



Banana Shire Council ORDINARY MEETING MINUTES

Meeting Date: Wednesday, 9 March 2016

***Venue: Banana Shire Council Chambers
62 Valentine Plains Road, Biloela***

Time: 9.00 am

1.0 Opening of Meeting

"Council recognises that this meeting is held on the Land of the Gaangalu Nation and that the Banana Shire also includes land of the Iman People, Wulli Wulli People, Wadja People and Wakka Wakka People."

2.0 Attendance including Apologies & Leave of Absence

3.0 National Anthem & Prayer

4.0 Confirmation of Minutes

4.0.1 Ordinary Meeting held 17 February 2016

5.0 Mayor's Report / Minute

6.0 Business Outstanding

6.0.1 Business Arising from Previous Meetings & Matters Lying on the Table

7.0 Declaration of Interest on Matters on the Agenda

8.0 Corporate & Community Services

8.1 Corporate Services

8.1.1 Financial Report P/E 29/02/16

8.1.2 Resolutions Actions Report

8.1.3 Major Capital Projects – Monthly Actual Expenditure as at 25/2/16

9.0 Infrastructure Services

9.1 Infrastructure Services

9.1.1 Monthly Report – Infrastructure Services

9.1.2 Resolutions Actions Report

9.1.3 Major Capital Projects – Monthly Actual Expenditure as at 25/2/16

9.1.4 Monthly Update on Flood Study

9.1.5 Department of Natural Resources & Mines – Permanent Road Closure Application Lots 46 & 47 on PM164 (43137)

9.1.6 Department of Natural Resources & Mines – Permanent Road Closure Application – Section of AC Rideout Rd (44158)

9.1.7 Moura State High School - Mowing of Road Reserve/Footpath (45853)

9.1.8 Road Safety Management Reference Group – Minutes of meeting 2/2/16

9.1.9 Baralaba Flood Boat

9.1.10 Amendment to IDP to include additional R2R Funds 15/16

10.0 Council Services**10.1 Development Services****10.1.1 Resolutions Actions Report****10.1.2 Major Capital Projects – Monthly Actual Expenditure as at 25/2/16****10.1.3 Joe Kooyman Drive Residents – Browns Gully (43389)****10.1.4 T-0525 MCU – Multiple Dwelling (11 Units) – 2 Thomas Close, Biloela – Lot 22 on SP272388 – Request to Extend Period****10.1.5 RAL004-15/16 – Reconfiguration of a Lot for a Boundary Realignment – 2440 Leichhardt Highway Dululu – Lot 183 & 184 on RN216****10.1.6 MCU013-13/14 – Development Application for Material Change Of Use – Service Station (Alterations & Additions) located at 40 Kroombit Street, Biloela - Described as Lot 87 on RP604824****10.3 Water & Sewerage Services****10.3.1 Taroom Water Connections Outside Water Area****11.0 Executive Services****11.1 Executive Services****11.1.1 Resolutions Actions Report****11.1.2 Local Government Remuneration & Discipline Tribunal – Councillor Remuneration effective 1/7/16 (35428)****12.0 Close of Meeting**

1.0 Opening of Meeting

Meeting opened at 9.00am

2.0 Attendance including Apologies & Leave of Absence

Present

Councillors – Mayor Ron Carige & Crs Middleton, Snell, Ferrier, Brennan, Clancy & Becker.

Officers – Chief Executive Officer

3.0 National Anthem & Prayer

Following the National Anthem Pastor Nathan Stanley from the Baptist Church led Council in prayer.

4.0 Confirmation of Minutes

Minute No: OM003360

Resolution:

That the minutes of the Ordinary Meeting held on 17 February 2016 be taken as read and confirmed.

Moved: Cr Clancy

Seconded: Cr Becker

Carried

5.0 Mayor's Report / Minute

The Mayor advised that this is a very unique meeting as it is the last meeting as this group of Councillors in this 4 year term. As Mayor I would like to thank a number of people for assisting Councillors over this time.

Firstly to the Directors and I include former Director Planning Strategy & Sustainability...‘thank you’, and please pass onto your staff, inside and outside the office, Councillors’ appreciation of the cooperation and hard work they performed over the last 4 years.

Over the last 4 years our Council has had an unprecedented number of flooding events. Four major evacuations in 2 years and we are still meeting about the repercussions of Cyclone Marcia. I would like to thank the Disaster Management Coordinator for his guidance through these very trying events; and also to the dedicated staff who manned the Local Disaster Coordination Centre during these times...over and above the call of duty.

Also thank you to all the agencies that make up the LDMG; we have worked hard together and will continue to protect the people in the Banana Shire.

Thank you to the CEO for your role over the last 4 years.

Councillors, I believe you can be very proud of our achievements for the Shire and trust the new Council will continue on striving for the best for this Shire.

Finally I would like to thank the people who keep us all on track, the Executive Services PAs.

6.0 Business Outstanding

Noted there was no business arising from previous meetings or matters lying on the table

7.0 Declaration of Interest on Matters on the Agenda

Noted there were no declarations of interest on matters on the agenda

Acting Director Corporate & Community Services attended the meeting.

8.0 Corporate & Community Services

8.1.1 FINANCIAL REPORT– PERIOD ENDING 29 FEBRUARY 2016

Date: 4 March 2016

Author: A/Director Corporate & Community Services, David Steger

File No: CM7.2

Letter No:

Attachment: Statement of Comprehensive Income - Actual v Budget to 29 February 2016; Statement of Financial Position – Actual v Budget to 29 February 2016; Statement of Cash Flows - Actual v Budget to 29 February 2016; Statement of Changes in Equity to 29 February 2016; Account Balances and Rates Report to 3 March 2016.

Minute No: OM003361

This report is a legislative requirement.

Resolution:

That Council receive the Financial Report as tabled for the period ending 29 February 2016.

Moved: Cr Clancy

Seconded: Cr Becker

Carried

Report

1. Introduction

The purpose of the Financial Report is to give Management and Council an overview of the organisation's financial performance for the period ending 29 February 2016.

It is presented in a format which compares the year to date to the amended 2015/2016 budget. The year to date budget is 8/12 or 66.67% of the amended budget. The financial analysis contained in this report compares; either year to date expenditure with equivalent budget to date expenditure or, in the case of rates, year to date expenditure with an appropriate cashflow position.

2. Report

Comprehensive Income Statement:

Council recorded an operating surplus of \$9,349,249 for the month of February. Predictably this surplus has occurred as a result of the issue 2nd half year rates notices on 22 February 2016. While the surplus is a welcome change from the previous three months' deficits Council should note that is a normal part of Council's business cycle and for the larger picture the following points need to be considered:

- Allowing for discounts, net rates and utility charges are 5.62% below the budgeted cashflow position. This variance is due the changed accounting treatment of water charges. The water consumption in the first rates notice related to consumption that occurred in the second half of last financial year. This amount, approximately \$1.1 million, was treated as revenue in the 2014/15 financial year.

- Grants, subsidies and contributions revenue is approximately 16.53% above the year to date budget position. This reason is two-fold: we have received the upfront portion of the Commonwealth Financial Assistance Grant; and a majority of NDRRA funding received to date relates to work completed in the 2014/15 financial year.
- Total operating expenditure is approximately -6.76% lower than the year to date amended budget. If prior year spending patterns are consistent, the current reduction in spending is unlikely to be sustained as prior to the end of financial year capital work ramps-up to ensure completion by the end of the financial year.

Finance continues to monitor revenue streams and encourage the timely submission of progress payments.

Capital Expenditure:

Capital expenditure – see separate report.

3. Conclusion

Management will continue to monitor both incoming and outgoing cash flow in an effort to ensure that Council achieves the best possible end of the year outcome. Management will also endeavour to ensure that operating revenues are sufficient to meet all areas of committed service delivery.

Considerations

1. Corporate Plan

This matter has direct reference to Corporate Plan Strategy 1.2. (a), (b), (c) and (d).

2. Policy and Legal Implications

N/A

3. Financial and Resource Implications

Management will monitor revenue, expenditure and cashflow to ensure that Council has sufficient financial resources to deliver its budgeted commitments and achieve the foreshadowed operating surplus.

4. Risk Assessment

N/A

8.1.2 ACTION REPORT ON PREVIOUS COUNCIL RESOLUTIONS – CORPORATE & COMMUNITY SERVICES

Date: 29 February 2016
Author: Dave Steger – Acting Director Corporate & Community Services
File No:
Letter No: N/A
Attachment: Resolutions Action Report
Minute No: OM003362

Resolution:

That the Resolutions Action Report for Corporate & Community Services as presented be noted and received.

Moved: Cr Clancy

Seconded: Cr Becker

Carried

Report

This report is to advise Council of the outstanding matters currently being dealt with by the organisation.

Considerations

1. **Corporate Plan**
N/A
2. **Policy and Legal Implications**
Policy and legal implications will be addressed through each matter.
3. **Financial and Resource Implications**
Budget impacts will be addressed in resolving each matter.
4. **Risk Assessment**
N/A

8.1.3 MAJOR CAPITAL PROJECTS – MONTHLY ACTUAL EXPENDITURE – CORPORATE & COMMUNITY SERVICES

Date: 2 March 2016
Author: Dave Steger – Acting Director Corporate & Community Services
File No:
Letter No:
Attachment: Capital Expenditure Report
Minute No: OM003363

Resolution:

That Council note and receive the Major Capital Expenditure Report as at 25 February 2016 for Corporate & Community Services.

Moved: Cr Clancy

Seconded: Cr Becker

Carried

Report

Providing a report on Council's Major Capital Expenditure as at 25 February 2016 for Corporate & Community Services.

Refer attachment.

General Business – Corporate & Community Services

Cr Clancy advised of a complaint she received regarding an excessive water account. Cr Clancy to advise the resident to contact the rating department.

Acting Director Corporate & Community Services left the meeting.

Director Infrastructure Services attended the meeting.

9.0 Infrastructure Services

9.1.1 INFRASTRUCTURE SERVICES MONTHLY REPORT

Date: 2 March 2016
Author: Stephen Mow – Works Manager
File No:
Letter No:
Attachment: Works Program
Minute No: OM003364

Resolution:

That Council receive the March 2016 Infrastructure Services Monthly Report as presented.

Moved: Cr Brennan

Seconded: Cr Ferrier

Carried

Report

1. Introduction

This Monthly Report by Infrastructure Services details the ‘actual expenditure’ in the principal areas of the Works Section’s operations. Namely:

- Internal Works
 - Town and General Maintenance (excl Parks) \$ 0.76M
 - Parks and Open Spaces \$ 1.77M
 - Road Maintenance \$ 5M
 - Capital Works Program \$ 11M
- NDRRA – Approved Response, Emergent & Restoration Works \$ 12M
- External Works
 - RMPC - Road Maintenance Performance Contract \$ 2.5M
 - TMR Capital \$ 9M

2. Background

To assist Council in monitoring the delivery of the various programs, this Monthly Report provides an updated delivery program and actual expenditure in key areas.

3. Report

The particular expenditure for several programs can be seen on the enclosed graphs of the key areas.

Internal Works

- Council Road Maintenance

- Council Towns and General Maintenance
- Council's Major Works Program
 - A summary of project status is shown below:

| Project Type | Project Description | Status |
|--------------------|---|--|
| Rural Construction | Nuga Nuga Rd – Culvert installation, earthworks and road realignment | Complete |
| Rural Construction | Gibihi Rd – Mine intersection upgrade | Design complete |
| Bridge Upgrade | Lonesome Ck bridge on Theodore-Moura Rd | Tender has been awarded – on-site work likely to start in May |
| Bridge Upgrade | Castle Ck bridge on Defence Rd | Tender has been awarded – site works likely to start after Lonesome Ck |
| Bridge Renewal | Callide Ck, Goovigen on Goovigen Connection Rd | Tender awarded – contractor likely to start mid April |
| Urban Drainage | Quarrie Rd, Biloela - floodway upgrade | Project has commenced |
| Urban Drainage | Callistemon St, Biloela – kerb and channel renewal | Kerb and channel on one side has been poured. |
| Urban Drainage | Kelman St, Taroom – kerb and channel replacement Yalwayn st to Kinnoul St | Project has commenced |
| Rural Drainage | Ghinghinda Rd – floodway | Complete |
| Rural Drainage | Woodvale Rd, Taroom - floodway | Scheduled to start early April |
| Gravel Resheeting | Deearne Rd – gravel resheeting | Scheduled to start mid March |

NDRRA Works

- Cyclone Marcia February 2015

All submissions have been approved. Total approved costs (including QRA additions) are – Unsealed roads \$12M, Sealed Roads \$1.7M.

No formal approval for betterment projects has been received.

Day labour value for money submission to QRA has been approved.

External Works

- RMPC - Road Maintenance Performance Contract

Progressing

- Main Roads
 - Flood Damage – There are 2 day labour crews and 2 contractor crews currently working on TMR flood damage work. Value of the work is now about \$7.5M reduced from \$8.8M.
 - Leichhardt Highway signage project – valued at \$182 000 (excl. gst). Entails installing approximately 120 signs at rest areas and their approaches – currently waiting on principal supplied material i.e signs, posts , brackets etc before work commences.

Works Program

A Works Program is attached. This program gives an indication of current work and future work over the next 2 months.

Parks, Gardens and Open Spaces

There is no Parks and Open Spaces report this month.

Considerations

1. Corporate Plan

The delivery of the RIP relates to Council's 'Corporate Objective 5 – Planning and Delivering our Infrastructure Services' as part of Council's Corporate Plan.

2. Policy and Legal Implications

The delivery of this program will be managed in such a way as all appropriate/applicable policies/legislation is complied with.

3. Financial and Resource Implications

The delivery of the various works programs are a significant undertaking by the Works Section which require an extensive commitment by the entire Works group.

All of these various programs will be delivered simultaneously utilising various combinations of Council, Sub-Contractor and Principal Contractor resources.

Critical to the delivery of these inter-connected programs is the diversity and multi-skilled competency of the expanded workforce, with a degree of internal redundancy contained within the Section.

Actual expenditure to date compared to target expenditure for 2011/12 is shown on the included graphs with upper and lower limits as an indicative monitoring measure.

The lines shown represent:

- Yellow - (15% above, 10% below target)
- Red - (on target based on a "straight line approximation")
- Blue – Actual expenditure

Please see below the current expenditure profiles for various programs.

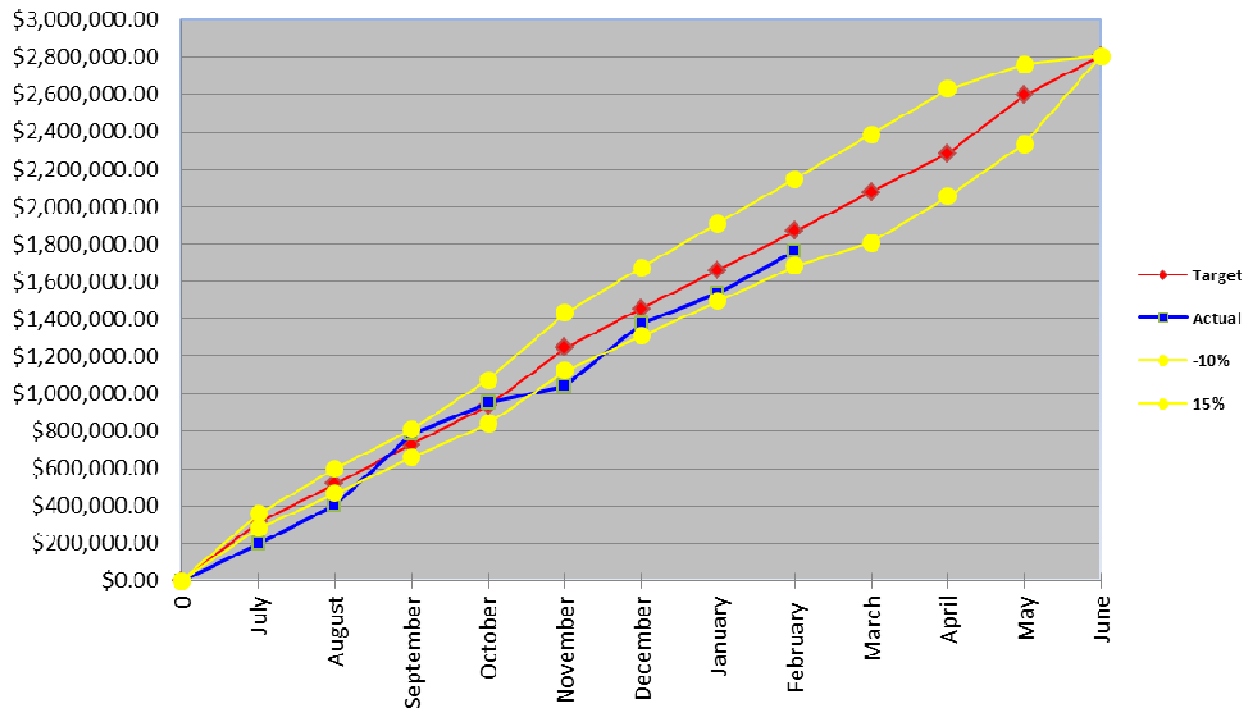
4. Risk Assessment

The primary risk factors and control measures that would impede the full delivery of the Capital Works program are:

