



**Burdekin Shire Council**

# **MINUTES**

## **ORDINARY COUNCIL MEETING**

**HELD AT COUNCIL ADMINISTRATION BUILDING,  
145 YOUNG STREET, AYR**

**on 26 February 2019**

**COMMENCING AT 9:00AM**



# Burdekin Shire Council

**TUESDAY 26 FEBRUARY 2019**

## **ORDER OF BUSINESS:**

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# Burdekin Shire Council

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## **ATTENDANCE**

Councillors L.A. McLaughlin (Mayor), J.T. Bonanno (Deputy Mayor), E.J. Bawden, A.J. Goddard, S.P. Perry and J.F. Woods

Mr. N. O'Connor – Director Corporate and Community Services (Acting Chief Executive Officer)

Mr. N. Wellwood – Director of Infrastructure, Planning and Environmental Services

Mrs. K. Olsen - Manager Financial and Administrative Services (Part)

Mr. K. Byers - Manager Technical Services (Part)

Mr. M Pearce – Senior Planning Officer (Part)

Minutes Clerk – Miss N. Loizou

Apologies: Councillor U.E. Liessmann – Leave of absence  
Mr. T. Brennan - Chief Executive Officer

## **1 PRAYER**

The meeting prayer was delivered by Reverend Dway Goon Chew of the Anglican Church.

## **2 DECLARATIONS OF INTEREST**

The Mayor called for declarations of interest.

No declarations of interest were identified.

## **3 MINUTES AND BUSINESS ARISING**

### **3.1 Ordinary Council Meeting Minutes - 12 February 2019**

#### **Recommendation**

That the minutes of the Ordinary Council Meeting held on 12 February 2019 be received and confirmed.

#### **Resolution**

Moved Councillor Goddard, seconded Councillor Woods that the recommendation be adopted noting the amendment of Deputy Mayor be changed to Councillor Bonanno.

CARRIED

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### **3.2 Local Disaster Management Group Meeting Minutes - 7 February 2019**

#### **Recommendation**

That the minutes of the Local Disaster Management Group Meeting held on 7 February 2019 be received and confirmed.

#### **Resolution**

Moved Councillor Woods, seconded Councillor Goddard that the recommendation be adopted.

CARRIED

### **3.3 Local Disaster Management Group Meeting Minutes - 8 February 2019**

#### **Recommendation**

That the minutes of the Local Disaster Management Group Meeting held on 8 February 2019 be received and confirmed.

#### **Resolution**

Moved Councillor Bawden, seconded Councillor Woods that the recommendation be adopted noting the inclusion of the word Management into the Local Disaster Management Group.

CARRIED

### **3.4 Local Disaster Management Group Meeting Minutes - 11 February 2019**

#### **Recommendation**

That the minutes of the Local Disaster Management Group Meeting held on 11 February 2019 be received and confirmed.

#### **Resolution**

Moved Councillor Goddard, seconded Councillor Bonanno that the recommendation be adopted.

CARRIED

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### **3.5 Audit Committee Meeting Minutes - 13 February 2019**

#### **Recommendation**

That the minutes of the Audit Committee Meeting held on 13 February 2019 be received and confirmed.

#### **Resolution**

Moved Councillor Woods, seconded Councillor Perry that the recommendation be adopted.

CARRIED

## **4 REPORTS**

### **4.1 Monthly Financial Report for Period Ending 31 January 2019**

#### **Recommendation**

That the Monthly Financial Report for Period Ending 31 January 2019 be received.

#### **Resolution**

Moved Councillor Perry, seconded Councillor Bawden that the recommendation be adopted.

CARRIED

### **4.2 Council Workshop - January 2019**

#### **Executive Summary**

The Council conducted a workshop on 29 January 2019 with a range of policy and operational issues discussed. This was the only workshop conducted in January due to the Christmas/New Year period and staff leave arrangements.

A brief summary of the items discussed at the workshop is contained in the report.

#### **Recommendation**

That the report on the Council workshop held on 29 January 2019 be received and noted.

