



**Minutes of Ordinary Meeting  
Held Wednesday 24 February 2016**

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*Held in the Simeon Lord Room  
Library / Museum Building  
Redbank Street, Esk*

**Present**

Cr G D Lehmann	(Mayor)
Cr D Hall	(Deputy Mayor)
Cr A Bechly	(Councillor)
Cr H Brieschke	(Councillor)
Cr K Moriarty	(Councillor)
Cr M Ogg	(Councillor)
Cr B Whalley	(Councillor)
Mr R Bain	(Chief Executive Officer)
Mr C Payne	(Manager Corporate and Community Services)
Mr T Jacobs	(Manager Operations)
Mrs J Bertso	(Senior Planner)
Mr R Gardiner	(Planning Officer)
Mr S Brennan	(Environmental Health Officer)
Mrs K Jones	(Manager HR and Customer Service)
Mrs S Pitkin	(Minute Secretary)
Ms M Maesele	(Communications Coordinator)

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**Opening of Meeting**

The Mayor, Cr Graeme Lehmann, opened the meeting at 9am.

**Leave of Absence**

Nil

**Confirmation of Minutes**

<b>Decision</b>	Moved – Cr Hall	Seconded – Cr Moriarty
	“THAT the Minutes of the Ordinary Meeting held on 10 February 2016 as circulated to all Members of Council be confirmed”.	
		<u>Carried</u>

**Business arising out of minutes of previous meeting**

Nil

**Matters of Public Interest****Mayor Graeme Lehmann - Matters of Public Interest**

The Mayor requested that the meeting observe a moment's silence following the passing of Mayor Steve Jones from Lockyer Valley Regional Council. The meeting stood and observed a moment's silence.

**Cr Hall - Matters of Public Interest**

Cr Hall noted the following -

25 February 2016	- Kilcoy Country Care meeting
	- Kilcoy Showgrounds meeting
	- Kilcoy Chamber of Commerce meeting
27 February 2016	- Lowood Lions Youth of the year
29 February 2016	- Kilcoy State High School Investiture of student leaders
5 March 2016	- Toogoolawah Lions Youth of the Year
10-13 March 2016	- BASS fishing tournament at Wivenhoe Dam

**Cr Brieschke – Matters of Public Interest**

Cr Brieschke reported as follows -

Mobile Hubs will be held on Thursday including Kilcoy for the first time at the IGA.

26 February 2016	- Bunyip Twilight Markets, Lowood
	- Mt Beppo Hall AGM
27 February 2016	- Lions Youth of the Year, Lowood
5 March 2016	- Somerset Progress Association AGM
	- Lions Youth of the Year, Toogoolawah

Meet the Candidates evenings start on Monday, 29 February 2016 at Glamorgan Vale Hall and I would like to wish all candidates the very best for the elections on 19 March 2016.

**Cr Bechly - Matters of Public Interest**

Cr Bechly noted that the Esk Races will be held on 12 March 2016.

**Cr Whalley - Matters of Public Interest**

Cr Whalley commented that following on from raising the issue regarding the Racing Integrity Bill, he has received a phone call from the State Member for Ipswich West Mr Jim Madden. Cr Whalley invited Mr Madden to cross the floor of Parliament regarding this Bill. Cr Whalley noted that Mr Madden is now on the committee that is debating the Bill so hopefully there will be some sort of outcome through that. He also noted that Mr Robbie Katter is on that committee.

**Cr Ogg - Matters of Public Interest**

Cr Ogg stated as follows -

*"I inform the meeting there is an election coming up on 19 March 2016 and I'd like to take this opportunity, with the indulgence of fellow councillors, to say I have had a rich and rewarding stay on Council. It has been fantastic. I want to thank the Mayor for being my calendar, confidant and advisor, Mr Bain for his dry wit and stony resolve and for being a 'bastard' when a 'bastard' was required. I want to thank the officers for keeping their doors open to all Councillors and for not rolling their eyes when we asked our inane questions. Thank you to Mel ... and particularly to Susan, the 'binder' of this office who always has a kind heart and a very good resolve. Thank you to all. Very best to all the councillors in the forthcoming election."*

<b>Subject:</b>	<b>Regulatory Services Monthly Report - January 2016</b>
<b>File No:</b>	<b>Governance - Reporting - Officers Report 2016</b>
<b>Action Officer Ref:</b>	<b>LLO</b>

**Background/Summary**

In delivering on the Themes identified in Council's current Operational Plan, it is with pleasure that I submit a synopsis of the Section's activities during the month of January 2016.

**VIBRANT SOMERSET**

- *Conduct an ongoing compliance program for dogs/cats, breaches of local laws and kennels across the region*

Routine and random patrols continued during the month of January in the Mt Beppo, Toogoolawah and Coal Creek areas. These areas have been chosen as part of an ongoing compliance program to patrol areas that have not had a great deal of attention in more recent times. The remaining more heavily populated areas within the region were patrolled as part of normal attendance when responding to complaints.

Officers continue to follow up remaining residents to finalise payments of their unregistered dogs during this period including outstanding registration renewals. Thirty Four (34)

registration compliance follow ups were finalised during this period. Nineteen (19) animal owners were infringed for failing to pay dog registration.

Officers are pursuing owners who place their vehicles on Council reserves and car parks for the purpose of advertising and selling the property. The practice is particularly relevant on weekends and officers have moved on a number vehicle in the Fernvale and Kilcoy area.

Animal Owners	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun
	3080	3115	3187	3228	3254	3282	3226					
Outstanding registration renewals	513	437	398	307	209	114	80					
53 Kennel Inspections	0	0	0	0	0	0	0					

- *Encourage responsible pet ownership*

Information brochures are maintained at all Council offices. Articles on responsible pet ownership and related matters are regularly placed on Council's web site and in Council's quarterly newsletter.

- *Investigate and take action on animal/local law complaints*

A total of two hundred and thirteen (213) complaints and compliance tasks were received and actioned for the month of January.

Fifteen (15) complaints were made regarding dog attacks on another animal. The majority of the animals were not secured on their properties and fencing was not up to a required standard to contain them.

Rooster complaints are becoming more frequent and are being found in built up areas of the region. The common reply when investigating is they purchased the birds at various locations not knowing they were roosters'.

Local laws Officer during the period investigated a number of complaints including, illegal parked vehicles, dumped rubbish signage, common neighbor disputes, selling property on council reserves, overgrown allotments, visual pollution and fencing issues.

### **Small Animal Control Statistics**

Month	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun
Dogs Impounded	19	16	15	19	12	13	10					
Cats Impounded	11	10	3	6	11	8	3					

**Dog Registration** - Number of dogs currently recorded - 4171

**Large Animal Control** - Large Stock Impounded - 0      Large Stock Auctioned - 0

**Customer Service Requests Actioned**

**Training - Nil**

## Nil

THAT the report be received and the contents noted.

"THAT the report be received and the contents noted."

Carried

<b>Subject:</b>	<b>Environmental Health Monthly Report - January 2016</b>
<b>File:</b>	<b>Environmental Management - Reports - Environmental Health Reports</b>
<b>Action Officer:</b>	<b>SEHO</b>

In delivering on the themes identified in Council's current Operational Plan, it is with pleasure that we submit a synopsis of the section's activities during the month of January 2016.

*The pest management program is implemented*

- *Continue public awareness programme to educate the community on declared pest impacts, identification and control.*

- *Implement actions listed in the Pest Management Plan.*

### Pest Animal Control

The following is a summary of pest animal control activities for the month:

#### Wild dogs

- **1080 Baits injected:** 12 wild dog baits. The next 1080 baiting program day is scheduled to occur on 14 March 2016
- Dingo scalps presented: 8 (Dingo scalps are received every third Wednesday of the month)

#### Rabbits

- Officers have been working with landholders to control rabbit infestations in the following areas; Bryden, Tarampa, Toogoolawah, Hazeldean, Sandy Creek and Harlin.
- Officers are continuing to work closely with SEQWater controlling rabbits around Somerset Dam.

#### Pigs

- Reactive baiting is being planned following a pre-feed period on a private property at Gregors Creek in response to reports of large numbers of feral pigs in the area.

#### Foxes

- Trapping is being undertaken in Esk and Toogoolawah following an increase in reports of fox activity.

### Pest Plant Control

The table below illustrates the times of the year inspection and treatment programs are critical for the control of specific declared pest plants. The table also differentiates when regular and minimal control is required.


Declared Class 1 Plant	Summer (Dec—Feb)	Autumn (Mar—May)	Winter (Jun—Aug)	Spring (Sep—Nov)
Honey Locust				
Declared Class 2 Plant	Summer (Dec—Feb)	Autumn (Mar—May)	Winter (Jun—Aug)	Spring (Sep—Nov)
Annual Ragweed				
Fireweed				
Parramatta Grass spp				
Giant Rat's Tail Grass				
Groundsel Bush				
Mother of Millions				
African Boxthorn				
Parthenium				




Water hyacinth				
Water Lettuce				
Hymenachne				

**LEGEND:**

Critical control/Intensive Inspection Period (Pre-flowing/Severe Growth period) 

Regular Control/Routine Inspection Conducted (Regular plant growth) 

Minimal Control/No inspection conducted (Minimal at no plant growth) 

A summary of pest plant treatment activities for the month is as follows:

- **Fireweed** - was treated at Fernvale, Jimna and Sandy Creek.
- **Annual ragweed** – was treated at Monsildale, Moore, Linville, Esk, Eskdale and Biarra.
- **Groundsel** – was treated at Linville and Gregors Creek
- **Giant rat's tail grass** – was treated at Mt Kilcoy, Mt Byron, Dundas, Neurum, Villeneuve, Sandy Creek, Coominya, Brightview, Jimna, Colinton and Kangaroo Creek.
- **Honey locust** – was treated at Toogoolawah.
- **Prickly Pear** – was treated at Somerset Dam and Coal Creek
- **Parthenium** – was treated at Linville.
- **Aquatic Weeds-** Council is working closely with SEQWater and neighboring regions Lockyer, Ipswich and Brisbane to find a solution for the aquatic weeds in the Lockyer Creek.
- **Main Roads guide post spraying** – occurred on Esk Kilcoy Road, Wivenhoe Somerset Road, Kilcoy Murgon Road, Esk Hampton Road, Gatton Esk Road and Northbrook Parkway (Mount Glorious).
- **Element 5 – Department of Transport and Main Road work was conducted on** – Brisbane Valley Highway, D'Aguilar Highway East and West, Kilcoy Murgon Road, Esk Hampton Road, Esk Kilcoy Road, Wivenhoe Somerset Road and Coominya Connection Road.