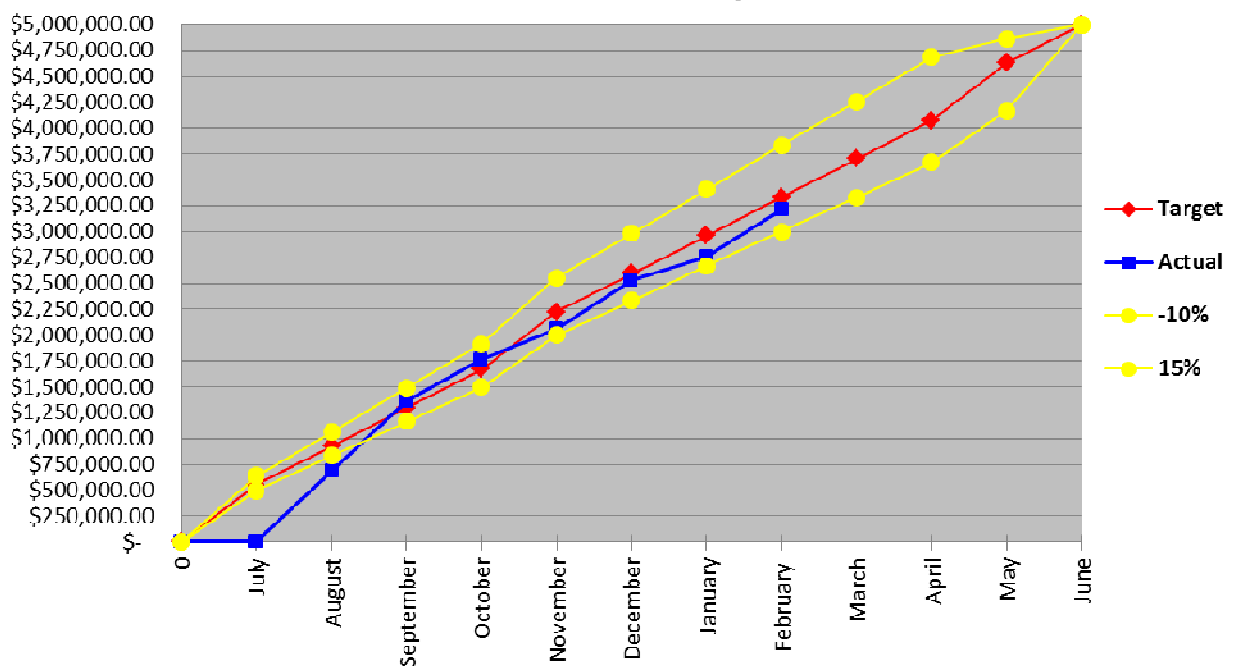
- Wet weather
- Loss of key staff
- Inability to appropriately up-skill, attract and/or retain key staff
- Breakdown of critical plant items
- Availability of key sub-contract plant and services
- Availability of key materials
- Availability of approved designs

These risks are constantly being monitored, reviewed and addressed.

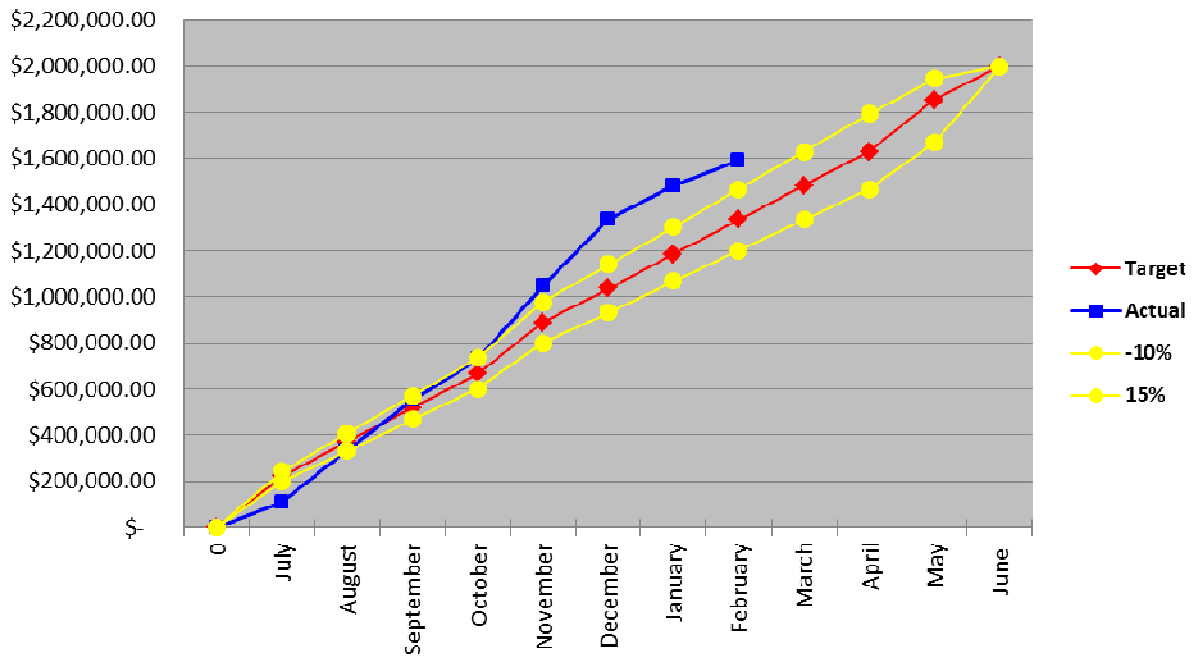
Overall Town Maintenance - Expenditure



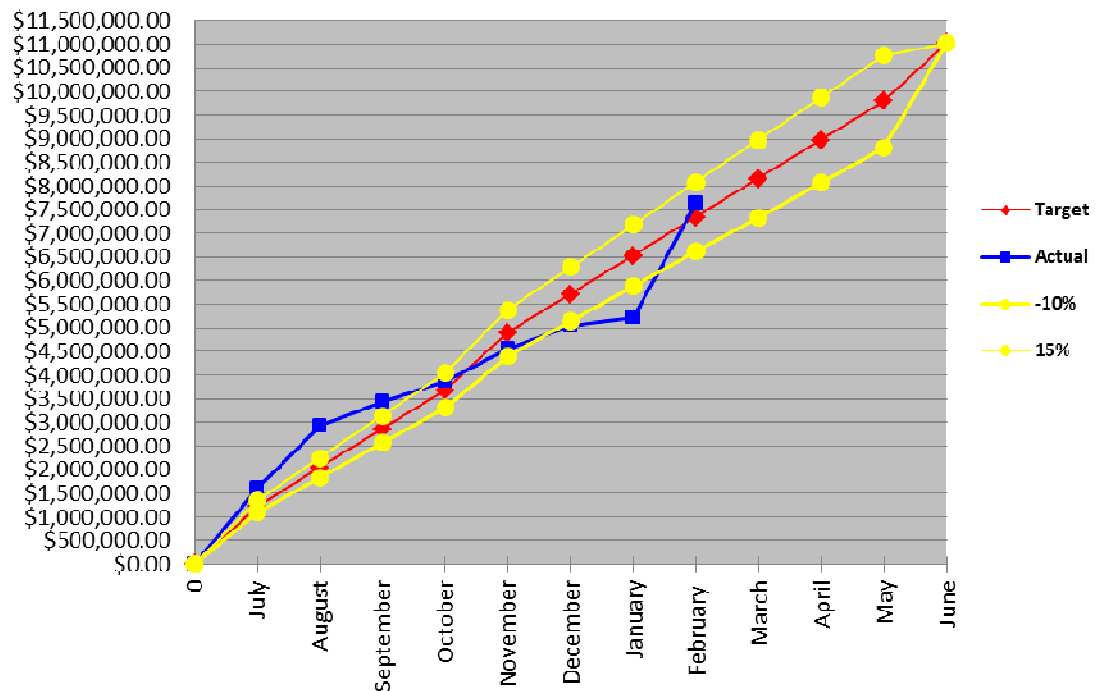
Road Maintenance - Expenditure

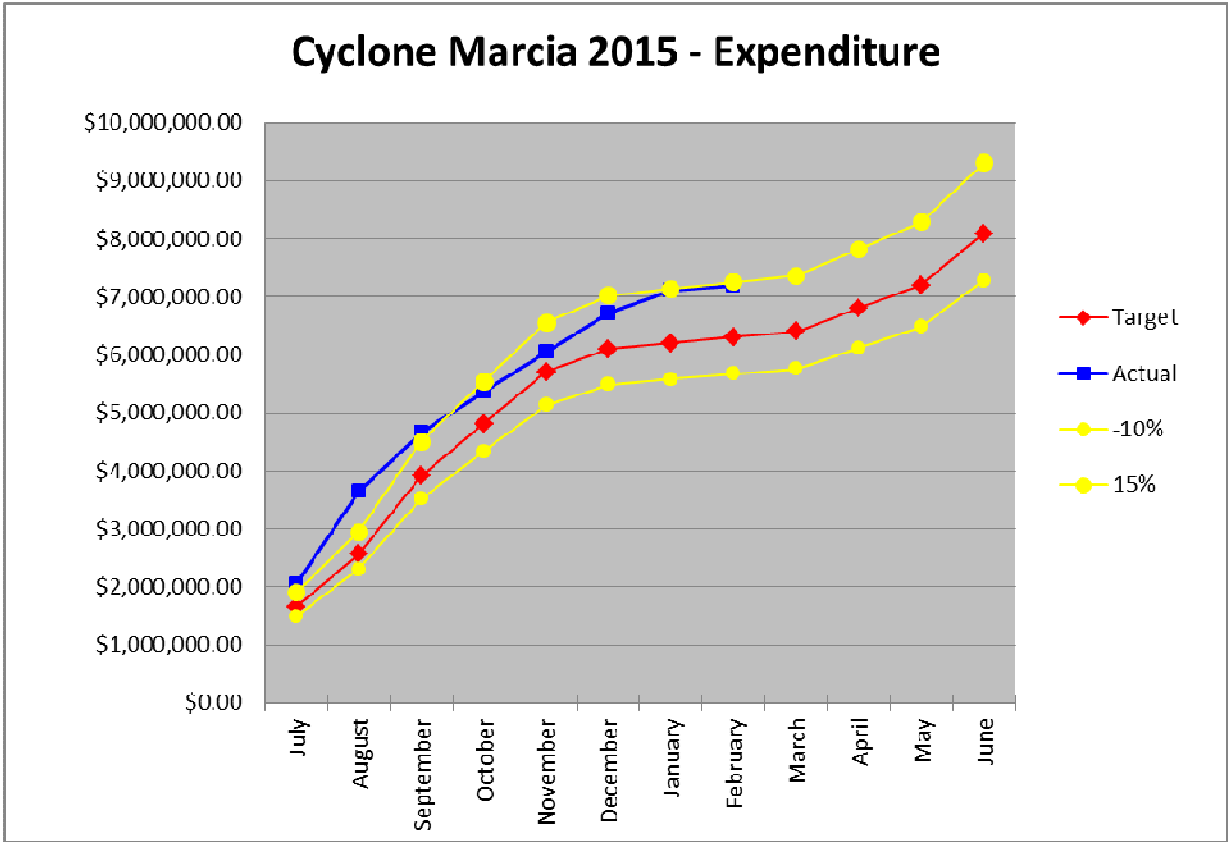


RMPC - Expenditure



Council Capital Works - Expenditure to Date





9.1.2 ACTION REPORT ON PREVIOUS COUNCIL RESOLUTIONS – INFRASTRUCTURE SERVICES

Date: 2 March 2016
Author: Frank Nastasi – Director Infrastructure Services
File No:
Letter No:
Attachment: Resolutions Action Report
Minute No: OM003365

Resolution:

That the Resolutions Action Report for Infrastructure Services be noted and received.

Moved: Cr Ferrier

Seconded: Cr Brennan

Carried

Report

This report is to advise Council of the outstanding matters currently being dealt with by the organisation.

Considerations

1. **Corporate Plan**
N/A
2. **Policy and Legal Implications**
Policy and legal implications will be addressed through each matter.
3. **Financial and Resource Implications**
Budget impacts will be addressed in resolving each matter.
4. **Risk Assessment**
N/A

9.1.3 MAJOR CAPITAL PROJECTS – MONTHLY ACTUAL EXPENDITURE – INFRASTRUCTURE SERVICES

Date: 2 March 2016
Author: Frank Nastasi – Director Infrastructure Services
File No:
Letter No:
Attachment: Capital Expenditure Report
Minute No: OM003366

Resolution:

That Council note and receive the Major Capital Expenditure Report for Infrastructure Services as at 25 February 2016.

Moved: Cr Brennan

Seconded: Cr Ferrier

Carried

Report

Providing a report on Council's Major Capital Expenditure as at 25 February 2016 for Infrastructure Services.

Refer attachment.

9.1.4 BANANA SHIRE FLOOD STUDY PROGRESS UPDATE

Date: 2 March 2016
Author: Frank Nastasi – Director Infrastructure Services
File No:
Letter No:
Attachment:
Minute No: OM003367

Resolution:

That Council notes the update on the Banana Shire Flood Study.

Moved: Cr Ferrier

Seconded: Cr Brennan

Carried

Report

This progress report for the Banana Flood Study is intended to provide you with key information regarding KBR's work on this project.

It documents the tasks completed/underway since the last progress update and a list of what is coming next.

Progress since last update:

- Calibration of the Dawson River hydrology (RAFTS) and remaining hydraulic (TUFLOW) models for the 2010 and 2013 floods will be completed by end of February. The Dawson River was expected to be much simpler to calibrate compared to the Callide Valley because it is a very large system. However it has been just as challenging with flows considerably different to the recordings at streamflow gauging stations and much greater attenuation of flow. Also the flood data (levels, extents) available for towns along the Dawson River has been generally unreliable and inconsistent. KBR has spent considerable time reworking the models to eventually determine that much of this information should be ignored. KBR has absorbed this extra time. They are now satisfied with the final calibration results.
- Design events for the towns along the Dawson River will progress early March (Taroom, Theodore, Moura and Baralaba).
- Preparation of the Calibration and Design Event Report and mapping is underway and will be submitted mid-March.

Next Steps:

- Council to forward floor level survey for Callide Valley once completed
- Begin Stage 3 damage assessment

Schedule:

- An updated schedule is attached which provides a baseline for tracking the project to completion
- The Final Flood Risk Management Plan is due for completion at the mid-July. The reasons for the delay are explained below. KBR will complete Stage 2 over the next month which will conclude the Flood Study. Stages 3 and 4 will progress the risk assessment and management plan

Issues:

- The Stage 3 Flood Damage Assessment relies on property floor level information. DEWS is sending a staff member to Biloela next week to assist Council's surveyor collect this information for the Callide Valley. KBR understands this will take 3-4 weeks to delivery. Our schedule has been adjusted accordingly and this item is ultimately causing the delay to the completion date. If this data can be delivered earlier then KBR can achieve an earlier completion date
- KBR had a meeting with DEWS, and SunWater has found an error in its 2015 Callide Dam Operations and Maintenance Manual. The spillway level is 100mm lower than originally used in our Callide work, other levels are also out by a similar amount. The implications are that the spillway ratings and stage storage curve has to be changed and full supply levels are also different. DEWS has asked KBR to provide a variation to redo the hydrology which will also include a check of the calibrate events in the TUFLOW model. This will have implications on our workload with knock on effects on the Banana Flood Study. KBR are predicting a 2 week delay, with full implications still to be quantified

Considerations

1. **Corporate Plan**
Nil
2. **Policy and Legal Implications**
Nil
3. **Financial and Resource Implications**
Funded by State Government Grant
4. **Risk Assessment**
Nil

9.1.5 PERMANENT ROAD CLOSURE – UNNAMED ROAD AND COCKS MILLARD ROAD RESERVES

Date: 22 February 2016
Author: Leesa Millar – Engineering Systems Coordinator
File No:
Letter No: 43137
Attachment: 46366 Map Proposed Permanent Road Closure - 2015/000156 & 2015/000158, Aerial Proposed Permanent Road Closure – 2015/000156 & 2015/000158; Road Closure Checklist
Minute No: OM003368

Resolution:

That Council provides:

- ***no objection to the permanent road closure of the north western section (outlined in red on the 'Map of Proposed Permanent Road Closure – 2015/000156 & 2015/000158') of a section of the Unnamed Road Reserve located within Lots 46 & 47 on PM164; and***
- ***objection to the permanent road closure of the southern and north eastern sections (outlined in green on the 'Map of Proposed Permanent Road Closure – 2015/000156 & 2015/000158' document 46366) of a section of the Unnamed Road and Cocks Millard Road Reserves located within Lot 47 on PM164.***

Moved: Cr Brennan

Seconded: Cr Ferrier

Carried

Report

Notification has been received from the Department of Natural Resources and Mines for the permanent closure of a section of the Unnamed Road and Cocks Millard Road reserves.

