solar	55,000.00	29,715.35	714.95	0,090.81	30,429.90
005809	W4Q3 - Wandal-Swimming Pool-Fitzone	140,000.00	123,368.42	0.00	668.55	123,368.42
	Sub Total	285,000.00	217,441.62	714.95	0,777.48	238,166.17
100666						
005810	W4Q3 - Kroy Soil/Lab Dust Extractor	65,000.00	58,831.40	0.00	0.00	58,831.40
	Sub Total	65,000.00	58,831.40	0.00	0.00	58,831.40
100667						
005811	W4Q3 - Wandal Sportsground Grandstands	70,000.00	106,651.29	0.00	0.00	106,651.29
	Sub Total	70,000.00	106,651.29	0.00	0.00	106,651.29
100668						
005812	W4Q3 - Kroy Heritage Museum & WC	50,000.00	5,292.73	0.00	0.00	5,292.73
	Sub Total	50,000.00	5,292.73	0.00	0.00	5,292.73
100669						
005813	W4Q3 - Daring Hall Improvements	15,000.00	16,003.78	0.00	0.00	16,003.78
	Sub Total	15,000.00	16,003.78	0.00	0.00	16,003.78
100670						
005891	W4Q3 - GR - Geyndah Hivesville Rd	222,958.02	187,153.05	21.31	0.00	187,174.36
005892	W4Q3 - GR - Mondure Rd	130,000.00	74,262.58	0.00	0.00	74,262.58
005893	W4Q3 - GR - Morgans Rd	96,140.00	87,161.08	4,820.00	0.00	91,811.08
005894	W4Q3 - GR - Wilsons Rd	160,000.00	82,868.24	0.00	0.00	82,868.24
005895	W4Q3 - GR - Boonema Ellesmere Rd	148,231.85	148,231.85	0.00	0.00	148,231.85
005896	W4Q3 - GR - Mondure Crossing Rd	168,000.00	100,821.97	2,731.02	0.00	103,552.99
005897	W4Q3 - GR - Rolin and Lee Rd	87,434.49	74,008.75	0.00	1,468.75	74,008.75
005898	W4Q3 - GR - Mistons Rd	114,845.51	120,029.71	0.00	0.00	120,029.71
005899	W4Q3 - GR - Mt Gaultey Broome Rd	142,868.63	142,868.63	0.00	0.00	142,868.63
005700	W4Q3 - GR - Kurioon Rd	218,897.03	218,897.03	0.00	0.00	218,897.03
005701	W4Q3 - GR - Coolabunia Mair Rd	91,870.63	91,870.63	0.00	0.00	91,870.63
005705	W4Q3 - GR - Deep Crk Rd	154,745.07	154,745.07	0.00	0.00	154,745.07
005707	W4Q3 - GR - Bengel Rd	232,520.83	232,520.83	0.00	0.00	232,520.83
005709	W4Q3 - GR - Burns Surti Rd	0.00	45.45	0.00	0.00	45.45
005710	W4Q3 - GR - Wachen Hut Rd	149,345.75	149,345.75	0.00	0.00	149,345.75
005712	W4Q3 - GR - Walbegrave Rd	214,895.71	214,895.71	0.00	0.00	214,895.71
005713	W4Q3 - GR - Resvale Rd	38,652.53	38,652.53	0.00	0.00	38,652.53
005714	W4Q3 - GR - McKenzies Rd	99,010.19	99,010.19	0.00	0.00	99,010.19
005715	W4Q3 - GR - Birt Road	113,116.47	113,116.47	0.00	0.00	113,116.47
005730	W4Q3 - GR - Kangaroo Yard Rd	0.00	113,116.31	0.00	5,919.47	113,116.31
005805	W4Q3 - GR - Old Wandal Rd Wandal	166,557.32	166,557.32	0.00	0.00	166,557.32
005806	W4Q3 - GR - Reagan Road	0.00	31,021.73	96,128.83	39.27	127,150.36
	Sub Total	2,750,000.00	2,621,320.86	109,500.96	7,448.49	2,724,821.51
100671						
005715	Murgon-CBD Footpath Stage 2	500,000.00	689,047.93	52,897.36	291,477.48	921,745.29
	Sub Total	500,000.00	689,047.93	52,897.36	291,477.48	921,745.29
100672						
005716	Nanango-Brisbane Street Drainage	350,000.00	397,923.61	4,039.36	0.00	401,961.97
	Sub Total	350,000.00	397,923.61	4,039.36	0.00	401,961.97
100673						
005717	W4Q3-Regional-Town Entry Signage	100,000.00	193,105.71	0.00	38,400.00	193,105.71
	Sub Total	100,000.00	193,105.71	0.00	38,400.00	193,105.71
100674						
005718	W4Q3 - Memorial Park Softball	230,000.00	214,098.82	0.00	0.00	214,098.82
005719	W4Q3 - Apex Park Softball	70,000.00	70,730.49	0.00	0.00	70,730.49
	Sub Total	300,000.00	284,827.31	0.00	0.00	284,827.31
100675						
005720	W4Q3 - Maidenwell Toilet Upgrade	15,000.00	29,242.09	0.00	0.00	29,242.09
	Sub Total	15,000.00	29,242.09	0.00	0.00	29,242.09
	Grand Total	4,500,000.00	4,819,476.90	160,951.23	347,103.43	4,980,430.13



9 PORTFOLIO – ROADS & DRAINAGE

9.1 ROADS & DRAINAGE PORTFOLIO REPORT

File Number: 19-08-2020

Author: Councillor

Authoriser: Chief Executive Officer

PRECIS

Roads & Drainage Portfolio Report

SUMMARY

Cr Jones presented his Roads & Drainage Portfolio Report to Council.

OFFICER'S RECOMMENDATION

That Cr Jones's Roads & Drainage Portfolio Report to Council be received.

BACKGROUND

Nil

ATTACHMENTS

Nil

10 PORTFOLIO – COMMUNITY, ARTS, HERITAGE, SPORT & RECREATION

10.1 COMMUNITY, ARTS, HERITAGE, SPORT AND RECREATION PORTFOLIO REPORT

File Number: 19-08-2020

Author: Councillor

Authoriser: Chief Executive Officer

PRECIS

Community, Arts, Heritage, Sport and Recreation Portfolio Report

SUMMARY

Cr Potter presented her Community, Arts, Heritage, Sport and Recreation Portfolio Report to Council.

OFFICER’S RECOMMENDATION

That Cr Potter’s Community, Arts, Heritage, Sport and Recreation Portfolio Report to Council be received.

BACKGROUND

Nil

ATTACHMENTS

Nil

11 PORTFOLIO – RURAL SERVICES, NATURAL RESOURCE MANAGEMENT, PLANNING & COMPLIANCE SERVICES

11.1 RURAL SERVICES, NATURAL RESOURCE MANAGEMENT, PLANNING AND COMPLIANCE SERVICES PORTFOLIO REPORT

File Number: 19-08-2020

Author: Councillor

Authoriser: Chief Executive Officer

PRECIS

Rural Services, Natural Resource Management, Planning and Compliance Services Portfolio Report

SUMMARY

Cr Henschen presented his Rural Services, Natural Resource Management, Planning and Compliance Services Portfolio Report to Council.

OFFICER'S RECOMMENDATION

That Cr Henschen's Rural Services, Natural Resource Management, Planning and Compliance Services Portfolio Report to Council be received.

BACKGROUND

Nil

ATTACHMENTS

Nil

11.2 ES - CHANGE TO 2020/2021 FEES & CHARGES - MONTHLY PRO-RATA FOOD LICENSING

File Number: 19-08-2020
Author: Manager Environment and Waste
Authoriser: Chief Executive Officer

PRECIS

Change to 2020/2021 Fees & Charges - Monthly Pro-rata Food Licensing for new food businesses.

SUMMARY

Proposed change to the Council's 2020/2021 Fees and Charges to permit the charging of Food Licensing Fees on a monthly Pro Rata basis for new food businesses.

OFFICER'S RECOMMENDATION

That Council approve changes to the Council's 2020/2021 Fees and Charges to permit the charging of Food Licensing Fees on a monthly Pro Rata basis for new food businesses as per the attached table in the report.

FINANCIAL AND RESOURCE IMPLICATIONS

The proposed transition to a pro-rata licensing system will be advantageous for the customer, in that many new businesses will not have as large upfront fees.

There will also be a streamlining of processes to one renewal date for all Food Businesses.

LINK TO CORPORATE/OPERATIONAL PLAN

The applicable Corporate Strategy is:

Enhancing our Communities - Building vibrant, healthy, supportive & inclusive communities

The applicable Goal & Strategies are:

- EC2 An active, safe and healthy community
- EC2.2 Advocate and support community initiatives that promote healthy lifestyles
- EC2.3 Manage identified public health and environmental issues in accordance with relevant legislation

COMMUNICATION/CONSULTATION (INTERNAL/EXTERNAL)

There has been no formal public consultation on this proposed change.

There has however been feedback from a number of food businesses over time in relation to a common date for renewal.

LEGAL IMPLICATIONS (STATUTORY BASIS, LEGAL RISKS)

There is no legal impediment for Council to be able to make this variation to its Fees & Charges.

POLICY/LOCAL LAW DELEGATION IMPLICATIONS

Council is able to make this proposed change, which should be, from feedback received from businesses, positively received.

ASSET MANAGEMENT IMPLICATIONS

N/A

REPORT

The proposed transition to a pro-rata licensing system for new food business licences will be advantageous for the customer, in that many new businesses will not have as large upfront fees, depending upon when they make application in the licensable period. That is, under the current arrangements if a prospective food business operator applies close to the end of September in the current licence period then they would have to pay the full twelve (12) months licence fee and then also have to pay the next period’s renewal fees soon thereafter as well.

Council’s Tech1 System is able to accommodate a pro rata food business licence fee process.

This proposed pro rata food business licence fee system should result in a more streamlined system for the annual food business licence renewals and reduce the financial impact often incurred when opening a New Food Business.

The following two tables provides the current and the proposed fee setup in Tech1. Please note that the fees have not increased and are still the same. The difference is that the fees have been segregated out for the Customer and Council Officers.

<i>Description</i>	<i>Current Fee Setup</i>	
New Food Business Licence Application		
Assessment of Applicant	85.00	
High	495.00	This fee includes the full 12 months food business licence
Medium	453.00	
Low	366.00	
Supermarket	453.00 + 34.00 per unit	
Market	64.00	
Home Based	64.00	
Temporary <i>Not charged the assessment of applicant</i>	43.00	

Description	Proposed Fee Setup	
New Food Business Licence Application		
Assessment of Applicant	85.00	
Structural Approval	155.00	
Pro-rata Licence High	41.25	This is the monthly rate, which is multiplied by the number of months up to and including the month paid to the end of September.
Pro-rata Licence Medium	37.75	
Pro-rata Licence Low	30.50	
Pro-rata Licence Supermarket	37.75 + 2.83 per unit	
Pro-rata Licence Market	5.33	
Pro-rata Licence Home Based	5.33	
Temporary <i>Not charged the assessment of applicant</i>	43.00	
AMENDMENT FOR LICENCE	155.00 This is for structural changes within the business and/or amendment to the licence for example change of business activity.	

ATTACHMENTS

Nil

12 PORTFOLIO – LOCAL DISASTER MANAGEMENT, WATER & WASTEWATER, WASTE MANAGEMENT

12.1 LOCAL DISASTER MANAGEMENT, WATER, WASTE WATER AND WASTE MANAGEMENT PORTFOLIO REPORT

File Number: 19-08-2020

Author: Councillor

Authoriser: Chief Executive Officer

PRECIS

Local Disaster Management, Water, Waste Water and Waste Management Portfolio Report

SUMMARY

Councillor Frohloff presented her Local Disaster Management, Water, Waste Water and Waste Management Portfolio Report to Council.

OFFICER'S RECOMMENDATION

That Cr Frohloff's Local Disaster Management, Water, Waste Water and Waste Management Portfolio Report to Council be received.

BACKGROUND

Nil

ATTACHMENTS

Nil

13 PORTFOLIO – RURAL RESILIENCE, PARKS & GARDENS, PROPERTY & FACILITY MANAGEMENT, INDIGENOUS AFFAIRS

13.1 RURAL RESILIENCE, PARKS & GARDENS, PROPERTY & FACILITY MANAGEMENT AND INDIGENOUS AFFAIRS PORTFOLIO REPORT

File Number: 19-08-2020

Author: Councillor

Authoriser: Chief Executive Officer

PRECIS

Rural Resilience, Parks & Gardens, Property & Facility Management and Indigenous Affairs Portfolio Report

SUMMARY

Cr Duff presented her Rural Resilience, Parks & Gardens, Property & Facility Management and Indigenous Affairs Portfolio Report to Council.

OFFICER'S RECOMMENDATION

That Cr Duff's Rural Resilience, Parks & Gardens, Property & Facility Management and Indigenous Affairs Portfolio Report to Council be received.

BACKGROUND

Nil

ATTACHMENTS

Nil

13.2 MURGON MEN'S SHED - AMENDMENT OF LEASE**File Number: 19-08-2020****Author: Senior Lease and Property Management Officer****Authoriser: Chief Executive Officer****PRECIS**

Proposed realignment of lease boundary for Murgon Men's Shed over part of Lot 3 and Lot 4 on SP119874 – 75 Macalister Street, Murgon.

SUMMARY

Murgon Men's Shed have requested additional land for the display of railway carriages. A realignment of the existing licence boundary is required to accommodate the display. As the area of the licence will be realigned, a new lease will be required.

OFFICER'S RECOMMENDATION

That the boundary of the existing licence for the Murgon Men's Shed be realigned, and Council enter into a new Lease, on the same terms and conditions as the existing licence, over part of Lot 3 and Lot 4 on SP119874.

FINANCIAL AND RESOURCE IMPLICATIONS

Council will bear the cost of preparation and execution of a new Lease, preparation of a new survey, registration of survey and lease on the title if required.

LINK TO CORPORATE/OPERATIONAL PLAN

ENHANCING OUR COMMUNITY – Building a vibrant, healthy, supportive and inclusive community

EC2 Sustainable community groups

EC2.1 – Facilitate the implementation of Council's Sport and Recreation Plan

EC3 An active, safe and healthy community

EC3.2 – Enhance community culture through the support of initiatives and the provision of community facilities.

COMMUNICATION/CONSULTATION (INTERNAL/EXTERNAL)

Council representatives met with the Murgon Men's Shed on site to discuss their request to erect a shed over the existing railway carriages which are located on the rail trail. At that meeting, the Men's Shed advised of potentially expanding the display.

Council must seek approval from DTMR prior to any installation of structures within the rail trail corridor. After extensive discussions, DTMR confirmed its position that the rail trail corridor be kept free of structures, and future subleases, to ensure full public access to the rail trail corridor is maintained.

DTMR have been consulted to determine options for the display of carriages and supports the relocation of the carriages to land that adjoins the existing lease with the Murgon Men's Shed, which is located off the rail trail corridor leaving it free for full public access

The realignment of the boundary to relocate the display meets the needs of DTMR and Council by maintaining free and unrestricted public access to the rail trail. It also meets the needs of the Murgon Men's Shed by having a secure display area for railway carriages, with room to expand the display with additional rollingstock.

Council's Manager of NRM and Parks engaged a consultant to prepare a concept drawing of the display in the new location.

LEGAL IMPLICATIONS (STATUTORY BASIS, LEGAL RISKS)

The additional area of lease and development of the site as a display is in accordance with the Sub-lease between Department of Transport and Main Roads and South Burnett Regional Council.

The offer of a Sub-lease to the Murgon Men's Shed is in accordance with Section 236 of the *Local Government Regulation 2012*.

POLICY/LOCAL LAW DELEGATION IMPLICATIONS

Offering the property for lease is in accordance with Council's Disposal of Real Estate Policy whereby disposal reduces operating costs, such as building or property maintenance costs and provides for economic development.

It is also a requirement under the policy that Council's contribution is acknowledged by the recipient.

ASSET MANAGEMENT IMPLICATIONS

Offer of sub-lease to the Murgon Men's Shed formalises the occupation of the property and outlines roles and responsibilities of each party.

REPORTProperty Details:

Description:	part of Lot 3 and Lot 4 on SP119874
Area:	about 3365 square metres (subject to survey)
Tenure:	Leasehold
Owner:	Department of Transport and Main Roads
Zone:	Recreation and Open Space (Lot 3) and Local Centre (Lot 4) under the South Burnett Regional Council Planning Scheme v.1.2

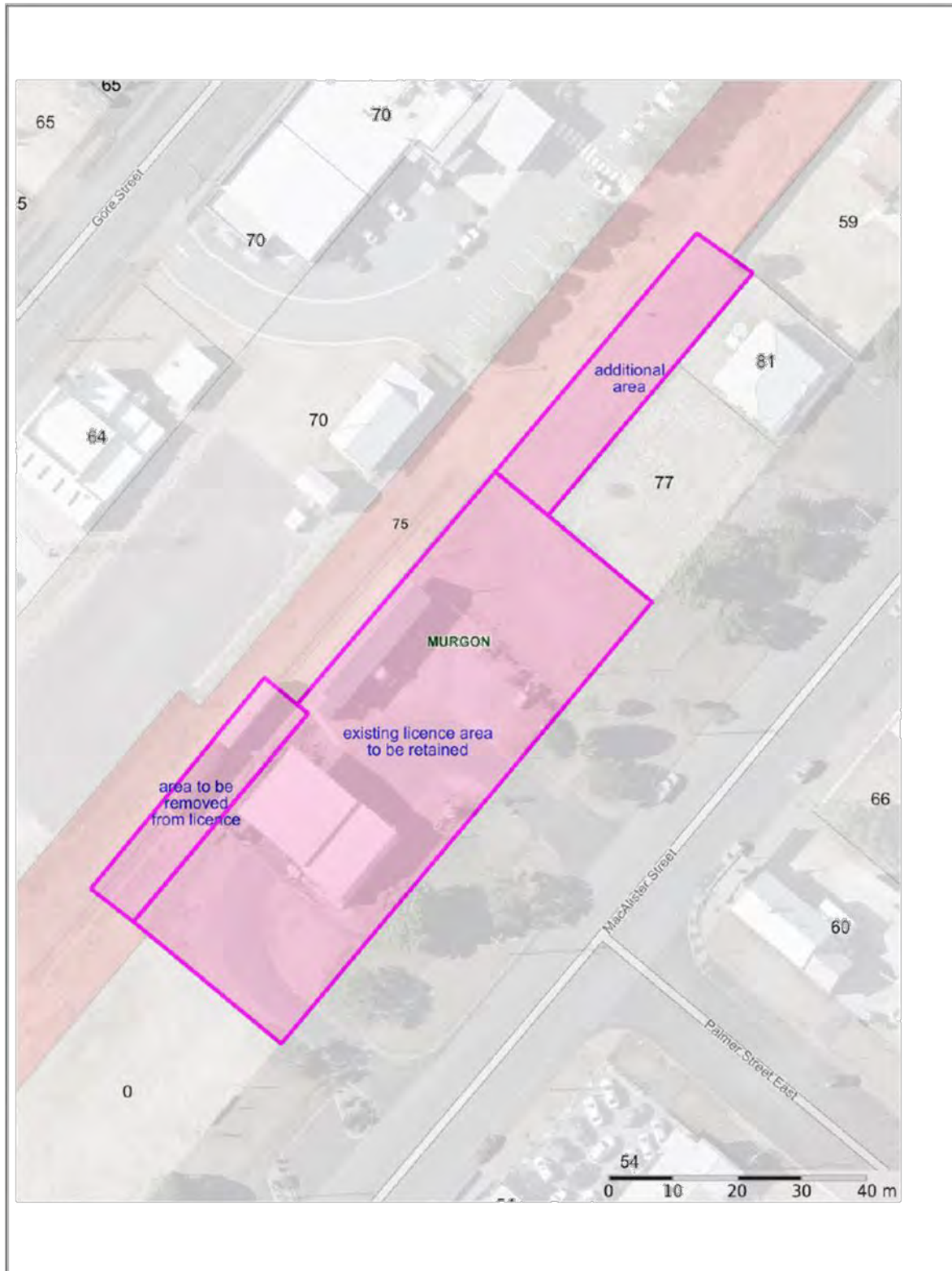
The Murgon Men's Shed has occupied 75 Macalister Street, Murgon (the old Murgon Railway Depot and Station) for the past 4 years.