The following is a summary of other pest plant control activities for the month:

Declared plant notices:	10
Declared animal notice:	0
Enter and clear action:	5
Herbicide applied:	21,470L

## VIBRANT SOMERSET

### Swimming pool water quality meets health standards

Water samples from the Toogoolawah, Kilcoy, and Lowood pools were collected during January to monitor for compliance with the *Queensland Health Swimming and Spa Pool Water Quality and Operational Guidelines, 2004*. Samples collected from Toogoolawah and Kilcoy complied with the Queensland Health guidelines. Non-compliances with the guidelines were experienced at Lowood pool, and officers liaised with the pool operator to address the issues of non-compliance. Subsequent re-testing was undertaken on 4 February 2016 and results showed compliance with the guidelines.

### Immunisation clinics are conducted and more school children are vaccinated

- *Service delivery in line with the service provider agreement with Queensland Health*

Council delivers a school based vaccination program at the Lowood and Toogoolawah High Schools under a service provider agreement with the State of Queensland. Council is currently negotiating a new service agreement for the period 2016-2018, with the first clinic scheduled to be held on 23 February 2016.

### The annual inspection and licensing program is implemented

- *Ensure that food businesses prepare and sell food that is safe and suitable.*
- *Inspections are conducted of premises required to hold licences.*
- *Ensure that businesses are compliant with licensing requirements.*

In delivering the annual inspection program, a total of three fixed food business inspections and one water carrier inspection were conducted, resulting in the issue of two letters of non-compliance.

A summary of licences and approvals issued during the month include:

- Four public place activity approvals.
- Four temporary food business licences.

### Food businesses, community groups and the general public are better informed about food safety

Council subscribes to the I'm ALERT food safety training package which offers food businesses, community groups, schools and the general public access to free online interactive food safety training. Just go to [www.somerset.imalert.com.au](http://www.somerset.imalert.com.au)

Since subscribing in June 2012, 671 users have utilised the site including four for the month of January and twelve for the month of February so far.

### Community is better informed about mosquito management. Mosquito management program is implemented

Council continues to provide information regarding mosquito management methods to the community through officer advice, Council's website and the Local Government Toolbox.

Council is conducting a mosquito survey program in conjunction with Queensland Health in various towns and villages in the region from November 2015 to March 2016. The main aim of the survey program is to establish if the dengue mosquito *Aedes aegypti* is present in the region and also what other domestic mosquitoes are biting people at home.

Council has commenced placement and collection of adult mosquito traps in the towns of Moore, Linville, Jimna, Kilcoy, Esk, Toogoolawah, Coominya, Lowood, Glamorgan Vale and

Fernvale and to date no *Aedes aegypti* have been identified.

### Compliance and other activities

Staff received and investigated a total of 45 customer service requests during January, relating to issues such as noise and dust nuisance, food safety, illegal dumping and declared plants and animal investigations. During the month the following compliance actions were taken:

- One compliance notice was issued under the *Waste Reduction and Recycling Act 2011*.
- Three show cause notices were issued under the *Waste Reduction and Recycling Act 2011*.
- Two notices requiring relevant information were issued under the *Waste Reduction and Recycling Act 2011*.
- One penalty infringement notice was issued under the *Waste Reduction and Recycling Act 2011* for littering.
- Two property specific warning letters were issued under the *Environmental Protection Act 1994*.

Officers undertook water sampling at private properties in the Kilcoy and Linville areas in response to concerns surrounding the impacts on private water supplies from flying foxes. Based on the varying results received, public health information was circulated in the areas surrounding the flying fox roosts reminding residents of the general risks of untreated rainwater supplies.

A total of 24 property searches were processed during the month.

### Attachment

Nil

### Recommendation

THAT the report be received and the contents noted.

<b>Decision:</b>	Moved - Cr Moriarty	Seconded - Cr Ogg
	"THAT the report be received and the contents noted."	
		<u>Carried</u>

<b>Subject:</b>	<b>Dog keeping - Domestic Pets / Kennels</b>
<b>File Ref:</b>	<b>Officers Reports</b>
<b>Action Officer:</b>	<b>MPAD</b>

### Background/Summary

The keeping of dogs as pets by residents of the Somerset Region is currently controlled by the *Animal Management (Cats and Dogs) Act 2008*, the planning scheme and Council's Local Law No: 2 and Subordinate Local Law No: 2.

These instruments address varying aspects associated with the keeping of dogs, such as roaming, enclosures, desexing, types of dogs (working / domestic) and numbers to name a few. The controls are designed to ensure that dogs can exist harmoniously in the community and provide a desirable level of companionship for their owners.

Currently the keeping of dogs for domestic purposes on an allotment is limited to two dogs under Council's Local Laws; in particular Subordinate Local Law No 2. If a community member wishes to keep more than two dogs for domestic purposes (say up to four dogs) on an allotment an application for a kennel is required under Council's planning scheme.

*Why:* Because Council's Local Laws say the keeping of dogs as domestic pets is limited to a maximum of two dogs and the definition of a kennel in Council's planning scheme references *"for the keeping of dogs other than keeping a domestic pet"*. Therefore the keeping of all other dogs (other than working dogs) requires an application for a kennel under Council's planning scheme. Council's Fees and Charges Schedule specifies an application fee of \$8,000 - \$10,000 for a kennel depending on the level of assessment.

In more recent times this arrangement has caused some consternation to those members of the community wishing to keep more than two dogs for domestic purposes (say up to four dogs) but have no desire to neither operate a kennel nor pay the \$8,000 - \$10,000 application fee.

This was evidenced by submissions that were received during the recent public notification of the Somerset Region's new planning scheme. These submissions suggested that Somerset's arrangement was too restrictive, had unintentional expensive consequences and referenced approaches adopted by other Local Authorities in regard to the keeping of dogs for domestic purposes as an alternative.

In response Council at its workshop on 10 February 2016 directed Council officers to review the current arrangements for the keeping of dogs for domestic purposes in Somerset Region with a view to devising an arrangement that does not have significant resource implications for Council and continues to encourage responsible dog ownership while being more flexible in terms of providing for those residents wishing to keep say up to four dogs for domestic purposes. The required review will take some time however early investigations into what other Council's have implemented would suggest that there is opportunity in adjustments to Council's Local Laws.

#### Attachments

Nil

#### Recommendation

THAT -

1. the contents of this report be noted; and
2. Council officers provide a report on the proposed changes to Council's Local Laws.

<b>Decision:</b>	Moved – Cr Moriarty	Seconded - Cr Brieschke
	"THAT -	
	1.	the contents of this report be noted; and
	2.	Council officers provide a report on the proposed changes to

## Council's Local Laws."

Carried

<b>Subject:</b>	<b>Roadside Vending - Standing Stall Approval</b>
<b>File:</b>	<b>Environmental Management - Reports - Environmental Health Reports</b>
<b>Action Officer:</b>	<b>SEHO</b>
<b>Ref:</b>	<b>860333</b>

**Background/Summary**

Council has received an application for roadside vending of seafood from Patrick Ross on the state controlled roadside adjacent to Anzac Park, Kilcoy.

Council regulates this activity through *Local Law No 1 (Administration) 2011*, and *Subordinate Local Law 1.2 (Commercial Use of Local Government Controlled Areas and Roads) 2011* and Council's recently adopted policy titled "Commercial Use of Community Land". The state government has also given approval for Council to regulate these activities on state controlled roads within the Somerset Regional Council Area.

Under Council's Commercial Use of Community Land policy, roadside vending applications are considered to be low impact commercial use approvals for which:

- Activities that occur on community land that does not maintain a high level of community use.
- Activities will generally be conducted on three or less days per week.
- Approvals will generally be for a term of one year however Council may approve a lesser term having regard to the information submitted as part of the application.
- Applications will be considered at any time of the year.

**Assessment of Application**

Under section 9 of *Local Law No 1 (Administration) 2011*, Council may grant an approval for an application for roadside vending only if it is satisfied that:

- if the prescribed activity requires a separate approval under an Act, a law of the Commonwealth or the local government's planning scheme - the separate approval has been granted; and

**Officers Comment:**

The operator has a current mobile food business licence with the Somerset Regional Council. No other approval is required for the proposed activity.

- the proposed operation and management of the prescribed activity is adequate to protect public health, safety and amenity and prevent environmental harm; and

**Officers Comment:**

The applicant has provided a certificate of currency for public liability insurance, third party vehicle insurance and vehicle registration. Subject to compliance with conditions of approval, the activity is unlikely to pose a risk to public health, safety, the general amenity and the environment.

- if the prescribed activity is the commercial use of a local government controlled area

or road - the grant of the approval is consistent with the objective of the local government of restriction of the commercial use of local government controlled areas and roads, where such activities are permitted, in recognition of the fact that the activities may otherwise enjoy an unfair commercial advantage over competitive activities conducted from fixed premises in the local government area for which rates and other charges are paid, and to which planning and other regulatory legislation applies;

**Officers Comment:**

There is another business in the area being a supermarket which does sell similar products to the applicant. When considering the scale of the proposed business, the annual fee of \$702 and the proposed hours of operation, it is not considered that the applicant would enjoy an unfair commercial advantage.

- (d) the proposed operation and management of the prescribed activity would be consistent with any additional criteria prescribed for the activity under a subordinate local law for this paragraph; and

**Officers Comment:**

*Subordinate Local Law No 1.2 (Commercial Use of Local Government Controlled Areas and Roads) 2011* prescribes criteria for the proposed activity. The proposed activity is generally consistent with these defined criteria.

- (e) the grant of the approval would be consistent with the purpose of any relevant local law; and

**Officers Comment:**

The approval would be consistent with the purpose of *Local Law No 1 (Administration) 2011*.