On the 4th of February 2016, Council received notification from the Department of Natural Resources and Mines regarding the permanent closure of a section of the Unnamed Road and Cocks Millard Road reserves contained within adjoining *Lots 46 & 47 on PM164* for the purposes of grazing.

Council officers have reviewed this application and have some concerns regarding this proposed permanent road closure.

Many of the lots located to the east of the affected land obtain access from Valentine Plains Road through the corresponding lots located on the other side of Kroombit Creek (currently owned by the same person) and therefore the sections road reserve proposed for closure in this application does not currently form a part of the legal point of access for these properties. That said should the lots located on either side of Kroombit Creek be sold separately the lots to the south of Kroombit Creek would no longer have a legal point of access other than the unnamed road reserve. Therefore the closure of the southern and north eastern sections of the Unnamed Road and Cocks Millard Road reserves (shown in green on the 'Map of Proposed Road Closure – 2015/000156 & 2015/000158') would ensure that any formed legal point of access, to *Lot 49 on PM187* in particular, Council may be required to provide in the future would need to be constructed along the unnamed road reserve for a length of up to 8km. Should this section of road reserve remain active Council would only be required the construct approximately 2.7km of road to connect the lot to Cocks Millard Rd. This difference in length and the terrain of the land would mean that there would be a significant increase in cost of the construction of the formed road.

On reviewing the proposed north eastern closure area (shown in red on the 'Map of Proposed Road Closure 2015/000156 & 2015/000158') it was determined that the closure of this section of road reserve would have no impact on Council or other adjoining land owners in relation to property access.

Considerations

1. Corporate Plan

5. Infrastructure

- h. Provide and maintain effective transport infrastructure

2. Policy and Legal Implications

N/A

3. Financial and Resource Implications

N/A

4. Risk Assessment

a. Economic

There is no economic impact to Council for this application

b. Social

As described above.

c. Environmental

The adjacent land is now used for grazing. For the majority of the land proposed for closure there is minimal vegetation.

d. Political

n/a

e. Legislative

The proposed road closure will have no legislative effect on Council.

f. Operational

The proposed road closure will have no effect on Council current operations.

9.1.6 PERMANENT ROAD CLOSURE – SECTION OF AC RIDEOUT ROAD

Date: 28 January 2016
Author: Leesa Millar – Engineering Systems Coordinator
File No:
Letter No: MagiQ 44158
Attachment: Road Closure Checklist, Permanent Road Closure Application 2015/002769 – Map,
Permanent Road Closure Application 2015/002769 – Aerial Image
Minute No: OM003369

Resolution:

That Council provides no objection to the notification of permanent road closure for a section of the AC Rideout Road reserve adjoining to Lot 51 on PM187.

Moved: Cr Brennan

Seconded: Cr Ferrier

Carried

Report

Notification has been received from the Department of Natural Resources and Mines for the permanent closure of a section of the AC Rideout Road reserve.

On the 11th of February 2016, Council received notification from the Department of Natural Resources and Mines regarding the permanent closure of a section of the AC Rideout Road reserve adjoining Lot 51 on PM187 for the purposes of grazing.

Council officers have no concern regarding this proposed permanent road closure.

On reviewing the proposed closure area it was deemed that there would be no impact to Council or the adjoining land owners in relation to property access.

Considerations**1. Corporate Plan**

- 5. Infrastructure
- h. Provide and maintain effective transport infrastructure

2. Policy and Legal Implications

N/A

3. Financial and Resource Implications

N/A

4. Risk Assessment

- g. Economic
There is no economic impact to Council for this application
- h. Social
As described above.
- i. Environmental

The adjacent land is now used for grazing. For the majority of the land proposed for closure there is minimal vegetation.

- j. Political
n/a
- k. Legislative
The proposed road closure will have no legislative effect on Council.
- l. Operational
The proposed road closure will have no effect on Council current operations.

9.1.7 MOURA HIGH SCHOOL FOOTPATH MOWING

Date: 22 February 2016
Author: Stephen Mow, Works Manager
File No:
Letter No: 45853
Attachment: Plan
Minute No: OM003370

Resolution:

That Council continue to mow the frontage of Moura State High School property as has been done in the past.

Moved: Cr Clancy Seconded: Cr Becker LOST

Lost with Crs Carige, Middleton, Snell, Brennan & Ferrier voting against the motion.

That Moura State High School be advised that Council will not mow the frontage of their property on a regular basis; but will mow the area in question prior to important community events i.e. Coal and Country Festival, River Festival, Moura Muddy Water Classic and Bronze Boots Campdraft.

Moved: Cr Ferrier Seconded: Cr Snell Carried

Carried with Crs Brennan & Middleton voting against the motion.

Report

Council has received a letter from Moura State High School requesting Council cut the grass along their boundary fence on a regular basis.

The Councillor for the area and the Works Manager spoke with the principal and another staff member at the school on Tuesday 22 February 2016 about this matter.

A plan is attached. The area that is being requested to be cut is highlighted in orange.

The annual cost of doing this work is estimated at \$6000.

Mowing the grass along the frontage of the school was regularly carried out by Council for 10 years or so up until 2014 when the decision was made to stop providing the service because it was a service that was not provided to any other school in the shire.

Council, in general, does not cut the frontage of any school, business, organisation or domestic residence. This is seen as something of a civic responsibility of the owners and residents of the properties.

The school argues that the footpath around the school is a great community asset which gets a large amount of use from the community in general and for community events such as the 'Colour Run' and therefore Council has an obligation to maintain it. The school also requests that the Herzog St frontage of their agricultural property is also cut – there is no concrete footpath on this frontage.

The school also advised at the meeting, but did not put it in their letter, that their legal advice was that they were not covered for any incident outside the school property.

Moura currently has four (4) major community events each year – Coal and Country in August, River Festival in September, Moura Muddy Water Classic in April, Bronze Boots Campdraft in July. These are times when visitors are expected and the town needs to be well presented to provide a good impression. Council could cut the area in question prior to these events.

Considerations

- 1. Corporate Plan**
5.2.h Provide and maintain effective transport infrastructure
- 2. Policy and Legal Implications**
N/a
- 3. Financial and Resource Implications**
Extra maintenance funds will be required to carry out the work at approximately \$6000 per year
- 4. Risk Assessment**
If Council approves of this work then other schools will want the same service and eventually every school in the Shire will want their footpath cut, increasing Council's maintenance costs significantly.

9.1.8 ROAD SAFETY MANAGEMENT REFERENCE GROUP MEETING MINUTES - 3 FEBRUARY 2016

Date: 24 February 2016
Author: Graham Miller – Technical Services Project Engineer
File No:
Letter No: 49455
Attachment: 49455 Minutes of Road Safety Management Reference Group Meeting held 3/2/16
Minute No: OM003371

Resolution:

That Council receive the report, and endorse the following recommendations:-

- 1. That Council restore the one way traffic direction for the full length of Kariboe Lane, from Melton Street to Gladstone Road.*
- 2. That Council write to Queensland Rail to question their intentions with the disused rail lines, and:*
 - a) if they have no immediate intention to reopen; then have the associated traffic signs removed, and*
 - b) If there are no plans to reopen the lines, then QR be requested to remove the lines from road crossings and restore the road surfaces.*

Moved: Cr Brennan

Seconded: Cr Ferrier

Carried

Report

The attached minutes refer to the meeting held at the Banana Shire Council Administration Centre on 3 February 2016.

Councillor's attention is invited to the following new agenda items:

- **Request to reduce the speed limit in Minogue Street, Moura**
Council received a phone call in regards to Minogue St where the new Moura Hospital has been built. Request was made to have the speed restricted to 40kph due to high traffic flow and the presence of school children.

The Group followed advice from Qld Police that the existing 50kph speed was appropriate for this street.

- **Request to extend the 40kph School Zone in Gillespie and Master Streets, Moura**
Moura Primary School P&C requested that the School Zone be moved back one block to the Gillespie and McArthur Streets intersection and also to include Master St between Gillespie and Young Streets.

*The Group agreed that the need to extend the School Zone along Gillespie Street to McArthur St was justified, and resolved to recommend this change to TMR.
The group did not agree with extending the school Zone into Master Street.*

- **Reconsideration of 2 way traffic flow in Kariboe Lane, Biloela adjacent the IGA carpark**

The Group agreed that the need for a short section of 2 way traffic into Melton Street was no longer necessary, and posed an unnecessary potential conflict point between traffic and pedestrians.

The Group recommends that Council restore the one way traffic direction for the full length of Kariboe Lane, from Melton Street to Gladstone Road.

- **Traffic Speed concern on Burnett Highway, near the Countryman Motel, Biloela**

Council received a request to extend the 60kph speed limit on the Burnett Highway to cover the entrance to the Countryman Motel. The posted speed limit is currently 80kph at that point.

The Group agreed to recommend to TMR that the existing 80kph is adequate, and line-marking be used to direct motel traffic to approach the highway “square on” to ensure better visibility of inbound highway traffic.

- **Goovigen Connection Road – Police concerns regarding the Callide Creek Bridge and the T Holes causeway**

Works Manager advised that a contract to refurbish the Callide Creek Bridge has been awarded, and work is scheduled to be completed during the next 4 months.

Technical Services Project Engineer advised that Council has applied for funding (50/50) through the Heavy Vehicle Safety and Productivity Program to reconstruct the T Holes causeway, and to rehabilitate sections of failing pavement between Callide Creek and Goovigen town. Incorporated within this is guard railing on the approaches to T Holes Culvert and Callide Creek bridge.

Development Technical Officer has confirmed that Council's IDP has included funding to reconstruct the T Holes causeway if no subsidy is forthcoming.

The Group noted the advice.

- **Disused Rail Lines**

Technical Services Project Engineer raised concerns with the Group about the traffic signs associated with the disused rail lines on Jambin Dakenba Road and possibly on the old Baralaba Line that serve no positive purpose. It was argued that unwarranted signs encourage contempt for traffic signs in general, and are better being removed. The legacy of rough road crossings associated with disused rail lines on many roads, including within Biloela town and the above lines needs to be rectified.

The Group recommended that Banana Shire Council write to Queensland Rail to question their intentions with the disused rail lines, and;

- c) if they have no immediate intention to reopen; then have the associated traffic signs removed, and*
- d) If there are no plans to reopen the lines, then QR be requested to remove the lines from road crossings and restore the road surfaces.*

Considerations

1. **Corporate Plan**

5.1 (h) Provide and maintain effective transport infrastructure

2. **Policy and Legal Implications**

N/A

3. **Financial and Resource Implications**

Budgetary considerations are being made to fund Council's share of work during 2016/17.

4. **Risk Assessment**

N/A

9.1.9 BARALABA FLOOD BOAT

Date: 2 March 2016
Author: Frank Nastasi – Director Infrastructure Services
File No:
Letter No:
Attachment:
Minute No: OM003372

Resolution:

That Council approve the funding and training required, as detailed in this report, to facilitate the ferry service at Baralaba during times of flood.

Moved: Cr Ferrier

Seconded: Cr Brennan

Carried

Report

In previous flood events Banana Shire Council has operated a ferry boat to assist people to cross the Dawson River when the Baralaba Woorabinda road bridge and its anabranches are flooded. The service was mainly provided to school children from Baralaba State School, Woorabinda State School and local members of the community. This service was used regularly prior to the construction of the new bridge in 2013. The height of the new bridge which has reduced in the likelihood of it flooding, however it is expected that flooding will continue in mayor events.

This service was performed by Council Staff who have subsequently left, and currently there are other employees with the qualifications and experience to continue the service. This report details the requirements and costs to enable the commencement of the service.

Maritime Safety Queensland have been consulted and following requirements need to be met prior to the commencement of any ferry service:

1. Registration and insurance issued by Department of Transport and Main Roads
2. Boat operator/crewing requirements- Coxswain Grade 2 (NC) licences as this is the requirement Maritime Safety Queensland
3. Certificate of operation –Issued by department of Maritime Safety Queensland
4. Boat operation Safety management system – This is required Department of Maritime Safety Queensland. This needs to be done in consultation with the schools and Department of Transport and Main Roads

A cost breakdown is as follows:

| | Initial Costs | |
|-------------------------------|-------------------------------------|--------|
| Boat Registration with DMRT | | \$200 |
| Certificate of Operation | | \$350 |
| Coxswain Grade 2 (NC) | 3 @ \$2500 | \$7500 |
| | This is based on training 3 workers | |
| Cost of time for employees to | 8 days x 3 workers \$30/hour | \$5760 |

| | Initial Costs | |
|---|--|-----------------|
| attend training | | |
| Cost for life Jackets | 16 \$30 each | \$480 |
| Working with Children blue card | 3 @ \$100 | \$300 |
| Marine Hull Policy | | \$700 |
| Cost of servicing and maintain the boat | Figures not available at present | |
| Public liability Insurance | Does not require a separate insurance policy | \$0 |
| Approximate Total | | \$15,290 |

Considerations

1. **Corporate Plan**
5.1 Plan and Deliver effective and efficient Infrastructure Services
2. **Policy and Legal Implications**
The service would be covered under Council's existing Public Liability Insurance.
3. **Financial and Resource Implications**
There is no money allocated in this year's budget. There are people available for training.
4. **Risk Assessment**
N/A

9.1.10 AMENDED INFRASTRUCTURE DEVELOPMENT PROGRAM 2015-16

Date: 22 February 2016
Author: Stephen Mow – Works Manager
File No:
Letter No:
Attachment: Infrastructure Development Program 2015-16
Minute No: OM003373

Resolution:

That Council adopt the amended Infrastructure Development Program 2015-16 attached to these minutes.

Moved: Cr Brennan

Seconded: Cr Ferrier

Carried

Report

Council was recently made aware of extra funds being made available through the federal government Roads to Recovery Program.

In 2015-16 Council's R2R allocation was \$2,477,233.

The federal government has now advised that the allocation is \$3,538,722.

The extra funds have primarily been allocated in the following areas:

- Gravel resheeting - \$706,488
- Callide Ck bridge, Goovigen - \$150,000
- Woodvale Rd floodway - \$80,000
- Young St, Moura resurfacing - \$50,000
- Callide Lane, Biloela rehabilitation - \$90,000

Considerations

- 1. Corporate Plan**
5.2.h Provide and maintain effective transport infrastructure
- 2. Policy and Legal Implications**
N/a
- 3. Financial and Resource Implications**
Extra funding can be expended this year.
- 4. Risk Assessment**
Underspent R2R funds can be rolled into next year.