A realignment of the lease boundary will provide security of tenure for the Men's Shed to expand their railway carriage display and not impede the public use of the rail trail. The Men's Shed does not have exclusive possession of the Railway Station building which allows the building to be used by other parties, in particular for rail trail events.

The area of the lease is not required by Council for any purpose at this time.

ATTACHMENTS

1. **Map - Murgon Men's Shed - proposed realignment of boundary** [↓](#) 
2. **Concept Drawing of display area** [↓](#) 



 <p>SOUTH BURNETT REGIONAL COUNCIL</p>	<p>South Burnett Regional Council does not warrant the accuracy of information in this publication and any person using or relying upon such information does so on the basis that SBRC shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information.</p>	<p>Murgon Men's Shed Lease areas</p>	<p>6/08/2020</p>	
			<p>1:800</p>	



ARTISTS IMPRESSION BOUNDARY TO BOUNDARY SHED WITH RELOCATED CARRIAGES AND LOCOMOTIVE. FENCE NOT SHOWN FOR CLARITY. SHED IS INDICATIVE ONLY.

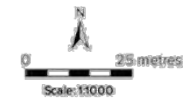
THE SECOND RAILWAY LINE IS TO BE USED FOR SMALLER RAILWAY MEMORABILIA SUCH AS PUMP CARTS SO AS TO MAINTAIN A CLEAR VIEW OF THE HISTORICAL CARRIAGES FROM THE TRAIL.

30 YEAR STAGED SHED EXPANSION — A STAGED APPROACH WITH A VIEW OF 30 YEARS TO THE SHED EXPANSION WOULD ALLOW FOR MINIMAL LEASE CHANGES AND PROVIDE CLARITY AND DIRECTION FOR BOTH COUNCIL AND MURGON MEN'S SHED.

PROPOSED RE-LOCATION

MCALLISTER ST ENTRY GATES — CONTROL OVER ENTRY WITH THE MCALLISTER ST GATED ENTRY. THIS COULD ALLOW FOR GOLD COIN ENTRY FOR ALL DISPLAY AREAS.

EXISTING LOCATION



CARRIAGES RELOCATION MAP

MURGON - CARRIAGES RELOCATION
 KINGAROY TO KILKIVAN RAIL TRAIL
 FOR SOUTH BURNETT REGIONAL COUNCIL

<table border="1"> <tr><td>Checked</td><td></td></tr> <tr><td>Review</td><td></td></tr> <tr><td>Approved</td><td></td></tr> <tr><td>Completed</td><td></td></tr> </table>	Checked		Review		Approved		Completed			<table border="1"> <tr><th>PROJECT</th><th>PLAN</th><th>REVISION</th></tr> <tr><td>B3437</td><td>CR01</td><td>A</td></tr> <tr><td>DATE:</td><td>8/13/20</td><td>23/08/2020</td></tr> </table>	PROJECT	PLAN	REVISION	B3437	CR01	A	DATE:	8/13/20	23/08/2020
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Approved																			
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PROJECT	PLAN	REVISION																	
B3437	CR01	A																	
DATE:	8/13/20	23/08/2020																	

13.3 APPROVAL FOR KINGAROY ROTARY TO OCCUPY ADDITIONAL SHED BAY AT KINGAROY REGIONAL ENTREPRISE CENTRE.

File Number: 19-08-2020

Author: Senior Lease and Property Management Officer

Authoriser: General Manager Community

PRECIS

Approval for Kingaroy Rotary to occupy one bay of the Services Club shed at the Kingaroy Enterprise Centre vacated by Taabinga Rotary.

SUMMARY

Kingaroy Rotary Club occupy one bay of the Service Club four-bay shed at the Kingaroy Enterprise Centre and have requested permission from Council to occupy an additional bay left vacant by the Taabinga Rotary Club after folding at the end of June 2020.

Council has previously resolved to grant approval for St John's Lutheran Parents & Friends Association to take over Taabinga Rotary Club shed space as they expressed an interest in taking over the organisation of the Taabinga Rotary's annual Bookarama fundraising event.

St John's Lutheran Parents & Friends Association and Kingaroy Rotary have agreed to take up one each of the two shed bays left vacant by Taabinga Rotary.

OFFICER'S RECOMMENDATION

That Council approves Kingaroy Rotary Club occupy an additional shed bay, left vacant by the Taabinga Rotary, at the Service Club four-bay shed at the Kingaroy Enterprise Centre, Cornish Street, Kingaroy.

FINANCIAL AND RESOURCE IMPLICATIONS

There are no financial implications for this transfer of occupancy.

LINK TO CORPORATE/OPERATIONAL PLAN

EC2 Sustainable community groups

EC2.1 – Encourage and support community organisations to enhance their sustainability

EC3 An active, safe and healthy community

EC3.2 – Enhance community culture through the support of initiatives and the provision of community facilities

COMMUNICATION/CONSULTATION (INTERNAL/EXTERNAL)

Kingaroy Rotary Club (Kingaroy Rotary) have spoken to Council representatives seeking consent to expand their occupancy and take up additional bay of the Services Club four-bay shed at the Kingaroy Enterprise Centre.

Kingaroy Regional Enterprise Centre Association (KRECA) leases the Kingaroy Enterprise Centre from Council and have endorsed the expansion of the Kingaroy Rotary to occupy a second shed.

LEGAL IMPLICATIONS (STATUTORY BASIS, LEGAL RISKS)

Nil legal implications

POLICY/LOCAL LAW DELEGATION IMPLICATIONS

Nil policy implications

ASSET MANAGEMENT IMPLICATIONS

The Service Club four-bay shed occupied by Taabinga Rotary Club is constructed on Council-owned land which is leased to the KRECA. KRECA have the authority to sublease land to third parties.

REPORT

Property Details:

RPD: Lot 5 on SP106946
Area: 1.113 hectares
Tenure: Freehold
Owner: South Burnett Regional Council – leased to Kingaroy Enterprise Centre Association.
Zone: Low Impact Industry under the South Burnett Regional Council Planning Scheme v.1.2

The Service Club shed, located at the Kingaroy Enterprise Centre, Cornish Street, Kingaroy, is a four-bay shed, divided into to four separate occupancy areas by internal dividing walls. Taabinga Rotary occupied two bays of a Service Club shed located at the Kingaroy Enterprise Centre, Cornish Street, Kingaroy.

The Taabinga Rotary Club folded on 30 June 2020. St John's Lutheran School Parents and Friends Association (St John's P&F) expressed an interest in taking over and organising the Taabinga Rotary annual Bookarama fundraising event. Council approved by resolution at the June 2020 General Council meeting that the St John's P&F take over the tenancy from Taabinga Rotary to store books for Bookarama.

Kingaroy Rotary have since sought approval from Council to take over one of the two bays.

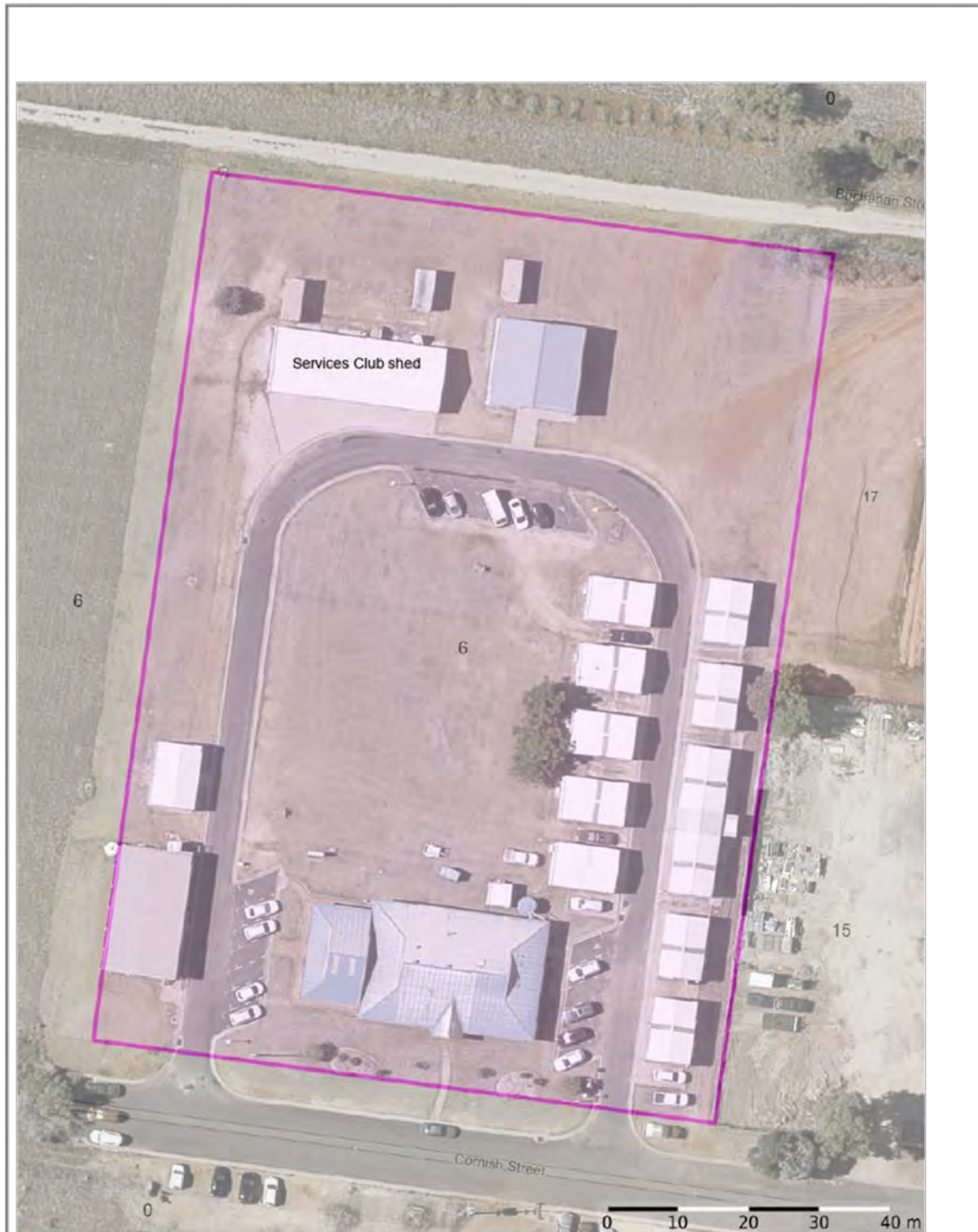
Investigations have been made into the use of the Services Club shed and Council officers have liaised with St John's P&F, KRECA and Taabinga Rotary. St John's Lutheran P&F are amenable to occupying only one shed bay to store books for Bookarama and offers no objection to the second bay being offered to Kingaroy Rotary to expand their occupancy at the site.


The offer of the additional shed bay to Kingaroy Rotary will be on the condition that the shipping container located at the rear of the Kingaroy Rotary shed bay be removed from site.

The land is owned by Council but is leased to KRECA therefore any formal agreement for the occupation of the shed will be between KRECA and Kingaroy Rotary.

ATTACHMENTS

1. **Kingaroy Enterprise Aerial showing the Services Club shed.** [↓](#) 



	<p>South Burnett Regional Council does not warrant the accuracy of information in this publication and any person using or relying upon such information does so on the basis that SBRC shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information.</p>	<p>KINGAROY ENTERPRISE CENTRE</p>	<p>4/06/2020 1:750</p>	
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14 PORTFOLIO – ECONOMIC DEVELOPMENT

14.1 ECONOMIC DEVELOPMENT PORTFOLIO REPORT

File Number: 19-08-2020

Author: Councillor

Authoriser: Chief Executive Officer

PRECIS

Economic Development Portfolio Report

SUMMARY

Cr Schumacher presented her Economic Development Portfolio Report to Council

OFFICER’S RECOMMENDATION

That Cr Schumacher’s Economic Development Portfolio Report to Council be received.

BACKGROUND

Nil

ATTACHMENTS

Nil

14.2 T - FUTURE OF SOUTH BURNETT TOURISM ADVISORY COMMITTEE AND SOUTH BURNETT DIRECTIONS**File Number: 19-08-2020****Author: Administration Officer - Economic Development****Authoriser: Chief Executive Officer****PRECIS**

Future of South Burnett Tourism Advisory Committee and South Burnett Directions.

SUMMARY

Providing a copy of notes from the previous meeting held on 10 February 2020 of South Burnett Directions and copy of previous meeting minutes held on 3 August 2020 from South Burnett Tourism Advisory Committee, and associated recommendations from the South Burnett Tourism Advisory Committee.

OFFICER'S RECOMMENDATION

That South Burnett Regional Council

1. receive the notes of South Burnett Directions meeting held on 10 February 2020;
2. receive and notes the minutes from South Burnett Tourism Advisory Committee's meetings held on 8 June and 3 August 2020.
3. approve a hiatus of up to six months for both South Burnett Directions and South Burnett Tourism Advisory Committee;
4. invites the Wondai Business Network to be a member of the South Burnett Tourism Advisory Committee upon resumption of the Committee; and
5. approve the South Burnett Tourism Advisory Committee Terms of Reference as amended.

FINANCIAL AND RESOURCE IMPLICATIONS

Advisory Committees supported by Economic Development staff through secretarial support to Committee.

LINK TO CORPORATE/OPERATIONAL PLAN

2018-23 Corporate Plan – Growth and Opportunity – GO1 A strong and sustainable regional economy / GO3.1 – Promote and support the development of the South Burnett as a premier tourist destination

2020-21 Operational Plan – Growth and Opportunity – GO1 A strong and sustainable regional economy / G03 – The South Burnett is a recognised tourism destination

COMMUNICATION/CONSULTATION (INTERNAL/EXTERNAL)

Action outcome from meeting of South Burnett Tourism Advisory Committee.

LEGAL IMPLICATIONS (STATUTORY BASIS, LEGAL RISKS)

Nil

POLICY/LOCAL LAW DELEGATION IMPLICATIONS

South Burnett Tourism Advisory Committee Terms of Reference

ASSET MANAGEMENT IMPLICATIONS

Nil





REPORT

This report provides notes from the South Burnett Directions meeting held on 10 February 2020 and minutes from the South Burnett Tourism Advisory Committee held on 8 June and 3 August 2020 for information.

The South Burnett Tourism Advisory Committee meeting agreed to have a three to six months hiatus on meetings during which time the Council will have a clearer direction for economic development and tourism for the South Burnett region.

On the recommencement of the South Burnett Tourism Advisory Committee (SBTAC) meetings, the Wondai Business Network will be invited to be a member on the SBTAC.

ATTACHMENTS

1. **South Burnett Directions Meeting Notes 10 February 2020** [↓](#) 
2. **South Burnett Tourism Advisory Committee Minutes 8 June 2020** [↓](#) 
3. **South Burnett Tourism Advisory Committee Minutes 3 August 2020** [↓](#) 
4. **SBTAC Terms of Reference Amended - Version 2** [↓](#) 



Notes
SBD

Time & Date: 4.00pm – 10 February 2020

Venue: South Burnett Regional Council Chambers, Kingaroy

Present: Mayor Keith Campbell, Scott Kapernick South Burnett Directions (SBD), Ken Mills (South Burnett Directions (SBD), Mark Pitt (SBRC CEO), Deputy Mayor Kathy Duff, Cr Danita Potter, Cr Ros Heit, Cr Roz Frohloff, Kristy Frahm (BIEDO), Kristy Board

Apologies: Barry Trousdell, Barb Madden, John Carey, Cr Terry Fleischfresser, Cr Gavin Jones, Fiona Bowden, Lauren Fearne, Garry Cooper & Simon Parnell (DSDMIP)

Commenced: 4.06pm

Agenda Item	Summary
Welcome & Introduction	<p>The Mayor extended a welcome to everyone in attendance and apologies were noted.</p> <p>The Mayor presented the draft Action Plan which was provided in an email to SBD Board Members, Councillors and DSDMIP for review from Economic Development.</p>
Kristy Board – Economic Development Officer	<p>Kristy advised that feedback was received following the January meeting of SBD and another meeting was held in Bundaberg between Economic Development Officers, BIEDO and DSDMIP to discuss the Economic Development Strategy from beginning to end.</p>



Notes
SBD

Scott raised the wording of the Vision. Kristy advised that the topic of the Vision was discussed at length and it was on advice from DSDMIP that Council should remain with the existing Vision as it demonstrates where the growth focus sits with the Strategy.

Ken Mills entered the meeting

The Mayor discussed the region, and noted it has the opportunity for a lot of things to happen. If we can obtain water, this will be great for Agriculture and Industry alike. The Mayor would like to see focus on Energy, Agriculture and Tourism.

Discussion was held around Water. Scott highlighted that consistency of water supply will bring about investment.

The Mayor spoke about South Burnett Water Futures meetings and what has been progressing.

Kristy Board iterated that partners will be removed from the action plan and DSDMIP feedback was to also remove outcomes and measures. Councillors would like to see measures remain in the document for accountability.

The Mayor agreed that outcomes and measures need to be documented and questioned whether this sits within the strategy or a secondary document.

Major Projects List

The Mayor asked the room to discuss the major projects list which has been collated by the Senior Economic Development Officer following feedback from Councillors and Senior Management team.

The CEO spoke about health and Council's activity across the public and community hospitals. He also spoke about the strength and opportunities in renewable energies within the South Burnett.

Councillor Heit suggested that a Tourism Viewing Platform at AGL windfarm be added to the major projects list. Locals use it, tourists will come.

Ken Mills spoke about taking on only a few projects on the list, and doing them well. Suggested looking at the 'low hanging fruit' within the major projects list.