#### **Resolution**

Moved Councillor Goddard, seconded Councillor Bawden that the recommendation be adopted.

CARRIED

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## **5 GOVERNANCE**

### **5.1 Revocation of Reserve - Lot 2 on H61664 - Reserve for Park R119 (RSL Park) - Tenth Street Home Hill**

#### **Executive Summary**

Council at its meeting held on 11 December 2018 resolved that it has no further need for Reserve for Park R119 being Lot 2 on H61664 located at 67 Tenth Street, Home Hill. This parcel of land has been identified as being surplus to Council's requirements and interest has been expressed by prospective purchasers in acquiring the land. Council has undertaken community consultation to ascertain any opposition to the loss of this amenity.

#### **Recommendation**

That Council confirms its position that it has no further need for Reserve for Park R119 being Lot 2 on H61664 located at 67 Tenth Street, Home Hill as the land is considered surplus to the Shire's requirements.

#### **Resolution**

Moved Councillor Woods, seconded Councillor Goddard that the recommendation be adopted.

CARRIED

## **6 ENVIRONMENTAL AND HEALTH SERVICES**

## **7 CLIENT SERVICES**

## **8 FINANCIAL & ADMINISTRATIVE SERVICES**

## **9 OPERATIONS**

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## **10 TECHNICAL SERVICES**

### **10.1 Extension of Water Supply - South Ayr**

#### **Executive Summary**

The proposed extension to the water supply network in South Ayr follows a number of requests to connect to Council's water supply. Consultation with property owners has been completed with a minimum number of properties wanting to connect due to the original estimate. The current proposal allows for all properties to connect but has no allowance for future developments of subdivisions.

#### **Recommendation**

That:

1. Council constructs the proposed extension to Council's water supply network to include Craig Street and Drysdale Street in South Ayr, as per the proposed water reticulation extension plan attached to this report; and
2. The construction be staged to meet requirements for each property connection upon receipt of a relevant water connection application; and
3. The cost for each property to connect to the water supply will be \$8,400 effective until 30 June 2019, noting future connection costs will increase as per the adoption of council's fees and charges each year.

#### **Resolution**

Moved Councillor Bawden, seconded Councillor Woods that the recommendation be adopted.

CARRIED

*9.18am – Mr. Marty Pearce entered the meeting.*

## **11 PLANNING & DEVELOPMENT**

### **11.1 Development Application Material Change of Use for Community Facilities and Associated Office at 14-16 Ross Street, Ayr (Lot 1 on RP722639)**

#### **Executive Summary**

Council has received a Development Application from Vision Surveys (QLD) Pty Ltd on behalf of their client Flexi Queensland Limited seeking a development permit for a Material Change of Use Community Facilities and Associated Office at 14-16 Ross Street, Ayr (Lot 1 on RP722639).



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The proposal is for a defined use (Community Facilities) and triggers an 'Impact Assessable' Development Application in accordance with the provisions of the Burdekin Shire Council's IPA Planning Scheme (the scheme).

## **Recommendation**

That Council approves the Development Application for a Material Change of Use Community Facilities and Associated Offices at 14-16 Ross Street, Ayr (Lot 1 on RP722639) subject to the following conditions:

### **General**

1. (a) The development and conduct of the approved use of the premises, the carrying out and maintenance of any works on the premises and construction and maintenance of any building on the premises must be generally in accordance with the applications supporting material including all drawings/documents identified in the Table below, except where modified by the conditions of this Development Permit and any approval issued there under.

<b>Document/Title</b>	<b>Issue No</b>	<b>Sheet No</b>
Cover Sheet	A (iii)	A00
Site Layout	A (iii)	A01
Demo Layout	A (iii)	A02
Floor Plan	A (iii)	A03
Elevations 1 & 2	A (iii)	A04
Elevations 3 & 4	A (iii)	A05
Sewer Concept Realignment Plan	Drawing No. 18464-SK01	Rev. C

- (b) Where a discrepancy or conflict exists between the written condition(s) of the approval and the approved plans, the requirements of the written condition(s) will prevail.
- (c) The proposed development must comply with all Planning Scheme requirements as applying at the date of this approval, except as otherwise specified by any condition.