Infrastructure Development Program

2015/16

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|----|-------------|--------------|---------------|-----------------|-----------------|-----------------|-------------------------|--------|---------|------------------|
|----|-------------|--------------|---------------|-----------------|-----------------|-----------------|-------------------------|--------|---------|------------------|

Bikeways & Footpaths

Baralaba

| | | | | | | | | | | |
|------|----------------|---|-----------------------------------|--|----------------------|----------|-------------|--|--|--|
| 1454 | 0191-9928-0000 | Baralaba Rannes Road Concrete Bikeway/Pathway | Combined Concrete Pathway/Bikeway | Chainage 00 to 300 Stopford Street to Mimosa Street - Length 300 | Baralaba Rannes Road | \$72,000 | \$72,000.00 | | | |
|------|----------------|---|-----------------------------------|--|----------------------|----------|-------------|--|--|--|

Biloela

| | | | | | | | | | | |
|-----|----------------|--|-----------------------------------|---|---------------|-----------|--|-----------|--|--|
| 202 | 0191-0719-0000 | Melton Street Concrete Bikeway/Pathway (Stage 1) | Combined Concrete Pathway/Bikeway | Chainage XX to YY Hospital Raod to Kroombit Street - Length 300; landscape requirements | Melton Street | \$140,000 | | \$140,000 | | |
|-----|----------------|--|-----------------------------------|---|---------------|-----------|--|-----------|--|--|

Taroom

| | | | | | | | | | | |
|-----|----------------|--|-----------------------------------|---|---------------|----------|-------------|--|--|--|
| 205 | 0191-0939-0000 | Kelman Street Concrete Bikeway/Pathway | Combined Concrete Pathway/Bikeway | Yaldwyn Street to Bridge Street - Length 250 - Connect with Gilbert Lookout Pathway | Kelman Street | \$50,000 | \$50,000.00 | | | |
|-----|----------------|--|-----------------------------------|---|---------------|----------|-------------|--|--|--|

Thangool

| | | | | | | | | | | |
|------|----------------|--------------------------------------|---|------------|------------|----------|-------------|--|--|--|
| 1529 | 0161/0993/0000 | Pedestrian Bridge Repairs Winston St | Replace burnt components of pedestrian bridge | length 15m | Winston St | \$66,000 | \$66,000.00 | | | |
|------|----------------|--------------------------------------|---|------------|------------|----------|-------------|--|--|--|

| | | | | | | | | | | |
|-----|----------------|---|------------------------------|--|----------------|----------|-------------|--|--|--|
| 207 | 0191-0993-0000 | Winston Street Pathway Reconstruction (Stage 1) | Reconstruct Concrete Pathway | Chainage 00 to 180 Des Burton Drive to Leslie Street - Length 160m excl Bridge | Winston Street | \$32,000 | \$32,000.00 | | | |
|-----|----------------|---|------------------------------|--|----------------|----------|-------------|--|--|--|

| | | | | | | | | | | |
|-----|--|--|--|--|--|-----------|--|--|--|--|
| Sum | | | | | | \$360,000 | | | | |
|-----|--|--|--|--|--|-----------|--|--|--|--|

Bridge Upgrade Program

Goovigen

| | | | | | | | | | | |
|------|----------------|------------------------------------|----------------------------------|----------------------|--------------------------|-----------|--------------|-----------|--|--|
| 1539 | 0151/9999/9010 | Callide Creek Bridge Refurbishment | Replace Failed Bridge Components | Callide Creek Bridge | Goovigen Connection Road | \$545,000 | \$395,000.00 | \$150,000 | | |
|------|----------------|------------------------------------|----------------------------------|----------------------|--------------------------|-----------|--------------|-----------|--|--|

Shire

| | | | | | | | | | | |
|------|----------------|---|---|--------------------------------------|---------------------|-------------|--------------|--|-----------|-----------|
| 1525 | 0151-0483-0000 | Theodore Moura Road, Lonesome Ck Bridge Replacement | Demolish existing timber bridge & construct 4 x 12m span x 9m wide precast concrete bridge incl. approach roadworks | Chainage 4000 to 4600 Lonesome Creek | Theodore Moura Road | \$1,770,000 | \$590,000.00 | | \$295,000 | \$885,000 |
|------|----------------|---|---|--------------------------------------|---------------------|-------------|--------------|--|-----------|-----------|