Notes
SBD

<p>In Conclusion:</p>	<p>The Mayor explained whilst it's important for everyone to contribute their ideas, not all projects will get up. In a recent meeting, Craig Tunley asked the Mayor to consider what his \$50M aspirational project would be? The Mayor added to the major project list - a Murgon Hydroponics Farm which will put to good use the water allocation that exists in Murgon and would bring about high employment opportunities.</p> <p>Cr Potter requested that a Uni hub / hub for Science and Technology located at Kingaroy Tafe be added to the major project list.</p> <p>Ken Mills spoke about existing gaps in the industry. Ken referenced his own industry's challenges with the lack of services required for the volume of work he undertakes in some areas his business deals with. This has resulted in him having to take business out of the region to satisfy requirements.</p> <p>Scott acknowledged Ken's concerns and believes it becomes more difficult for a business to build or expand when you pass that 10 employee mark. However, there are some industries within the region that require expansion to meet the needs of other existing industries.</p> <p>Cr Duff referenced concern that the strategy would not be strong enough without specifying projects/roads. Ken explained that the strategy is the overarching document that is aligned with Wide Bay, State and Federal strategies. A major project list for individual projects will then sit under this document. With individual business cases outlining the detail of each project. Cr Duff questioned who would be responsible for developing the business cases? After discussion around the room, it was suggested that this would be the role of Economic Development to facilitate, however would require collaboration with various Council departments and external stakeholders.</p> <p>Kristy Frahm suggested that the group highlight which projects are priority prior to the State election.</p> <p>The CEO acknowledged the current work involved in developing the strategy and subsequent documents and assured the benefits of being in a better space moving forward.</p> <p><u>Action</u> – The Mayor requested that Economic Development send an email to South Burnett Directions members for ideas to add to the Major Projects Lists to have in addition to responses received from Councillors and Senior Management team.</p>
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Notes
SBD

The next meeting will be held in late April following Council elections. Economic Development will continue working with DSDMIP.
The Mayor thanked everyone for their attendance.

- Closed:** 5:18 pm
- Next meeting:** To be advised. Venue: South Burnett Regional Council Chambers
- Future meetings:** Dates to be considered



Minutes
South Burnett Tourism Advisory Committee

Date: 8 June 2020 **Time:** 3.00 pm

Venue: Skype

Present: Cr Kirstie Schumacher (Chair), Cr Gavin Jones (Deputy Chair), Damien Maroo (KCCI), Gloria Kirkness (NaTDA), and Allan Walters (MBDA)

Observers: Mark Pitt (CEO)

Apologies: Craig Tunley (SBRC) and Jason Kinsella (VSB)

Meeting Opened: 3.10 pm

Agenda Item	Summary	Action	Responsibility	Due Date
Open and Welcome	Cr Kirstie Schumacher welcomed all Committee members to the South Burnett Tourism Advisory committee meeting and acknowledged apologies from Craig Tunley and Jason Kinsella.			
Minutes of Previous Meeting	Minutes from the previous meeting held on 11 May 2020 were presented to the Committee by the Chair. Moved Allan Walters seconded Gloria Kirkness that the Minutes were accepted without change.			
Business Arising out of Minutes	Members list of natural attractions and places to visit in region Gloria advised that NaTDA will be meeting tomorrow and will send a list through to Craig.			



Minutes
South Burnett Tourism Advisory Committee

	Allan advised that the MBDA and Wondai Business Network Inc, of which Allan is Vice President are meeting for breakfast tomorrow and Allan will email any suggestions to Craig.			
Correspondence	<p><i>Inward</i></p> <p>1. Live from Aus (Torkit Business Solutions)</p> <p>The Chair congratulated Tina and Torkit on this initiative. Short term feedback was there was not enough time to pull anything together.</p> <p>2. Southern Queensland Country, ESQCAPE Recovery Campaign (Jason Kinsella, VSB)</p> <p>3. Southern Queensland Country, ESQCAPE Recovery Campaign (Jason Kinsella, VSB)</p> <p>4. Southern Queensland Country, ESQCAPE Recovery Campaign (Damien Martoo, KCCI)</p> <p><i>Outward</i></p> <p>1. Southern Queensland Country, ESQCAPE Recovery Campaign</p> <p>Moved Allan Walters seconded Gloria Kirkness that the inward correspondence be received, and outward correspondence be endorsed.</p>			
Attendance	<i>Damien Martoo entered the meeting</i>			
General Business	<p>The Chair presented a report on the following general business items –</p> <p>1. <u>Sunrise Caravan Trip Nanango (Sunrise Caravan Owners)</u></p> <ul style="list-style-type: none"> - Visited Nanango in March 2020 - Group contributed \$19,350 to the town by way of purchasing groceries, site 			



Minutes
South Burnett Tourism Advisory Committee

	<p>fees, visiting local attraction, eating out, and buying souvenirs.</p> <p>Where did everyone stay in Nanango? Link to the video from the weekend. https://www.youtube.com/watch?v=XftgXeo6_i8.</p> <p>2. <u>Drive Inland Activity</u></p> <ul style="list-style-type: none"> - Chair attended meeting held on 26 May 2020 - Council's Economic Development office support this activity, which includes social media, contribution of images for campaigns and support at state-based caravan & camping shows - Annual subscription for Drive Inland Promotions Association is \$6,000 <p>3. <u>Southern Queensland Council, ESQCAPE Recovery Campaign – Coomba Falls</u></p> <p>Discussion on promotion of Coomba Falls and future marketing opportunities</p> <p>Action: Council will follow up feedback for future marketing.</p> <p>4. <u>Podcast – Sunland Caravans</u></p> <ul style="list-style-type: none"> - The Mayor and Chair partook in podcast which highlights caravan destinations - Economic Development provided Mayor Otto with notes for the discussion - Chair acknowledged this was a great opportunity. <p>Link for podcast https://youtu.be/IsBIOfxmMHM</p>		
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Minutes
South Burnett Tourism Advisory Committee

	<p>member feedback by the end of the month. The 15 July will be the date that the budget will be bought down by Council</p> <p>The Chair advised that the draft 2020 marketing plan will be recirculated to committee members after the meeting. Take the time to have a good look at the proposal and give feedback before the end of June.</p> <p>The Chair moved, Gloria seconded that the team review the draft marketing plan and give feedback as soon as possible.</p> <p>7. <u>Review of SBTAC Membership</u></p> <p>The CEO spoke about a request from Wondai Business Network Inc to be a part of the SBTAC, at that point they weren't incorporated. Council had just been established and asked for the matter to be put on hold until June 2020. The next meeting is 15 July, otherwise it would go to the August meeting.</p> <p>The SBTAC terms of reference will have an annual review. This is the opportunity to discuss membership. Should individuals be nominated as committee members or should membership remain with business representative groups being represented?</p> <p>Allan confirmed that he is Vice President on the Wondai Business Network Inc, as well as the Tourism representative on the MBDA.</p> <p>Action: Allan will discuss membership at Wondai's breakfast meeting tomorrow morning and bring a response back to this meeting</p> <p>Discussion of maintaining Incorporated groups or individuals.</p>			
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Minutes
South Burnett Tourism Advisory Committee

	<p>The Chair considers all are in agreeance to continue with one representative from each group.</p> <p>Action: The Chair moved that the committee recommend to the next Council meeting that the Wondai Business Network Inc become a member on the SBTAC, now that they are incorporated, Seconded by Allan Walters. Carried.</p> <p>The CEO noted Terms of Reference are to be reviewed annually as part of policy review, committee evaluation and self-assessment.</p> <p>Action: Send out an evaluation to SBTAC members seeking their feedback on the Terms of Reference and first year of operation of the committee.</p> <p>Gloria enquired about SQCT correspondence regarding Advancing Women in Business Program tabled at the last meeting and asked if Economic Development forwarded any names?</p>	<p>Policy review evaluation of SBTAC</p> <p>Provide list of names forwarded to SQCT for advancing women in tourism</p>	<p>CEO / ED</p> <p>Senior Economic Development Officer</p>	
<p>Around the Table</p>	<p><i>Damien Matoo, KCCI</i> It is good seeing things opening up now we can get people back into the South Burnett. Once the destination marketing commences, understandably no one knew when that was going to open, and it has opened a bit earlier. Continue pushing the agenda to get people out. From a Chamber point of view, they are in a good position moving forward.</p> <p><i>Gloria Kirkness (NaTDA)</i> NaTDA are holding their first meeting tomorrow night in two months. One thing to discuss is Ringsfield. Locals are keen to have Ringsfield remain as a community hub in Nanango. Big agenda to run through.</p> <p>VSB has been very busy as well. Fortnightly meetings. Lots of things are happening there.</p>			



Minutes
South Burnett Tourism Advisory Committee

	<p><i>Allan Walters – MBDA and WBNI</i></p> <ul style="list-style-type: none"> - Main Roads erected signage – coming from Goomeri back into Murgon. There are wineries not operating, but the signs are still there. These signs need to be removed and replaced as it is misleading for tourists coming to the area. - Congratulate the Council on new footpaths in Murgon. Absolutely fantastic, Footpaths great for tourism. - Leo Geraghty awarded a Medal of the Order of Australia (OAM) in the Queen’s Birthday Honours list for 2020 - Announced on Friday that Creative Country Association Inc received funding in the Building Better Regions Fund Round 4 of over \$1.5M for a Purpose-Built Culture Centre in Murgon. <p>Action: Cr Jones and Cr Schumacher will discuss winery signage on Main Road.</p> <p>The Chair also advised that Council received \$4.5M for Kingaroy Transformation community activation, economic regeneration project.</p> <p>In closing, the Chair encouraged all members to get out the marketing plan and provide feedback before the end of the month.</p>			
<p>Close and Thanks</p>	<p>There being no further general business the Chair advised that due to the Council’s budget meeting being held 15 July, the SBTAC meeting will be pushed back a week to 20 July 2020.</p> <p>The meeting will be held in the Council Chambers, Kingaroy. Skype will be an option for those unavailable to travel.</p> <p>The Chair thanked everyone for their time and closed the meeting at 4.18pm</p>			



Minutes
South Burnett Tourism Advisory Committee

Schedule of 2020 Meetings	10 August 2020 14 September 2020 12 October 2020 9 November 2020 14 December 2020			
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Next Meeting: 3pm, Monday 20 July 2020 (Council Chambers, Kingaroy or Skype)



Minutes
South Burnett Tourism Advisory Committee

Date: 3 August 2020 **Time:** 3.28 pm

Venue: South Burnett Regional Council Corporate Room - Glendon Street, Kingaroy

Present: Cr Kirstie Schumacher (Chair), Cr Gavin Jones (Deputy Chair), Damien Martoo (KCCI), Jason Kinsella (VSB)

Observers: Mark Pitt (CEO)

Apologies: Gloria Kirkness (NaTDA) and Allan Walters (MBDA)

Meeting Opened: 3.28 pm

Agenda Item	Summary	Action	Responsibility	Due Date
Open and Welcome	Cr Schumacher welcomed everyone.			
Minutes of Previous Meeting	Minutes from the previous meeting held on 8 June 2020 were presented to the Committee by the Chair. Moved Damien Martoo seconded Cr Jones that the minutes were accepted without change.			
Business Arising out of Minutes	<u>Natural attractions and places to visit in region – no lists received to date</u> Resolved to note the update			



Minutes
South Burnett Tourism Advisory Committee

	<p><u>Results from Tourism Operators for SQCT information request (five responses received)</u></p> <p>The committee noted the tabled information.</p> <p>Dams - The CEO addressed all three dam items on the agenda, both in BAOM and general business –</p> <p><u>Review of dam entry fishing signage</u></p> <p>Council were advised there was a 'no fishing' sign on one of the dam entries. As an internal change, the Property branch have taken over signage upgrades of the Visitor Information Centres and dam signage. Older signage will slowly be replaced.</p> <p><u>Dams Update – Festival of the Dams & new managers</u></p> <p>The CEO advised that 14 applications were received for Dam Manager roles and all were very competitive. Both dams are open again and camping is permitted as at 1st August.</p> <p><i>Festival of Dams –</i></p> <p>CEO said Council have complied with health management plans and COVID-19 plans from Queensland Health and Departmental offices, ensuring dams were ready for the upcoming show holiday long weekend. Dams are up and functional and working within all perimeters to make certain the facilities are as safe as possible. Festival of Dams is a legacy issue from March this year and the competition is close to full. This will be a great test run before school holidays. There will be more pressure on Dam Caretakers around accommodation and cleaning schedules.</p>			
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Minutes
South Burnett Tourism Advisory Committee

	<p><u>SBTAC Membership - Wondai Business Network Inc – Recommendation to next Council meeting</u></p> <p>The CEO opened a discussion in regard to the structure of the Advisory Committee and advised the committee that the VSB discussions will be a part of the August Council meeting. The Tourism Advisory Committee (TAC) was established to engage with community organisations and to commence that engagement process. Council is reviewing its own plans and it is suggested that the committee is placed on hold for up to six months to allow for the Council to complete its own review.</p> <p>KCCI Damien agreed to the suggestion for three to six months break for the committee.</p> <p>Cr Jones agreed regarding Council working through the corporate plan and how that will affect the structure moving forward. Cr Jones considered the SBTAC had served its purpose and achieved the goal it was put together for. Opportunity to rest the committee for up to six months.</p> <p>Jason agreed, identifying that it would be difficult to meet any of the Terms of Reference outcomes at the present time and is comfortable for a pause until after Christmas.</p> <p>Cr Schumacher agreed that we push reset button.</p> <p><u>Names forwarded for Advancing Women in Business Program</u></p> <p>Chair Schumacher referred to the outward correspondence confirming Felicity Dascombe, Owner Manager Pursers Coaches Pty Ltd was added to the list provided by Visit South Burnett to Southern Queensland Country Tourism (SQCT)</p>			
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Minutes
South Burnett Tourism Advisory Committee

	<p><u>Main Roads winery signage</u></p> <p>The CEO relayed the advice that some of the winery signage had been removed from the Bunya Highway, however there is still signage along Barambah Road that requires updating and replacing with current winery information. CEO reiterated there is a process to remove signage or add signage to a State controlled road.</p>			
Correspondence	<p><i>Inward</i></p> <p>Southern Queensland Country, ESQCAPE Recovery Campaign - Advising there may be further opportunities to be promoted by offering a value-added deal and emphasising the importance of having an up to date listing on the Australian Tourism Data Warehouse (ATDW)</p> <p><i>Outward</i></p> <p>Peter Horman, SQCT – Forwarding email adding Felicity Dascombe, Owner Manager Pursers Coaches Pty Ltd to the list provided by Visit South Burnett.</p> <p>It was resolved that the inward correspondence be received and outward endorsed.</p>			
General Business	<p>The Chair presented a report on the following general business items –</p> <p>1. <u>Update VIC/tourism signage</u></p> <p>Kingaroy VIC / Museum - signage project includes –</p> <ol style="list-style-type: none"> 1. Reproduce existing signage boards in outdoor area of Kingaroy VIC 2. Reproduce internal signage in Heritage Museum 3. Develop new directional signage for Museum and Art Gallery 			

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Minutes
South Burnett Tourism Advisory Committee

	<p>4. Develop new Gallery signs 5. Design and install new external signage 6. six new skins over existing external windows of Heritage Museum</p> <p>Update on progress –</p> <ul style="list-style-type: none"> - Contractor engaged to prepare signs - Sign Contractor engaged to design and provide proofs – some proofs have been provided waiting on others from JS Signs - Community Display Board developed ready for community consultation on Skins to be advertised next week - Internal meeting held with Tourism staff and some volunteers <p>2. <u>Wondai Business Network Inc. (WBNI)</u></p> <p>The CEO noted Council have two Advisory Committees, SBTAC and SBD, and both committees are being placed on an interim break until Council reviews its economic and tourism strategies.</p> <p>It was recommended that a report go to Council for the South Burnett Tourism Advisory Committee (SBTAC) to enter an interim break for a period of up to six months. When the committee resumes it is recommended that the Wondai Business Network be added on the SBTAC membership.</p> <p>ACTION: The CEO will write a report to Council.</p> <p>3. <u>Proposed Artwork – Water Tower - update</u></p> <p>The CEO provided an update on the proposal.</p>	Report to Council	CEO	19/8/2020
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Minutes
South Burnett Tourism Advisory Committee

	<p>4. <u>VIC Statistics</u></p> <p>Cr Schumacher presented statistics from the Visitor Information Centres for January to March 2020 and figures from post COVID-19 reopening for July 2020.</p> <p>Damien reiterated the high number of visitors from the South Burnett. Moving forward, continue to put out as much information as possible to the locals.</p> <p>Cr Schumacher has put her name down to be a VIC volunteer. The committee was requested to consider opportunities to promote volunteering amongst their networks.</p> <p>The CEO advised that Blackbutt is still closed.</p> <p>Jason advised that members of VSB may be able to put their hands up and assist as well. He also queried the new grant funded Cultural Centre in Murgon and whether the VIC could be incorporated into that Centre. This is effective in other regions, visitors are inclined to go there, see the attractions and stop and browse through the Centres.</p> <p>CEO advised that they haven't explored that opportunity in Murgon yet, however there may be an opportunity to partner with other community groups.</p> <p>Cr Schumacher is keen to have broad community discussions on how we operate VICs into the future and bring the volunteers along for the journey. All good feedback.</p>			
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Minutes
South Burnett Tourism Advisory Committee

	<p>5. <u>Budget – CapX</u></p> <p>Cr Schumacher presented budget for information – projects identified will help in terms of broader tourism infrastructure, not just for our community, but people visiting our area.</p> <p>6. <u>Around the Room</u></p> <p><i>Update from VSB (Jason Kinsella)</i></p> <p>VSB have held two general meetings and both were well attended. Membership is at 80 and this continues to grow. Visit is looking forward to hearing outcome from Council’s August meeting.</p> <p><i>Update from KCCI (Damien Martoo)</i></p> <p>VSB is going to send a proposal to KCCI who will advocate for them if they are happy with the proposal. Currently 110+ members in KCCI.</p>			
Schedule of Meetings	The Chair confirmed from discussions today, that the SBTAC will take a hiatus up to 6 months. Council will revisit the corporate plan and continue conversations about all things tourism.			
Close and Thanks	Cr Schumacher thanked everyone for their time and closed the meeting at 4.05pm			



South Burnett Tourism Advisory Committee Terms of Reference

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1. INTRODUCTION

Council has instituted the setup of an Advisory Committee (the Committee) to support regional tourism, marketing and visitor servicing activity.

2. OBJECTIVES

- To identify opportunities to maximise tourism, destination marketing and visitor servicing of the South Burnett Regional Council area.
- To assist with construction and implementation of annual tourism marketing plan.
- To establish strategies that develop and enhance the local tourism product.
- To promote emerging themes and visitation trends applicable to the region.
- To effectively communicate tourism, destination marketing and visitor servicing activity to key stakeholders and tourism operators.

3. DUTIES AND RESPONSIBILITIES

The purpose of the Committee is to provide recommendations to Council on tourism, destination marketing and visitor servicing activity.

4. MEMBERSHIP

Council will appoint the members, two (2) Councillors will be appointed to the Committee, one of whom shall be Council's Tourism Portfolio Holder who will perform the role of Committee Chairperson. A further Councillor shall be appointed to the Committee as Deputy Chair. Council can at any time appoint a stand-in or replacement member to the committee. Council will appoint the members based on industry representation.