- (f) if the application relates to trust land - the grant of the approval would be consistent with the terms and conditions of the trust; and

**Officers Comment:**

The Department of Transport and Main Roads has provided a road corridor permit for the location.

- (g) if the application relates to a prescribed activity mentioned in section 5(b) - the grant of the approval would be consistent with any requirements or criteria specified in the relevant Local Government Act in relation to the approval.

**Officers Comment:**

Not applicable.

Additional criteria for the granting of an approval contained in *Subordinate Local Law No 1.2 (Commercial Use of Local Government Controlled Areas and Roads) 2011* is listed below:

1. The prescribed activity for which the approval is sought must not unduly interfere with the proper use of the local government controlled area or road.

**Officers Comment:**

The operator has undertaken this activity from this location for a number of years in a way that it has not unduly interfered with the proper use of the area.

2. There must be a public demand for the prescribed activity in respect of which the

approval is sought.

**Officers Comment:**

There appears to be a public demand for fresh seafood in the local area and from the travelling public.

3. The physical characteristics of the local government controlled area or road must be suitable for the prescribed activity.

**Officers Comment:**

The site is physically suitable for the proposed activity.

4. The prescribed activity must not cause nuisance, inconvenience or annoyance to the occupier of any land which adjoins the location of the prescribed activity, or vehicular traffic, or pedestrian traffic.

**Officers Comment:**

The activity can be operated in such a way that it does not cause a nuisance.

5. The prescribed activity must not have a detrimental effect on the amenity of the surrounding area.

**Officers Comment:**

The proposed activity is unlikely to have a detrimental effect on the surrounding amenity.

6. If the prescribed activity is mobile roadside vending or stationary roadside vending –
  - a. Whether the prescribed activity for which the approval is sought is competitive with business activities operated from fixed premises in the local government area; and
  - b. Whether the business activities operated from the fixed premises are sufficient to meet public demand for the goods or services proposed to be sold as part of the operation of the prescribed activity; and
  - c. Whether the grant of the approval will result in substantial competition between the applicant for the approval and operators of business activities operated from fixed premises in the local government area; and
  - d. Whether the goods or services proposed to be sold as part of the operation of the prescribed activity, or similar goods or services, are available for sale from fixed premises near the location of the prescribed activity.

**Officers Comment:**

- a) There are other fixed businesses that sell fresh seafood in the region.
- b) It is hard to determine if other fixed businesses in the region are sufficiently meeting public demand however there are no fixed businesses selling fresh seafood in Kilcoy other than a super market.
- c) The operator intends to operate from Thursday to Sunday each week and it is reported that a large part of his trade can be attributed to travelling public who may otherwise not stop to buy product.

- d) As mentioned above there is a supermarket in Kilcoy the sells fresh seafood.

### Discussion

As mentioned above the applicant has operated a standing stall from the proposed location for since 2005 with very few recorded complaints. One issue which has been dealt with in the past year has related to odour from bins in the park which were being utilised by the operator. This issue has since been resolved and could be conditioned an approval.

### Attachments

Attachment 1 - Site location map

### Recommendation

THAT Council approve the application subject to the conditions listed below:

No.	CONDITION
<b>1.0</b>	<b>ENVIRONMENTAL/ LOCAL LAW</b>
1.1	Signs indicating the name or nature of the business may be attached to the vehicle/stall. Also, where approved, one (1) advance sign will be permitted in each direction under the following conditions - <ul style="list-style-type: none"> <li>a. The signs can be safely erected and removed;</li> <li>b. Not to be placed within 2 metres of the road edge line;</li> <li>c. Are only displayed when the vendor is present;</li> <li>d. Single sided and limited to one (1) in number;</li> <li>e. Be directed solely at approaching vehicles on the same side of the road as the vender and be located on the same side of the road as the vender.</li> <li>f. Maximum size 0.6m2 in area and may be permitted up to a maximum distance of 500 metres from the roadside vendor;</li> <li>g. Be securely fastened to a frangible wooden stake and must not be attached to a roadside guidepost or <b>other</b> roadside furniture;</li> <li>h. Sign to simply indicate the commodity sold by the vendor in simple terms and distance to a vendor – for example, “Seafood 300M”</li> </ul>
1.2	The vehicle/stall is to be located outside the clear zone at all times. In this location the clear zone is 5 metres from the road edge line or bitumen edge.
1.3	The activity is limited to the sale of seafood on the portion of the D’Aguilar highway adjacent to L446 CG4241 and as indicated on the site location map (attachment 1).
1.4	The activity is limited to the operating hours of 8am to 6pm Thursdays to Sundays and on public holidays.
1.5	The approval holder must display of copy of the approval in a specified position and produce a copy to an authorised officer on request.
1.6	The approval holder must maintain insurance that is applicable to the activity including without limitation, a public liability insurance policy which provides indemnity for each individual occurrence in an amount not less than \$10,000,000. The insurance certificate must cover the permit holder and the Somerset Regional Council against any claims whatsoever arising from the operation of the business.
1.7	The permit holder must indemnify and keep indemnified, the Somerset Regional



	<p>Council, their officers, employees and agents (the indemnified) against any or all losses suffered or incurred (except to the extent that any losses are caused through the negligent act or omission of the indemnified) in connection with the erection, existence or operation of the works or activities, the subject of this approval.</p> <p>“losses” include liabilities, losses, damages, expenses and costs (including legal costs on a full indemnity basis and whether incurred or awarded) of any kind or nature, whether arising in contract or tort (including, but not limited to, negligence) or under a statute; and also include loss or profits, loss of revenue, loss of anticipated saving, loss of opportunity, pure economic loss and loss of data any other consequential special or indirect loss or damage.</p>
1.8	The activity subject of this approval must not cause a nuisance as defined by the <i>Environmental Protection Act 1994</i> .
1.9	The approval holder must submit at the request of an authorised person any vehicle, premises or record used or in association with the activity.
1.10	The activity must not create a traffic nuisance or increase an existing traffic nuisance or detrimentally affect the efficiency of the road network in which the activity is undertaken.
1.11	The activity must not detrimentally affect the amenity of the area subject of this approval.
1.12	All facilities equipment and vehicles used in the operation of the activity must be maintained in good working order and in a clean and sanitary condition.
1.13	Unless otherwise specified by the Somerset Regional Council, all facilities, equipment and vehicles must be removed from the site subject of this approval at the end of each operating day.
1.14	Dispose of all waste from the activity at a licence waste disposal facility. No waste is to be disposed of in waste bins provided for public use.
1.15	Comply with conditions of Road Corridor Permit number CM-15-RCP0180 issued by the Department of Transport and Main Roads or renewals of such.
1.16	Maintain a current mobile food business licence issued under the <i>Food Act 2006</i> and comply with the conditions of that licence.

**Decision:**

Moved - Cr Hall

Seconded - Cr Bechly

“THAT Council approve the application subject to the conditions listed below:

No.	CONDITION
<b>1.0</b>	<b>ENVIRONMENTAL/ LOCAL LAW</b>
1.1	Signs indicating the name or nature of the business may be attached to the vehicle/stall. Also, where approved, one (1) advance sign will be permitted in each direction under the following conditions -

	<ul style="list-style-type: none"> <li>a. The signs can be safely erected and removed;</li> <li>b. Not to be placed within 2 metres of the road edge line;</li> <li>c. Are only displayed when the vendor is present;</li> <li>d. Single sided and limited to one (1) in number;</li> <li>e. Be directed solely at approaching vehicles on the same side of the road as the vender and be located on the same side of the road as the vender.</li> <li>f. Maximum size 0.6m2 in area and may be permitted up to a maximum distance of 500 metres from the roadside vendor;</li> <li>g. Be securely fastened to a frangible wooden stake and must not be attached to a roadside guidepost or <b>other</b> roadside furniture;</li> <li>h. Sign to simply indicate the commodity sold by the vendor in simple terms and distance to a vendor – for example, “Seafood 300M”</li> </ul>
1.2	The vehicle/stall is to be located outside the clear zone at all times. In this location the clear zone is 5 metres from the road edge line or bitumen edge.
1.3	The activity is limited to the sale of seafood on the portion of the D’Aguilar highway adjacent to L446 CG4241 and as indicated on the site location map (attachment 1).
1.4	The activity is limited to the operating hours of 8am to 6pm Thursdays to Sundays and on public holidays.
1.5	The approval holder must display of copy of the approval in a specified position and produce a copy to an authorised officer on request.
1.6	The approval holder must maintain insurance that is applicable to the activity including without limitation, a public liability insurance policy which provides indemnity for each individual occurrence in an amount not less than \$10,000,000. The insurance certificate must cover the permit holder and the Somerset Regional Council against any claims whatsoever arising from the operation of the business.
1.7	<p>The permit holder must indemnify and keep indemnified, the Somerset Regional Council, their officers, employees and agents (the indemnified) against any or all losses suffered or incurred (except to the extent that any losses are caused through the negligent act or omission of the indemnified) in connection with the erection, existence or operation of the works or activities, the subject of this approval.</p> <p>“losses” include liabilities, losses, damages, expenses and costs (including legal costs on a full indemnity basis and whether incurred or awarded) of any kind or nature, whether arising in contract or tort (including, but not limited to, negligence) or under a statute; and also include loss or profits, loss of revenue, loss of anticipated saving, loss of opportunity, pure economic loss and loss of data any other consequential special or indirect loss or damage.</p>
1.8	The activity subject of this approval must not cause a nuisance as defined by the <i>Environmental Protection Act 1994</i> .
1.9	The approval holder must submit at the request of an authorised person any vehicle, premises or record used or in association with the activity.
1.10	The activity must not create a traffic nuisance or increase an existing traffic nuisance or detrimentally affect the efficiency of the road network in which the activity is undertaken.