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|--------------------------|----------------|--|---|---|----------------------|-----------------|-------------------------|--------|-----------|------------------|
| Bridge Upgrade Program | | | | | | | | | | |
| 1390 | 0151-9999-0000 | Major Bridge Upgrades | Replace existing bridge components (Planned Maintenance > \$5000) | As per Bridge Maintenance Program | Council Roads | \$50,000 | \$50,000.00 | | | |
| 1460 | 0157-0126-0000 | Defence Road Bridge Replacement | Demolish existing timber bridge & construct 2 x 12m span x 9m wide precast concrete bridge incl. approach roadworks | Chainage 7090 to 7110 Castle Creek (Industry Grant: APLNG) | Defence Road | \$600,000 | \$157,217.00 | | \$170,056 | \$272,727 |
| Sum | | | | | | \$2,965,000 | | | | |
| Community Infrastructure | | | | | | | | | | |
| Goovigen | | | | | | | | | | |
| 618 | 5550-4071-0000 | Goovigen Showgrounds Electrical Upgrade Community Infrastructure | Replace non-compliant electrical components. Upgrade to high efficiency lighting (Solar) | Showgrounds Electrical Infrastructure - Stone Street | Goovigen Showgrounds | \$15,000 | \$15,000.00 | | | |
| Sum | | | | | | \$15,000 | | | | |
| Community Lighting | | | | | | | | | | |
| Baralaba | | | | | | | | | | |
| 646 | 5380-4021-0000 | Power Street Community Lighting | 4 x CFL32 or equivalent LED luminaire Pole mounted street lights | Midblock/Intersection Ashfield Street to Morgan Street | Power Street | \$24,000 | \$24,000.00 | | | |
| 645 | 5380-4022-0000 | Stopford Street (Stage 2) Community Lighting | 3 x SLS70 SV or equivalent LED luminaire Pole mounted street lights (Dependant on funds from DTMR) | Midblock/Intersection Dunstan Street to Morgan Street (unconfirmed grant) | Stopford Street | \$10,000 | | | | \$10,000 |
| Biloela | | | | | | | | | | |
| 647 | 5380-4039-0000 | Tiamby Street (Stage 1) Community Lighting | 2 x SLS70 SV or equivalent LED luminaire Pole mounted street lights | Midblock/Intersection Kroombit Street to Callide Street | Tiamby Street | \$12,000 | \$12,000.00 | | | |
| Moura | | | | | | | | | | |
| 649 | 5380-4094-0000 | Theodore Moura Road Community Lighting | 4 x SLS70 SV or equivalent LED luminaire Pole mounted street lights | Midblock/Intersection Dawson Highway to Herzog Street | Theodore Moura Road | \$24,000 | \$24,000.00 | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|-------------------------|----------------|---|--|---|----------------------------|-----------------|-------------------------|----------|---------|------------------|
| Community Lighting | | | | | | | | | | |
| 1488 | 5380-4095-0000 | Hicks Street Community Lighting | CFL32 or equivalent LED luminaire Pole Mounted Streetlight | Midblock/Intersection | Hicks Street | \$12,000 | \$12,000.00 | | | |
| Taroom | | | | | | | | | | |
| 648 | 5380-4102-0000 | Leichhardt Hwy (Urban Section) Stage 2 Community Lighting | 4 x SLS70 SV or equivalent LED luminaire Pole mounted street lights (Dependant on funds from DTMR) | Midblock/Intersection Bridge Street to Yaldwyn Street (unconfirmed grant) | Leichhardt Highway | \$24,000 | | | | \$24,000 |
| Sum | | | | | | \$106,000 | | | | |
| Community Streetscaping | | | | | | | | | | |
| Moura | | | | | | | | | | |
| 719 | 5570-4091-0000 | Moura CBD & Dawson Highway Community Streetscaping | Streetscaping - Concept Plan | Gillespie Street to Bell Street | Moura CBD & Dawson Highway | \$15,000 | \$15,000.00 | | | |
| Sum | | | | | | \$15,000 | | | | |
| Gravel Resheeting | | | | | | | | | | |
| Shire | | | | | | | | | | |
| 1616 | | Bus Route Gravel Resheeting - Flagstaff Road | Resheet 300m of Flagstaff Road | 100mm gravel resheet over 300m | Flagstaff Road | \$65,000 | | \$65,000 | | |
| 1617 | | Gravel Resheeting - Dearne Road | Resheet 300m of Dearne Road | 100mm gravel resheet over 200m | Dearne Road | \$55,000 | | \$55,000 | | |
| 1614 | | Gravel Resheeting - Remfreys Road | Resheet 2000m of Remfreys Road | 100mm gravel resheet over 2k | Remfreys Road | \$51,488 | | \$51,488 | | |
| 1612 | | Bus Route gravel Resheeting - Lookerbie Circle Road | Resheet 200m of Lookerbie Circle Road | 100mm gravel resheet over 200m | Lookerbie Circle Road | \$30,000 | | \$30,000 | | |
| 1618 | | Bus Route Gravel Resheeting - Russells Lane | Resheet 300m of Russells Lane | 100mm gravel resheet over 300m | Russells Lane | \$40,000 | | \$40,000 | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|-------------------|-------------|---|---|---------------------------------|---------------------------|-----------------|-------------------------|-----------|---------|------------------|
| Gravel Resheeting | | | | | | | | | | |
| 1654 | | gravel resheeting - Uncle Tom's Road | resheet 300m of Uncle Tom's Road | 100mm gravel resheet over 350m | Uncle Tom's Road | \$35,000 | | \$35,000 | | |
| 1613 | | Bus Route gravel Resheeting - Thangool Lookerbie Road | Resheet 200m of Thangool Lookerbie Road | 100mm gravel resheet over 200m | Thangool Lookerbie Road | \$30,000 | | \$30,000 | | |
| 1620 | | Bus Route Gravel Resheeting - Barfield Road | Resheet 600m of Barfield Road | 100mm gravel resheet over 600m | Barfield Road | \$90,000 | | \$90,000 | | |
| 1609 | | Bus Route gravel Resheeting - Yaparaba School Road | resheet 100m of Yaparaba School Road | 100mm gravel resheet over 100m | Yaparaba School Road | \$10,000 | | \$10,000 | | |
| 1653 | | Gravel Resheeting - Moura Bindaree | resheet 300m of Moura Bindaree Road | 100mm gravel resheet over 300m | Moura Bindaree Road | \$45,000 | | \$45,000 | | |
| 1615 | | Gravel Resheeting - Coolum Road | Resheet 1000m of Coolum Road | 100mm gravel resheet over 1000m | Coolum Road | \$140,000 | | \$140,000 | | |
| 1650 | | Bus Route Gravel Resheeting - Alberta Road | Resheet 200m of Alberta Road | 100mm gravel resheet over 200m | Alberta Road | \$30,000 | | \$30,000 | | |
| 1610 | | Bus Route gravel Resheeting - Moore Schubert Road | resheet 100m of Moore Schubert Road | 100mm gravel resheet over 100m | Moore Schubert Road | \$35,000 | | \$35,000 | | |
| 1651 | | Bus Route Gravel Resheeting - McLaughlin Drumburle Road | Resheet 200m of McLaughlin Drumburle Road | 100mm gravel resheet over 200m | McLaughlin Drumburle Road | \$30,000 | | \$30,000 | | |
| 1652 | | Bus Route Gravel Resheeting - Wardles Road | resheet 150m of Wardles Road | 100mm gravel resheet over 150m | Wardles Road | \$20,000 | | \$20,000 | | |
| Sum | | | | | | \$706,488 | | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|---------------------|----------------|--|--|---|-----------------------|-----------------|-------------------------|--------|---------|------------------|
| Parks & Open Spaces | | | | | | | | | | |
| Banana | | | | | | | | | | |
| 82 | 0301-0104-0000 | Opportunity Park Concrete Pathway | Internal 30 x 2m Wide Concrete Pathway | North Street end | North Street Park | \$7,500 | \$7,500.00 | | | |
| Baralaba | | | | | | | | | | |
| 94 | 0302-0102-0000 | Baralaba Park Bitumen Carpark & Landscaping | Construct bitumen carpark and landscaping | To be determined | Baralaba Park | \$25,000 | \$25,000.00 | | | |
| 83 | 0302-0103-0000 | Baralaba Park Lighting & Electrical | Install Lighting & Electrical (Solar) and construct pathway | Wooroonah Street | Baralaba Park | \$25,000 | \$15,000.00 | | | \$10,000 |
| Callide Dam | | | | | | | | | | |
| 87 | 0304-0101-0000 | Callide Dam Recreation Area Refurbishment | Install Bollards, Lighting and Signage | To be determined | Callide Dam | \$15,000 | \$15,000.00 | | | |
| Dululu | | | | | | | | | | |
| 99 | 0306-0101-0000 | Dululu Park Fencing and Bollard Replacement | Replace fencing & bollards | To be determined | Bert Peacocke Park | \$10,000 | \$10,000.00 | | | |
| Moura | | | | | | | | | | |
| 88 | 0309-0101-0000 | Moura Rotary Park Lighting | Install Park Lighting | To be determined | Moura Rotary Park | \$4,000 | \$4,000.00 | | | |
| 1447 | 0309-0301-0000 | Lions Park, Moura - Facilities (Softfall & replace non compliant playground equipment) | Park facilities including Softfall, replace non compliant playground equipment and fencing | | Lions Park | \$119,656 | \$109,656.00 | | | \$10,000 |
| 1485 | 0309-0701-0000 | Dawson Highway - Gazebo Refurbishment | Major building refurbishment | Dawson Highway median between Dawson Highway & Dawson Parade West | Dawson Highway Gazebo | \$10,000 | \$10,000.00 | | | |
| Taroom | | | | | | | | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|---------------------|----------------|--|--|---|----------------------|-----------------|-------------------------|-----------|-----------|------------------|
| Parks & Open Spaces | | | | | | | | | | |
| 1501 | 0310-0101-0000 | Gilberts Lookout Taroom | Pathway and Minor Landscaping | Carry over project TDDA Subsidy | Gilberts Lookout | \$160,000 | \$50,000.00 | | | \$110,000 |
| 89 | 0310-0502-0000 | Glebe Weir Park Refurbishment | Glebe Weir Park Refurbishment - Carpark, bollards & park furniture | Carpark, bollards & park furniture | Glebe Weir Park | \$20,000 | \$20,000.00 | | | |
| Theodore | | | | | | | | | | |
| 92 | 0312-0201-0000 | Neville Hewitt Park (Bullring) Playground, Softfall & Rubber Fencing | Replace playground, rubber softfall | Playground Equipment Site | Neville Hewitt Park | \$90,000 | \$90,000.00 | | | |
| Sum | | | | | | \$486,156 | | | | |
| Rural Construction | | | | | | | | | | |
| Biloela | | | | | | | | | | |
| 1608 | | Callide Lane reshape and seal | Reshape Callide Lane | reshape and seal Callide Lane chainage 683 to 878 - length 195m - drainage lines to be improved | Callide Lane | \$90,000 | | \$90,000 | | |
| Shire | | | | | | | | | | |
| 1648 | | Theodore Moura Road Rural Construction (Section 1) | Pavement Widening, Rehabilitation & Bitumen Seal from Leichhardt to new floodway | Chainage 00 to 4000 - Length 4000m Width 8.0 | Theodore Moura Road | \$900,000 | \$605,000.00 | | \$295,000 | |
| 1530 | 0111/0359/0000 | Nathan Road Rural Contruccion | Gravel Overlay | Length 140m - width 6m | Nathan Road | \$15,000 | \$15,000.00 | | | |
| 1519 | 0111-0024-0000 | Banana Baralaba Road Rural Construction | Shoulder widening and rehab and full width seal | Chainage 24000 to 29000 - Length 5000 - Width 8.0 | Banana Baralaba Road | \$830,000 | \$193,000.00 | \$262,000 | \$375,000 | |
| 1522 | 0111-0130-0000 | Dixalea Deeford Road Rural Construction | Rehabilitation, Pavement Widening & Bitumen Seal | Chainage 4700 to 6700 - Length 2000m - Width 6.5 | Dixalea Deeford Road | \$385,000 | \$385,000.00 | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|--------------------|----------------|---|---|---|---------------------|-----------------|-------------------------|-----------|-----------|------------------|
| Rural Construction | | | | | | | | | | |
| 276 | 0111-0490-0000 | Tomlins Road Rural Construction | Pavement Widening, Rehabilitation & Bitumen Seal | Chainage 12.16 to 14.16 - Length 2400 - Width 6.5 | Tomlins Road | \$336,000 | | \$336,000 | | |
| 1370 | 0111-0530-0000 | Eric Hamilton Road Rural Construction | Gravel overlay & bitumen seal | Chainage 115 to 575 Length 460m Width 5m | Eric Hamilton Road | \$96,000 | | \$96,000 | | |
| 1449 | 0112-0184-0000 | Gibihi Road - Roundabout Reconfiguration & Reconstruction | Upgrade existing roundabout; widening, kerbing, lighting & drainage (Industry: Work “in kind” by Anglo American) | Chainage 4600 to 4750 Length 150m Width 8m | Gibihi Road | \$500,000 | \$50,000.00 | \$200,000 | \$250,000 | |
| 1505 | 0112-0483-0000 | Theodore Moura Road Rural Construction | Complete Nipan Works from 14/15 | Nipan | Theodore Moura Road | \$274,000 | \$74,000.00 | \$200,000 | | |
| 1443 | 0131-0012-0000 | Aqua Park Road Rural Construction - Gravel Resheeting | 6m Gravel Resheeting - Depth 150mm | Chainage 4000 to 4800 - Length 800 - Width 6.0m | Aqua Park Road | \$84,000 | \$84,000.00 | | | |
| 1446 | 0131-0092-0000 | Chambers Road Rural Construction - Gravel Resheeting | 6m Gravel Resheeting - Depth 150mm | Various between 830m and 8,200m - Length 730m | Chambers Road | \$80,000 | \$80,000.00 | | | |
| 1444 | 0131-0205-0000 | Greens Road Rural Construction - Gravel Resheeting | 6m Gravel Resheeting - Depth 150mm | Various between 7090 and 13,620 - Length 1.95 | Greens Road | \$250,000 | \$250,000.00 | | | |
| 1445 | 0131-0242-0000 | Hornet Bank Road Rural Construction - Gravel Resheeting | 6m Gravel Resheeting - Depth 150mm - Length 600m | Various between 280m & 7,900m | Hornet Bank Road | \$167,000 | \$167,000.00 | | | |
| Sum | | | | | | \$4,007,000 | | | | |
| Rural Drainage | | | | | | | | | | |
| Shire | | | | | | | | | | |
| 1607 | | Woodvale Road - floodway 30m x 6m | Construction of new floodway (Kungay Mungay Creek) 30m x 6.5m - 450RCP | construction of floodway | Woodvale Road | \$80,000 | | \$80,000 | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|----------------|----------------|--|--|---|----------------------|-----------------|-------------------------|-----------|---------|------------------|
| Rural Drainage | | | | | | | | | | |
| 1499 | 0151-0019-0000 | Baileys Lane Rural Drainage | Remove existing drainage, construct 30m x 8m concrete floodway and rehabilitate outlet channel | Chainage 163 to 171 | Baileys Lane | \$100,000 | \$100,000.00 | | | |
| 36 | 0151-0163-0000 | Flagstaff Road Floodway Project | Roadworks, 30m x 6.5m concrete floodway, drainage structure & erosion protection | Chainage 12980 To 13180 Length 200m Width 6.5m | Flagstaff Road | \$120,000 | \$120,000.00 | | | |
| 360 | 0151-0180-0000 | Ghinghinda Road Rural Drainage | 30m x 7.0m concrete floodway at Kangaroo Gully including approach works & erosion protection | Chainage From 40785 to 40815 Length 245 - Width 6.5 | Ghinghinda Road | \$120,000 | \$120,000.00 | | | |
| 1457 | 0151-0242-0000 | Hornet Bank Road Rural Drainage | 30m x 7.0m concrete floodway at Punchbowl Gully including approach works & erosion protection | Chainage - Length 200 - Width 6.5 | Hornet Bank Road | \$80,000 | \$80,000.00 | | | |
| 32 | 0151-0456-0000 | Shawlands Road Floodway Project | 20m x 6.5m Concrete Floodway with 2/450RCP's, minimum cover | Chainage 23024 to 23054 Length 30m | Shawlands Road | \$82,000 | \$82,000.00 | | | |
| 356 | 0152-0371-0000 | Nuga Nuga Road Rural Drainage | Install 3-3600x3600 SLBC with approaches c/o from 2014/15 | Chainage From 7300 to 7500 | Nuga Nuga Road | \$331,600 | | \$224,000 | | |
| 72 | 0152-0483-0000 | Theodore Moura Road Floodway Replacement | Roadworks, 70m x 8m concrete floodway, drainage structure & erosion protection | Chainage 4000 to 4030 Length 30m Width 8m | Theodore Moura Road | \$80,000 | \$80,000.00 | | | |
| Sum | | | | | | \$993,600 | | | | |
| Rural Reseals | | | | | | | | | | |
| Shire | | | | | | | | | | |
| 1536 | 0171/0130/0000 | Dixalea-Deeford Road Rural Reseal | Seal approaches to Dee River Bridge | | Dixalea-Deeford Road | \$15,000 | \$15,000.00 | | | |
| 1507 | 0171-0005-0000 | Alberta Road Rural Reseal | 10mm PMB reseal | Chainage 0 - 1870 Chainage 6055 - 6388 Chainage 16890-17100 | Alberta Road | \$75,000 | \$75,000.00 | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|---------------|----------------|--|--|---|---------------------------|-----------------|-------------------------|--------|---------|------------------|
| Rural Reseals | | | | | | | | | | |
| 501 | 0171-0033-0000 | Beckers Road Rural Reseals | 10mm PMB Reseal | Chainage 10610 to 11010 - Width 6.5 | Beckers Road | \$12,000 | \$12,000.00 | | | |
| 434 | 0171-0066-0000 | Brownlies Road Rural Reseals | 6.5m wide 10mm PMB Reseal | Chainage 00 to 100 - Length 100 - Width 6.5 | Brownlies Road | \$3,600 | \$3,600.00 | | | |
| 274 | 0171-0067-0000 | Bundalba Road Rural Reseal | 6.5m wide 10mm PMB Reseal (Rannes Town section of Bundalba Road) | Chainage 26910 to 27490 Length 580 Width 6.5 | Bundalba Road | \$13,000 | \$13,000.00 | | | |
| 504 | 0171-0093-0000 | Charvel Road Rural Reseals | 10mm PMB Reseal | Chainage 00 to 104 - Length 104 - Width 5.0m | Charvel Road | \$4,000 | \$4,000.00 | | | |
| 1510 | 0171-0100-0000 | Cocks Millard Road Rural Reseals | 10mm PMB Reseal | Replacement Project | Cocks Millard Road | \$112,000 | \$112,000.00 | | | |
| 499 | 0172-0033-0000 | Beckers Road Rural Reseals | 10mm PMB Reseal | Chainage 5110 to 6510 - Width 5.0 | Beckers Road | \$39,000 | \$39,000.00 | | | |
| 435 | 0172-0067-0000 | Bundalba Road Rural Reseals | 10mm PMB Reseal | Chainage 17025 to 17385 - Length 360 - Width 6.5 | Bundalba Road | \$12,900 | \$12,900.00 | | | |
| 1506 | 0172-0197-0000 | Glenmoral Roundstone Road Rural Reseal | 10mm PMB Reseal (2700m x 5m) | Chainage 12700 to 15400 - Length 2700 - Width 6.5 | Glenmoral Roundstone Road | \$75,000 | \$75,000.00 | | | |
| 1518 | 0173-0033-0000 | Beckers Road Rural Reseals | 10mm PMB Reseal | Chainage 1710 to 2210 - Width 5.0 | Beckers Road | \$14,000 | \$14,000.00 | | | |
| 1508 | 0174-0033-0000 | Beckers Road Rural Reseals | 10mm PMB Reseal | Chainage 20310 to 20810 - Width 5.0 | Beckers Road | \$14,000 | \$14,000.00 | | | |
| Sum | | | | | | \$389,500 | | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|-------------------|----------------|---|--|--------------------------|--------------------------|-----------------|-------------------------|--------|---------|------------------|
| Rural Road Safety | | | | | | | | | | |
| Shire | | | | | | | | | | |
| 554 | 0622-0026-0000 | Baralaba Kooemba Road Rural Road Safety | Signs, linemarking and other delineation | Chainage 00 to 10500 | Baralaba Kooemba Road | \$5,000 | \$5,000.00 | | | |
| 558 | 0622-0083-0000 | Calvale Road Rural Road Safety | Widen unprotected culvert within 3-6m | Chainage 2100 to 2200 | Calvale Road | \$10,000 | \$10,000.00 | | | |
| 550 | 0622-0257-0000 | Jambin Goovigen Road Rural Road Safety | Signs, linemarking and other delineation | Chainage 1700 to 3300 | Jambin Goovigen Road | \$5,000 | \$5,000.00 | | | |
| 578 | 0622-0257-0000 | Jambin Goovigen Road Rural Road Safety | Remove Trees within 3m of Road | Chainage 1700 to 3300 | Jambin Goovigen Road | \$10,000 | \$10,000.00 | | | |
| 551 | 0622-0282-0000 | Kokotungo Don River Road Rural Road Safety | Signs, linemarking and other delineation | Chainage 12400 to 25700 | Kokotungo Don River Road | \$6,000 | \$6,000.00 | | | |
| 572 | 0622-0519-0000 | Wowan Westwood Road Rural Road Safety | Signs, linemarking and other delineation | Chainage 00 to 24500 | Wowan Westwood Road | \$5,000 | \$5,000.00 | | | |
| 566 | 0622-1052-0000 | Dee River Road Rural Road Safety | Signs, linemarking and other delineation | Chainage 00 to 9700 | Dee River Road | \$5,000 | \$5,000.00 | | | |
| 547 | 0623-0114-0000 | Crowsdale Camboon Road Rural Road Safety | Remove Trees within 3m of Road | Chainage 18500 to 30000 | Crowsdale Camboon Road | \$10,500 | \$10,500.00 | | | |
| Sum | | | | | | \$56,500 | | | | |
| School Safety | | | | | | | | | | |
| Thangool | | | | | | | | | | |
| 463 | 5575-4111-0000 | Thangool Primary School Safety - Aerodrome Road (Stage 1) | Land Acquisition for Turnaround Area | Opposite School Frontage | Aerodrome Road | \$25,000 | \$25,000.00 | | | |
| Wowan | | | | | | | | | | |
| Fixed Fiscal Year | | 2015/16 | Thursday, 3 March 2016 | | | Page 10 of 15 | | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|--------------------|----------------|---|--|---|-----------------|-----------------|-------------------------|-----------|-----------|------------------|
| School Safety | | | | | | | | | | |
| 466 | 5575-4132-0000 | Wowan Primary School Safety - Don Street | Pavement widening , bitumen seal turnaround area & signage - Opposite side to the School | Chainage 200 to 360 LHS Length 160m | Don Street | \$40,000 | \$40,000.00 | | | |
| Sum | | | | | | \$65,000 | | | | |
| Urban Construction | | | | | | | | | | |
| Banana | | | | | | | | | | |
| 1477 | 0141-0609-0000 | Moriarty Street Urban Construction (Stage 1) | Earthworks, Drainage. Gravel Pavement, Bitumen Width 6.5m | Chainage 760 to 850 Charles Street to End, Length 90m - Width 8.0m | Moriarty Street | \$50,000 | \$50,000.00 | | | |
| Biloela | | | | | | | | | | |
| 1532 | 0141/0762/0000 | Lane 5 Urban Construction | Seal width of Lane | Length 100m - width 4m | Lane 5 | \$11,000 | \$15,000.00 | | | |
| 1325 | 0141-0667-0000 | Callide Street Rehabilitation | Pavement rehabilitation, reprofiling and 18.5m wide DG10 Asphalt 40mm overlay | Chainage 580 to 795 Gladstone Road to Melton Street Length 215m Width 18.5m | Callide Street | \$430,000 | \$25,000.00 | \$230,000 | \$175,000 | |
| 762 | 0141-0717-0000 | Malakoff Street Urban Construction | Reprofile pavement and regrade kerb & channel | Chainage xx to yy Length 100 | Malakoff Street | \$80,000 | | \$80,000 | | |
| Moura | | | | | | | | | | |
| 12 | 0141-0900-0000 | Young Street Intersection Threshold Treatment | Intersection threshold treatment | Dawson Highway Service Road Intersection | Young Street | \$27,000 | \$27,000.00 | | | |
| Taroom | | | | | | | | | | |
| 11 | 0141-0939-0000 | Kelman Street Pavement Widening & Upgrade (Stage 1) | Pavement rehabilitation, widen to 10m, stormwater drainage, kerb & channel and bitumen seal | Chainage 155 to 415 Martin Street to Kinnoul Street Length 260m, Width 10m | Kelman Street | \$220,000 | \$20,000.00 | \$200,000 | | |
| Wowan | | | | | | | | | | |
| 16 | 0141-1058-0000 | Railway Avenue Pavement Rehabilitation & Widening Upgrade | Pavement rehabilitation, widening kerb & channel, centre median, car parking and bitumen seal - Design only \$30,000 | Chainage 00 to 160 Length 160m Width 22m | Railway Avenue | \$30,000 | \$30,000.00 | | | |
| Sum | | | | | | \$848,000 | | | | |
| Fixed Fiscal Year | | 2015/16 | Thursday, 3 March 2016 | | | Page 11 of 15 | | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|----------------|----------------|--|--|---|-----------------------|-----------------|-------------------------|-----------|---------|------------------|
| Urban Drainage | | | | | | | | | | |
| All Towns | | | | | | | | | | |
| 1538 | 0161/9903/0000 | Storm Water Analysis | undertake investigation and modification as required | To be determined | | \$78,000 | \$78,000.00 | | | |
| 840 | 0161-9901-0000 | Urban Drainage Kerb & Channel Replacement | Remove existing kerb & channel and install CMDG compliant kerb & channel | To be determined Approx 1000m | Town Streets | \$100,000 | \$100,000.00 | | | |
| 829 | 0161-9902-0000 | Urban Drainage Pit Upgrade | Upgrade existing stormwater gully pits/structures compliant with CMDG standard | To be determined Approx 8 pits | Town Streets | \$100,000 | \$100,000.00 | | | |
| Banana | | | | | | | | | | |
| 1000 | 0161-0611-0000 | North Street Urban Drainage Project | Stormwater drainage & open drain | Chainage 405 to 770 Nicholson Street to Archer Street Length 365m | North Street | \$65,000 | \$65,000.00 | | | |
| Baralaba | | | | | | | | | | |
| 1535 | 0161/0723/0000 | Mimosa St - Baralaba | Construct kerb and channel from Baralaba Rannes Road along Mimosa St | Length 50m | Mimosa St | \$15,000 | \$15,000.00 | | | |
| 1265 | 0161-0201-0000 | Baralaba Urban Drainage (Stage 1) | Stormwater Drainage Management Plan | DTM survey & Drainage modelling | Town Streets | \$75,000 | \$75,000.00 | | | |
| Biloela | | | | | | | | | | |
| 21 | 0161-0495-0000 | Valentine Plains Road, Flood Mitigation Works - Browns Gully | Browns raise road crossing Open drain clean and widen and concrete line | Chainage 00 to 150 Brown's Gully Length 150m Width 10m | Valentine Plains Road | \$760,000 | \$267,000.00 | | | \$493,000 |
| 851 | 0161-0668-0000 | Callistemon Street Kerb & Channel Replacement Project | Remove existing kerb & channel and install CMDG compliant kerb & channel & industrial accesses | Chainage 00 to 210 Dawson Highway to Raedon Street 210m | Callistemon Street | \$280,000 | | \$280,000 | | |
| 18 | 0161-0692-0000 | Exhibition Avenue Stormwater Drainage Project | Concrete lined open drain | Chainage 00 to 290 Open channel behind industrial buildings | Exhibition Avenue | \$150,000 | \$150,000.00 | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|----------------|----------------|--|--|---|-----------------------|-----------------|-------------------------|-----------|-----------|------------------|
| Urban Drainage | | | | | | | | | | |
| 19 | 0161-0735-0000 | Quarrie Road Floodway Replacement | Remove existing floodway, install 7/2400x1200 SLBC, reconstruct road | Chainage 460 to 480 Length 20m Width 12m Roadworks 100m | Quarrie Road | \$300,000 | \$50,000.00 | \$100,000 | \$150,000 | |
| 1274 | 0162-0495-0000 | Biloela Urban Drainage - Open Drain, Valentine Plains Road (Stage 1) | Remove vegetation, earthworks and erosion protection to drain | Chainage 00 to 800 Browns Gully to PCYC Length 800m | Valentine Plains Road | \$110,000 | \$110,000.00 | | | |
| Moura | | | | | | | | | | |
| 1537 | | Moura Urban Drainage (Stage 1) | Storm water drainage management plan survey and analysis | DTM survey & drainage modelling | | \$80,000 | \$80,000.00 | | | |
| Taroom | | | | | | | | | | |
| 467 | 0161/0949/0000 | Kelman St/ North St Urban Drainage | Construct 525 RPC as per Taroom master drainage plans in North St | length 120m | North St | \$139,000 | \$139,000.00 | | | |
| 865 | 0162-0939-0000 | Kelman Street Kerb & Channel Replacement Project | Kerb & channel replacement, Pavement Rehabilitation & Bitumen Surfacing correction | Chainage 415 to 545 Kinnoul Street to Yaldwyn Street Length 130m Width 22m | Kelman Street | \$150,000 | \$150,000.00 | | | |
| Sum | | | | | | \$2,402,000 | | | | |
| Urban Reseals | | | | | | | | | | |
| Banana | | | | | | | | | | |
| 1045 | 0181-0607-0000 | Banana Reseal Program | 7m wide 10mm PMB Reseal | Chainage 00 to 195 Moriarty Street to Bowen Street 195m including carpark | Herbert Street | \$8,000 | \$8,000.00 | | | |
| 3 | 0181-0994-0000 | Banana Service Road Upgrade | 6.5m wide DG10 Asphalt 25mm | Chainage 00 - 65 Charles Street to Herbert Street Length 65m, Width 6.5m | Banana Service Road | \$7,000 | \$7,000.00 | | | |
| 1046 | 0182-0607-0000 | Banana Reseal Program | 7m wide 10mm PMB Reseal | Bowen Street to Nicholson Chainage 285 to 410 Street 125m | Herbert Street | \$4,900 | \$4,900.00 | | | |
| Biloela | | | | | | | | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|-------------------|----------------|---|--|---|--------------------|-----------------|-------------------------|-----------|---------|------------------|
| Urban Reseals | | | | | | | | | | |
| 1213 | 0181-0658-0000 | Biloela Reseal Program | 9m wide DG10 Asphalt 25mm | Chainage 00 to 290 Orange Street to Oakey Street Length 290m Width 9.0m | Bauhinia Street | \$51,000 | \$51,000.00 | | | |
| 24 | 0181-0668-0000 | Biloela Reseal Program | Rehabilitate pavement, 10m wide DG14 Asphalt 50mm overlay | Dawson Highway to Raedon Street Chainage 00 to 210 Length 210m Width 10m | Callistemon Street | \$66,000 | \$66,000.00 | | | |
| 1515 | 0181-0692-0000 | Exhibition Avenue Urban Reseals | Shaped correction to drain intersection | Dawson Hwy Intersection | Exhibition Avenue | \$5,000 | \$5,000.00 | | | |
| 1514 | 0181-0717-0000 | Malakoff Street Urban Construction | Reprofile pavement and regrade kerb & channel | From chainage 00 to 753 - width 9 m | Malakoff Street | \$135,000 | \$5,766.00 | \$129,234 | | |
| 924 | 0181-0723-0000 | Biloela Reseal Program | 6m wide 10mm PMB Reseal | Oakey to Orange Streets | Mimosa Street | \$42,000 | \$42,000.00 | | | |
| 1451 | 0181-0727-0000 | Biloela Reseal Program | 11m wide DG10 Asphalt 25mm overlay | Chainage 00 to 280 Length 280m Width 11.0m | Oakey Street | \$42,000 | \$42,000.00 | | | |
| Moura | | | | | | | | | | |
| 1606 | | Young Street + Kianga Hall On-street car park - reseal | Asphalt overlay Young Street / Masters Street / on street car park | Asphalt overlay on Young St chainage 5 - 129 plus car park (65m) and Masters St chainage 134 to 210 | Young Street | \$50,000 | \$15,000.00 | \$35,000 | | |
| 1084 | 0181-0891-0000 | Moura Reseal Program - Rogers Street | 12m wide 10mm PMB Reseal | Dawson to Davey Street | Rogers Street | \$108,000 | \$108,000.00 | | | |
| Shire | | | | | | | | | | |
| 893 | 0182-0765-0000 | Biloela Reseal Program | 6m wide DG10 Asphalt 25mm overlay | Chainage 00 to 132 Valentine Plains Road to Ring Road Length 132m | Ian Healy Drive | \$13,000 | \$13,000.00 | | | |
| Sum | | | | | | \$531,900 | | | | |
| Urban Road Safety | | | | | | | | | | |
| Fixed Fiscal Year | | 2015/16 | Thursday, 3 March 2016 | | | Page 14 of 15 | | | | |

| ID | Cost Centre | Project Name | Project Scope | Project Details | Road/Place Name | Total Budget \$ | Council Contribution \$ | R2R \$ | TIDS \$ | Subsidy Other \$ |
|-------------------|----------------|---|--|--|-----------------|-----------------|-------------------------|-------------|-------------|------------------|
| Urban Road Safety | | | | | | | | | | |
| All Towns | | | | | | | | | | |
| 610 | 0611-9999-0000 | Road Safety Improvements - Town Streets | Road Safety Improvement | Respond to Road Safety Committee Recommendations | Town Streets | \$50,000 | \$50,000.00 | | | |
| Moura | | | | | | | | | | |
| 1491 | 0612-0881-0000 | McArthur Street - Pedestrian Crossing Upgrade | Upgrade Pedestrian Crossing including pavement marking & signage | Existing Pedestrian Crossing | McArthur Street | \$3,000 | \$3,000.00 | | | |
| 1492 | 0612-0889-0000 | Nott Street - Pedestrian Crossing | Remove existing pedestrian crossing & construct a new crossing | Intersection McArthur & Nott Street | Nott Street | \$4,000 | \$4,000.00 | | | |
| Sum | | | | | | \$57,000 | | | | |
| Grand Total | | | | | | \$14,004,144 | \$6,837,039 | \$3,538,722 | \$1,710,056 | \$1,814,727 |