### **Compliance with conditions**

2. The proposed development must comply with all conditions of this development permit prior to the commencement of the use.

### **Outstanding charges**

3. All rates and charges (including regulated infrastructure charges), in arrears in respect of the land, subject of the application, are paid in full prior to the commencement of the proposed use.

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## **Notice of Intention to commence the use**

4. Prior to the commencement of the use on the site, written notice must be given to Council that the use (development and/or works) fully complies with the decision notice issued in respect of the use.

## **Public Utility Services/Damage**

- 5.1 The developer must at its own cost undertake all necessary alterations to public utility mains and services as are rendered necessary by the carrying out of any required external works or other works associated with the approved development.
- 5.2 Any damage which is caused to Council's infrastructure as a result of the proposed development must be repaired immediately.

## **Building Work**

6. A development permit for Building Works/Demolition is to be obtained before any triggered assessable works are carried out on the premises.

## **Access and Car Parking**

- 7.1 Parking space and layout must be designed in accordance with the provisions contained in the supporting material included in the plans submitted with the application by 'Burdekin Building Design' and 'FortisEM'.
- 7.2 Access to the premises, car parking and manoeuvring areas must be constructed in an all-weather low glare paving, exposed aggregate concrete or similar dust suppressant material to the satisfaction of the Chief Executive Officer.
- 7.3 For all accesses:
  - o A grated trench drain is to be installed at the property boundary to catch stormwater before crossing the footpath. The stormwater is to be conveyed to the kerb, under the footpath, in suitable sized conduits as approved by Council.
  - o All driveways crossing the footpath are to be constructed from the invert of the gutter to the proposed trench drain. Minimum thickness 150mm, 32MPa concrete and SL72 mesh placed centrally.
- 7.4 Provide to Council prior to the commencement of works, a cross section 1:50 scale of all driveways, showing existing and design levels for the crossovers.
- 7.5 The construction of any additional crossovers to give access to the land is to be the owner's responsibility and to the satisfaction of the Chief Executive Officer.
- 7.6 Existing concrete driveways are to be removed, and kerb reinstated to Council approval.

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## **WATER SUPPLY**

8. The development must be connected to Council's reticulated water supply. The water connection must be provided at a location approved by council and at the full cost of the developer.

## **SEWERAGE SUPPLY**

- 9.1 The development must be serviced by the Council's reticulated sewerage system. The sewerage connection is to be provided at a location approved by Council. The developer shall bear the costs of design and construction associated with such connections including any alterations or upgrades to Council's existing infrastructure.
- 9.2 Sewerage is to be constructed in accordance with Council's 'Erection of Structures Over or Adjacent to Sewers or Water Mains' Policy and associated Technical Guidelines.

## **Amenity - Lighting**

10. Any night and outdoor lighting must be designed, conducted and operated in accordance with 'AS 4282 – Control of the obtrusive effects of outdoor lighting'.

## **Drainage**

- 11.1 Stormwater drainage from any new paved/sealed areas must be discharged under the footpath to kerb and channelling within the adjoining road reserves in accordance with AS3500.2.2003 or as otherwise required or agreed to in writing by the Chief Executive Officer.
- 11.2 The approved development and use(s) must not interfere with the natural flow of stormwater in the locality in such a manner as to cause ponding or concentration of stormwater on adjoining land or roads.
- 11.3 Any external catchments discharging to the premises must be accepted and accommodated within the development's Stormwater drainage system.