1.11	The activity must not detrimentally affect the amenity of the area subject of this approval.
1.12	All facilities equipment and vehicles used in the operation of the activity must be maintained in good working order and in a clean and sanitary condition.
1.13	Unless otherwise specified by the Somerset Regional Council, all facilities, equipment and vehicles must be removed from the site subject of this approval at the end of each operating day.
1.14	Dispose of all waste from the activity at a licence waste disposal facility. No waste is to be disposed of in waste bins provided for public use.
1.15	Comply with conditions of Road Corridor Permit number CM-15-RCP0180 issued by the Department of Transport and Main Roads or renewals of such.
1.16	Maintain a current mobile food business licence issued under the <i>Food Act 2006</i> and comply with the conditions of that licence."
	<u>Carried</u>

<b>Subject:</b>	<b>Temporary Entertainment Event – Bottle Tree Hotel Rodeo (Bull Ride)</b>
<b>File:</b>	<b>Environmental Management - Reports - Environmental Health Reports</b>
<b>Action Officer:</b>	<b>SEHO</b>
<b>Ref:</b>	<b>854347</b>

### Background/Summary

Council has received a temporary entertainment event application to hold a Rodeo (Bull Ride) from Edward Pye of the Bottle Tree Hotel, Glamorgan Vale. The Rodeo (Bull Ride) is proposed for Friday 18 March in the car park of the Bottle Tree Hotel, 664 Glamorgan Vale Road, Glamorgan Vale. The event proposed to be operated from 5pm until 2am (please see a copy of the application attached).

Council regulates this activity through *Local Law No 1 (Administration) 2011*, and *Subordinate Local Law 1.12 (Operation of Temporary Entertainment Events) 2011*.

### Assessment of Application

Under section 9 of *Local Law No 1 (Administration) 2011*, Council may grant an approval for an application for a temporary entertainment event only if it is satisfied that:

- (h) if the prescribed activity requires a separate approval under an Act, a law of the Commonwealth or the local government's planning scheme - the separate approval has been granted; and

### Officers Comment:

Council has received advice from the Office of Liquor and Gaming Regulation that the applicant will need to extend the current liquor licence for the Bottle Tree Hotel for the event. The applicant has provided verbal advice that an application to extend the liquor licence has

been made however at this stage a liquor licence has not been granted to cover the event.

Council's planning and development section has advised that no development approval is required for the proposed one-off event.

- (i) the proposed operation and management of the prescribed activity is adequate to protect public health, safety and amenity and prevent environmental harm; and

**Officers Comment:**

The applicant has provided an Event Management Plan for the event detailing provisions for public safety and environmental harm.

- (j) if the prescribed activity is the commercial use of a local government controlled area or road - the grant of the approval is consistent with the objective of the local government of restriction of the commercial use of local government controlled areas and roads, where such activities are permitted, in recognition of the fact that the activities may otherwise enjoy an unfair commercial advantage over competitive activities conducted from fixed premises in the local government area for which rates and other charges are paid, and to which planning and other regulatory legislation applies;

**Officers Comment:**

Not applicable.

- (k) the proposed operation and management of the prescribed activity would be consistent with any additional criteria prescribed for the activity under a subordinate local law for this paragraph; and

**Officers Comment:**

*Subordinate Local Law No 1.12 (Operation of Temporary Entertainment Events) 2011* prescribes criteria for the proposed activity. An assessment against that criterion is provided below.

- (l) the grant of the approval would be consistent with the purpose of any relevant local law; and

**Officers Comment:**

The approval would be consistent with the purpose of *Local Law No 1 (Administration) 2011*.

- (m) if the application relates to trust land - the grant of the approval would be consistent with the terms and conditions of the trust; and

**Officers Comment:**

The event will be held on freehold land.

- (n) if the application relates to a prescribed activity mentioned in section 5(b) - the grant of the approval would be consistent with any requirements or criteria specified in the relevant *Local Government Act* in relation to the approval.

**Officers Comment:** - Not applicable.

Additional criteria for the granting of an approval contained in *Subordinate Local Law No 1.12 (Operation of Temporary Entertainment Events) 2011* is listed below:

7. The design and construction of the place of the temporary entertainment event must be safe and appropriate to the nature of the entertainment proposed and the number of people expected to attend the place.

**Officers Comment:**

The applicant has provided an Event Management Plan for the event detailing provisions for public safety. The estimated attendance to the event is 500 people. The rodeo is a National Rodeo Association sanctioned event to be operated by contractor Hall Rodeo. Please see the copy of the site plan submitted with the application.

8. Entertainment provided at the place must not unreasonably detract from the amenity of the area in which the entertainment is, or is proposed to be, situated.

**Officers Comment:**

It is considered that the entertainment does not unreasonably detract for the amenity of the area.

9. Entertainment provided at the place must not generate significant noise, dust or light pollution or other significantly adverse effects on the surrounding neighbourhood.

**Officers Comment:**

Noise from the activity will be regulated by the Office of Liquor and Gaming Regulation and environmental nuisance can be appropriately conditioned if the event is approved. The applicant has provided letters of support from surrounding residents who may be adversely affected by the event. Please find the attached letter of support signed by surrounding residents.

It should be noted that residents from 697 and 710 Marburg Road, Glamorgan Vale did not sign the letter of support for the event. The resident at 710 Marburg Road, Glamorgan Vale is the direct neighbour to the hotel and would be the closest receptor to the event. Please refer to the attached map – residents surrounding the Bottle Tree Hotel, Glamorgan Vale.

10. There must be enough toilets and sanitary conveniences provide for the event.

**Officers Comment:**

A satisfactory number of toilets and sanitary conveniences are proposed for the event.

11. Adequate provision must exist for the disposal of waste generated by the use of the place for the temporary entertainment event.

**Officers Comment:**

An adequate number of waste bins are proposed for the event and must be serviced by an appropriately licensed waste transporter.

12. Adequate provision must exist for people and (if relevant) vehicles to enter and leave the place of the temporary entertainment event.

**Officers Comment:**

The applicant has been requested to provide a traffic management plan produced by an accredited traffic control provider. Concern has been raised by Council's operations section in relation to parking provided on the opposite side of Glamorgan Vale road on Lot 3 RP814369 and pedestrian traffic crossing Glamorgan Vale Road to and from the event. At this stage Council has not received a traffic management plan for the event; however the applicant has given verbal advice that an accredited traffic control provider has been

engaged to produce a traffic management plan for the event.

### Discussion

Council has not received a satisfactory response to an information request sent to Edward Pye of Glamorgan Vale Investment Pty Ltd on 1 February 2016 in that the following information has not been provided:

- A copy of a liquor licence to cover the event.
- A traffic management plan and a copy of an agreement with an accredited traffic control provider.

As mentioned above, the applicant has indicated that he fully intends to provide the required information as soon as it becomes available.

### Attachments

- Site plan of the proposed temporary entertainment event.
- Letter of support signed by surrounding residents.
- Map – Residents surrounding the Bottle Tree Hotel Glamorgan Vale

### Recommendation

THAT Council approve the application subject to the conditions listed below:

No	CONDITION
<b>1.0</b>	<b>ENVIRONMENTAL/ LOCAL LAW</b>
1.1	The approval holder must provide Somerset Regional Council with a copy of a liquor licence that covers the event by no later than 2 March 2016
1.2	The approval holder must submit a traffic management plan produced by an appropriately qualified person to be approved by Somerset Regional Council not later than 2 March 2016.
1.3	The approval holder must: <ul style="list-style-type: none"> <li>• Display the approval in the manner, and at the locations, specified by the local government; and</li> <li>• Produce the approval for inspection by an authorised person on demand.</li> </ul>
1.4	The operation of the temporary entertainment event must not unreasonably detract from the amenity of the area in which the place is located.
1.5	The temporary entertainment event is limited to the operation of a rodeo (bull ride) on Lot 1 SP271740 and parking on Lot 3 RP814369 on Friday 18 March 2016.
1.6	The approval holder must provide the following number of toilets and sanitary conveniences: <p>Males: 3 toilets, 8 urinals and 2 hand basins. Females: 13 toilets and 2 hand basins.</p>
1.7	The approval holder must provide at least 10 x 240L waste bins that are to be serviced by an appropriately licensed waste contractor.

1.8	The approval holder must maintain insurance that is applicable to the activity including without limitation, a public liability insurance policy which provides indemnity for each individual occurrence in an amount not less than \$10,000,000. The insurance certificate must cover the permit holder and the Somerset Regional Council against any claims whatsoever arising from the operation of the business.
1.9	<p>The permit holder must indemnify and keep indemnified, the Somerset Regional Council, their officers, employees and agents (the indemnified) against any or all losses suffered or incurred (except to the extent that any losses are caused through the negligent act or omission of the indemnified) in connection with the erection, existence or operation of the works or activities, the subject of this approval.</p> <p>“Losses” include liabilities, losses, damages, expenses and costs (including legal costs on a full indemnity basis and whether incurred or awarded) of any kind or nature, whether arising in contract or tort (including, but not limited to, negligence) or under a statute; and also include loss or profits, loss of revenue, loss of anticipated saving, loss of opportunity, pure economic loss and loss of data any other consequential special or indirect loss or damage.</p>
1.10	The temporary entertainment event must not cause a nuisance as defined by the <i>Environmental Protection Act 1994</i> .
1.11	The approval holder must implement appropriate dust mitigation measure to ensure the temporary entertainment does not cause a dust nuisance to surrounding sensitive receptors.
1.12	The activity must not create a traffic nuisance or increase an existing traffic nuisance or detrimentally affect the efficiency of the road network in which the activity is undertaken.
1.13	The approval holder must provide appropriate lighting in all areas of the temporary entertainment event including the proposed parking area on L3 RP814369 to ensure the safety of the public.
1.14	<p>All buildings, structures, vehicles, facilities or equipment used in the operation of the temporary entertainment event must be maintained at all times:</p> <ul style="list-style-type: none"> <li>• In good working order.</li> <li>• In good state of repair.</li> <li>• In a clean and sanitary condition.</li> </ul>
1.15	Ensure that a food licence issued under the <i>Food Act 2006</i> is obtained (to the extent that it is required) by any entities selling food at the event.
1.16	The temporary entertainment event is limited to the hours of 5pm until 2am commencing on Friday 18 March 2016. Music provided as part of the event must cease at no later than 1am.
1.15	The approval holder must ensure that the temporary entertainment event is run generally in accordance with the event management plan submitted to Council on 12 February 2016.