The Chief Executive Officer (or delegate) is appointed to the Committee as an ex-officio member.

The Committee may invite other Council Officers or relevant attendees to attend meetings as necessary.

5. MEETINGS

Notice of Meetings

- The chairperson may determine the dates, times and places for its meetings. The agenda will be prepared and circulated among members and attendees at least three (3) days prior to the meeting.

Quorum

- A quorum shall consist of at least half of the members of the Committee plus one.

Report

- Council shall provide secretarial functions and prepare a written report about the recommendations to Council.
- The Chief Executive Officer shall present the report to Council at the next available Council meeting.

6. ETHICAL CONDUCT

Committee members must exercise transparency, integrity, honesty, objectivity and ethical conduct in the fulfilment of their duties and responsibilities. Members must ensure confidentiality, exercise prudence, care and due diligence in the handling of Council and personal information acquired in the course of their duties.

Members must immediately declare to the Chairperson any interest that may represent a real, potential or apparent conflict of interest related to their Committee membership. In case of a conflict of interest involving the Chairperson, declaration to the Chief Executive Officer is required. The declaration must be made on appointment to the Committee and in relation to specific agenda items at the outset of each Committee meeting and be updated as necessary.

7. COMMITTEE EVALUATION

The Committee will conduct an annual self-assessment to evaluate its performance and ensure the efficient and effective achievement of objectives. The assessment will confirm that all duties and responsibilities indicated in these terms of reference have been performed. The Chairperson will take necessary action to ensure that enhancements and recommendations highlighted in the assessment are properly implemented.

8. LEGISLATIVE REFERENCE

Local Government Act 2009

Local Government Regulation 2012

Crime and Corruption Act 2001

9. RELATED POLICIES/PROCEDURES

Conduct of Council & Committee Meetings Policy

Employee Conflict of Interest Policy

Councillor Code of Conduct Policy

Employee Code of Conduct Policy

Fraud and Corruption Prevention Management Policy

10. NEXT REVIEW

June 2021

11. VERSION CONTROL

Version	Revision Description	Approval Date
1	Development and Adoption	12 June 2019
2	Review	19 August 2020

Mark Pitt
CHIEF EXECUTIVE OFFICER

Date

14.3 T - REQUESTING COUNCIL CONSIDER THE PROPOSED PARTNERSHIP AGREEMENT BETWEEN COUNCIL AND VISIT SOUTH BURNETT INCORPORATED

File Number: 2604307
Author: Executive Assistant
Authoriser: Chief Executive Officer

PRECIS

Acknowledging local tourism organisation, Visit South Burnett, as a recognised tourism partner.

SUMMARY

Visit South Burnett Incorporated, a local tourism organisation has tabled a partnership agreement with South Burnett Regional Council. Visit South Burnett requests Council recognition as a tourism organisation partner.

OFFICER'S RECOMMENDATION

That South Burnett Regional Council

1. Renew the partnership agreement with Visit South Burnett Incorporated as a tourism organisation partner and acknowledge that Visit South Burnett Incorporated is a Member based entity with a tourism industry base; and
2. Does Not Support the proposal of Visit South Burnett for destination marketing; or
3. Support the proposal of Visit South Burnett for destination marketing to the value of \$

FINANCIAL AND RESOURCE IMPLICATIONS

The requests financial support for Destination Marketing and financial support for staffing a position.

Previous financial support was given for the official launch of Visit South Burnett Inc. through catering assistance.

LINK TO CORPORATE/OPERATIONAL PLAN

GO3 The South Burnett is a recognised tourism destination

COMMUNICATION/CONSULTATION (INTERNAL/EXTERNAL)

Proposed partnership agreement presented to Chief Executive Officer from Visit South Burnett.

LEGAL IMPLICATIONS (STATUTORY BASIS, LEGAL RISKS)

Nil

POLICY/LOCAL LAW DELEGATION IMPLICATIONS

South Burnett Tourism Advisory Committee Terms of Reference.

ASSET MANAGEMENT IMPLICATIONS

Nil

REPORT

Council received by email on Monday 6 July 2020 at 4:50pm an updated proposal from Visit South Burnett for the 2020/2021 financial year.

Preliminary discussion with the Councillors occurred at the Council workshop on 8 July 2020 where they were informed of the basic content and advised the proposal would be presented to the

workshop following the July council meeting which was Wednesday 22 July 2020. Visit South Burnett representatives were in attendance to speak to their proposal at this workshop.

Visit South Burnett has discussed the proposal at Community evenings in Yarraman (21 July) and Wondai (28 July).

The proposal seeks Council's financial support for funding of a tourism officer and funds for destination marketing of the region. Visit South Burnett has advised that it has obtained 80 members and that it will be unable to continue should Council not offer the financial support requested.

ATTACHMENTS

1. **Letter from Visit South Burnett** [↓](#) 
2. **Proposed Partnership Agreement - Visit South Burnett and South Burnett Regional Council** [↓](#) 



ABN 57271854781

38 Knight Street

Kingaroy Qld 4610

20th July 2020

Dear Mayor Otto and South Burnett Regional Councillors

In recent days you will have received an updated *Partnership and Funding Agreement* from Visit South Burnett Inc (VSB). VSB have been advised that this proposal will be workshopped on Wednesday 29th July.

On behalf of the VSB management committee, I would like to take the opportunity to give some background to the proposed changes.

VSB is aware that Covid-19 restrictions have delivered catastrophic consequences to the tourism and hospitality industry. Economists agree that the economic slowdown and consequent damage will have a brief reprieve through July and August then experience a serious and far more damaging second wave.

Since the launch in February, VSB has experienced a rapid uptake in membership with more than 70 financial members currently. This figure is rising upwards of 10% per month, demonstrating not only a great need within the tourism industry for the Local Tourism Organisation (LTO), but also a strong endorsement for the VSB management team.

At a recent meeting between the VSB management committee, Mayor Otto, Cr Schumacher and CEO Mark Pitt, Chairperson Jason Kinsella outlined issues of duplication within SBRC that were occurring and increasingly counterproductive and inefficient.

Given the new Mayor and council are now in place, the question was put to Mayor Otto as to who he felt should run destination marketing in the region moving forward - should it be Industry or Council? Mayor Otto outlined his personal view was that Industry should guide tourism and VSB agree.

There was also consensus between all parties at the meeting, that in the current Covid-19 environment and with a massive tourism push from neighbouring regions, that a strong destination marketing campaign for the South Burnett is critical. This would ensure our visitor economy does not stall which would lead to devastating business closures and job losses.

VSB advised that if the LTO were to deliver destinational marketing for the region, this would require significant funding and services of a tourism development officer, to deliver a level of service similar to that currently being delivered by SBRC staff.

Mayor Otto requested that a proposal including costings and scope be delivered to council to facilitate proper consideration of any changes. In order to prepare the proposal adequately and being mindful of the level of service currently being delivered by council staff, VSB requested the previous four-year budget for destinational marketing.

When delivered, this figure ranged between \$140,000 and \$185,000 per year. This figure *did not* include salaries, VIC centres or any other external costs - it was purely for destinational marketing.

The VSB proposal was delivered to council on the 6th July 2020, however a revised amended version of the Agreement is attached.

I encourage your consideration of the proposal on its merits with due consideration to three key points:

1. There is broad agreement that destinational marketing is critical now more than ever.
2. When salaries are included, destinational marketing has cost SBRC upwards of \$400,000 per annum;
3. Visit South Burnett has a proposal on the table to deliver destinational marketing for the South Burnett at \$60K per annum, a tourism development officer at \$80K per annum for a related cost of \$140,000 per annum. VSB is asking SBRC to consider office space, vehicle and consumables for the TDO position. This would be delivering a saving to ratepayers of \$250,000 per annum with KPI's in place to ensure measured deliverable results.

The management committee of VSB is acutely aware that the strain on councils' budget is strong and there may be a mood to offer a lesser amount. However, VSB cannot stress strongly enough that the figure requested is the base figure required to deliver exact outcomes and any less will see VSB fail its obligations.

We look forward to a positive outcome for the whole of the South Burnett region.

Yours faithfully,

Julie Thomson

SECRETARY

VISIT SOUTH BURNETT INC

(Attached)



Ref: Partnership Agreement – VSB inc and SBRC July 2020 Amendments (2)

Updated: Revised edition 20th July, 2020

Partnership Agreement

Between

South Burnett Regional Council

and

Visit South Burnett Incorporated

Partnership Agreement

BETWEEN

South Burnett Regional Council

AND

Visit South Burnett Inc.

1. DEFINITIONS

Council means the South Burnett Regional Council.

Destination Marketing Plan means a plan for the conduct of the marketing operations of Visit South Burnett Inc. to be prepared by Visit South Burnett Inc. in consultation with Council.

Funding or Funds means the amount paid or payable by Council under this Agreement.

South Burnett Regional Council means the local government exercising powers vested under the *Local Government Act 2009* and includes the area within the boundaries of Council's authority as prescribed under the *Local Government Act*.

Visit South Burnett means Visit South Burnett Incorporated

2. TERM

(a) The term of this Agreement is from 1 July 2020 to 30th June 2023.

(b) This Agreement will be reviewed by both parties on and about 1 March 2023 with the intention of entering into a new Agreement for a further three years from 1 July 2023, to align with the new Tourism Strategy to be developed under clause 4(b), such determination to be made no later than 31 March 2023.

3. PURPOSE

This Agreement details the partnership between South Burnett Regional Council and its recognised tourism organisation partner Visit South Burnett. It is acknowledged that Visit South Burnett is a member-based incorporated entity and has a tourism industry based membership.

4. TOURISM DESTINATION PLANNING

(a) Visit South Burnett Inc with the assistance of and in collaboration with Southern Qld Country Tourism will develop a Destination Marketing Plan by 1 September, 2020 for the period 1 September 2020 to 31st August 2022 in consultation with Council and tourism stakeholders. A copy of the plan will be provided to Council by 1 September, 2020.

(b) Visit South Burnett will undertake a process to develop a new 3 year strategy for the period 1 September 2020 to 30 June 2023. Visit South Burnett will start this process in the financial year commencing 1 July 2020 and develop the Strategy in consultation with Council and other stakeholders.

5. FUNDING

(a) Council will pay the following amounts, by the following dates to Visit South Burnett subject to compliance by Visit South Burnett with the agreement.

- \$60,000 ex GST by 15 September, 2020
- \$40,000 ex GST by 15 December, 2020
- \$40,000 ex GST by 15 March 2021

(b) Part of the above funding will be allocated to a TDO (Tourism Development Officer). The position will be contracted through a partnership with VSB Inc and SQCT (Southern Qld Country Tourism) the region's RTO (Regional Tourism Organisation).

(c) Council to consider supplying suitable office space, vehicle and consumables as part of a co-contribution towards a Tourism Development officer.

6. ALLOCATION OF EXPENDITURE

Visit South Burnett will ensure that all funds received from Council beyond employee salary and entitlements will be allocated to the Destination Marketing Plan.

7. REGIONAL PROJECTS AND STAKEHOLDER COLLABORATION

Visit South Burnett will collaborate with all regional, state and national tourism stakeholders in implementing its Business Plan and strategic plan. Visit South Burnett will allocate an amount to regional projects within its annual budget and any contribution of funds to regional activities/projects with its industry partners will be based on return on investment for the South Burnett tourism industry and rate payers.

8. GOVERNANCE AND REPORTING

(a) Visit South Burnett Inc will monitor and measure the implementation of its Destination Marketing Plan and the Visit South Burnett Inc Management committee must provide quarterly reports to the Council CEO on this implementation. These reports will include measurement results that provide evidence of how Visit South Burnett Inc is performing in:-

- Level of membership with the number of Visit South Burnett Inc financial members being at least 100 by 28 February 2021.
- Increasing the number of visitors to the South Burnett; and
- Increasing the length of stay and overall spend of visitors to the South Burnett.

(b) Visit South Burnett Inc must prepare an Annual Report, including a financial report demonstrating its solvency and submit it to Council no later than 30 August 2020.

9. EXECUTION

EXECUTED on the _____ day of _____

SIGNED BY: SOUTH BURNETT REGIONAL COUNCIL

Name _____

Position _____

Signature _____

SIGNED BY: VISIT SOUTH BURNETT Inc. IN ACCORDANCE WITH ITS CONSTITUTION

Name _____

Position _____

Signature _____

Name _____

Position _____

Signature _____

15 NOTICES OF MOTION

Nil

16 INFORMATION SECTION**16.1 IS - LIST OF CORRESPONDENCE PENDING COMPLETION OF ASSESSMENT REPORT**

File Number: 19-08-2020
Author: Executive Assistant
Authoriser: Chief Executive Officer

PRECIS

List of correspondence pending completion of assessment report

SUMMARY

Reports pending completion of assessment

OFFICER'S RECOMMENDATION

That the List of Correspondence pending completion of Assessment Report be received.

REPORT

2701433 - Extension of Time application for Reconfiguration of a Lot at 23-25 Millis Way Nanango - Lot 4 RP187484 - RAL20/0007

2701861 - Forwarding Application for Material Change of Use - Secondary Dwelling - Lot 36 on RP224504 - 207 Malar Crescent Boobie - MCU20/0012

2703420 - Development Application - Reconfiguration of a Lot - Subdivision (1 Lot into 3) - Lot 2 RP840941 - 96 Siefert Street Crawford - RAL20/0008

2704563 - Material change of use application for Childcare Centre at 25 Kingaroy Street Kingaroy and 27 Oasis Drive Kingaroy - Lot 10 SP204673 & 16 SP204673 - MCU20/0013

2704761 - Reconfiguration of a Lot application - 1 lot into 17 lots - Taabinga Estate Industrial Subdivision at River Road Kingaroy - Lot 10 RP204229 - RAL20/0009

2705155 - Material Change of Use Application for Dual Occupancy at 2 Sonrose Court Nanango - Lot 5 on SP272801- MCU20/0007

2707383 - Request for Negotiated Decision Notice in relation to Material Change of Use - 23 Zolner Road (Birt Road) Memerambi - Lot 333 FY357 - MCU20/0002

2708229 - Reconfiguration of a Lot - Boundary Realignment at Tingoorra Chelmsford Road Tingoorra - Lot 440 FY49 & Lot 11 SP207420 - Ref 8810K - RAL20/0010

ATTACHMENTS

Nil

16.2 IS - DELEGATED AUTHORITY REPORTS

File Number: 19/08/2020
Author: Planning Administration
Authoriser: Chief Executive Officer

PRECIS

Reports signed by the Chief Executive Officer under Delegated Authority








SUMMARY

This report comprises a listing of any reports that have been approved by Delegated Authority

OFFICER'S RECOMMENDATION

That the Delegated Authority Report be received

ATTACHMENTS

1. **Extension to Currency Period for 1-5 Banksia Drive Kingaroy - Lot 2 RP807384 - Material Change of Use - Multiple Dwelling Units - MCU20.0011** [↓](#) 
2. **Application for Duplex Dwelling (Second)- 42 Markwell Street Kingaroy - Lot 107 RP7914 - MCU20.0009** [↓](#) 
3. **Boundary Realignment for Lot 2 SP315755 & Lot 6 RP32419 Kingaroy Cooyar Road Brooklands** [↓](#) 
4. **Application for Animal Keeping (Dog Breeding Kennels) at 23 Zolner Road (Birt Road) Memerambi - Lot 333 FY357 - MCU20.0002** [↓](#) 
5. **Extension to Currency Period for 23-25 Millis Way, Nanango - (1 lot into 6) Lot 4 on RP187484 - RAL20.0007** [↓](#) 
6. **Boundary Realignment for 86 Boldery Road, Brooklands - Lot 16 FTZ37139 & Lot 131 SP268200** [↓](#) 
7. **Material Change of Use - 72 Myletts Lane, Bullcamp - Bird Abattoir - MCU20.0006 - Lot 277 on FY567** [↓](#) 

Approved by Delegated Authority:



Date: 08/07/2020

Title P&LM - 2696881 - Forwarding Extension Application Form for property at 1-5 Banksia Drive Kingaroy - Lot 2 RP807384 - Development Approval - IR1627506 - Applicant: Property Opportunities Investments Pty Ltd - MCU20/0011




Document Information

ECM ID 2696881

Author Manager Planning & Land Management – Chris Du Plessis

Endorsed By General manager Community

Date 8 July 2020

	SIGNATURE	DATE
MANAGER		9/1/2020
GM		9/1/2020
GEO		09-07-2020

Précis

Forwarding Extension Application Form for property at 1-5 Banksia Drive Kingaroy - Lot 2 RP807384 - Development Approval - IR1627506 - Applicant: Property Opportunities Investments Pty Ltd - MCU20/0011

Summary

- Existing approval on the subject site for multiple dwelling units is valid until 23 June 2020.
- The proposal is considered to be consistent with the overall outcome of the Low Density Residential Zone Code in relation to the provisions for multiple dwelling units in that zone.
- The existing approval is consistent with the low density scale of the surrounding residential area.
- The subject site is suitable for multiple dwelling unit development due to its proximity to the Kingaroy Hospital and location adjacent to the Bunya Highway.
- Recommended that Council approve a 6(six) years extension to the currency period under section 87 of the *Planning Act 2016*.

Officer's Recommendation

That Council approve the extension to the currency period of 6 (six) years under section 87 of the *Planning Act 2016* from the date of the existing approval until 23 June 2026 for a Material Change of Use for Multiple Dwelling Units at 1-5 Banksia Drive, Kingaroy described as Lot 2 on RP807384.

Financial and Resource Implications

No implication can be identified.

Link to Corporate/Operational Plan

Growth and Opportunity
 GO2 Balanced development that preserves and enhances our region.
 GO2.1 Implement Council's planning scheme to support sustainable development of business, industry and community liveability

Approved by Delegated Authority:

Date: 08/07/2020

Communication/Consultation (Internal/External)

No implication can be identified.

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.

Report

SITE DETAILS

Street Address:	1-5 Banksia Drive, Kingaroy Qld
RP Description:	Lot 2 RP807384
State Referral Agencies:	Nil
Owner	Property Opportunities Investments Pty Ltd

SITE AND LOCALITY DESCRIPTION

Land Area:	1.0660 ha			
Existing Use of Land:	Vacant block			
Road/s	Road Hierarchy	Width of Road Reserve	Width of Pavement	Road Material
Banksia Drive, Kingaroy	Minor Urban Collector	30 metres	6 metres	Bitumen
Easements	N/A			
Significant Site Features:	Site is vacant			
Topography:	Level			
Surrounding Land Uses:	Land Use	Zone/Precinct		
	Dwelling Houses within the Low Density Residential Zone.			
Services:	Reticulated Water Supply, Sewerage, Electricity & Telecommunications			

PLANNING SCHEME DETAILS

Current Planning Scheme:	South Burnett Regional Council Planning Scheme Version 1.3	Commenced 2 October 2017
Zone:	Low Density Residential Zone	
Precinct:	Nil	

Approved by Delegated Authority

Date: 08/07/2020

Overlays:	N/A
Infrastructure Resolution 	Charges Council adopted the LGIP on 24 June 2019 which commenced on 1 July 2019. The types of development that may trigger the issuing of an infrastructure charges notice are: a) Reconfiguring a Lot; b) Making a Material Change of Use; c) Carrying out Building Work. The property is within the catchment mapping and is therefore subject to relevant adopted charges.