General Business – Infrastructure Services

Cr Becker referred to the entrance to the Theodore Medical Centre and advised that the disabled access infringes onto the disabled car park, and suggested that a 10 minute drop off/pick up sign be installed. DIS to contact Dr Chater regarding the proposal.

Cr Clancy referred to problems with the new sealing work to Moriarty Street, Banana. Cr Ferrier advised the pavement has failed. DIS to arrange for it to be inspected.

Cr Clancy asked that Misfeld Street, Moura be inspected with a view to resealing.

Cr Snell asked when the Callide Creek Bridge at Goovigen will be done, and was advised the pre-start meeting has been held.

Director Infrastructure Services left the meeting.

Director Council Services & Planning Consultant attended the meeting.

10.0 Council Services

10.1.1 ACTION REPORT ON PREVIOUS COUNCIL RESOLUTIONS – DEVELOPMENT & ENVIRONMENTAL SERVICES

Date: 2 March 2016
Author: John McDougall, Director Council Services
File No:
Letter No: N/A
Attachment: Resolutions Action Report
Minute No: OM003374

Resolution:

That the Resolutions Action Report for Development & Environmental Services as presented be noted and received.

Moved: Cr Middleton

Seconded: Cr Snell

Carried

Report

This report is to advise Council of the outstanding matters currently being dealt with by the Department.

Considerations

1. **Corporate Plan**
N/A
2. **Policy and Legal Implications**
Policy and legal implications will be addressed through each matter.
3. **Financial and Resource Implications**
Budget impacts will be addressed in resolving each matter.
4. **Risk Assessment**
N/A

10.1.2 MAJOR CAPITAL PROJECTS – MONTHLY ACTUAL EXPENDITURE – COUNCIL SERVICES

Date: 2 March 2016
Author: John McDougall – Director Council Services
File No:
Letter No:
Attachment: Capital Expenditure Report
Minute No: OM003375

Resolution:

That Council note and receive the Major Capital Expenditure Report for Council Services as at 25 February 2016.

Moved: Cr Middleton

Seconded: Cr Snell

Carried

Report

Providing a report on Council's Major Capital Expenditure as at 25 February 2016 for Council Services.

Refer attachment.

10.1.3 PETITION – JOE KOOYMAN DRIVE RESIDENTS – BROWNS GULLY

Date: 22 February 2016
Author: Jan Proposch, Principal Environmental Health Officer
File No:
Letter No:
Attachment: Petition – ID#43389, Map of 10m buffer area
Minute No: OM003376

Resolution:

That petition signatories be advised:

- ***that a flood study is currently being undertaken, which is planned to be completed by the end of the 2015/16 financial year;***
- ***that this study is examining drainage in the Browns Gully area; and***
- ***improvements to drainage and infrastructure in this area will be considered once the study has been completed.***

Moved: Cr Middleton

Seconded: Cr Snell

Carried

Report

A petition has been received by Council expressing concern about the vegetation growing in “Browns Gully”, at the rear of Joe Kooyman Drive Biloela, and requesting the owners be required to remove all vegetation in addition to the 10m buffer currently maintained.

History

Recent history of complaints and action in relation to vegetation on this site include:

- 4 November 2015 – concerns passed on to Council re overgrown vegetation and snakes sighted.
- 6 November 2015 – overgrown allotment notice issued to property owner, requesting mowing of 10m buffer behind residences.
- 25 January 2016 – concerns passed on to Council re vegetation possibly causing flooding.
- 11 February 2016 – overgrown allotment notice issued to property owner, requesting mowing of 10m buffer behind residences.

Other than this petition, no other complaints appear to have been made directly to Council in relation to the vegetation on this land for well over 12 months.

To date the owners of the overgrown property have been requested to maintain a 10m buffer at the rear of residential premises along Joe Kooyman Drive. The area between Joe Kooyman Drive and the Discovery Caravan Park has been kept fully cleared, generally without Council’s involvement. (It should be noted that 10 of the 20 signatories reside in the area that is fully mown)

Overgrown allotment requirements

This matter has to date been tasked as an overgrown allotment issue.

The legal basis for issuing an overgrown allotment notice is that a block is overgrown to such an extent that it –

- a. Has seriously affected the visual amenity of the allotment; or
- b. Is likely to attract or harbour reptiles.

(Section 13, Local law no. 3 (Community and Environmental Management) 2011)

Visual amenity is not likely to be applicable to a rural block. The issue of reptiles is generally adequately addressed by the requirement to maintain a 10m buffer, which is a standard requirement imposed on premises such as this which are zoned rural or cover an extensive area.

Whilst we could investigate whether or not an extension to the 10m buffer zone was required, as we have received no further complaints related to the overgrown allotment legislation, we do not appear to have any justification to take further action under this legislation at this stage.

Flooding / drainage concerns

The issue raised in the petition is *“..from a mitigation perspective, the gully needs to be kept clear of vegetation to allow free flow of flood waters following a heavy rain event. “*

Concerns forwarded to Council in January were *“Residents say that it is a watercourse and the vegetation is dense and their concerns are that if we get big rains water will back up, and maybe even enter their house yards because the dense vegetation will stop the ease of flow for the storm water.”*

Other than the first notification on 4 November 2015, where the concern of residents was indicated to be snake sightings, subsequent concerns have been in relation to flooding.

Therefore it appears more relevant to address this matter as a flooding / drainage issue rather than overgrown allotment issue.

Although I am not an expert in flooding or hydrology, common sense would suggest that the vegetation in this gully is likely to have very little impact on neighbouring residents in terms of flooding. Previous flooding has occurred as a result of water not being able to get away further downstream, due to high volumes of water in this and other catchments.

Infrastructure

Initial contact with Council's Infrastructure Services indicated that there was no action that they could take in this matter, due to the land being private property. This was again reiterated after receipt of the petition.

You would be aware of the flood study that is currently underway, and that this study and works planned from the outcome of this study including upgrade to the Browns Gully culvert are much more likely to have an impact on flood mitigation than removal of vegetation.

A petition in relation to this flooding in the Browns Gully area was received by Council in mid-2015, and it is recommended that this petition be addressed in much the same way, but advising signatories of the flood study and planned improvements in this area.

Considerations

1. **Corporate Plan**
Section 3.1(a) – Environment (Strategic Direction)
Section 5.1(g) – Infrastructure (Strategic Direction)
2. **Policy and Legal Implications**
Reference will need to be made to the impending Flood Study report due July 2016.
3. **Financial and Resource Implications**
Major drainage road upgrades will place significant pressure on the budget.
4. **Risk Assessment**
A risk assessment will be undertaken as part of the impending Flood Study report due July 2016.

10.1.4 T-0525 – REQUEST TO EXTEND PERIOD IN S 341 SUSTAINABLE PLANNING ACT 2009 – FOR DEVELOPMENT PERMIT NUMBER T-0525 FOR MATERIAL CHANGE OF USE - FOR MULTIPLE DWELLING (11 UNITS) LOCATED AT 2 THOMAS CLOSE DESCRIBED AS LOT 22 ON SP272388

Date: 16 February 2016
Author: Doug Betts, Contract Manager for Council Services
File No: T-0525
Letter No: Nil
Attachments: ID41385 - Location Map
 DW433730 - Original Decision Notice
 ID33953 – Applicant's Representations
Minute No: OM003377

Resolution:

That Council deny the request to extend period in s 341 Sustainable Planning Act 2009 made by Acanthus Investments Pty Ltd C/- Michel Group Services Pty Ltd on 4 December 2015 for Development Permit Number T-0525 for Material Change of Use – For Multiple Dwelling (11 units) located at 2 Thomas Close, Biloela described as Lot 2 on SP272388 on the following grounds:

- i. the approved development is not consistent with the current laws and policies applying to the development including the Banana Shire Planning Scheme 2005 and the Charges Resolution (No. 1) 2015; and*
- ii. the community's current awareness of the development approval given that the development would be subject to public notification under the current planning scheme.*

And

Issue the relevant Notice under section 389 of the Sustainable Planning Act 2009.

Moved: Cr Middleton

Seconded: Cr Snell

Carried

Report

Applicant: Acanthus Investments Pty Ltd C/- Michel Group Services Pty Ltd
Owner: Acanthus Investments Pty Ltd
Request Received: 4 December 2015
Request Type: Request to extend period in s 341
Original Decision Notice: 27 February 2008
Subject Site: 2 Thomas Close, Biloela (Lot 22 on SP272388)
Planning Scheme: Banana Shire Planning Scheme 2005
Zone and Overlays: Town – Residential Precinct
Applicable Codes: Town Zone Code, Development Standards Code, Residential Accommodation Code
Referral Agencies: Department of Transport and Main Road (SARA)
Submissions: Nil submission received

Background

Council issued a Development Permit for Material Change of Use for Multiple Dwelling (11 units) over land situated at then, Clarke Drive, Biloela, now 2 Thomas Close, Biloela described as Lot 22 on SP272388 by Decision Notice (DW433730) dated February 2008. The development was decided under at Council's ordinary meeting held on 27 February 2008 (minute number 32301).

The development permit approved eleven, two bedroom single story dwelling units with varying layouts. The approved development is proposed to be an integrated, private residential development with shared facilities including workshop and storage shed, BBQ facilities, outdoor recreation and landscaping.

It is noted that a Request to Negotiate condition 10 and condition 20 of Development Permit T-0525 was submitted by the applicant on 1 May 2008. A report was prepared however; there is no record of a formal Negotiated Decision Notice being issued and therefore, the original Decision Notice issued on 27 February 2008 remains the correct approval.

A Reconfiguring a Lot (RAL008-11/12) provided for the creation of the multiple dwelling site as well as 7 residential lots, a road and a balance lot for future development.

Two prior approvals for extension to the relevant period under section 341 have been given.

- An extension to the approval period for a further two (2) years was issued on 11 July 2011; and
- An extension to the approval period for a further two (2) years was issued on 18 December 2013.

A request to change the development approval under section 383 (***Request to extend period in section 341***) has been made by Acanthus Investments Pty Ltd C/- Michel Group Services under letter received by Council on 4 December 2015 (ID33953). The request seeks an extension to the approval period for a further 2 years.

The applicant's representations and grounds for allowing the extension are contained in Attachment 3. The applicant contends that the extension should be granted on the following grounds:

- Unable to sell any residential lots associated with the development approved as part of RAL008-11/12.

Public Notification

The original application was subject to Public Notification. There were no properly made submissions received about the application. Consideration of submitters views about the original application form part of the assessment of this request.

Referral Agencies

The request was given to SARA on 2 December 2015. Each particular entities response is summarised below:

| Particular Entity | Response |
|---|--------------|
| Department of Transport and Main Roads (SARA) | No objection |

Internal Referral Comments

The request to extend the relevant period in s341 was not internally referred.

Assessment

The *Sustainable Planning Act 2009* provides criteria for considering a request to extend the period in s 341 (relevant period). A summary assessment against these criteria is provided below:

| Criteria under Section 388 SPA | Comment |
|---|--|
| (a) the consistency of the approval, including its conditions, with the current laws and policies applying to the development, including, for example, the amount and type of infrastructure contributions, or charges payable under chapter 8, part 1; and | <p>Some conditions of approval are not consistent with conditions that would be applied to a development permit if the application was submitted to Council now.</p> <p>Further to this, Infrastructure Charges were applied in accordance with Adopted Infrastructure Charges (No. 1) 2013) and are incorrect (are based on 3 bedrooms per villa rather than 2).</p> <p>The new Charges Resolution (No. 1) 2015 would be applicable to this development if it was lodged now.</p> |
| (b) the community's current awareness of the development approval; and | The community's awareness would be limited. Approximately 8 years have passed since the approval was issued. If a further extension was granted, 10 years will have passed between when the approval was granted and the end of the hypothetical relevant period. |
| (c) whether, if the request were refused— (i) further rights to make a submission may be available for a further development application; and (ii) the likely extent to which those rights may be exercised; and | <p>If the proposal was re-submitted under the current planning scheme the application would be subject to public notification and may attract submissions and subsequent rights to appeal.</p> <p>It is noted that the proposed development would also be impact assessable if submitted under Council's Draft Planning Scheme in its current form.</p> |
| (d) the views of any concurrence agency for the approval given under section 385. | SARA provided a response on 7 January 2015 stating that it has no objection to the extension being granted for a further 3 years (ID38602). |

In view of this, it is recommended that Council:

- Deny the request to extend the approval period on the following grounds:
 - i. the approved development is not consistent with the current laws and policies applying to the development including the Banana Shire Planning Scheme;
 - ii. the community's current awareness of the development approval given that the development would be subject to public notification under the current planning scheme.

Delegations/ Authorisations

The Chief Executive Officer of Banana Shire Council is delegated the power to issue a Decision Notice Approval pursuant to the relevant sections of the SPA.

The Chief Executive Officer of Banana Shire Council delegated power to the Director Planning, Strategy, and Sustainability, Manager Planning and Strategy to take action as an 'Assessment Manager' under the relevant sections of the SPA under which this application was processed, and under which the Decision Notice will be issued.

Under normal operating procedures, applications with submissions or involving policy sensitive matters (as determined by the Director Planning, Strategy and Sustainability) are considered by Council for determination.

Communication

The Applicant will be advised of Council's decision in accordance with the requirements of the *Sustainable Planning Act 2009*.

Considerations**1. Corporate Plan**

This report and recommendation is consistent with the intent of the Banana Shire Council Corporate Plan 2009-2014.

2. Policy and Legal Implications

The application was processed in accordance with the relevant provisions of the *Sustainable Planning Act 2009* (SPA). Appeal rights apply to the Applicant.

3. Financial and Resource Implications

N/A

4. Risk Assessment

A risk assessment has been undertaken; the decision may be subject to an appeal through the Planning and Environment court.

10.1.5 RAL004 15/16 - DEVELOPMENT APPLICATION FOR RECONFIGURING A LOT (BOUNDARY REALIGNMENT) LOCATED AT 2440 LEICHHARDT HIGHWAY, DULULU DESCRIBED AS LOTS 183 & 184 ON RN216.

Date: 29 February 2016
Author: Doug Betts - Contract Manager Council Services
File No: RAL004 15/16
Letter No:
Attachments: A. ID47402 - Conditions of Approval
 B. ID47403 - Proposal Plan
 C. ID47405 - Location Map
Minute No: OM003378

Resolution:

That Development Permit Application RAL004-15/16 for a Reconfiguring a Lot (Code Assessable) for Boundary Realignment located at 2440 Leichhardt Highway, Dululu described as Lots 183 & 184 on RN216; be approved subject to the conditions contained in Attachment A.