## **Operational Works**

12. Where operational works are required to be carried out as part of any development permit issued, the developer must, within the timeframes required by the Planning Act 2016 and prior to the commencement of any work, lodge with Council an application for a development permit for operational works. As part of such application, the developer must submit:-
  - (a) detailed and complete engineering drawings and specifications of the proposed works prepared by a civil engineer, who is both registered under the Professional Engineer's Act 2002 and is a current Registered Professional Engineer of Queensland; and

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- (b) a certificate from the engineer who prepared the drawings stating that the design and specifications have been prepared in accordance with these conditions, relevant Council Codes and Planning Scheme Policies and the relevant Australian Standard Codes of Practice;

### **Amenity – Screen Fencing**

13. A 1.8m high screen fence must be provided along the adjoining property boundaries. The type and design must be submitted and approved by the Chief Executive Officer prior to construction of the screen fence.

### **Landscaping and Screening**

14. A landscaping plan shall be submitted and approved by the Chief Executive Officer. This plan must be prepared by a landscape architect or other suitably qualified and experienced person detailing the following;
- the location of existing and proposed plantings;
  - landscaping of the designated areas generally in accordance with the approved plans;
  - proposed fencing and screens, including rubbish bin enclosures;
  - location of public infrastructure;

### **ADVICE ONLY;**

- *The activity must be operated in accordance with Council's Waste Management Policy and the Environmental Protection (Waste Management) Regulation 2000.*

### **Resolution**

Moved Councillor Perry, seconded Councillor Bonanno that the recommendation be adopted.

CARRIED

9.23am – Mr. Marty Pearce left the meeting.

## **12 COMMUNITY DEVELOPMENT**

## **13 ECONOMIC DEVELOPMENT**

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## **14 NOTICES OF MOTION**

### **14.1 Attendance at the 2019 Queensland Caravan Camping and Touring Supershow - Brisbane - 5-10 June 2019 - Councillor Woods**

Councillor Woods advised staff of his intention to move the motion at Ordinary Council Meeting held on 26 February 2019.

That council approves the attendance of Councillor Woods at the 2019 Queensland Caravan, Camping and Touring Supershow to be held at the Brisbane Showgrounds between 5-10 June 2019, alongside Townsville Enterprise Limited and as per Service Level Agreement with TEL, contribute the amount of \$1100 (inc) to participate, with any expense to attend the convention be met by Council.

#### **Resolution**

Moved Councillor Perry, seconded Councillor Bonanno that the recommendation be adopted.

CARRIED

*9.26am – Mr. Kevin Byers entered the meeting.*

## **15 CORRESPONDENCE FOR INFORMATION**

### **15.1 Federal Government Request - Restoration of Financial Assistance Grants**

#### **Resolution**

Moved Councillor Perry, seconded Councillor Goddard that Council write to the Federal Government requesting the restoration of the value of the Financial Assistance Grants to at least 1 percent of the Commonwealth taxation revenue.

CARRIED

## **16 GENERAL BUSINESS**

### **16.1 Request to Erect Signage - Lions Club Inc.**

#### **Resolution**

Moved Councillor Bawden, seconded Councillor Woods that Council in principle support the erection of Lions Club Inc. signage, however requests council staff liaise with Lions Club Inc. representatives to determine proposed location for installation of signage prior to formal endorsement being provided.

CARRIED

*9.55am – Mrs. Kim Olsen entered the meeting.*

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## **17 CLOSED MEETING ITEMS**

### **Council Meeting closed to Public under *Section 275 of Local Government Regulation 2012***

#### **Resolution**

Moved Councillor Bonanno, seconded Councillor Perry that the Council meeting be closed to the public under the following sections of the *Local Government Regulation 2012*:

- 275(1)(h)      other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage.

For the purpose of:

- Presentation - Office of Valuer-General to debrief Council on Annual Valuation Data for the Burdekin Shire.

CARRIED

### **Council Meeting opened to Public**

#### **Resolution**

Moved Councillor Woods, seconded Councillor Bawden that the Council meeting be opened to the public.

CARRIED

## **18 DELEGATIONS**

There being no further business the meeting closed at 10:30am.

**These minutes were confirmed by Council at the Ordinary Council Meeting held on 12 March 2019.**

**MAYOR**