<b>Decision:</b>	Moved - Cr Hall	Seconded - Cr Ogg
"THAT Council approve the application subject to the conditions listed below:		

No.	CONDITION
<b>1.0</b>	<b>ENVIRONMENTAL/ LOCAL LAW</b>
1.1	The approval holder must provide Somerset Regional Council with a copy of a liquor licence that covers the event by no later than 2 March 2016
1.2	The approval holder must submit a traffic management plan produced by an appropriately qualified person to be approved by Somerset Regional Council not later than 2 March 2016.
1.3	<p>The approval holder must:</p> <ul style="list-style-type: none"> <li>• Display the approval in the manner, and at the locations, specified by the local government; and</li> <li>• Produce the approval for inspection by an authorised person on demand.</li> </ul>
1.4	The operation of the temporary entertainment event must not unreasonably detract from the amenity of the area in which the place is located.
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1.6	<p>The approval holder must provide the following number of toilets and sanitary conveniences:</p> <p>Males: 3 toilets, 8 urinals and 2 hand basins. Females: 13 toilets and 2 hand basins.</p>
1.7	The approval holder must provide at least 10 x 240L waste bins that are to be serviced by an appropriately licensed waste contactor.
1.8	The approval holder must maintain insurance that is applicable to the activity including without limitation, a public liability insurance policy which provides indemnity for each individual occurrence in an amount not less than \$10,000,000. The insurance certificate must cover the permit holder and the Somerset Regional Council against any claims whatsoever arising from the operation of the business.
1.9	<p>The permit holder must indemnify and keep indemnified, the Somerset Regional Council, their officers, employees and agents (the indemnified) against any or all losses suffered or incurred (except to the extent that any losses are caused through the negligent act or omission of the indemnified) in connection with the erection, existence or operation of the works or activities, the subject of this approval.</p> <p>"Losses" include liabilities, losses, damages, expenses and costs (including legal costs on a full indemnity basis and whether incurred or awarded) of any kind or nature, whether arising in contract or tort (including, but not limited to, negligence) or under a statute; and also include loss or profits, loss of revenue, loss of anticipated saving, loss of opportunity, pure economic loss and loss of data any other</p>



	consequential special or indirect loss or damage.
1.10	The temporary entertainment event must not cause a nuisance as defined by the <i>Environmental Protection Act 1994</i> .
1.11	The approval holder must implement appropriate dust mitigation measure to ensure the temporary entertainment does not cause a dust nuisance to surrounding sensitive receptors.
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1.13	The approval holder must provide appropriate lighting in all areas of the temporary entertainment event including the proposed parking area on L3 RP814369 to ensure the safety of the public.
1.14	All buildings, structures, vehicles, facilities or equipment used in the operation of the temporary entertainment event must be maintained at all times: <ul style="list-style-type: none"> <li>• In good working order.</li> <li>• In good state of repair.</li> <li>• In a clean and sanitary condition.</li> </ul>
1.15	Ensure that a food licence issued under the <i>Food Act 2006</i> is obtained (to the extent that it is required) by any entities selling food at the event.
1.16	The temporary entertainment event is limited to the hours of 5pm until 2am commencing on Friday 18 March 2016. Music provided as part of the event must cease at no later than 1am.
1.15	The approval holder must ensure that the temporary entertainment event is run generally in accordance with the event management plan submitted to Council on 12 February 2016." <p style="text-align: right;"><u>Carried</u></p>

<b>Subject:</b>	<b>Adoption of Fees and Charges associated with Somerset Region Planning Scheme</b>
<b>File Ref:</b>	<b>Land Use and Planning - Planning Schemes - Somerset Region Planning Scheme - Current</b>
<b>Action Officer:</b>	<b>PO - MJ</b>

### Background/Summary

The draft fees and charges required to support the implementation of the new Somerset Region Planning Scheme were considered by Council at a workshop held Wednesday 10 February 2016. In response to the discussions held at the workshop please find attached the amended fees and charges schedule which requires Council's endorsement to allow commencement with the new planning scheme on 1 March 2016.

The *Sustainable Planning Act 2009* also allows applicant's to make representations to the

Council requesting their application to be considered under a superseded planning scheme for a period of 12 months following the commencement of the new scheme. As such, the existing fees and charges relevant to the former Esk and Kilcoy Shire's planning schemes need to remain in effect during this time.

#### Attachments

Somerset Region Planning Scheme Schedule of Fees and Charges

#### Recommendation

THAT the Schedule of Fees and Charges associated with the Somerset Region Planning Scheme, as tabled, be adopted and take effect from 1 March 2016.

THAT the current 2015/16 Schedule of Fees and Charges relating to development assessed under the former Esk and Kilcoy Shire planning schemes continue to apply to development assessed under a superseded planning scheme from 1 March 2016, subject to any adjustment made during the 2016/17 budgetary process.

<b>Decision:</b>	Moved - Cr Ogg	Seconded - Cr Hall
	<p>"THAT the Schedule of Fees and Charges associated with the Somerset Region Planning Scheme, as tabled, be adopted and take effect from 1 March 2016.</p> <p>THAT the current 2015/16 Schedule of Fees and Charges relating to development assessed under the former Esk and Kilcoy Shire planning schemes continue to apply to development assessed under a superseded planning scheme from 1 March 2016, subject to any adjustment made during the 2016/17 budgetary process."</p> <p style="text-align: right;"><u>Carried</u></p> <p><i>Cr Moriarty recorded her vote against this decision.</i></p>	

<b>Subject:</b>	<b>Requirement to seek extension for the finalisation of the Local Government Infrastructure Plan</b>
<b>File Ref:</b>	<b>Land Use and Planning - Planning - 2010 Planning Scheme</b>
<b>Action Officer:</b>	<b>Somerset Regional Council PO-RG</b>

#### Background/Summary

Under section 982(3) of the *Sustainable Planning Act 2009* Council is required to have amended its Priority Infrastructure Plan, so that it becomes a compliant Local Government Infrastructure Plan (LGIP), by 01 July 2016.

Council has recently received preliminary feedback from the state government on the draft LGIP sent to them for the first state interest review, which has identified the need for some adjustments before it will be possible to progress to the notification stage in accordance with Statutory Guideline 04/14 – Making and amending local planning instruments.

Staff from the Department of Infrastructure, Local Government and Planning have advised that Council should seek an extension, under section 997, to guarantee there will be enough time available to complete the preparation of a compliant Local Government Infrastructure

Plan.

The first step in seeking an extension is for Council to formally resolve to seek an extension, evidence of which must be supplied with the application to the Minister. As per the attached advice issued by the department, extension requests must be lodged by 27 May 2016.

#### Attachments

Advice to local governments – applying for an extension of the timeframe to prepare a local government infrastructure plan

#### Recommendation

THAT Council apply to the Minister for an extension to the Local Government Infrastructure Plan preparation timeframe in accordance with section 997(2) of the *Sustainable Planning Act 2009*.

THAT a project plan demonstrating how Council will finalise the Local Government Infrastructure Plan within the extended timeframe be prepared to accompany the extension request.

#### Decision:

Moved - Cr Whalley

Seconded - Cr Ogg

"THAT Council apply to the Minister for an extension to the Local Government Infrastructure Plan preparation timeframe in accordance with section 997(2) of the *Sustainable Planning Act 2009*.

THAT a project plan demonstrating how Council will finalise the Local Government Infrastructure Plan within the extended timeframe be prepared to accompany the extension request."

Carried

<b>Subject:</b>	<b>Revision to charges resolution to reflect commencement of new planning scheme</b>
<b>File Ref:</b>	<b>Land Use and Planning - Planning - 2010 Planning Scheme</b>
<b>Action Officer:</b>	<b>Somerset Regional Council PO-RG</b>

#### Background/Summary

As Council will be aware, the Somerset Region Planning Scheme will commence on 1 March 2016 and so there is a need to revise the charges resolution set under the *Sustainable Planning Act 2009* so that it incorporates the use definitions and zones which control development from March onwards.

The changes are limited to the insertion of a new table (Table 1(C)), which will be used to determine the appropriate charges for each of the new scheme uses, the insertion of references to the new scheme in section 1.2, 1.5, 1.6, 1.10, the insertion of the new zones in section 2.3 and the insertion of a reference to Table 1(C) in sections 2.4 and 4.1. There has been no change to the rate of infrastructure charges or how they will be calculated.

As for the Somerset Region Planning Scheme, the revised charges resolution will commence on 1 March 2016.

**Attachments**

Charges Resolution (No 1) 2016

**Recommendation**

THAT Council adopt Charges Resolution (No 1) 2016 as per Attachment 1.

<b>Decision:</b>	Moved - Cr Brieschke	Seconded - Cr Hall
	"THAT Council adopt Charges Resolution (No 1) 2016 as per Attachment 1."	
		<u>Carried</u>

<b>Subject:</b>	<b>Development Application No 15559 - Application for a Development Permit for a Reconfiguration of a Lot (1 into 2 lots)</b>
<b>File No:</b>	<b>DA15559</b>
<b>Assessment No:</b>	<b>04701-70000-000</b>
<b>Action Officer:</b>	<b>PO - MJ</b>

**Perceived conflict of interest**

Cr Brieschke declared a perceived conflict of interest, due to a family relationship with the applicant and left the meeting at 9.20am.

**Subject Land**

Location	784 Toogoolawah Biarra Road, Biarra
Real Property Description	Lot 24 on SP225432
Area	33.5324ha
Current land use	House and grazing
Easements and Encumbrances	Nil

**Former Esk Shire Planning Scheme 2005 (as amended)**

Zone	Rural Zone
Precinct	Sub Catchment Precinct

**SEQ Regional Plan 2009-2031**

Category	Regional Landscape and Rural Production Area
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**Application**

Level of Assessment	<b>IMPACT</b>
Applicant/s	Tim Collins
Applicants contact details	C/- O'Reilly Nunn Favier Merv O'Reilly PO Box 896 KINGAROY QLD 4610

Land Owner/s	Timothy J Collins
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Date properly made	30 October 2015
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**Referral Agencies**

Concurrence Agencies	Nil
Advice Agencies	Nil

Third Party Advice Agencies Nil

**Notification Stage**

Compliance received	22 January 2016
Submissions received	Nil
Submissions properly made	Nil

**Attachments**

- Proposal plan – Reference No. 5915\_P1 1 of 1 – prepared by O'Reilly Nunn Favier Surveyors – dated 14 October 2015
- Building Envelope Proposal Plan - Reference No. 5915\_P1 1 of 1 Rev A – prepared by O'Reilly Nunn Favier Surveyors – dated 14 October 2015

**RECOMMENDED DECISION**

THAT Council approve the Development Application subject to the requirements and conditions contained in the Schedules and Attachments.