Moved: Cr Ferrier

Seconded: Cr Middleton

Carried

Report

Applicant: PJ Haigh & AA Haigh
Owner/s: PJ Haigh & AA Haigh
Subject Site: 2440 Leichhardt Highway, Dululu
Application Lodged: 18 February 2016
Planning Scheme: Banana Shire Planning Scheme
Zone and Overlays: Rural zone
Applicable Codes: Rural zone code, Reconfiguration of a Lot code, Development Standards code, House code.
Referral Agencies: Nil as no additional lots created
Submissions: Not applicable
Summary: The proposal is consistent with the overall intent and provisions of the Banana Shire Planning scheme and the *Sustainable Planning Act 2009*.

Background

Proposal

The proposal is to excise an existing dwelling from a two lot land holding by creating a new house lot with a frontage of 185m to the highway and with an area of about 8ha and a residue lot of about 120ha.

As the small lot does not meet the general minimum lot size the application is referred to Council for decision.

Subject Site and Surrounding Land Uses

The land is located 1.7km North of Dululu on the western side of the highway. The existing holding comprises two lots, one of 63.64ha and the other of 64.59ha. An existing dwelling is located in the south-eastern corner of the land, setback about 27m from the highway and 44m from the southern

boundary. There are a number of farm buildings and infrastructure in the immediate vicinity of the dwelling.



The property is presently used for grazing.

The applicants advise that they have a person wishing to purchase the property but are not interested in purchasing the dwelling. The applicants are looking to downsize and will retain the dwelling lot.

There is no relevant planning history in relation to the property.

Key Issues

Flood Hazard

The subject site is identified as not being flood prone according to the SPP Interactive mapping system.

Referral Agencies

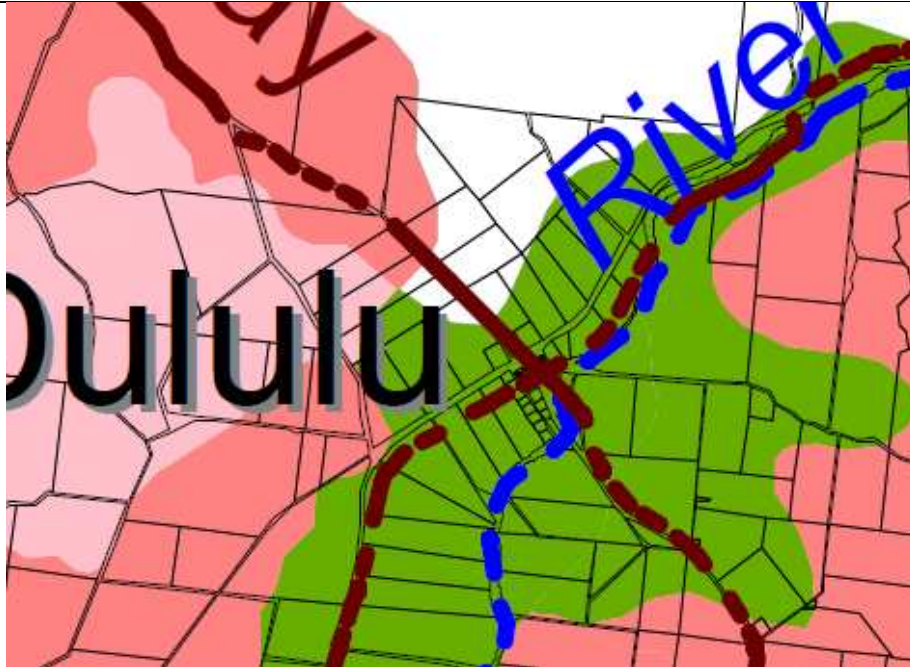
Although the land fronts the Leichhardt Highway DTMR is not a referral agency as no additional lots are being created.

Banana Shire Planning Scheme

The land is zoned Rural and the proposed reconfiguration is code assessable as no additional lots are created.

Part of the property contains Class A Crop land, part Class C1 Pasture land and Part C2 Pasture land.

The specific outcomes for the reconfiguring a lot code requires that lots are of an appropriate size and configuration to sustain the utility and productive capacity of the land for rural purposes, and to retain the rural character of the area.



The RAL code probable solutions are for minimum lot sizes of 80ha for Class A land, 150ha for Class B and 250ha for Class C1. The scheme provides however, that lot sizes smaller than those only occur where the proposal is for the rearranging of existing boundaries where no additional lots are being created.

The application is supported on the basis that the 120ha residue would provide a more productive area than if the two existing parcels were to be sold separately. The proposed house lot is largely outside of the important agricultural area and the 8ha would not result in any practical loss of productive capacity.

Internal Referral Comments

The application was referred internally on 15 February 2016 (ID44494).

Infrastructure Services – Comments received 1 March 2016 (ID43787).

Water and Sewerage – Comments received 15 February 2016 (ID 44712).

Comments, conditions and advice received during internal referral have been incorporated in the decision and conditions of approval.

State Planning Policy

The State Planning Policy has been considered in the assessment of this application.

Central Queensland Regional Plan

The Regional Plan is not relevant to the assessment of this application.

Conclusion

On the basis of the above assessment, it is considered that the application be approved subject to the attached conditions.

Communication

The applicant will be advised of Council's decision in accordance with the requirements of the Sustainable Planning Act 2009.

Corporate Plan

This report and recommendation is consistent with the intent of the Banana Shire Council Corporate Plan 2009-2014.

Policy and Legal Implications

The application was processed in accordance with the relevant provisions of the Sustainable Planning Act 2009 (SPA). Appeal rights apply to the applicant and to submitters.

Financial and Resource Implications

Nil

Risk Assessment

Nil



Attachment 1 Conditions of Approval

Part A - Conditions imposed by the Assessment Manager

General

- 1 The reconfiguration is to be completed generally in accordance with the following approved plans, as attached to this Decision Notice, except where modified by the conditions below–

| Plan/Document number | Plan/Document name | Date |
|----------------------|---------------------------|------------------|
| - | Proposed subdivision plan | 12 February 2016 |

- 2 Comply with all of the conditions of this Development Approval prior to the submission of the Subdivision Plan for compliance assessment, unless otherwise stated.
- 3 All works required by the conditions of this Development Approval are to be completed prior to the submission of the Subdivision Plan for compliance assessment, unless otherwise stated.
- 4 Complete all associated works, including any relocation or installation of services, at no cost to Council.
- 5 At the time of submitting the Subdivision Plan for compliance assessment, provide a report demonstrating compliance with all conditions of this Development Approval.

Road & Access

- 6 Prior to the signing of the survey plan, provide confirmation that all existing access to both Lots 183 and 184 comply with the requirements of the Capricorn Municipal Development Guidelines (Standard drawing CMDG-R-040)

Assessment Manager Notes

- MN1.** The approved development must also comply with Council's current Local Laws under the Local Government Act 2009.
- MN2.** 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.

MN3. A Minor Works on Roads application is to be made for any future accesses that may be constructed for either lot, before the commencement of construction.

MN5. All works within the boundaries of state controlled roads are to be approved by the Department of Transport and Main Roads.

Declared Pests/Plants

MN6 The applicant/developer is responsible for ensuring that all declared plants are treated as required by the provisions of the Land Protection (Pest and Stock Route Management) Act 2002.

END OF NOTES

10.1.6 MCU013-13/14 – DEVELOPMENT APPLICATION FOR MATERIAL CHANGE OF USE FOR A SERVICE STATION (ALTERATIONS AND ADDITIONS) LOCATED AT 40 KROOMBIT STREET, BILOELA DESCRIBED AS LOT 87 ON RP604824

Date: 2 March 2016
Author: Doug Betts - Contract Manager Council Services
File No: MCU013-13/14
Letter No:
Attachments: A. ID47516 Conditions of Approval
 B. ID35439 Referral agency response/s
 C. ID47517 Location Map
 D. ID29972 Proposal Plan/s
Minute No: OM003379

Recommendation

That Development Permit Application MCU013-13/14 for a Material Change of Use (Impact Assessable) for Service Station (Alterations and Additions) located at 40 Kroombit Street, Biloea and described as Lot 87 on RP604824; be approved subject to the conditions contained in Attachment A (ID47516) and conditions dated 11 December 2015 imposed by the State Assessment and Referral Agency (SARA) as a concurrence agency (35439).

Resolution:

That consideration of the application be deferred and Council enter into negotiations with the applicant regarding the proposed layout.

Moved: Cr Carige

Seconded: Cr Middleton

Carried

Report

Applicant: Wessel Petroleum Pty Ltd
Owner/s: Chris Wessel Pty Ltd
Subject Site: 40 Kroombit Street, Biloea
Application Lodged: 6 February 2014
Planning Scheme: Banana Shire Planning Scheme 2005
Zone and Overlays: Township –Commercial precinct
Applicable Codes: Township Zone code, Service Station Code, Development Standards Code, Commercial Development code
Referral Agencies: Department of Infrastructure Local Government and Planning SARA – Department of Transport & Main Roads
Submissions: One (1)
Summary: The proposal is consistent with the overall intent and provisions of the Banana Shire Planning Scheme 2005 and the *Sustainable Planning Act 2009*. It is recommended that a conditional development permit be granted.

Background

Proposal

The application submitted in February 2014 proposed the demolition of all existing buildings and to replace them with a new smaller building in the south-eastern corner of the land with a new canopy over the fuel pumps. It also proposed to increase the underground fuel storage capacity from 65,000

litres to 110,000 litres and to remove the second driveway crossing on Gladstone Road (the one closest to Kroombit Street).

Amended plans were submitted on 28 January 2015. The purpose of the change is stated to reduce the intensity of the proposed use and to better utilise existing buildings. From the initially lodged application, the changes -

- Reduce the gross floor area from 311sqm to 270sqm
- Relocate the core fuelling activity from adjacent to a residence to adjacent to a rear yard
- Reduce the number of fuelling points from eight to five
- Reduce the fuel storage from 110,000 litres to 95,000 litres

Subject Site and Surrounding Land Uses

The subject land of the application is on the corner of Gladstone Road and Kroombit Street and has an area of 845sqm, a frontage of about 45m, and a depth of about 19m.

In 1985, Council approved additions to an existing building for use of the land for a service station, shop and car repair. In 1998 approval was given to expand the use to include a catering shop and caretakers residence.

The present use has three bowzers and a shop with ancillary storage. The vehicle repair and catering shop (restaurant) uses have since been abandoned.

Adjacent to the premises on Gladstone Road is a vacant commercial building formerly used as a car hire office and opposite on the corner of Gladstone Road and Kroombit Street is an office (solicitors). To the rear of the service station there is a single dwelling house. Along with the subject land, each of these premises are within the commercial precinct of the Town zone.

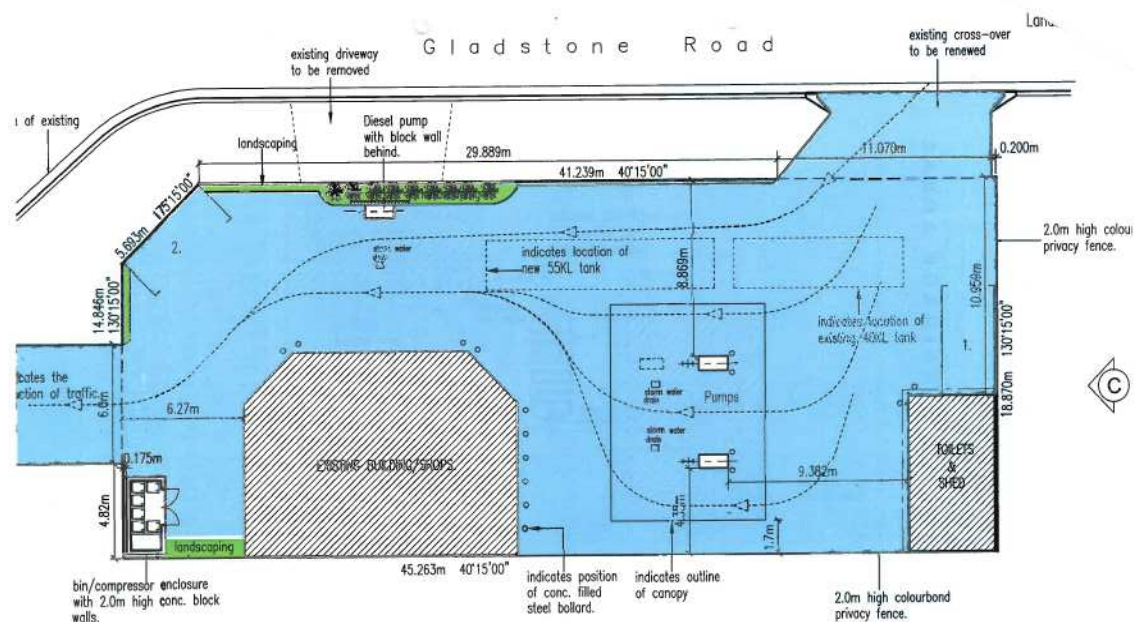
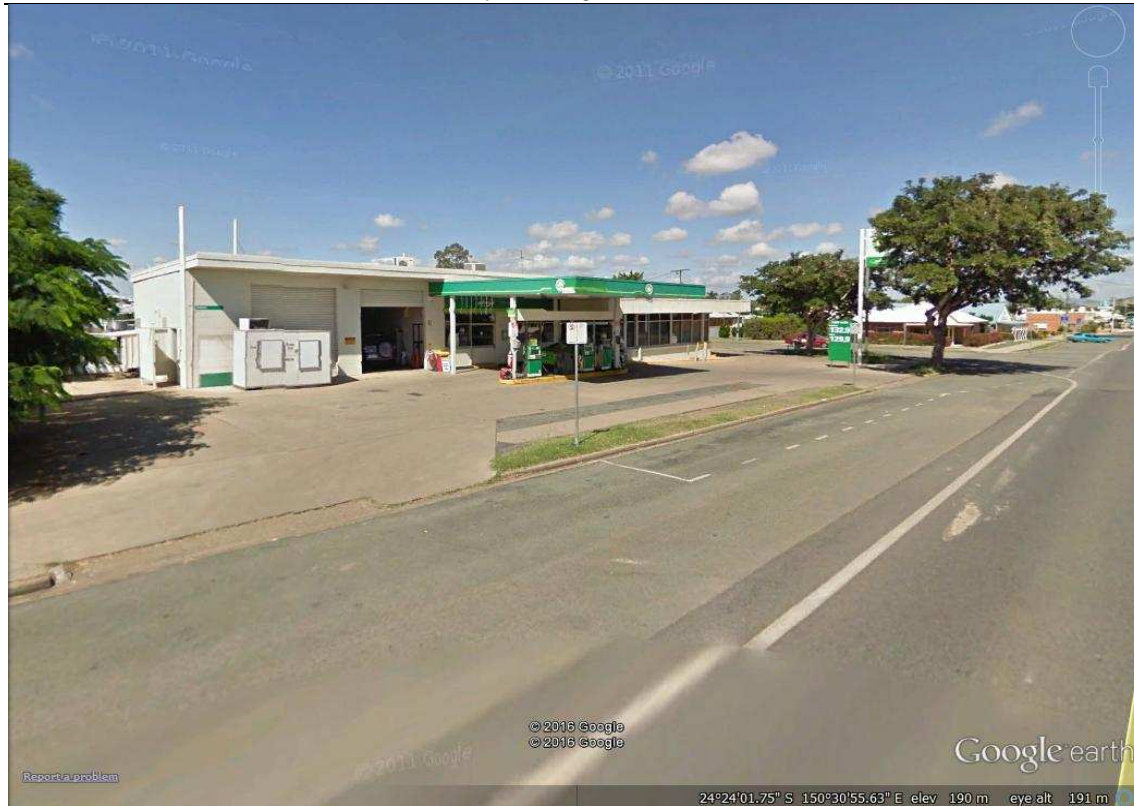
There are two significant street trees on the corner of Gladstone Road and Kroombit Street.

The use falls within the 'other commercial use class' in the assessment table and is impact assessable against the whole planning scheme. Relevant assessment criteria are the Desired Environmental Outcomes, the Town zone code, the Service station code and the Development standards code. While assessment is also triggered by the Natural Features and Conservation, Economic and Natural Disasters overlay codes, these codes do not raise any matters of relevance to the application.

Referral Agencies

The application triggered referral to the Department of Infrastructure, Local Government and Planning – State Assessment and Referral Agency as the premises are within 25m of a State controlled road.

The Department of Transport and Main Roads have advised that they grant their concurrence to the application subject to it being generally in accordance with the plans submitted (revision C), the kerb and channelling being reinstated at the second driveway, an internal no exit sign being provided to the northern driveway and the prevention of overflow from an oil separator tank discharging to the Dawson Highway.



Internal Referral Comments

The application was referred internally on 16 February 2016 (DW#1786391).

Infrastructure Services – Comments received 10 March 2015 (ID1809575).

Water and Sewerage – Response received 1 March 2016 (ID47515)

Comments, conditions and advice received during internal referral have been incorporated in the decision and conditions of approval.

Public Notification

The application was subject to public notification.