APPLICATION HISTORY

The following section outlines the changes to the development approval proposed.

The existing approval over the subject land is for a Material Change of Use (Multiple Dwelling Units), Council reference IR1627506 dated 7 October 2016. The currency period for this approval was extended, Council reference CAP2016/0006 dated 7 October 2016 until 23 June 2020.

Request to extend the currency period under section 86 of the *Planning Act 2016* was received on 23 June 2020.

2.0 PLANNING CONSIDERATIONS

2.1 Extension to the current period

Section 87(1) of the *Planning Act 2016* establishes the following for the assessment of extension applications:

"When assessing an extension application, the assessment manager may consider any matter that the assessment manager considers relevant, even if the matter was not relevant to assessing the development application."

The following table identifies the matters relevant to the assessment of the extension application, any comments made by the applicant and the relevant assessing comments made by the assessing officer:

Relevant Matter	Relevant Comments
Consistency with local categorising instrument.	Since the development approval was given under the Kingaroy Shire IPA Planning Scheme and has been replaced with the South Burnett Regional Council Planning Scheme 2017 v1.3. The planning provisions under the Kingaroy Shire IPA Planning Scheme are not considered consistent with the planning provisions that currently apply under the South Burnett Regional Council Planning Scheme v1.3. The property was zoned for Residential purposes in mind under the Kingaroy Shire IPA Planning Scheme however, when the South Burnett Regional Council planning scheme was introduced the zone was amended to Low Density Residential. The level of assessment

Approved by Delegated Authority:



Date: 08/07/2020

	<p>has not changed between the two planning schemes and Multiple Dwelling Units are subject to Impact Assessment in the Low Density Residential Zone.</p> <p>The subject site is earmarked for multiple dwelling units via the existing approval and the location of the site adjacent to the intersection of the Bunya Highway and Banksia Drive, makes the site suitable for this type of development. The overall outcomes sought for the Low Density Residential Zone includes the provision of multiple dwelling unit development in suitable locations where the development is consistent with the low density residential character of the surrounding area.</p> <p>Under the original assessment, no works have commenced, nor an operational works development application applied for.</p> <p>In consideration of the consistency of the development approval with the applicable Infrastructure Charges under Council's current LGIP, it is reasonable that the contributions be charged at the current rate.</p> <p>Council has calculated new charges which are provided in an Infrastructure Charges Notice (ICN).</p>
<p>Compliance with current assessment benchmarks</p>	<p>The zoning change that occurred on the land when the current planning scheme was introduced did not change the purpose and overall outcomes sought for the zone to such an extent that multiple dwelling units could not reasonably be approved on the subject site.</p> <p>The approved development would also be subject to impact assessment under the South Burnett Regional Council Planning Scheme 2017 v.1.3.</p>

Based on the above it is considered reasonable to consider extending the currency period for 6(six) years until 23 June 2026. This will align the currency period of the existing approval with the provisions of the *Planning Act 2016*.

The conditions of the current approval has remained largely unchanged and reflect the revised proposal plans reducing the number of units from 10 units to a total of 6 units. The overall site coverage has reduced providing more private open space per unit on site.

3.0 CONCLUSION

It is recommended that the Council approve both the Extension to Currency Period under s86 of the *Planning Act 2016*, for an additional six (6) years until 23 June 2026.

Attachment A
Infrastructure Charges Notice

Approved by Delegated Authority



Date: 08/07/2020

INFRASTRUCTURE CHARGES NOTICE
(Section 119 of the Planning Act 2016)

APPLICANT: Property Opportunities Investments Pty Ltd CAN 612 897
 462 as Trustee for Property Opportunities Investments Trust

APPLICATION: MCU20/0011

DATE: 8 July 2020

AMOUNT OF THE LEVIED CHARGE: **\$616,878.00** **Total**
(Details of how these charges were calculated are shown overleaf)

\$302,290.00	Water Supply Network
\$166,539.00	Sewerage Network
\$74,046.00	Transport Network
\$61,705.00	Parks and Land for Community Facilities Network
\$12,298.00	Stormwater Network

AUTOMATIC INCREASE OF LEVIED CHARGE: The amount of the levied charge is subject to an automatic increase. Refer to the information attached to this notice for more information on how the increase is worked out.

PREMISES TO WHICH CHARGE APPLIES: Lot 2 RP807384

SITE ADDRESS: 1-5 Banksia Dr, Kingaroy

PAYABLE TO: South Burnett Regional Council

WHEN PAYABLE: Material Change of Use – When the change happens.
(In accordance with the timing stated in Section 122 of the Planning Act 2016)

OFFSET OR REFUND: Not Applicable.

This charge is made in accordance with South Burnett Regional Council's **Charges Resolution (No. 3) 2019**

Approved by Delegated Authority:



Date: 08/07/2020

DETAILS OF CALCULATION

**Water Supply
Adopted Charges**

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 bedroom)	1	Dwelling	\$9,842.00	CR Table 2.1	\$9,842.00
Residential Use (2 bedroom)	43	Dwelling	\$7,030.00	CR Table 2.1	\$302,290.00

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Existing lawful use Residential (3 or more bedroom)	1	dwelling	\$9,842.00	CR Table 2.1	\$9,842.00

Sewerage

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 bedroom)	1	Dwelling	\$5,423.00	CR Table 2.1	\$5,423.00
Residential Use (2 bedroom)	43	Dwelling	\$3,873.00	CR Table 2.1	\$166,539.00

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Existing lawful use Residential (3 or more bedroom)	1	dwelling	\$5,423.00	CR Table 2.1	\$5,423.00

Transport

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 bedroom)	1	Dwelling	\$2,410.00	CR Table 2.1	\$2,410.00
Residential Use (2 bedroom)	43	Dwelling	\$1,722.00	CR Table 2.1	\$74,046.00

Approved by Delegated Authority:



Date: 08/07/2020

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Existing lawful use - Residential (3 or more bedroom)	1	dwelling	\$2,410.00	CR Table 2.1	\$2,410.00

Parks and Land for Community Facilities

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 bedroom)	1	Dwelling	\$2,009.00	CR Table 2.1	\$2,009.00
Residential Use (2 bedroom)	43	Dwelling	\$1,435.00	CR Table 2.1	\$61,705.00

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Existing lawful use - Residential (3 or more bedroom)	1	dwelling	\$2,009.00	CR Table 2.1	\$2,009.00

Stormwater

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 bedroom)	1	Dwelling	\$401.00	CR Table 2.1	\$401.00
Residential Use (2 bedroom)	43	Dwelling	\$286.00	CR Table 2.1	\$12,298.00

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Existing lawful use - Residential (3 or more bedroom)	1	dwelling	\$401	CR Table 2.1	\$401.00

Approved by Delegated Authority:



Date: 08/07/2020

Levied Charges

Development Description	Water Supply	Sewerage	Transport	Parks & Land for Community Facilities	Stormwater	Total
Residential Use (3 bedroom)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Residential Use (2 bedroom)	\$302,290.00	\$166,539.00	\$74,046.00	\$61,705.00	\$12,298.00	\$616,878.00
Total	\$302,290.00	\$166,539.00	\$74,046.00	\$61,705.00	\$12,298.00	\$616,878.00

* In accordance with section 120 of the Planning Act 2016.

Yours faithfully

SOUTH BURNETT REGIONAL COUNCIL
CHIEF EXECUTIVE OFFICER

Approved by Delegated Authority



Date: 08/07/2020

IMPORTANT INFORMATION

Appeals

A person who has been given, and is dissatisfied with an Infrastructure Charges Notice or Negotiated Infrastructure Charges Notice has, under s229(1) and Schedule 1 of the *Planning Act 2016*, the right to lodge an appeal to the Planning and Environment Court or a Development Tribunal.

The timeframes for starting an appeal in the Planning and Environment Court or Tribunal are set out in s.229(3) of the *Planning Act 2016*.

Section 229(6) and Schedule 1 of the *Planning Act 2016* states the grounds for appealing an Infrastructure Charges Notice or Negotiated Infrastructure Charges Notice.

Automatic Increase Provision of charge rate (\$)

An infrastructure charge levied by South Burnett Regional Council is to be increased by the difference between the Producer Price Index (PPI) applicable at the time the infrastructure charge was levied, and PPI applicable at the time of payment of the levied charge, adjusted by reference to the 3-yearly PPI average¹. If the levied charge is increased using the method described above, the charge payable is the amount equal to the sum of the charge as levied and the amount of the increase.

However, the sum of the charge as levied and the amount of the increase is not to exceed the maximum adopted charge the Council could have levied for the development at the time the charge is paid.

GST

The Federal Government has determined that contributions made by developers to Government for infrastructure and services under the *Planning Act 2016* are GST exempt.

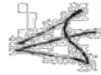
Making a Payment

This Infrastructure Charges Notice cannot be used to pay your infrastructure charges.

To pay the levied charge, you must request an Itemised Breakdown showing the total levied charge payable at the time of payment. An Itemised Breakdown must be

¹ 3-yearly PPI average is defined in section 114 of the *Planning Act 2016* and means the PPI adjusted according to the 3-year moving average quarterly percentage change between financial quarters. PPI Index is the producer price index for construction 6427.0 (ABS PPI) index number 3101 – Road and Bridge construction index for Queensland published by the Australian Bureau of Statistics.

Approved by Delegated Authority:



Date: 08/07/2020

presented at the time of payment.

An Itemised Breakdown may be requested by emailing info@southburnett.qld.gov.au

Payment can be made at any of the following South Burnett Regional Council Offices:

- 69 Hart Street, Blackbutt, 4314;
- 45 Glendon Street, Kingaroy, 4610;
- 42 Stephens Street West, Murgon, 4605;
- 48 Drayton Street, Nanango, 4615;
- McKenzie Street, Wondai, 4606; or
- via other methods identified on the Itemised Breakdown.

Enquiries

Enquiries regarding this Infrastructure Charges Notice should be directed to the SOUTH BURNETT REGIONAL COUNCIL, Department of Planning and Land Management, during office hours, Monday to Friday by phoning (07) 4189 9100 or email at info@southburnett.qld.gov.au

Approved by Delegated Authority:

Date: 08/07/2020

Attachment B
Statement of Reasons

Notice about Decision – Statement of Reasons

The following information is provided in accordance with Section 63(4) & (5) of the Planning Act 2016

The development application for:

Type of Approval	Material Change of Use – Multiple Dwelling Units
Level of Assessment	Extension to currency period
Application No	MCU20/0011
Name of Applicant	Property Opportunities Investments Pty Ltd
Street Address	1-5 Banksia Drive, Kingaroy
Real Property Address	Lot 2 RP807384

On 8 July 2020 the above development was:

Approved in full, with conditions.

1. Reasons for the Decision

The reasons for this decision are:

- The extension to the currency period is consistent with the overall outcome of the Low Density Residential Zone Code in relation to Multiple Dwelling Units.
- The existing approval is consistent with the low density scale of the surrounding residential area.
- The subject site is suitable for multiple dwelling unit development due to its proximity to the Kingaroy Hospital and location adjacent to the Bunya Highway.
- The proposed development can connect to Council's services.

2. Assessment Benchmarks

The following benchmarks apply to this development:

- South Burnett Regional Council Planning Scheme 2017 (v1.3)
- Low Density Residential Zone Code
- Services and Works Code

3. Compliance with Benchmarks

ASSESSMENT MATTERS		
Relevant matters		
Matters raised in submissions	Issue Nil	How matter was dealt with
Reasons for decision	The development was assessed against all of the assessment benchmarks listed above and complies with all of these or can be conditioned to comply.	



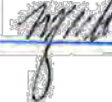
Note: Each application submitted to Council is assessed individually on its own merit.

Approved by Delegated Authority:



Date: 07/07/2020

Title **P&LM - 2691091 - Material change of use application for duplex dwelling at 42 Markwell Street Kingaroy - Lot 107 RP7914 - Applicant: Wedgwood Finance Pty Ltd - MCU20/0009**

	SIGNATURE	DATE
MANAGER		2/7/2020
GM		9/7/2020
CEO		09-07-2020

Document Information

ECM ID 2691091

Author Chris Du Plessis – Manager Planning & Land Management

Endorsed By GENERAL MANAGER COMMUNITY

Date 7 July 2020

Précis

Material change of use application for duplex dwelling at 42 Markwell Street Kingaroy - Lot 107 RP7914 - Applicant: Wedgwood Finance Pty Ltd - MCU20/0009

Summary

- Application for a development permit for a material change of use to construct a dual occupancy (second dwelling) on site.
- The subject site is in the medium Density Residential Zone and a dual occupancy is subject to code assessment.
- The proposal has been assessed against the relevant requirements of the Medium Density Residential Zone code and the Services and Works code of the SBRC Planning Scheme;
- The proposal meets the relevant requirements of the zone codes;
- The proposal is consistent with the surrounding development and the existing dwelling on site will screen the proposed dual occupancy (second dwelling);
- The proposal will retain the existing streetscape and not result in significant impacts of the residential amenity of the locality;
- Proposal recommended for approval subject to reasonable and relevant conditions.

Officer's Recommendation

That Council in accordance with Section 60 of the *Planning Act 2016* **approve** the development application for a Material Change of Use for Dual Occupancy at 42 Markwell Street, Kingaroy (described as Lot 107 on RP7914), subject to reasonable and relevant conditions:

General

GEN1. The development must be completed and maintained generally in accordance with the approved plans and documents and any amendments arising through conditions to this development approval:

Drawing Title	Prepared by	Reference no.	Rev	Date
Site Plan	Blueprint Drafting Services	20-2801-SPY	1	04/06/2020
Floor Plan	Blueprint Drafting Services	20-2770-SPY	1	04/06/2020
Elevations	Blueprint Drafting Services	20-2770-SPY	1	04/06/2020

Approved by Delegated Authority:



Date: 07/07/2020

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
- Permit for Plumbing and Drainage Work.

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

GEN4. Dust prevention measures must be undertaken to ensure that dust does not cause a nuisance to occupiers of adjacent properties.

Approved Use

GEN5. The approved development is a Material Change of Use for a Dual Occupancy, as shown on the approved plans and does not imply approval for other similar uses eg. Short-term accommodation.

Engineering Works

ENG1. Complete all works approved and works required by conditions of this development approval and/or any related approvals at no cost to Council, prior to commencement of the use unless stated otherwise.

ENG2. Undertake Engineering designs and construction in accordance with the Planning Scheme, Council's standards, relevant design guides, and Australian Standards.

ENG3. Be responsible for the full cost of any alterations necessary to electricity, telephone, water mains, sewer mains, stormwater drainage systems or easements and/or other public utility installations resulting from the development or from road and drainage works required in connection with the development.

Location, Protection and Repair of Damage to Council and Public Utility Services Infrastructure and Assets

ENG4. Be responsible for the location and protection of any Council and public utility services infrastructure and assets that may be impacted on during construction of the development.

ENG5. Repair all damages incurred to Council and public utility services infrastructure and assets, as a result of the proposed development immediately should hazards exist for public health and safety or vehicular safety. Otherwise, repair all damages immediately upon completion of works associated with the development

Stormwater Management

ENG6. Construct stormwater drainage to ensure that the development will achieve "no worsening" as described in the Queensland Urban Drainage Manual (QUDM) to all downstream properties including road reserves and the like for design storms up to ARI100.

ENG7. Stormwater from sealed areas and overflow pipes from stormwater detention structures and/or tanks installed for the stormwater system is required to be piped to the kerb and channel.

ENG8. Design and construct all internal stormwater drainage works to comply with the relevant Section/s of AS/NZS 3500.3.2.

ENG9. Stormwater from the driveway shall be collected prior to discharge from the property via a pit/grate, and is required to be piped to the kerb and channel.

Approved by Delegated Authority:



Date: 07/07/2020

ENG10. Ensure that adjoining properties and roadways are protected from ponding or nuisance from stormwater as a result of any site works undertaken as part of the proposed development.

ENG11. Provide overland flow paths that do not alter the characteristics of existing overland flows on other properties, or that create an increase in stormwater/flood damage on other properties.

Comment: Please note that any/all future development on the site will require a stormwater management plan prepared by an RPEQ for approval by Council.

Lawful Point of Discharge

ENG12. Discharge all minor storm flows that fall or pass onto the site to the lawful point of discharge in accordance with the Queensland Urban Drainage Manual (QUDM).

Water Supply *Each building*

ENG13. ~~The lot shall be connected to Council's reticulated water supply network with a single water meter, with each individual Class 1 structure (or unit) having its own sub water meter.~~

Delete *Comment: It is recommended that the single water meter supplying the lot, and any required pipework to service the units is appropriately sized to accommodate all future development on the site. Pipe sizing shall be carried out by a suitably qualified hydraulic designer.*

Sewerage

ENG14. Connect the development to Council's existing reticulated sewerage system. Note that only a single connection point will be permitted to Council's sewer network, which is to service all current and proposed units on the site.

ENG15. The footing design for the unit shall be constructed to satisfy the requirements of the Queensland Development Code MP1.4 Building over or near relevant infrastructure, due to the proximity of the existing sewer.

Parking and Access - General

ENG16. Design all access driveways, circulation driveways, parking aisles and car parking spaces in accordance with Australian Standard 2890.1 - Parking Facilities - Off Street Car Parking.

ENG17. Design and construct all access, carparking, and driveway areas with concrete, asphalt or a two-coat bitumen seal.

ENG18. Provide a minimum of three (3) car parking spaces, including one (1) visitor car park.

ENG19. Ensure access to car parking spaces, vehicle loading and manoeuvring areas and driveways remain unobstructed and available for their intended purpose during the hours of operation.

Vehicle Access

ENG20. Construct a residential crossover between the property boundary and the edge of the Markwell St pavement, having a minimum width of 6.0 metres, generally in accordance with Council's Standard Drawing No. SBRC 00048.

ENG21. Construct any new crossovers such that the edge of the crossover is no closer than 1 metre to any existing or proposed infrastructure, including any stormwater gully pit, manhole, service infrastructure (eg power pole, telecommunications pit), road infrastructure (eg street sign, street tree, etc).

3 of 21

Approved by Delegated Authority:



Date: 07/07/2020

Roadworks and Pedestrian Safety

ENG22. Install signage for all works on or near roadways in accordance with the Manual for Uniform Traffic Control Devices – Part 3, Works on Roads.

ENG23. Submit to Council, an application for any footpath, road or lane closures, and ensure all conditions of that approval are complied with during construction of the works.

ENG24. Maintain safe pedestrian access along Council's footpaths at all times.

Electricity and Telecommunication

ENG25. Connect the development to electricity and telecommunication services.

Erosion and Sediment Control - General

ENG26. Ensure that all reasonable actions are taken to prevent sediment or sediment laden water from being transported to adjoining properties, roads and/or stormwater drainage systems.

ENG27. Remove and clean-up sediment or other pollutants in the event that sediment or other pollutants are tracked/released onto adjoining streets or stormwater systems, at no cost to Council.