**1.0 APPLICATION**

Pursuant to Chapter 6 Section 260(1) and (3) of the *Sustainable Planning Act 2009 (SPA)*, the applicant has made a properly made development application and is seeking approval for a Development Permit for Reconfiguration of a Lot (1 into 2 lots).

The following level of assessment applies to the development under the former Esk Shire Planning Scheme 2005 (as amended) as the site is located within the Rural Zone – Sub-Catchment Precinct:

- Impact Assessable for Reconfiguration of a Lot (1 into 2 lots)

The application triggers impact assessment due to the proposed lot sizes being below the minimum lot size identified by the Reconfiguration of a Lot code.

The application will be assessed against the relevant matters set out in section 314 of *SPA*.

**2.0 PROPOSAL**

The subject land is currently segregated into two parts by Toogoolawah Biarra Road, the applicant seeks to create two separate lots for those parts of the parcel that are physically separated by the road. Proposed Lot 25 is to contain about 14 hectares with frontage to Cressbrook Creek and will contain an existing dwelling and farm buildings. Proposed Lot 26 will contain about 19.9 hectares and be vacant.

**3.0 SITE DETAILS**

The site is described as Lot 24 on SP225432 and situated at 784 Toogoolawah Biarra Road, Biarra. The site has an area of 33.5324 hectares and is currently occupied by a Dwelling and three outbuildings. The site has contains stands of remnant vegetation and is not known to be prone to slip, subsidence or erosion.

**4.0 SURROUNDING LAND USES**

The surrounding area is largely rural in nature, with adjoining properties being large and containing only single detached houses and their associated outbuildings.

**5.0 ASSESSMENT- STATE LEGISLATION**

This application is made under the provisions of the *Sustainable Planning Act 2009*. As such it is subject to the requirements of the Regulatory Provisions of the South East Queensland Regional Plan 2009-2031 (SEQRP), relevant Acts and State Planning Policies.

The site is located within the Regional Landscape and Rural Production area under the SEQRP.

The Regional Plan provides for opportunities to create allotments less than the minimum area of 100ha in circumstances where lots are dissected by road reserve that was gazetted before 2 March 2006 and the resulting lot boundaries use the road as the lot boundaries.

The proposed development is consistent with the relevant requirements. The proposal did not require assessment against the SEQRP Regulatory Provisions and the application did not require referral to the Department of Infrastructure, Local Government, and Planning (DILGP).

### **5.1 VEGETATION MANAGEMENT ACT 1999**

The subject land contains areas of remnant vegetation that is identified as being least of concern regional ecosystems as per the Department of Natural Resources and Mines (DNRM) mapping. DNRM have advised the applicant that as a building envelope has been included on the proposal plan the development is not likely to impact on the vegetation as no clearing of remnant vegetation will be required.

### **5.2 ENVIRONMENTAL PROTECTION ACT 1994**

The site is not listed on the Contaminated Land Register or the Environmental Management Register.

### **5.3 STATE PLANNING POLICY 2014**

The State Planning Policy (SPP) provides a comprehensive set of principles which guide local and State government in land use planning and development assessment. The SPP provides interim development assessment requirements to which development applications are to be assessed against to the extent that they are not already appropriately reflected in the Planning Scheme. In this instance the former Esk Shire's Planning Scheme does integrate the current SPP where relevant to the subject land and therefore an assessment is not required against the SPP.

## **6.0 ASSESSMENT - LOCAL GOVERNMENT LEGISLATION**

The former Esk Shire's Planning Scheme 2005 (as amended) identifies relevant codes and overlays against which the development is to be assessed with proposed solutions measured against the specific outcomes proposed by the Code. In instances where alternative solutions are provided in lieu of the probable solutions they are discussed below.

<b>Applicable Code</b>	<b>Specific Outcome Compliance</b>	<b>Is Alternative Solution Provided?</b>
Rural Zone Code	Yes	N/A
Reconfiguration of a Lot Code	No	Yes
<b>Applicable Code</b>	<b>Specific Outcome Compliance</b>	<b>Is Alternative Solution Provided?</b>
Economic Resource Overlay Code	Yes	N/A
Biodiversity and Scenic Amenity Overlay Code	Yes	N/A
Catchment Management Overlay Code	Yes	N/A
Floodplain Assessment Overlay	Yes	N/A

The development as proposed complies with the provisions of the relevant codes identified in the former Esk Shire Council's Planning Scheme 2005 (as amended) with the exception

of the following:

### Reconfiguring a Lot Code

**Table 1: Minimum Lot Sizes and Dimensions**

<b>LOT AREA AND DESIGN</b>	
<i>Specific Outcomes</i>	<i>Acceptable Solutions</i>
<p><b>SO1</b> Lots must be an appropriate size and configuration to sustain the utility and productive capacity of the land for rural purposes, and to reduce potential for impacts on the natural environment by facilitating opportunities for the implementation of improved land management practices and through provision of safe and adequate water supply and sewage disposal.</p> <p>Development involving a realignment of boundaries does not result in:</p> <ul style="list-style-type: none"> <li>- fragmentation of rural lands and loss of land to rural production;</li> <li>- conflict between farming and residential uses;</li> <li>- loss of farming flexibility ;</li> <li>- ribbon development along rural roads;</li> <li>- detrimental impacts on areas of ecological and scenic values;</li> <li>- loss of practical access to extractive and mineral resources; or</li> <li>- a new increase in the number of lots within the Rural zone.</li> </ul>	<p><b>PS1.1</b> Lot boundaries relate to the natural features such as ridges or other catchment boundaries, drainage lines or flood flows, or remnant stands of vegetation.</p> <p><b>AND</b></p> <p><b>PS1.2</b> The minimum lot sizes is in accordance with the provisions of table 1.</p> <p><b>OR</b></p> <p><b>PS1.3</b> A proposed lot is smaller than provided for in PS1.2, and the reconfiguration is a boundary realignment that would not create any additional lots and would improve the relationship of the lots to natural features, or would otherwise provide for the implementation of improved land management practices.</p> <p><b>OR</b></p> <p><b>PS1.4</b> A proposed lot is smaller than provided for in PS1.2 and accommodates a new farming venture that can be demonstrated to be sustainable on a smaller lot (including demonstration of a secure and reliable water allocation for the venture.</p>
<b>Applicants' Alternative Solution</b>	
<p>The subject site is within the Sub Catchment Precinct, the minimum area requirement in this precinct is 100 hectares. Both lots will contain areas significantly less than the minimum area, however the lots created would follow existing road reserve boundaries and, as such, formalise the segregated parcels will have no adverse effects on the rural production land. Proposed Lot 25 has an existing dwelling on site and suitable future dwelling sites are available for proposed Lot 26.</p>	
<b>Planning Comments</b>	
<p>As identified by the applicant, both of the proposed lots do not achieve the prescribed minimum lot size. Proposed Lot 25 will have an area of 14 hectares and proposed Lot 26 will have an area of 19.9 hectares. As indicated earlier the South East Queensland</p>	

Regional Plan 2009-2031 allows the creation of allotments less than the minimum size of 100 hectares in circumstances where lots are dissected by road reserve that was gazetted before 2 March 2006 and the resulting lot boundaries use the road as the lot boundaries. This circumstance applies to the proposed development and is quite common throughout the Region. Both lots are proposed to be of sizes that allow small scale agricultural uses to occur and are currently functioning independently due to the road dissection

Accordingly, it is considered that the proposed alternative solution demonstrates Consistency with SO1 of the Reconfiguring a Lot Code and the South East Queensland Regional Plan 2009-2031.

## 7.0 OTHER PLANNING CONSIDERATIONS

### Trunk Infrastructure and Services

The following items of trunk infrastructure and services applicable to the proposed development are individually addressed below.

#### Services

All relevant infrastructure and services are available to the site.

#### Environment

The proposed development will not result in environmental degradation.

#### Heritage

The site neither adjoins nor contains a heritage feature listed in either the State Queensland Heritage Register or Council's Local Heritage Register.

## 8.0 STATE AGENCY REFERRALS

### Concurrence Agencies

There are no Concurrence Agencies relating to this application

## 9.0 PUBLIC NOTIFICATION

Public notification of the application was carried out in accordance with the provisions of the Sustainable Planning Act 2009 (SPA). Council has received the 'Notice of Compliance' in accordance with the requirements of the 'Act'.

During the notification period Council received no submissions.

## RECOMMENDED DECISION

THAT Council approve the Development Application for a Development Permit for Reconfiguration of a Lot (1 into 2 lots) on land described as Lot 24 on SP225432 and situated at 784 Toogoolawah Biarra Road, Biarra subject to the requirements and conditions contained in the Schedules and Attachments.