The application was advertised for not less than fifteen business days in accordance with the *Sustainable Planning Act 2009*; the advertising period was between 17 December 2015 and 14 January 2016. Public Notification was carried out correctly (ID40689).

There was one properly made submission for the application and it was from the owners of 28 Kroombit Street.

The submitter supports the application in principle on the basis that the site needs a refurbishment but opposes the application on the following grounds:

| Details / Grounds of Submission | Comment / Response |
|---|---|
| All traffic egress from the site is to Kroombit Street increasing the traffic to up to 300 vehicles per day. | Noted. The application does not indicate the likely additional traffic generation however the intersection is capable of handling the likely increase without reducing its level of service. |
| The driveway of 28 Kroombit Street is directly opposite the only exit from the service station and the car park at 28 Kroombit Street requires vehicles to back out of the driveway increasing the risk of an accident. | The design of the car park at 28 Kroombit St incorporates an on-site turning bay. Provided the turning bay is not used for car parking, forward ingress and egress is available. |
| The increase in fuel storage capacity will result in more frequent delivery trucks | The application proposed the use of B-double delivery trucks instead of the current rigid or articulated trucks and stated that the number of fuel delivery truck movements would reduce from 7 – 14 movements to 1.5 times per week. The applicant has now advised that they will revert to the current delivery. |
| The amended layout will result in tighter manoeuvring for large trucks and while standing on Kroombit Street they are likely to obstruct other traffic lanes unless the truck moves past the 'Give Way' sign and is level with cars parked on Gladstone Road. | The application showed the swept path of a 19m articulated vehicle exiting the site rather than that of a B-double. The swept path of a 19m B-double indicates that it would have difficulty accessing the site and would, on exit, not be contained wholly within its lane when waiting to turn at the 'Give Way' sign on Gladstone Road. A larger B-double would block Kroombit Street while waiting to turn. This was raised with the applicant who has advised that they would accept a condition that fuel delivery vehicles be limited to a 19m semi-trailer. |
| The number of pedestrians using the footpath along Gladstone Road during school terms is very high and increasing the traffic will cause conflict with pedestrians, especially with children. | The removal of the second crossing to Gladstone Road will reduce the possible points of potential pedestrian conflict from three to two and pedestrians and drivers would be more likely to be aware of potential conflict at an intersection than at a driveway crossover. If required in the future a zebra crossing could be provided however the changed conditions as a result of this development would not provide enough additional points to meet the warrant needed for such a facility. The intersection is outside the 200m from a school that could warrant a children's crossing. |

| | |
|---|---|
| Stormwater leaving the site will flow to the lower side of Kroombit Street where 28 Kroombit Street is located. | The site is currently fully impervious and no additional stormwater discharge from the site will occur. Grated drains at the two crossovers may marginally concentrate the distribution towards the kerb. |
|---|---|

Town Planning Considerations

Amenity

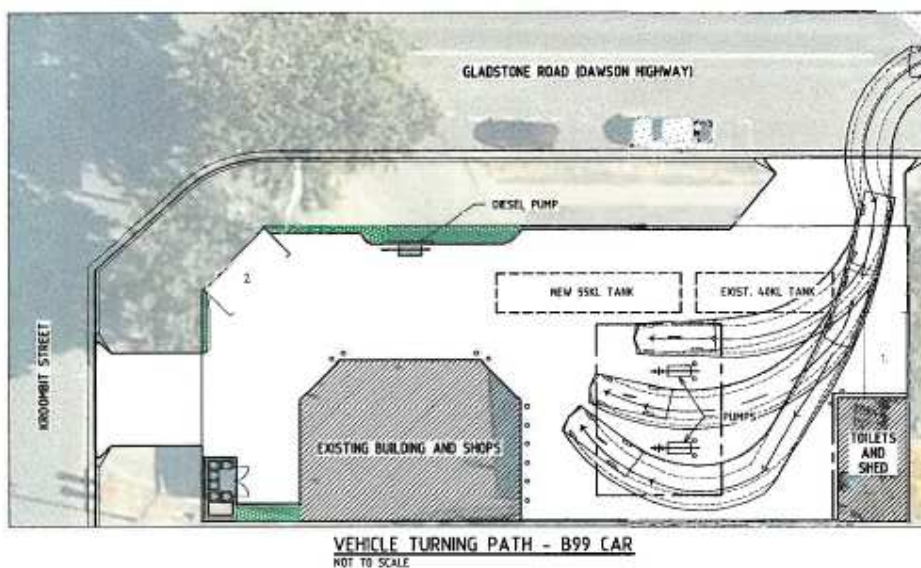
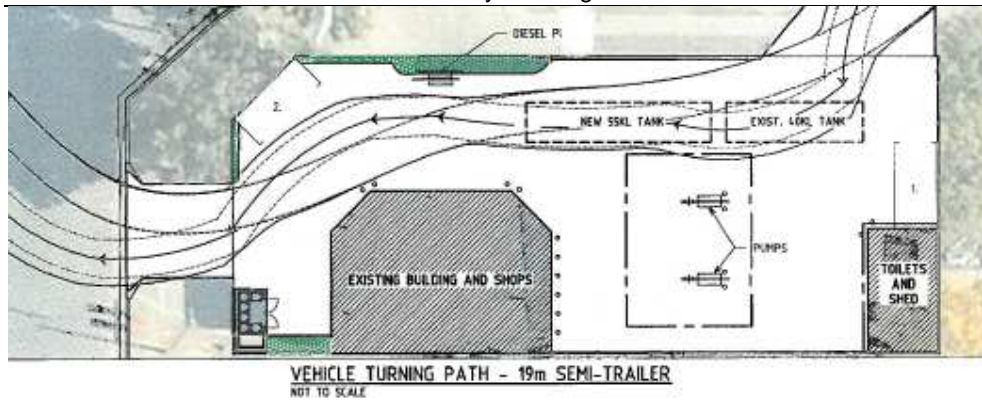
The north-eastern part of the existing building is to be demolished and replaced by fuel outlets and a 6.5m high driveway canopy. A 2m high colourbond fence is proposed along the sites south-eastern boundary. While the fence will provide a visual barrier a more substantial fence would be required to reduce noise impacts associated with bowser use. In this regard it should be noted that the existing hours of operation of 5am to 8pm daily are proposed to be extended to 9pm daily. Accordingly, it has been recommended that an acoustic fence be erected between the bin/compressor storage building and the existing building and from that building to the proposed toilets and shed.

Light spill from the driveway canopy is proposed to be managed by using recessed LED down lights. Information provided with the application indicates that this will result in light spill to the adjoining dwelling being within acceptable limits at a sensitive receptor.

Traffic

As indicated in submitters section of this report fuel delivery is now proposed to be by a 19m semi-trailer. The application indicates that refuelling the tanks could occur between seven and fourteen times a week and take up to 40 minutes. Accordingly a condition has been recommended to ensure that the fuel delivery vehicle can stand within the premises without causing an obstruction to vehicles wishing to enter the site.

As mentioned above even a 19m semi-trailer will block one lane of Kroombit Street if required to stop at the Kroombit Street give way sign. A B-double would also block left turning vehicles from Gladstone Road. While a condition could limit fuel delivery vehicles to a semi-trailer it should be noted that larger vehicles could enter to obtain fuel.



The existing premises have three bowsters assessable from two lanes. The proposed changes provide for four bowsters accessible from three lanes and a diesel bowster located adjacent to the Gladstone Road frontage. The site is therefore capable of increased traffic generation.

The layout of the site essentially restricts traffic entering from Gladstone Road and exiting to Kroombit Street. No exit and no entry signs should be erected at the respective driveways to ensure that on-site conflicts do not arise.

Stormwater

The present layout is fully impervious and stormwater flows to the kerb, roof water by way of a kerb adaptor the balance by sheet flows. There is no underground stormwater system serving the site. The proposed development includes small landscaped areas along both road frontages and on this basis there would be a small decrease in stormwater discharging from the site. In regard to water quality the proposed development incorporates site grading or bunded areas around the bowser canopy area and around the diesel pump, and grated drains at the driveway entrances.

Water from the bunded areas flows to a 10kl underground oil separator tank which is then proposed to discharge polished water by gravity flow to the kerb in Kroombit Street (it is a condition of the DTMR concurrence that it not discharge to Gladstone Road). The application indicates that separated oil and grease is to be treated by a separator device 'prior to release from the site'.

There is concern that a poorly maintained grease/oil separator may permit inadvertent overflow/bypassing of these products. Discharge of these products will have an adverse impact on Council's sewage treatment process, and have the potential to cause explosive situation for workers undertaking work on downstream sewers. In addition to the potential water quality issues, Council's downstream sewer is overloaded (as demonstrated by recent overflows in the area) and does not have capacity for discharge of treated stormwater into the system from this site. The treated stormwater should be discharged to the stormwater system/kerb and channel in a suitably controlled manner.

It is recommended that oils and petroleum products are not permitted to be discharged to the Council Sewer, but rather collected by a licensed trade waste disposal contractor and taken to an approved treatment facility (not Council STP)

Water and sewer

Reticulated water and sewerage services are available to the land. The condition of those services is not clear and may need to be upgraded when inspected during reconstruction. Redundant pipework should be removed.

Flooding

The subject site is identified as not being flood prone according to the SPP Interactive flood hazard mapping.

Contaminated land

The removal of the existing underground fuel tanks is likely to expose contaminated land. The removal of those tanks provides the opportunity to ascertain the extent of any contamination as it may impact on existing underground pipes. Ground contaminated by organic compounds, such as hydrocarbons and chlorinated hydrocarbons, may have an adverse effect on the:

- quality of water, which may be contaminated by permeation of specific organic substances through the wall of plastics pipes and all pipe systems that have exposed elastomeric sealed joints;
- properties of some plastics components, PE sleeving and polymeric coatings;
- permeability and durability of elastomeric seals and gaskets;
- corrosion resistance of some metallic components; and
- durability of cementitious materials.

A suitable condition has been included in the recommendation.

Service station code

The proposed development does not comply with certain sections of the service station code in relation to a number of matters including minimum site area, minimum building setbacks, and minimum landscaped width. The non-compliance is not unexpected as it relates to the refurbishment of an existing building approved prior to the adoption of the Banana Shire Planning Scheme in 2005. The proposed changes do represent better planning outcomes than exist on the site and the non-compliance can be excused.

Development standards code

Similarly to the service station code, retrospective application of the code is not practical. In relation to car parking two spaces are indicated on the plans. Space 1 would only be convenient for an employee and space 2 would not only be difficult to access but should meet disability standards.

Infrastructure charges

The proposed development reduces the size of the building and there would be a (slight) reduction in stormwater discharge, no infrastructure charges are able to be levied. The additional fuel tank size or increase in bowser numbers does not trigger infrastructure charges.

Desired Environmental Outcomes.

The proposed development does not represent a departure from any of the relevant planning scheme codes. Having considered the proposed development it is considered that an appropriately conditioned approval of the development will not compromise the Desired Environmental Outcomes for the Planning Scheme Area.

State Planning Policy

The State Planning Policy is not relevant to the assessment of this application.

Central Queensland Regional Plan

The Central Queensland Regional Plan is not relevant to the assessment of this application.

Conclusion

On the basis of the above assessment, it is considered that the application be approved subject to conditions.

Communication

The applicant will be advised of Council's decision in accordance with the requirements of the Sustainable Planning Act 2009.

Corporate Plan

This report and recommendation is consistent with the intent of the Banana Shire Council Corporate Plan 2009-2014.

Policy and Legal Implications

The application was processed in accordance with the relevant provisions of the Sustainable Planning Act 2009 (SPA). Appeal rights apply to the applicant and to submitters.

Financial and Resource Implications

Nil

Risk Assessment

Nil

10.3.1 TAROOM WATER CONNECTIONS OUTSIDE WATER AREA

Date: 2 February 2016
Author: Manager Governance & Risk & Manager Water Services
File No:
Letter No:
Attachment:
Minute No: OM003380

Resolution:

That effective from 1 July 2016 Council discontinue the current arrangement for connections to the Taroom Water Supply for allotments in the original “dry” area of “Smiths Subdivision” rural residential area to the east of Taroom as approved by Taroom Shire Council by resolution in June 2006.

Moved: Cr Snell

Seconded: Cr Becker

Carried

REPORT

Taroom Shire Council, in June 2006, resolved to allow allotments in the original “dry” area of Smiths subdivision to connect to the Taroom Water supply subject to a contribution of \$5,000 which could be paid off interest free over 5 years.

This program has been very successful with 12 landholder out of a possible 17 taking advantage of this offer. (One other landholder with a poly pipe connection also took advantage of this scheme at a reduced rate)

This scheme has now ran for a considerable time. Finalising the scheme would tidy up this matter, and provide clarity for Council's water services, finance and rating sections.

This resolution would not preclude future alterations to the Taroom Water area or restrict water by agreement arrangements provided due process is carried out.

Considerations

- 1. Corporate Plan**
Complies with Key Strategies 2.1.a., e. & i, 5.1.a., & i.
- 2. Policy and Legal Implications**
Nil
- 3. Financial and Resource Implications**
No additional financial and resource implication.
- 4. Risk Assessment**
No apparent additional risk with approval

General Business – Council Services

Cr Clancy requested that a second tap be installed at the Moura Cemetery and also suggested another gate entry.

Cr Becker requested a tap and hose at the Taroom Depot.

Mayor referred to compliance issues at 11727 Dawson Highway, Biloela and requested an update, which the DCS provided. Mayor requested that a meeting be held with the complainant as soon as possible after the 18 March 2016 (deadline for the building application for the kennels).

Moved Cr Snell, seconded Cr Brennan and carried: That the meeting adjourn at 10.30am for a citizenship ceremony followed by morning tea.

Moved Cr Becker, seconded Cr Brennan and carried: That the meeting recommence at 11.10am.

11.0 Executive Services

11.1.1 ACTION REPORT ON PREVIOUS COUNCIL RESOLUTIONS – EXECUTIVE SERVICES

Date: 29 February 2016
Author: Ray Geraghty – Chief Executive Officer
File No:
Letter No:
Attachment: Resolutions Action Report
Minute No: OM003381

Resolution:

That the Resolutions Action Report for Executive Services as presented be received.

Moved: Cr Becker

Seconded: Cr Clancy

Carried

Report

This report is to advise Council of the outstanding matters currently being dealt with by the organisation.

Considerations

1. **Corporate Plan**
N/A
2. **Policy and Legal Implications**
Policy and legal implications will be addressed through each matter.
3. **Financial and Resource Implications**
Budget impacts will be addressed in resolving each matter.
4. **Risk Assessment**
N/A

11.1.2 LOCAL GOVERNMENT REMUNERATION & DISCIPLINE TRIBUNAL – COUNCILLOR REMUNERATION ARRANGEMENTS EFFECTIVE 1 JULY 2016

Date: 18 February 2016
Author: Ray Geraghty – Chief Executive Officer
File No: Folder ID 2366
Letter No: 35428
Attachment: Categories of Local Government; Remuneration Schedule
Minute No: OM003382

Resolution:

That Council receive the report and note the contents contained therein and the remuneration schedule to be effective from 1 July 2016.

Moved: Cr Becker

Seconded: Cr Clancy

Carried

Report

Enclosing a copy of the Local Government Remuneration Tribunal's 2015 Report which includes the remuneration determination for 2015 and the remuneration schedule that is to be paid to Local Government Councillors including Mayors and Deputy Mayors from 1 July 2016.

Changes have been made to the categories as shown on the attachment, with Banana Shire being Category 1. The Tribunal determined to increase all categories by 2.0% from 1 July 2016.

Section 247 of the regulation requires Councils to pay each elected representative as per the schedule unless by resolution within 90 days of the gazettal of the schedule they resolve to adopt a lesser amount. The Tribunal has no power to approve proposed changes outside that 90 day period. The 90 day period expires on the 10 March 2016.

Set out below is the current remuneration and the new remuneration for Banana Shire.

| POSITION | CURRENT REMUNERATION RATE | NEW REMUNERATION RATE |
|-----------------|------------------------------|--------------------------|
| Mayor | \$97,684 | \$99,638 |
| Deputy Mayor | \$56,356 | \$57,483 |
| Councillor | \$48,842 | \$49,819 |

Considerations

- Corporate Plan**
NIL

- Policy and Legal Implications**

In accordance with S42(5) of the Local Government Operations Regulation 2010 Council must adopt the remuneration schedule within 90 days of the schedule being gazetted. The remuneration schedule was published in the gazette on 11 December 2015.

- Financial and Resource Implications**

The Tribunal set the actual level and Council does not need to respond unless it resolves to adopt a lesser amount.

- Risk Assessment**
N/A

General Business – Executive Services

Cr Becker advised that he attended a meeting at Theodore last night in relation to a Mens Shed. A committee was formed, will apply for affiliation with the peak body and become incorporated, and then make contact with Council.

Mayor thanked everyone for the past 4 years.

12.0 Close of Meeting

Meeting closed at 11.20am

To be confirmed at April Ordinary Meeting.

MAYOR

CHIEF EXECUTIVE OFFICER