Material Change of Use – Currency Period

ADV1. Section 85 (1)(a) of the *Planning Act 2016* provides that, if this approval is not acted upon within the period of six (6) years the approval will lapse.

Heritage

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. A search can be arranged by visiting <https://www.datsip.qld.gov.au> and filling out the Aboriginal and Torres Strait Islander Cultural Heritage Search Request Form.

Appeal Rights

ADV3. Attached for your information is a copy of Chapter 6 of the *Planning Act 2016* as regards Appeal Rights.

Approved by Delegated Authority:



Date: 07/07/2020

Financial and Resource Implications

No implication can be identified.

Link to Corporate/Operational Plan

Growth and Opportunity

GO2 Balanced development that preserves and enhances our region.

GO2.1 Implement Council's planning scheme to support sustainable development of business, industry and community liveability

Communication/Consultation (Internal/External)

Public Notification not required.

Legal Implications (Statutory Basis, Legal Risks)

No implication identified.

Policy/Local Law/Delegation Implications

No implication identified.

Asset Management Implications

No implication identified.

Approved by Delegated Authority:



Date: 07/07/2020

Report

The applicant seeks approval for a Material change of use – Development Permit for Dual Occupancy.

APPLICATION SUMMARY	
Applicant:	Wedgewood Finance Pty Ltd
Owner:	Wedgewood Finance Pty Ltd
Type of Application:	Material Change of Use
Properly Made Date:	3 June 2020
Street Address:	42 Markwell Street, Kingaroy
RP Description:	Lot 107 RP 7914
State Referral Agencies:	N/A
Referred Internal Specialists:	Engineering

The following table outlines the proposed development:

PROPOSED DEVELOPMENT	
Proposed Development:	Dual occupancy
Variations Sought:	Nil
Level of Assessment:	Code assessment
Area to be used:	N/A
Impervious Area:	N/A
Site Cover:	Total floor area of the Dual occupancy (second dwelling) including living area, garage and porch is 131.3sqm. The footprint of the dwelling is less than 0.2% site cover of the overall site.
Car Parking Spaces:	Minimum of one space provided and two visitor parking spaces.
Service Vehicle Provision:	N/A
Submissions Received:	N/A
Decision Making Period Ends:	3 August 2020

The following table describes the planning scheme parameters for the proposal:

PLANNING SCHEME DETAILS			
Current Planning Scheme:	South Burnett Regional Council Planning Scheme	Version 1.3	
Zone:	Medium Density Residential		
Precinct:	N/A		
Overlays:	OM1- Airport Environs Overlay		

The following table describes the key development parameters for the proposal:

SITE DETAILS:

SITE AND LOCALITY DESCRIPTION	
Land Area:	2023m ²
Existing Use of Land:	Dwelling house

Approved by Delegated Authority:



Date: 07/07/2020

Road Frontage:	Markwell Street			
Road/s	Road Hierarchy	Width of Road Reserve	Width of Pavement	Road Material
Markwell Street	Street	20m	6m	Bitumen
Easements	Nil			
Significant Site Features:				
Topography:	Land is relatively flat.			
Surrounding Land Uses:	Land Use	Zone/Precinct		
North	Dwellings	Medium Density Residential Zone		
South	Dwellings	Medium Density Residential Zone		
East	Dwellings	Medium Density Residential Zone		
West	Dwellings	Medium Density Residential Zone		
Services:	Electricity and Telecommunications			

Background / Site History

APPLICATION NO.	DECISION AND DATE
Nil	Nil

CONSULTATION:

Referral Agencies
N/A.

Other Referrals

INTERNAL REFERRAL SPECIALIST	REFERRAL / RESPONSE
Development Engineer	Council's Development Engineer provided comments in relation to Infrastructure Charges and conditions.
Infrastructure Charges Resolution	<p>Council adopted the LGIP on 24 June 2019 which commenced on 1 July 2019.</p> <p>The types of development that may trigger the issuing of an infrastructure charges notice are:</p> <ul style="list-style-type: none"> a) Reconfiguring a Lot; b) Making a Material Change of Use; c) Carrying out Building Work. <p>The property is within the catchment mapping and is therefore subject to relevant adopted charges.</p> <p>The adopted charge for material change of use for residential development, is the adopted charge as stated in Table 2.1 of the South Burnett Regional Council Charges Resolution (No. 3) 2019.</p> <p>Refer to the Infrastructure Charges Notice attached as Attachment B.</p>

Approved by Delegated Authority:



Date: 07/07/2020

Public Notification

N/A

ASSESSMENT:

Framework for Assessment

Categorising Instruments for Statutory Assessment

For the *Planning Act 2016*, the following Categorising Instruments may contain Assessment Benchmarks applicable to development applications:

- the *Planning Regulation 2017*
- the Planning Scheme for the local government area
- any Temporary Local Planning Instrument
- any Variation Approval

Of these, the planning instruments relevant to this application are discussed in this report.

Assessment Benchmarks Pertaining to the Planning Regulation 2017

The following Assessment Benchmarks from the *Planning Regulation 2017* are applicable to this application:

PLANNING REGULATION 2017 DETAILS			
Assessment Benchmarks:			Nil
WBB	Regional	Plan	N/A
Designation:			

South Burnett Regional Council Planning Scheme

The applicable planning scheme for the application is South Burnett Regional Council Version 1.3.

The proposed development was assessed against the following assessment benchmarks:

Relevant Parts

N/A

Zones

Medium Density Residential Zone

Overlays

- OM1 – Airport Environs overlay

Other Codes

Services and Works Code

The development was assessed against all of the assessment benchmarks listed above and the pertinent issues arising out of assessment are discussed below:

MEDIUM DENSITY ZONE CODE:		
Section 1 General		
Performance Outcomes		
PO1 The density, built form and appearance of	AO1.1 Site cover does not exceed 60% and AO1.2 Buildings are a maximum of	Site cover is less than 60%.

Approved by Delegated Authority:



Date: 07/07/2020

MEDIUM DENSITY ZONE CODE:		
<p>development reflects the intended character of the zone, is climatically responsive and facilitates casual surveillance of the street.</p>	<p>2 storeys and 8.5m above ground level. and AO1.3 Maximum gross floor area does not exceed: (a) for conventional allotments, 50% of the site area. (b) for rear allotments, 40% of the site area and AO1.4 Where adjoining a dwelling house, a 1.8m high screen fence is provided to the common boundary. and AO1.5 Plant and service equipment (air conditioning, exhaust fans, lift motor rooms, refuse bins, telecommunication devices, etc) are integrated into the building. and AO1.6 Rooves incorporate at least 400mm eaves over each wall. and AO1.7 Front fences are less than 1.2 metres high.</p>	<p>A condition is included to require a 1.8m high screen fence along the common boundary of the site with adjoining site.</p> <p>Front fences will be conditioned to comply with this requirement.</p>
<p>PO2 Development is adequately serviced.</p>	<p>AO2.1 Development is connected to reticulated water supply and sewerage. and AO2.2 Development is supplied with reticulated electricity and telecommunications services. and AO2.3 Stormwater is discharged to a lawful point of discharge or to downstream properties but only with the consent of the affected landowners.</p>	<p>Proposed development complies with these requirements.</p>
<p>PO3 The efficiency and safety of the road network is not compromised by inappropriate access arrangements</p>	<p>No outcome specified.</p>	<p>Proposed access to the site has been reviewed and is considered suitable for the proposed development.</p>
<p>PO4 Refuse storage areas are located for convenient collection, screened from public view and provided with facilities for self-contained cleaning.</p>	<p>AO4.1 Where the total number of multiple dwelling units is less than 10, the refuse storage area allows for individual general waste and recycling bins for each unit. and AO4.2 Where the total number of multiple dwelling units is 10 or more or for rooming accommodation, communal industrial-sized bins are provided in a location that allows</p>	<p>Appropriate arrangements are proposed for refuse storage and collection at the kerb by Council's contractor.</p>

Approved by Delegated Authority:



Date: 07/07/2020

MEDIUM DENSITY ZONE CODE:		
	<p>the collection vehicle to enter and exit the site in a forward gear and collect the waste with a maximum of 3 manoeuvres.</p> <p>and</p> <p>AO4.3 The refuse storage area is no closer than 4m to any frontage and 1.5m to any other site boundary except where servicing 10 dwelling units or more, where the storage area is 5m from any site boundary.</p> <p>and</p> <p>AO4.4 Refuse storage areas are provided with an impervious base that is drained to an approved waste disposal system and provided within a dedicated hose cock.</p> <p>and</p> <p>AO4.5 The refuse storage area is enclosed on 3 sides to a minimum height of 0.2m above the height of the refuse receptacles.</p>	
<p>PO5 Development is located and designed to ensure that land uses are not exposed to:</p> <p>(a) Areas that pose a health risk from previous activities; and</p> <p>(b) Unacceptable levels of contaminants.</p>	<p>AO5.1 Development does not occur:</p> <p>(a) In areas that pose a health risk from previous activities; and</p> <p>(b) On sites listed on the Contaminated Land Register or Environmental Management Register.</p> <p>or</p> <p>AO5.2 Areas that pose a health risk from previous activities and contaminated soils which are subject to development are remediated prior to plan sealing, operational works permit, or issuing of building works permit.</p>	<p>The proposal is within an established residential area and not subject to health risks from previous activities.</p>
<p>PO6 Landscaping enhances the appearance of the site, provides buffering and screening and shades activity areas.</p>	<p>AO6.1 A minimum 2m wide landscaped area with species selected to suit the streetscape is provided adjacent to all road frontages (excluding crossover and pedestrian access).</p> <p>and</p> <p>AO6.2 Landscaping of pedestrian areas uses plant species which at maturity have limited foliage below 1.8m.</p> <p>and</p> <p>AO6.3 The minimum area for site landscaping is:</p> <p>(a) For multiple dwellings – 20%</p> <p>(b) For retirement facilities – 35%</p> <p>(c) For other uses – not specified.</p>	<p>A 2m wide landscape strip is proposed along the street frontage.</p>

Approved by Delegated Authority:



Date: 07/07/2020

MEDIUM DENSITY ZONE CODE:		
Section 4 Dual occupancies		
PO13 The development site is of an appropriate size to accommodate activities, buildings, infrastructure, services and works associated with the residential use.	AO13.1 The site has a minimum area of: (a) For dual occupancies – 600m ² ; and AO13.2 The site has a minimum road frontage of: (a) For dual occupancies – 18m;	The size of the subject site is well in access of the size requirement. The subject site has a frontage of 25m.
PO14 Development provides a setting that adds positively to the streetscape and provides reasonable access to natural light and ventilation.	AO14.1 Buildings have a minimum set back of 6m to the primary street frontage. and AO14.2 Setbacks to any secondary road frontage are a minimum of 4.5m. and AO14.3 Side and rear boundary setbacks for residential uses are a minimum of: (a) 1.5m – at ground level; (b) 2.0m – above ground level.	The existing welling on site is located 6m from the front boundary. The side boundary setback of the proposal is 1.5m.
PO15 Development provides sufficient open space to meet the recreational and privacy needs of residents.	AO15.1 Each dwelling in a dual occupancy is provided with private open space of a minimum consolidated area of 50m ² with a minimum dimension of 5m and oriented northward. and AO15.2 Where a dual occupancy, each unit has: (a) independent driveway access to its respective street frontage; and (b) Its front door (and an associated front door identification structure) and living room windows or balconies oriented toward its respective street frontage.	The minimum area of private open space is provided for the proposed dwelling. The existing dwelling and the proposed dwelling share a common drive to the existing street frontage that is offset to the side of the property. Privacy of the respective residents will be maintained.
PO16 Development accommodates the relaxation, recreational, storage and clothes drying needs of residents.	AO16.3 Each dwelling is provided with an open air clothes drying facility screened from public streets, communal open space and neighbouring properties.	Appropriate clothes drying facilities are provided.

OVERLAYS	
Performance Outcomes	Assessment benchmarks
Airport environs overlay Wildlife hazard sub-area	
PO22 Development does not significantly	The proposal does not impact on the wildlife

Approved by Delegated Authority:



Date: 07/07/2020

OVERLAYS	
Performance Outcomes	Assessment benchmarks
increase the risk of wildlife hazard particularly flying vertebrates, such as birds and bats, intruding within an airport operational airspace.	hazard sub-area.
SERVICES AND WORKS CODE	
Section 1 General	
PO1 The development is planned and designed considering the land use constraints of the site for achieving stormwater design objectives.	Council's Development Engineer provided conditions in relation to infrastructure.
Section 2 Infrastructure	
PO5 Development is provided with infrastructure which: (a) conforms with industry standards for quality; (b) is reliable and service failures are minimised; and (c) is functional and readily augmented.	The proposal has access to an existing sealed road. Council's Development Engineer provided conditions in relation to infrastructure.

Local Categorising Instrument - Variation Approval

Not applicable.

Local Categorising Instrument - Temporary Local Planning Instrument

Not applicable.

Other Relevant Matters

Not applicable.

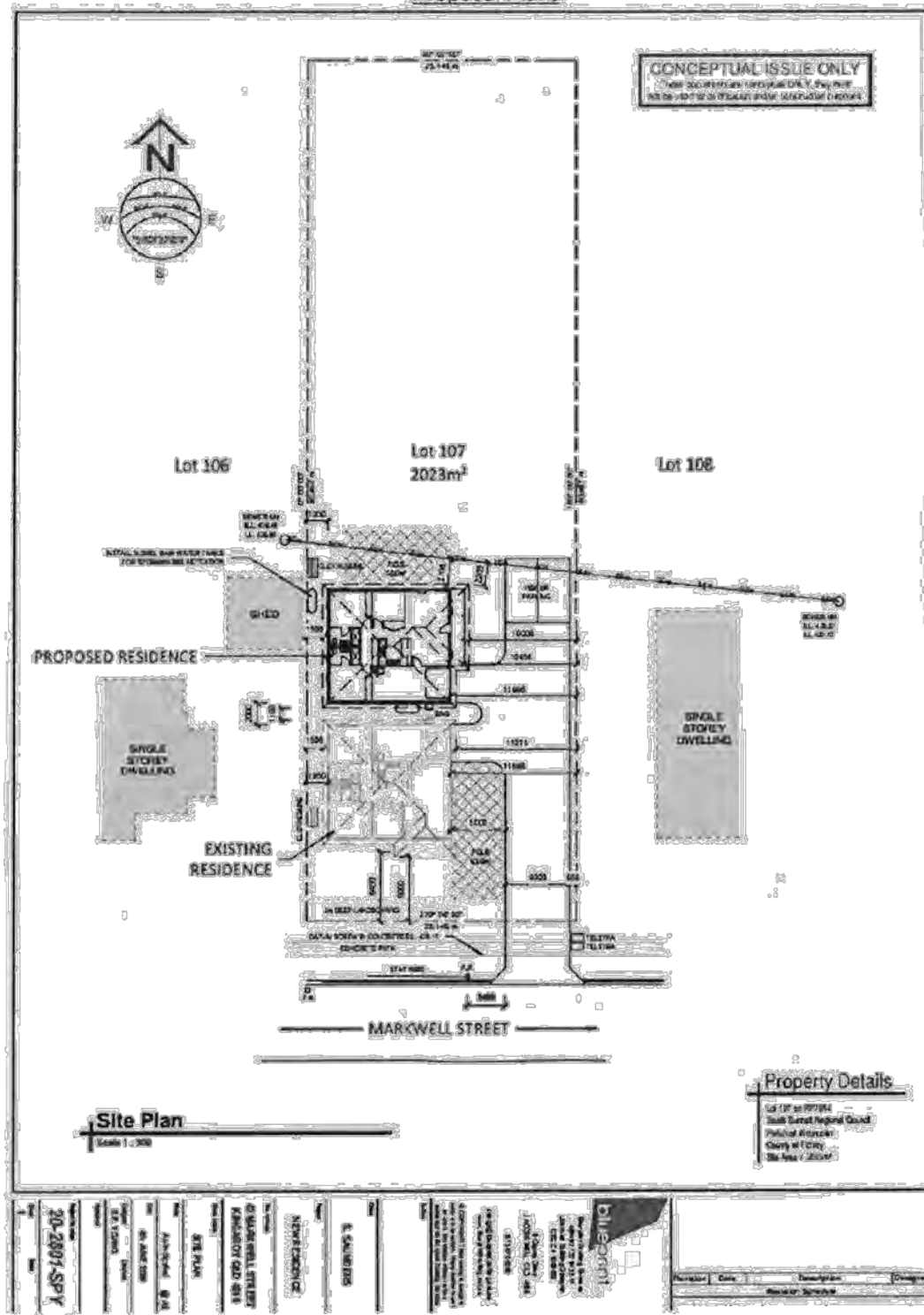
CONCLUSION:

The proposed development has been assessed with regards to the applicable assessment benchmarks as identified within the report and the attached Statement of Reasons (refer to Attachment A). Where the proposed development does not comply with the benchmarks have been conditioned to comply. Where the applicant has not provided sufficient information, conditions have been imposed to ensure compliance.