### SCHEDULE 1 – GENERAL CONDITIONS

No	Condition	Timing
1.1	<p>Carry out the development in accordance with the material contained in the development application, supporting documentation and the plan(s) listed below, except where amended by these conditions of approval.</p> <ul style="list-style-type: none"> <li>Proposal plan – Reference No. 5915_P1 1 of 1 – prepared by O'Reilly Nunn Favier Surveyors – dated 14 October 2015</li> </ul>	At all times



	<ul style="list-style-type: none"> <li>Building Envelope Proposal Plan - Reference No. 5915_P1 1 of 1 Rev A – prepared by O'Reilly Nunn Favier Surveyors – dated 14 October 2015</li> </ul>	
1.2	Comply with relevant provisions of the Former Esk Shire Planning Scheme 2005 (as amended), Planning Scheme Policies and Local Laws.	At all times
1.3	A legible copy of this development approval package is to be available on the premises at all times during construction.	At all times during the construction phase
1.4	Pay to Council any outstanding rates, charges or expenses levied by Council over the subject land	Before the change happens
<b>SCHEDULE 2 – Engineering</b>		
<i>Assessment Manager</i>		
<b>No</b>	<b>Condition</b>	<b>Timing</b>
	<b>VEHICLE ACCESS</b>	
2.1	All vehicular access for new allotments shall provide convenient and safe access and egress from the site in accordance with <i>Somerset Regional Council Development Manual and Standard Drawings</i> .	Prior to Request for Compliance Assessment
	<b>RURAL PROPERTY NUMBERING</b>	
2.2	Pay to Council at the rate applicable at the time of payment, the current rate of \$53 per allotment for the supply and erection of property numbers on each new created allotment.	Prior to Request for Compliance Assessment
<b>Advice</b>		
This approval has effect in accordance with the provisions of <i>Division 5 Section 339</i> of the <i>Sustainable Planning Act 2009</i> . [A copy of Section 339 will be enclosed with the Decision Notice].		
<b>Relevant Period</b> - Pursuant to <i>Section 341</i> of the 'Act' the approval will lapse if the first change of the use under the approval does not start within the 'relevant period' – four (4) years starting the day the approval takes effect.		
The <i>Sustainable Planning Act 2009 (SPA)</i> states that any change to the use or the scale or intensity of the approved use requires the submission of a new development application and subsequent development approval.		
Separate development approval is required for any building work and plumbing/drainage work necessitated by the conditions contained in this approval.		
Dust pollution arising from the construction and maintenance of the works required by this approval are the applicant's responsibility. The applicant must comply with any lawful instruction from Council's Manager of Operations if in his opinion a dust nuisance exists.		

Pursuant to Division 8 Section 461 of the *Sustainable Planning Act 2009*, the Applicant has the Right of Appeal to the *Planning and Environment Court* regarding any condition of this approval; another matter stated in the development approval and the identification or inclusion of a code under section 242 of the 'Act'. *[A copy of the Right of Appeal will be enclosed with the Decision Notice].*

The landowner is responsible for construction and maintenance of vehicular access for the property, from the road carriageway to property boundary in accordance with Council's Policy and Standards. Approval is to be sought from Council and the landowner must advise all potential purchasers accordingly.

**Attachments for the Decision Notice include:**

- Proposal plan – Reference No. 5915\_P1 1 of 1 – prepared by O'Reilly Nunn Favier Surveyors – dated 14 October 2015
- Building Envelope Proposal Plan - Reference No. 5915\_P1 1 of 1 Rev A – prepared by O'Reilly Nunn Favier Surveyors – dated 14 October 2015

<b>Decision:</b>	Moved - Cr Ogg	Seconded - Cr Whalley
<p>"THAT Council approve the Development Application for a Development Permit for Reconfiguration of a Lot (1 into 2 lots) on land described as Lot 24 on SP225432 and situated at 784 Toogoolawah Biarra Road, Biarra subject to the requirements and conditions contained in the Schedules and Attachments.</p>		

**SCHEDULE 1 – GENERAL CONDITIONS**

No	Condition	Timing
1.1	<p>Carry out the development in accordance with the material contained in the development application, supporting documentation and the plan(s) listed below, except where amended by these conditions of approval.</p> <ul style="list-style-type: none"> <li>• Proposal plan – Reference No. 5915_P1 1 of 1 – prepared by O'Reilly Nunn Favier Surveyors – dated 14 October 2015</li> <li>• Building Envelope Proposal Plan - Reference No. 5915_P1 1 of 1 Rev A – prepared by O'Reilly Nunn Favier Surveyors – dated 14 October 2015</li> </ul>	At all times
1.2	Comply with relevant provisions of the Former Esk Shire Planning Scheme 2005 (as amended), Planning Scheme Policies and Local Laws.	At all times
1.3	A legible copy of this development approval package is to be available on the premises at all times during construction.	At all times during the construction phase
1.4	Pay to Council any outstanding rates, charges or expenses levied by Council over the subject land	Before the change happens

**SCHEDULE 2 – Engineering**  
Assessment Manager

No	Condition	Timing
	<b>VEHICLE ACCESS</b>	
2.1	All vehicular access for new allotments shall provide convenient and safe access and egress from the site in accordance with <i>Somerset Regional Council Development Manual and Standard Drawings</i> .	Prior to Request for Compliance Assessment
	<b>RURAL PROPERTY NUMBERING</b>	
2.2	Pay to Council at the rate applicable at the time of payment, the current rate of \$53 per allotment for the supply and erection of property numbers on each new created allotment.	Prior to Request for Compliance Assessment
<b>Advice</b>		
This approval has effect in accordance with the provisions of <i>Division 5 Section 339</i> of the <i>Sustainable Planning Act 2009</i> . [A copy of Section 339 will be enclosed with the Decision Notice].		
<b>Relevant Period</b> - Pursuant to <i>Section 341</i> of the 'Act' the approval will lapse if the first change of the use under the approval does not start within the 'relevant period' – four (4) years starting the day the approval takes effect.		
The <i>Sustainable Planning Act 2009 (SPA)</i> states that any change to the use or the scale or intensity of the approved use requires the submission of a new development application and subsequent development approval.		
Separate development approval is required for any building work and plumbing/drainage work necessitated by the conditions contained in this approval.		
Dust pollution arising from the construction and maintenance of the works required by this approval are the applicant's responsibility. The applicant must comply with any lawful instruction from Council's Manager of Operations if in his opinion a dust nuisance exists.		
Pursuant to <i>Division 8 Section 461</i> of the <i>Sustainable Planning Act 2009</i> , the Applicant has the Right of Appeal to the <i>Planning and Environment Court</i> regarding any condition of this approval; another matter stated in the development approval and the identification or inclusion of a code under <i>section 242</i> of the 'Act'. [A copy of the Right of Appeal will be enclosed with the Decision Notice].		
The landowner is responsible for construction and maintenance of vehicular access for the property, from the road carriageway to property boundary in accordance with Council's Policy and Standards. Approval is to be sought from Council and the landowner must advise all potential purchasers accordingly."		
<u>Carried</u>		

Cr Brieschke returned to the meeting at 9.20am.

<b>Subject:</b>	<b>Development Application No 15422 - Application for a Development Permit for a Material Change of Use for an intensification of an existing High Impact Industry - Abattoir (increased daily throughput capacity); and Environmentally Relevant Activity 25 meat processing with ancillary Fuel Burning (Coal burning to heat boiler)</b>
<b>File No:</b>	<b>DA15422</b>
<b>Assessment No:</b>	<b>80765-00000-000</b>
<b>Action Officer:</b>	<b>SP</b>

**Subject Land**

Location 4830 D'Aguilar Highway, Winya

**Land Holdings associated with this application are detailed below:**

<b>Property descriptions</b>	<b>Address</b>
2 SP101100	4830 D'Aguilar Highway, Winya (Kilcoy Abattoir)
1 RP107834	D'Aguilar Highway, Winya
5 RP25312	Winya Road, Winya
6 RP25312	Winya Road, Winya
7 RP25312	Winya Road, Winya
8 RP25312	Winya Road, Winya
9 RP25312	Winya Road, Winya
10 RP25312	Winya Road, Winya
11 RP25312	Winya Road, Winya
12 RP25312	Winya Road, Winya
13 RP25312	Winya Road, Winya
14 RP25312	Winya Road, Winya
16 RP25312	Winya Road, Winya
17 RP25312	Winya Road, Winya
18 RP25312	Winya Road, Winya
19 RP25312	Winya Road, Winya
20 RP25312	Winya Road, Winya
21 RP25312	Beatrice Street, Winya
22 RP25312	Beatrice Street, Winya
23 RP25312	Beatrice Street, Winya
24 RP25312	Beatrice Street, Winya
34 RP25312	Beatrice Street, Winya
35 RP25312	Beatrice Street, Winya
36 RP25312	Beatrice Street, Winya
37 RP25312	Beatrice Street, Winya
38 RP25312	Beatrice Street, Winya
40 RP25312	Beatrice Street, Winya
301 CG3013	D'Aguilar Highway, Sandy Creek
5 CG2715	Beatrice Street, Winya
13 CG2715	Beatrice Street, Winya
6 RP116091	Beatrice Street, Winya
7 RP116091	Beatrice Street, Winya
9 RP116091	Beatrice Street, Winya
10 RP116091	Beatrice Street, Winya
11 RP116091	Beatrice Street, Winya
2 SP101119	D'Aguilar Highway, Winya

4 SP101119 Neurum Road, Winya  
 2 RP108418 D'Aguilar Highway, Neurum Road, Winya  
 1 SP225650 Beatrice Street/Neurum Road, Winya

Area 262.872 hectares  
 Current land use Kilcoy Abattoir (Lot 2 SP101100) and farming land –  
 irrigation, pasture and cropping (remaining lots)  
 Easements and Encumbrances Pipeline easement

### **Former Kilcoy Shire Planning Scheme 2006 (as amended)**

Zone Industry and Rural zones

### **SEQ Regional Plan 2009-2031**

Category Urban Footprint; and  
 Regional Landscape and Rural Production area

### **Application**

Level of Assessment

Applicant/s

Applicants contact details

### **IMPACT**

HPC Urban Design and Planning Pty Ltd

Contact: Ashley Everton

4/46 Douglas Street

Milton QLD 4064

Land Owner/s

Kilcoy Pastoral Company Limited; and  
 Kilcoy Land Australia Pty Ltd

Date received

2 September 2015

Date properly made

2 October 2015

Amended application

8 October 2015

### **Referral Agencies**

Concurrence Agencies

Department of Infrastructure, Local Government and  
 Planning

Advice Agencies

Nil

Third Party Advice Agencies

Nil

### **Notification Stage**

Compliance received

18 December 2015

Submissions received

Four

Submissions properly made

Two

Submissions not properly made

Two

### **Attachments**

1. Site Setout Plan of proposal Drawing No 1075-SK1b-A drawn by Spaceframe Design and Construct Solutions dated 26 August 2015
2. Department of Infrastructure, Local Government and Planning concurrence agency response with conditions - reference: SDA-1015-024711 dated 28 January 2016; inclusive of Traffic Impact Assessment prepared by Rytenschild Traffic Group; and Wastewater Treatment Upgrade to 1,250 head/day prepared by Johns Environmental Pty Ltd dated 10 August 2015; and Irrigation Management Strategy (IMS) for the Kilcoy Pastoral Company Abattoir prepared by Johns Environmental Pty Ltd dated August 2015; and the Department of Environment and Heritage

Protection Environmental Authority Permit number: EPPR03536315 referenced 242008.