Approved by Delegated Authority:

Date: 07/07/2020

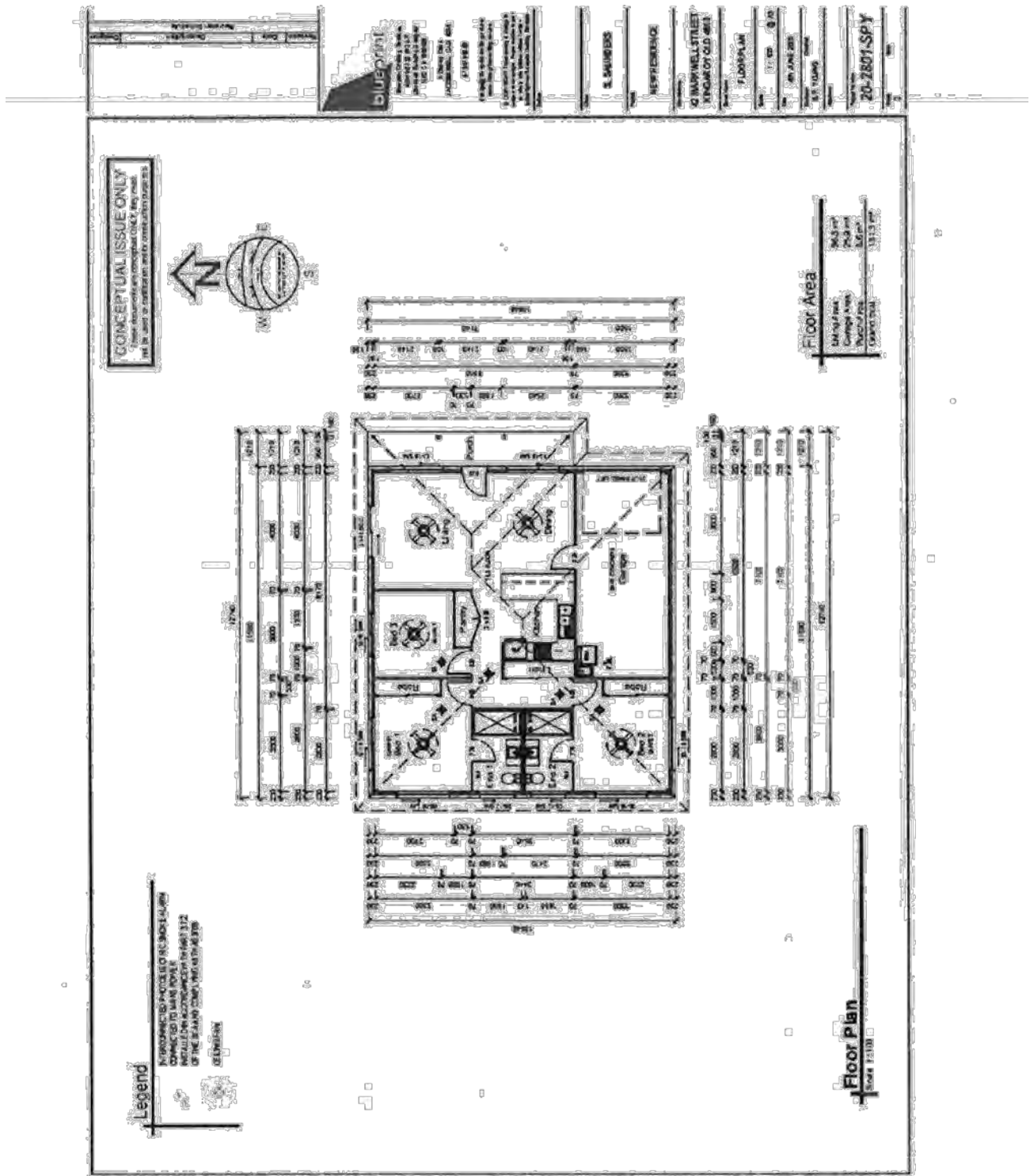
Attachment A
Proposal Plans



Approved by Delegated Authority



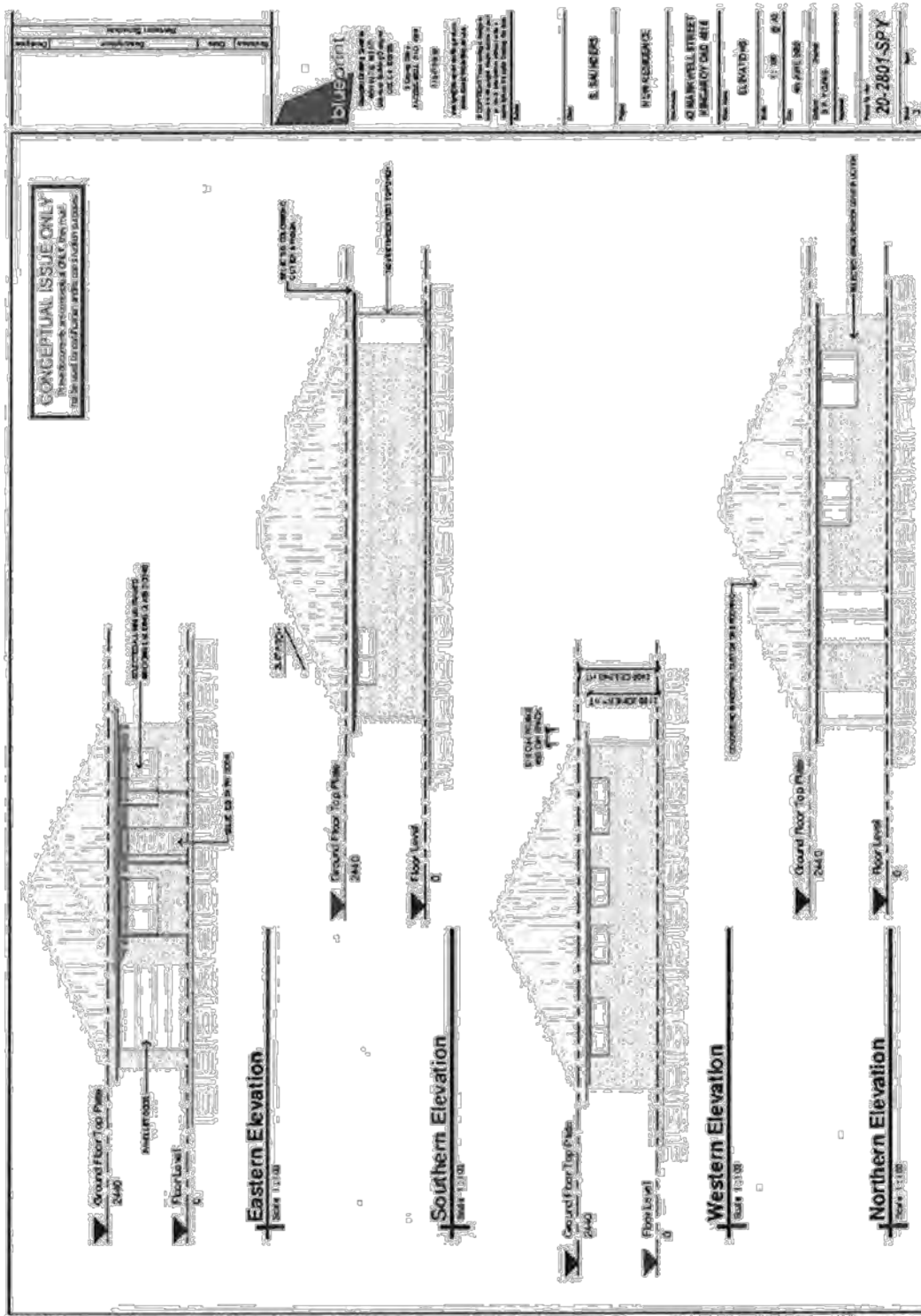
Date: 07/07/2020



Approved by Delegated Authority:



Date: 07/07/2020



Approved by Delegated Authority:



Date: 07/07/2020

Attachment B
Infrastructure Charges Notice

INFRASTRUCTURE CHARGES NOTICE
(Section 119 of the Planning Act 2016)

APPLICANT:	∞	WedgeWood Finance Pty Ltd	
APPLICATION:		MCU20/0009	
DATE:		7 July 2020	
AMOUNT OF THE LEVIED CHARGE: <i>(Details of how these charges were calculated are shown overleaf)</i>	∞	\$20,085.00	Total
		\$9,842.00	Water Supply Network
		\$5,423.00	Sewerage Network
		\$2,410.00	Transport Network
		\$2,009.00	Parks and Land for Community Facilities Network
		\$401.00	Stormwater Network

AUTOMATIC INCREASE OF LEVIED CHARGE: The amount of the levied charge is subject to an automatic increase. Refer to the information attached to this notice for more information on how the increase is worked out.

PREMISES TO WHICH CHARGE APPLIES: Lot 107 RP7914

SITE ADDRESS: 42 Markwell St, Kingaroy

PAYABLE TO: South Burnett Regional Council

WHEN PAYABLE: Material Change of Use – When the change happens.
(In accordance with the timing stated in Section 122 of the Planning Act 2016)

OFFSET OR REFUND: Not Applicable.

This charge is made in accordance with South Burnett Regional Council's *Charges Resolution (No. 3) 2019*

Approved by Delegated Authority:



Date: 07/07/2020

DETAILS OF CALCULATION

Water Supply

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 or more bedroom dwelling)	1	dwelling	\$9,842.00	CR Table 2.1	\$9,842.00

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Not applicable	-	-	\$0.00	-	\$0.00

Sewerage

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 or more bedroom dwelling)	1	dwelling	\$5,423.00	CR Table 2.1	\$5,423.00

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Not applicable	-	-	\$0.00	-	\$0.00

Transport

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 or more bedroom dwelling)	1	dwelling	\$2,410.00	CR Table 2.1	\$2,410.00

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Not applicable	-	-	\$0.00	-	\$0.00

Parks and Land for Community Facilities

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 or more bedroom dwelling)	1	dwelling	\$2,009.00	CR Table 2.1	\$2,009.00

Approved by Delegated Authority:



Date: 07/07/2020

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Not applicable			\$0.00		\$0.00

Stormwater

Adopted Charges

Development Description	Number of Units	Units of Measure	Charge Rate	Reference	Amount
Residential Use (3 or more bedroom dwelling)	1	dwelling	\$401.00	CR Table 2.1	\$401.00

Discounts*

Description	Number of Units	Units of Measure	Discount Rate	Reference	Amount
Not applicable			\$0.00		\$0.00

Levied Charges

Development Description	Water Supply	Sewerage	Transport	Parks & Land for Community Facilities	Stormwater	Total
Residential Use (3 or more bedroom dwelling)	\$9,842.00	\$5,423.00	\$2,410.00	\$2,009.00	\$401.00	\$20,085.00
Total	\$9,842.00	\$5,423.00	\$2,410.00	\$2,009.00	\$401.00	\$20,085.00

* In accordance with section 120 of the Planning Act 2016.

Yours faithfully

SOUTH BURNETT REGIONAL COUNCIL

CHIEF EXECUTIVE OFFICER

Approved by Delegated Authority:



Date: 07/07/2020

IMPORTANT INFORMATION

Appeals

A person who has been given, and is dissatisfied with an Infrastructure Charges Notice or Negotiated Infrastructure Charges Notice has, under s229(1) and Schedule 1 of the *Planning Act 2016*, the right to lodge an appeal to the Planning and Environment Court or a Development Tribunal.

The timeframes for starting an appeal in the Planning and Environment Court or Tribunal are set out in s.229(3) of the *Planning Act 2016*.

Section 229(6) and Schedule 1 of the *Planning Act 2016* states the grounds for appealing an Infrastructure Charges Notice or Negotiated Infrastructure Charges Notice.

Automatic Increase Provision of charge rate (\$)

An infrastructure charge levied by South Burnett Regional Council is to be increased by the difference between the Producer Price Index (PPI) applicable at the time the infrastructure charge was levied, and PPI applicable at the time of payment of the levied charge, adjusted by reference to the 3-yearly PPI average¹. If the levied charge is increased using the method described above, the charge payable is the amount equal to the sum of the charge as levied and the amount of the increase.

However, the sum of the charge as levied and the amount of the increase is not to exceed the maximum adopted charge the Council could have levied for the development at the time the charge is paid.

GST

The Federal Government has determined that contributions made by developers to Government for infrastructure and services under the *Planning Act 2016* are GST exempt.

Making a Payment

This Infrastructure Charges Notice cannot be used to pay your infrastructure charges.

To pay the levied charge, you must request an Itemised Breakdown showing the total levied charge payable at the time of payment. An Itemised Breakdown must be

¹ 3-yearly PPI average is defined in section 114 of the *Planning Act 2016* and means the PPI adjusted according to the 3-year moving average quarterly percentage change between financial quarters. PPI Index is the producer price index for construction 6427.0 (ABS PPI) index number 3101 – Road and Bridge construction index for Queensland published by the Australian Bureau of Statistics.

Approved by Delegated Authority:



Date: 07/07/2020

presented at the time of payment.

An Itemised Breakdown may be requested by emailing info@southburnett.qld.gov.au

Payment can be made at any of the following South Burnett Regional Council Offices:

- 69 Hart Street, Blackbutt, 4314;
- 45 Glendon Street, Kingaroy, 4610;
- 42 Stephens Street West, Murgon, 4605;
- 48 Drayton Street, Nanango, 4615;
- McKenzie Street, Wondai, 4606; or
- via other methods identified on the Itemised Breakdown.

Enquiries

Enquiries regarding this Infrastructure Charges Notice should be directed to the SOUTH BURNETT REGIONAL COUNCIL, Department of Planning and Land Management, during office hours, Monday to Friday by phoning (07) 4189 9100 or email at info@southburnett.qld.gov.au

Approved by Delegated Authority



Date: 07/07/2020

Attachment C
Statement of Reasons

NOTICE ABOUT DECISION – STATEMENT OF REASONS

The following information is provided in accordance with Section 63(4) & (5) of the Planning Act 2016

SITE DETAILS	
Street Address:	42 Markwell Street, Kingaroy
RP Description	Lot 107 on RP7914
Site Area	2023m ²

PROPOSED DEVELOPMENT	
Name of Applicant	Wedgewood Finance Pty Ltd
Type of Application	Material Change of Use
Proposed Development	Dual Occupancy
Level of Assessment	Code Assessable
Area of Development	N/A
Impervious Area	N/A
Site Cover	Total floor area of the Dual occupancy is 131.3m ²
Car Parking Spaces	Minimum of one space provided
Service Vehicle Provision	N/A
Submissions Received	N/A
Decision	Approval subject to conditions
Decision Date	TBA

1. Assessment Benchmarks

The proposed development was assessed against the following assessment benchmarks:

South Burnett Regional Council Planning Scheme 2017

- Medium Density zone code and
- Services and works code.

2. Reasons for Approval

- The proposal is located in a zone suitable for the proposed development.
- The proposal achieves a medium density residential outcome for the site.
- The proposal meets the relevant performance outcomes of the Planning Scheme.

3. Compliance with Benchmarks

The development was assessed against all of the assessment benchmarks listed above and complies with all of these or can be conditioned to comply.

Note: Each application submitted to Council is assessed individually on its own merit.

Approved by Delegated Authority:



Date: 14/7/2020

Title P&LM - 2687307 - Reconfiguring a Lot - Boundary Realignment - Lot 2 SP315755 & Lot 6 RP32419 Kingaroy-Cooyar Road, Brooklands - Owner: Rodney J Coe - Applicant: L Brewer-Kissick C/- ONF Surveyors - RAL20/0004




Document Information

ECM ID 2687307

Author Planning Officer – Sam Dunstan

Endorsed By MANAGER PLANNING & LAND MANAGEMENT
GENERAL MANAGER COMMUNITY

Date 14 July 2020

	SIGNATURE	DATE
MANAGER		14/7/2020
GM		15/7/2020
CEO		16/07/2020

Précis

Reconfiguring a Lot - Boundary Realignment - Lot 2 SP315755 & Lot 6 RP32419 Kingaroy-Cooyar Road, Brooklands - Owner: Rodney J Coe - Applicant: L Brewer-Kissick C/- ONF Surveyors - RAL20/0004

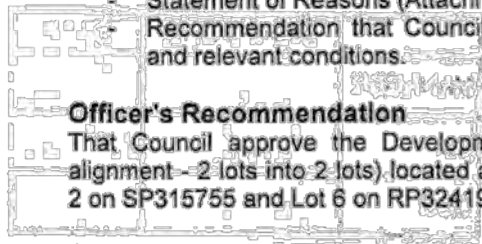
Summary

- Application for Reconfiguring a Lot (Boundary Realignment);
 - Boundary Configuration as proposed:
 - Current total area of Lot 2 is 163ha;
 - Northern portion of Lot 2 (currently vinculum arrangement) to be separated as an individual lot as proposed Lot 3;
 - Area of proposed Lot 3 (Northern portion) is 125ha;
 - Area of proposed Lot 4 (Balance portion by vinculum arrangement) and consolidated with Lot 6 on RP32419 is 55ha.
 - Existing Lot 2 is separated by an unformed road reserve;
 - Lot 2 is for grazing of stock and southern portion is for grazing of stock and cultivation along the Oaky Creek flats;
 - The consolidation of southern portion of Lot 2 on SP315755 and Lot 6 on RP32419 will:
 - formalise the current access arrangements;
 - consolidate the farming infrastructure with the agricultural portion of the site;
 - remove encroachments of rural infrastructure and residential buildings
 - increase the rural productivity of the site from 16.8ha to 55ha
 - Subject site is included with the Rural zone under the South Burnett Regional Council Planning Scheme;
 - The size of the proposed lots do not result in all lots >100ha in area however consolidates the southern portion/s of land for rural production and activities;
 - A boundary realignment application in the Rural zone is a code assessable application;
 - Referral to SARA given the number of lots fronting Kingaroy Cooyar Road is proposed to increase;
 - Department of Transport and Main Roads provided Decision Notice – Permitted Road Access Location (refer Attachment A);
 - Proposal triggered assessment against:
 - Rural zone code; and
 - Services and works code.

Approved by Delegated Authority: 

Date: 14/7/2020

- The application has been assessed against the overall outcomes and performance outcomes of the relevant codes; Statement of Reasons (Attachment B); Recommendation that Council approve the boundary realignment subject to reasonable and relevant conditions.



Officer's Recommendation

That Council approve the Development Application for a Reconfigure a Lot (Boundary Re-alignment - 2 lots into 2 lots) located at Kingaroy-Cooyar Road, Brooklands (and described as Lot 2 on SP315755 and Lot 6 on RP32419), subject to the following conditions.

General

GEN1. The development must be completed and maintained generally in accordance with the approved plans and documents and any amendments arising through conditions to this development approval:

Drawing Title	Prepared by	Ref no.	Rev	Date
Proposed Boundary Realignment	ONF Surveyors	8041P/2	A	14/5/2020

GEN2. All works, including the repair or relation of services is to be completed at no cost to Council.

Compliance

GEN3. All conditions of this approval are to be satisfied prior to Council endorsing the Survey Plan, and it is the applicant's responsibility to notify Council to inspect compliance with conditions.

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

GEN4. Prior to sealing the Survey Plan the applicant is required to pay the Council all rates and charges or any expenses being charged over the subject land under any Act in accordance with Schedule 18 Section 69 of the *Planning Act Regulation 2017*.

Existing Buildings/Structures

GEN5. Prior to sealing the Survey Plan the applicant is required to either:-
 a) Remove or demolish the "Uninhabitable House" as indicated on the Proposed Boundary Realignment Plan 8041P/2 Rev A; or
 b) Reclassify the "Uninhabitable House" as indicated on the Proposed Boundary Realignment Plan 8041P/2 Rev A;

Survey Marks

RAL1. Prior to the submission of the Survey Plan to Council, the applicant is to reinstate survey marks and 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.

Natural Resources Valuation Fees

RAL2. Payment of ~~Department of Natural Resources and Mines~~ valuation fee that will result from the issue of split valuations prior to Council sealing the Survey Plan. The contribution is currently assessed at \$96.00 (2 x \$48.00); 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.

Approved by Delegated Authority:



Date: 18/7/2020

Advice

ADV1. The currency period for this development approval is twelve (12) months starting the day that this development approval takes effect. (Refer to Section 85 "Lapsing of approval at end of currency period" of the *Planning Act 2016*.)

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. A search can be arranged by visiting and filling out the Aboriginal and Torres Strait Islander Cultural Heritage Search Request Form.

ADV3. Attached for your information is a copy of Chapter 6 of the *Planning Act 2016* as regards Appeal Rights.

Financial and Resource Implications

No implication can be identified.

Link to Corporate/Operational Plan

GO2 Balanced development that preserves and enhances our region.
GO2.1 Implement Council's planning scheme to support sustainable development of business, industry and community liveability.

Communication/Consultation (Internal/External)

No implication can be identified.

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.

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PROPOSAL PLAN

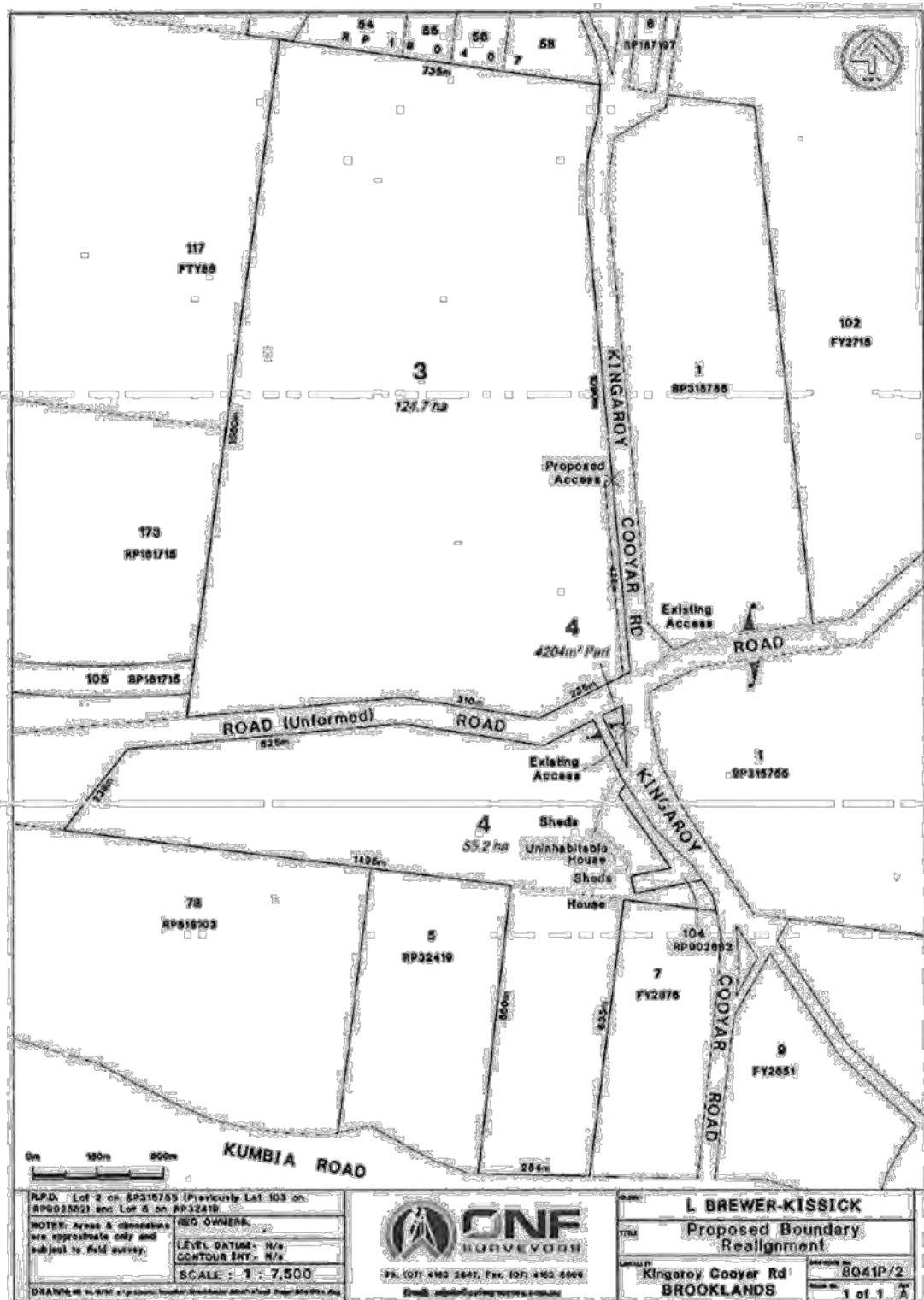


Figure 1 - Proposal Plan (Source: Applicant)

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Locality Plan



Figure 2 - Existing lot configuration (Source: IntraMaps)

Aerial Plan



Figure 3 - Aerial Image (Source: Qld Globe)

RAL20/0004 Kingaroy Cooyar Road, Brooklands

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Report

The applicant seeks approval for Reconfiguring a lot – Boundary Realignment.

APPLICATION SUMMARY	
Applicant:	L Brewer-Kissick C/- ONF Surveyors
Owner:	Rodney J Coe
Type of Application:	Reconfiguring of a Lot – Boundary Realignment
Properly Made Date:	15 May 2020
Street Address:	Kingaroy-Cooyar Road, Brooklands
RP Description:	Lot 2 on SP315755 & Lot 6 on RP32419
State Referral Agencies:	State Assessment Referral Agency - State transport corridors and future State transport corridors – referral trigger – Schedule 10 – Part 9, Division 4, Subdivision 2 State Transport Corridors, Table 1 – Reconfiguring a lot near a state transport corridor.
Referred Internal Specialists:	Contract Development Engineer

The following table outlines the proposed development:

PROPOSED DEVELOPMENT	
<p>Proposed Development:</p> 	<p>Boundary Realignment:-</p> <ul style="list-style-type: none"> - Northern portion of Lot 2 on SP315755 standing alone from the southern portion of the property; - Subject area of land is proposed to contain an area of approximately 125ha; - Consolidation (vinculum arrangement) of southern portion of Lot 2 with adjoining Lot 6 is approximately 55ha. <p>The current layout of Lot 2 on SP315755 is divided into 3 portions by vinculum arrangement (separated by unformed roads) and existing Lot 6 on RP32419 is adjacent to the southern portion of Lot 2.</p> <p>Previous approval for Reconfiguring a Lot (1 lot into 2 lots) was issued under RAL19/0008 and as part of the conditions of approval a property note was included as follows <i>“PN1. The maintenance of any accesses within Council’s road reserve for proposed Lots 1 (both portions) and 2 (northern portion) will be the responsibility of the land owner.”</i></p> <p>The proposed boundary realignment creates an unlawful use of the land ie. two dwellings on a rural lot less than 100ha.</p> <p>Under Section 65 of the <i>Planning Act 2016</i> – Permitted development conditions. <i>“A development condition imposed on a development approval must—</i> <i>(a) be relevant to, but not be an unreasonable imposition on, the development or the use of premises as a consequence of the development; or</i> <i>(b) be reasonably required in relation to the development or the use of premises as a consequence of the development.”</i> Therefore, a condition has been included as part of the development approval for the</p>

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	"uninhabitable dwelling" as indicated on the submitted plan to be reclassified, removed or demolished prior to the survey plan being sealed.
Variations Sought:	Nil
Level of Assessment:	Code

The following table describes the planning scheme parameters for the proposal:

PLANNING SCHEME DETAILS		
Current Planning Scheme:	South Burnett Regional Council Planning Scheme	Version 1.3
Zone:	Rural Zone Code	
Overlays:	OM2 – Bushfire Hazard Overlay OM3 – Flood Hazard Overlay OM5 – Biodiversity Areas Overlay OM8 – Agricultural Overlay Map	

The following table describes the key development parameters for the proposal:

SITE DETAILS:

SITE AND LOCALITY DESCRIPTION		
Land Area:	Lot 2 – 163.7ha Lot 6 – 16.79ha	
Existing Use of Land:	Rural	
Road Frontage:	Lot 2 – Kingaroy Cooyar Road and unformed road Lot 6 – Kumbia Road	
Road/s	Road Hierarchy	
Kingaroy-Cooyar Road	State Controlled Road	
Easements	Nil	
Significant Features:	Site	Nil
Topography:	Refer to Aerial Image (Figure 3) The site is relatively flat with existing dwelling situated on highest point of the property (proposed lot 4). Land to the north of the unformed road slopes to a south-easterly direction at approximately 2degrees.	
Surrounding Land Uses:	Land Use	Zone/Precinct
North	Rural zoned land surrounding	
South		
East		
West		
Services:	Electricity and Telecommunications (no water or sewer)	

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CONSULTATION:

Referral Agencies

Pre-lodgement advice was sought by the applicant regarding a proposed new access on the Kingaroy Cooyar Road frontage for proposed Lot 3.

SARA concluded that an access via Kingaroy Cooyar Road could be supported, subject to sight distances and stopping distances being confirmed and an access to rural standard suitable for the proposed number and type of vehicles requiring access being constructed.

SARA responded to referral of the application on 9 July 2020 (refer to Attachment A).

Other Referrals

INTERNAL SPECIALIST	REFERRAL	REFERRAL / RESPONSE
Consultant Engineer	Development	No feedback was sought due to the boundary realignment. Accesses to state controlled road were addressed as part of the Concurrence Agency referral.
Infrastructure Charges		None applicable to boundary realignments

Public Notification

None required.

ASSESSMENT:

Framework for Assessment

Categorising Instruments for Statutory Assessment

For the *Planning Act 2016*, the following Categorising Instruments may contain Assessment Benchmarks applicable to development applications:

- the *Planning Regulation 2017*
- the Planning Scheme for the local government area
- any Temporary Local Planning Instrument
- any Variation Approval

Of these, the planning instruments relevant to this application are discussed in this report.

Assessment Benchmarks Pertaining to the Planning Regulation 2017

The following Assessment Benchmarks from the *Planning Regulation 2017* are applicable to this application:

PLANNING REGULATION 2017 DETAILS	
Assessment Benchmarks:	Nil
WBB Designation:	Regional Plan N/A

South Burnett Regional Council Planning Scheme

The applicable planning scheme for the application is South Burnett Regional Council Version 1.3.

The proposed development was assessed against the following assessment benchmarks:

Zones

Rural zone code

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Other codes

Reconfiguring a lot code
Services and works code

Overlays

- OM2 – Bushfire Hazard Overlay
- OM3 – Flood Hazard Overlay
- OM5 – Biodiversity Areas Overlay
- OM8 – Agricultural Overlay Map

The development was assessed against all of the assessment benchmarks listed above and is deemed to satisfy the performance outcomes of the zone codes.

RURAL ZONE CODE	
PO1 Development maintains rural amenity and character	Complies No changes to the operation of the lots are proposed. Northern portion of Lot 2 is for grazing whilst the southern portion of Lot 2 is for grazing and rural productive activities.
PO2 Development does not jeopardise the rural production capacity of the Zone.	Complies The proposal will continue to provide a productive rural pursuit. The proposal will reduce area of Lot 2 (northern portion) from approximately 163ha to 124.7ha (proposed Lot 3) and southern portion of Lot 2 will include an additional area of 16.8ha from Lot 6 on RP32419 giving a total area of 55.2ha (proposed Lot 4). Proposed Lot 4 will be below 100ha however, including Lot 6 into the fold will increase its rural productive value.
PO3 Development does not result in any degradation of the natural environment, in terms of the geotechnical, physical, hydrological and environmental characteristics of the site and its setting.	Complies The proposal does not incorporate the removal of vegetation.
PO4 Development is not exposed to risk from natural hazard relating to land slip.	Complies No built form is proposed as a result of the development nor the land is within an identified land slip hazard area.
PO5 Development is adequately serviced.	Complies The existing development will utilise the existing services on the site.
PO6 Development is located and designed to ensure that land uses are not exposed to: (a) Areas that pose a health risk from previous activities; and (b) Unacceptable levels of contaminants.	Complies The site is not identified on the contaminated land register.

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<p>PO7 Non-rural development does not compromise the integrity and operations of intensive animal industries.</p>	<p>Complies No additional lots are proposed and there does not appear to be an intensive animal industry within 1km of the properties.</p>
<p>PO8 to PO14</p>	<p>Not applicable</p>
<p>PO15 The productive capacity and utility of agricultural land for rural activities is maintained.</p>	<p>Complies The realignment of boundaries facilitates farming practices at a more productive scale on Lot 4. Current uses including grazing and cropping can be supported by the Oaky Creek flats by the proposed boundary realignment.</p>
<p>PO16 to PO17</p>	<p>Not applicable</p>
<p>PO18 Areas of environmental significance, including biodiversity values, are identified, protected and enhanced.</p> <p>PO19 Biodiversity values of identified areas of environmental significance are protected from the impacts of development</p> <p>PO20 There are no significant adverse effects on water quality, ecological and biodiversity values.</p>	<p>Complies Oaky Creek traverses through the site in east – west direction. The boundary realignment is not located within proximity to the creek nor will affect current access arrangements to the existing dwelling house where it is currently accessed from the north of the site.</p> <div data-bbox="799 1055 1114 1581" data-label="Image"> </div> <p><i>Figure 4 - Snip from Planning Scheme Biodiversity Areas Overlay Map</i></p> <p>No changes to the waterway are proposed as a part of the boundary realignment.</p>
<p>PO21 Development is not placed at unacceptable risk from bushfire, does not increase the extent or severity of bushfire and maintains the safety of people and property</p>	<p>Complies Parts of the affected lots are within the nominated medium potential bushfire intensity however, no buildings are proposed as part of</p>

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<p>from bushfire.</p> <p>PO22 Community infrastructure in any area mapped as Very High to Medium (Potential Intensity) Areas are able to function effectively during and immediately after bushfire events.</p> <p>PO23 Public safety and the environment are not adversely affected by the detrimental impacts of bushfire on hazardous materials manufactured or stored in bulk.</p> <p>PO24 Major risks to the safety or property and to the wellbeing of occupants in areas mapped as Very High to Medium (Potential Intensity) Areas is minimised through appropriate siting, servicing and managing of residential premises.</p>	<p>the boundary realignment.</p>
<p>PO25 to PO27</p>	<p>Not applicable</p>
<p>PO28 Development is not exposed to risk from flood events by responding to flood potential and maintains personal safety at all times.</p> <p>PO29 Development directly, indirectly and cumulatively avoids any significant increase in water flow, velocity or flood level, and does not increase the potential for flood damage either on site or other properties.</p> <p>PO30 Development avoids the release of hazardous materials into floodwaters.</p> <p>PO31 Community infrastructure in any area mapped as Flood Hazard is able to function effectively during and immediately after flood.</p>	<p>Complies The flood hazard overlay impacts existing Lot 6 however, as part of the boundary realignment Lot 6 will form part of the southern part of existing Lot 2.</p> <p>There is already an existing dwelling house located on a higher ridge (north eastern corner) on Lot 6 outside of any potential hazard according to the applicant. Access to the existing dwelling house will be via the northern entrance from Kingaroy Cooyar Road.</p> <p>No further assessment has been carried out against the performance outcomes.</p>
<p>PO32 to PO39</p>	<p>Not applicable</p>

<p>RECONFIGURING A LOT CODE</p>	
<p>PO1 The boundary realignment: (a) results in lots that are consistent with the established subdivision pattern of the local area; (b) maintains or improves the utility of the lots; (c) does not create a situation where the use or buildings on the resulting lots become unlawful.</p> <p>PO2 The boundary realignment facilitates the creation or consolidation of a viable farming unit.</p>	<p>Complies The proposal will continue to provide a productive rural pursuit.</p> <p>The proposal will reduce area of Lot 2 (northern portion) from approximately 163ha to 124.7ha (proposed Lot 3) and southern portion of Lot 2 will include an additional area of 16.8ha from Lot 6 on RP32419 giving a total area of 55.2ha (proposed Lot 4). Proposed Lot 4 will be below 100ha however, including Lot 6 into the fold will increase its rural productive value.</p>
<p>PO3 to PO15</p>	<p>Not applicable</p>
<p>PO16 The productive capacity and utility of agricultural land for rural activities is maintained.</p>	<p>Complies The realignment of boundaries facilitates</p>

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	<p>farming practices at a more productive scale on Lot 4.</p> <p>Current uses including grazing and cropping can be supported by the Oaky Creek flats by the proposed boundary realignment.</p>
<p>PO17</p>	<p>Not applicable</p>
<p>PO18 Development avoids, minimises or mitigates adverse impacts on environmentally significant areas and values.</p>	<p>Complies Oaky Creek traverses through the site in east – west direction.</p> <p>The boundary realignment is not located within proximity to the creek nor will affect current access arrangements to the existing dwelling house where it is currently accessed from the north of the site.</p> <div data-bbox="798 795 1125 1332" data-label="Image">  </div> <p><i>Figure 5 - Snip from Planning Scheme Biodiversity Areas Overlay Map</i></p>
	<p>No changes to the waterway are proposed as a part of the boundary realignment.</p>
<p>PO19 Development is not placed at unacceptable risk from bushfire, does not increase the extent or severity of bushfire and maintains the safety of people and property from bushfire.</p>	<p>Complies Parts of the affected lots are within the nominated medium potential bushfire intensity however, no buildings are proposed as part of the boundary realignment.</p>
<p>PO20 Development is not exposed to risk from flood events by responding to flood potential and maintains personal safety at all times.</p> <p>PO21 Development directly, indirectly and cumulatively avoids any significant increase in</p>	<p>Complies The flood hazard overlay impacts existing Lot 6 however, as part of the boundary realignment Lot 6 will form part of the southern part of existing Lot 2.</p>

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water flow, velocity or flood level, and does not increase the potential for flood damage either on site or other properties.	There is already an existing dwelling house located on a higher ridge (north eastern corner) on Lot 6 outside of any potential hazard according to the applicant. Access to the existing dwelling house will be via the northern entrance from Kingaroy Cooyar Road. No further assessment has been carried out against the performance outcomes.
PO22	Not applicable
PO23 There are no significant adverse effects on water quality, including drinking water, ecological and biodiversity values.	Complies No development or associated works are proposed within any natural drainage features. The lots are outside of any water supply catchment.
SERVICES AND WORKS CODE	
PO1 The development is planned and designed considering the land use constraints of the site for achieving stormwater design objectives.	Complies No changes to physical land is proposed. <i>Applicant stated "Existing low paths, contour banks and on-site vegetation will facilitate control of overland flows in rain events."</i>
PO2 Development does not discharge wastewater to a waterway or off-site unless demonstrated to be best practice environmental management for that site.	Not applicable No physical changes are proposed as part of the boundary realignment therefore, a wastewater management plan is not considered necessary in this instance.
PO3 Construction activities avoid or minimise adverse impacts on stormwater quality.	Not applicable No construction activities are proposed as part of the boundary realignment.
PO4 Operational activities avoid or minimise changes to waterway hydrology from adverse impacts of altered stormwater quality and flow.	Refer above.
PO5 Development is provided with infrastructure which: (a) conforms with industry standards for quality; (b) is reliable and service failures are minimised; and (c) is functional and readily augmented.	Complies Proposed Lot 4 has authorised access from Kingaroy Cooyar Road and access to proposed Lot 3 via Kingaroy Cooyar Road has been sought by the applicant from SARA as pre-lodgement advice.
PO6 to PO11	Not applicable
PO12 to PO18	Overlays Have been addressed in Rural zone code and Reconfiguring a lot code

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Local Categorising Instrument - Variation Approval

Not applicable.

Local Categorising Instrument - Temporary Local Planning Instrument

Not applicable.

Other Relevant Matters

Not applicable.

CONCLUSION:

The proposed development has been assessed with regard to the applicable assessment benchmarks as identified within the report. The proposed development generally complies with the benchmarks or can be conditioned to comply. Where the applicant has not provided sufficient information, conditions have been imposed to ensure compliance.

It is recommended that the development application for Reconfiguring a Lot (boundary realignment) at Lot 2 SP315755 & Lot 6 RP32419 Kingaroy-Cooyar Road, Brooklands be approved subject to reasonable and relevant conditions pursuant to Section 60 of the *Planning Act 2016*.