## **RECOMMENDED DECISION**

THAT Council approve the Development Application subject to the requirements and conditions contained in the Schedules and Attachments.

### **1.0 APPLICATION**

Pursuant to Chapter 6 Section 260(1) and (3) of the *Sustainable Planning Act 2009 (SPA)*, the applicant has made a properly made development application and is seeking approval for a Development Permit for a Material Change of Use for the intensification of an existing High Impact Industry – Abattoir (increased daily throughput capacity to 1250h/day and irrigation); and Environmentally Relevant Activity 25 meat processing with ancillary Fuel Burning (Coal burning to heat second boiler).

An application is required because the proposed development is located on land within the Industry and Rural Zones, which makes the proposed development impact assessable under the former Kilcoy Shire Planning Scheme 2006 (as amended).

The application will be assessed against the relevant matters set out in section 314 of the *Sustainable Planning Act 2009 (SPA)*.

### **2.0 PROPOSAL**

The proposal involves an increase of the production rate at the facility from the current 750 head per day to 1,250 head per day to cater for increasing local and international demand. Hours of operation and work practices are to be maintained as per the current arrangements, being 7 days per week, 24 hours per day, 325 days per year. The 'Site Setout Plan' is provided at Attachment 1.

Please note that this application is for an increase in throughput of cattle only, with no additional building GFA or hardstand area. The application relies on previously approved development that is currently under construction, such as the staged development of the site lodged under DA00765 and more recently DA15314. The proposed intensification will be facilitated by upgrades to machinery and processes that are currently being undertaken and the construction of new buildings approved throughout the staged development and in accordance with the Development Master Plan.

### **3.0 SITE DETAILS**

The site is located on the northern side of the D'Aguilar Highway and is situated approximately 2.5km east of Kilcoy Township. The site is owned and operated by the Kilcoy Pastoral Company as an Abattoir and contains a number of buildings that are used for slaughtering, processing, packing, cold storage, warehousing and ancillary office purposes.

The site contains some Good Quality Agricultural Land, a small portion of flood prone land within the northern part of Lot 2 SP101100 and a number of watercourses. The site is in an area comprising of a mixture of industrial operations, open pasture and residential premises.

### **4.0 SURROUNDING LAND USES**

Predominately, the site is bounded by Searles Garden Products Supplies production area to the west, with open grazing land to the north, east and south, with 5 detached dwellings on small lots across the D'Aguilar Highway to the east.

### **5.0 ASSESSMENT- STATE LEGISLATION**

This application is made under the provisions of the *Sustainable Planning Act 2009*. As

such it is subject to the requirements of the Regulatory Provisions of the South East Queensland Regional Plan 2009-2031 (SEQRP), relevant Acts and State Planning Policies.

The existing abattoir is located wholly on Lot 2 SP101100 and is within the Urban Footprint of the SEQ Regional Plan. The remaining lots included in this application are within the Regional Landscape and Rural Production Area and are included in this application as they are used for the reuse of treated wastewater that is generated by the abattoir and treated on Lot 2 on SP101100. The irrigation of treated wastewater onto these lots is a necessary component of the land use. These lots are used for predominately rural purposes (e.g. cropping/agriculture) and the treated wastewater is intended to supplement the irrigation water supply and thereby contribute to the ongoing rural use of the land.

The application involves an existing urban use on land that is in the Industry Zone as defined by the former Kilcoy Shire Planning Scheme 2006 and is within the Kilcoy Urban Footprint as defined by the SEQRP. The ancillary activity of the use (irrigation of treated wastewater for cropping purposes) supports the ongoing rural use of the adjoining rural land in the Rural Zone as defined by the Planning Scheme and within the Regional Landscape and Rural Production Area of the SEQRP.

Accordingly, the SPRP does not apply to the assessment of the application and the proposal is considered to comply with the outcomes of the SEQRP.

#### **5.1 STATE PLANNING POLICY (SPP)**

The State Planning Policy (SPP) provides a comprehensive set of principles which guide Local and State Government on land use planning and development assessment. The new State Planning Policy is not identified in the former Kilcoy Shire Planning Scheme 2006 (as amended) as being appropriately integrated. As such, the interim development requirements in Part E of the SPP are addressed below.

##### **Liveable Communities**

The proposal is not for a material change of use that involves buildings not covered by other legislation or planning provisions mandating fire hydrants. As such, this matter of state interest is not applicable to the assessment of this application.

##### **Mining and Extractive Resources**

The proposal is not on land that is identified as being within the resource / processing area of a key resource area, or the separation area of a key resource area. As such, this matter of state interest is not applicable to the assessment of the application.

##### **Biodiversity**

The subject site contains matters of state environmental significance: regulated vegetation (intersecting a watercourse), high ecological significance wetlands and regulated vegetation and the application is for a material change of use. However, the proposed development will not affect the matters of state environmental significance as the proposal does not involve the clearing of any vegetation and will provide all necessary upgrades to ensure that there is no adverse environmental impact on the matters of state environmental significance. The proposal therefore complies with the SPP.

##### **Coastal Environment**

The site is not identified as being located within a coastal management district. As such, this matter of state interest is not applicable to the assessment of this application.

##### **Water Quality**

Receiving Waters – The proposal is for a material change of use for urban purposes that

involve a land area greater than 2,500m<sup>2</sup> however it does not involve any new building work or impervious area and consequently will not result in an impervious area greater than 25% of the net developable area. As there is no change to impervious area the existing stormwater management regime will be adequate and the SPP does not apply.

Water supply catchment in South East Queensland – the subject site is wholly within an identified water supply buffer area and the application is for a material change of use for high impact industry. The development complies with the specific outcomes and measures contained in the SEQ Water Development guidelines as demonstrated by the submitted Irrigation Management Strategy and the Wastewater Treatment Upgrade Report.

**Acid Sulfate Soils** – the natural ground level is not below 20 metres Australian Height Datum (AHD) and no land at or below 5 metres AHD will be disturbed. As such, this matter of state interest is not applicable to the assessment of the application.

#### **Emissions and Hazardous Activities**

The site is not located within a management area. As such, this matter of state interest is not applicable to the assessment of this application.

#### **Natural Hazards**

The land is affected by a flood hazard area – Level 1 – Queensland floodplain assessment overlay; medium potential bushfire intensity area and potential impact buffer for bushfire. The proposal does not involve any new building work on the site and consequently does not result in any change to the potential for damage or risk to people or property. Additionally there will be no impact on the severity of the natural disaster. The proposal therefore complies with the requirements of the SPP.

#### **State Transport Infrastructure**

The site is not identified as being within 400m of a public passenger transport facility or future public transport facility. As such, this matter of state interest is not applicable to the assessment of the application.

#### **Strategic Airports and Aviation Facilities**

The proposal is not on land located within the Brisbane City Council area that contains or is impacted by a strategic airport identified in Table 2: Strategic airports (Part D) or an aviation facility identified in Appendix 1 of SPP Guideline: Strategic airports and aviation facilities. This matter of state interest is not applicable to the assessment of this application.

### **6.0 ASSESSMENT - LOCAL GOVERNMENT LEGISLATION**

The former Kilcoy Shire Council Planning Scheme 2006 (as amended) identifies Desired Environmental Outcomes; codes and overlays by which the development is to be assessed with proposed solutions measured against the specific outcomes proposed by the Code. Assessment against the relevant Desired Environmental Outcomes and specific overlays and codes is provided below.

#### **FORMER KILCOY SHIRE PLANNING SCHEME 2006 (AS AMENDED)**

##### **6.1 Applicable Desired Environmental Outcomes (DEOs)**

The following is a summary of the applicable DEOs and outlines how the proposed development achieves them.

#### **Character and Lifestyle**

Kilcoy Shire has an identifiable rural and park residential character with two established areas of urban development at Kilcoy (town) and Jimna. Rural uses and good quality agricultural land area protected from incompatible development. Cultural and heritage



features of Kilcoy are protected from significant change. Urban areas provide a high level of service and residential amenity. Natural features with biodiversity and (or) visual amenity are maintained.

### **Response**

The proposal is for the intensification of an existing established land use and will not adversely affect the identifiable rural character of the area in which it is located. The proposal will not result in any impacts on good quality agricultural land or cultural and heritage features located in Kilcoy. The proposal will not detract from the high level of service and residential amenity that is expected for the urban area of Kilcoy. Natural features and visual amenity will be maintained.

### **Green Spaces and Natural Resources**

Green space is preserved and expanded throughout the Kilcoy Shire.

The biodiversity and ecological values of Kilcoy Shire are enhanced and protected from degradation. The primary values of Lake Somerset as a regional drinking water resource are recognised and protected. The natural resources of the site are protected from alienation by incompatible development.

### **Response**

The proposal will not impact on greenspace and will not compromise the future expansion of greenspace within the region. The proposal will have no detrimental impact on biodiversity, ecology or the value of Lake Somerset as a regional drinking water resource. The proposal is for the intensification of an existing operation and will not result in the alienation of any natural resources.

### **Community Facilities and Infrastructure**

Community facilities and infrastructure including waste management, provide for the well being of the community, and enhanced by minimising adverse impacts of natural hazards. Recreation areas are provided in appropriate locations throughout the Kilcoy Shire.

### **Response**

The proposal will not compromise the delivery of community facilities, infrastructure and recreation areas throughout the Region.

### **Development and Industry**

The township of Kilcoy is a Major Rural Activity Centre for the purposes of the SEQ Regional Plan. Opportunities are provided for tourism. Commercial and industrial developments are established. Extractive resources are developed in a sustainable and ecologically sympathetic manner. Conflict of uses in urban and rural areas is minimised. Development proceeds with no net deterioration of downstream water quality.

### **Response**

The proposal is for the intensification of an existing industrial operation and will enhance the status of Kilcoy as a Major Rural Activity Centre by increasing employment opportunities and facilitating economic growth. The proposal is not for an extractive industry and is located appropriately to avoid conflict between other land uses. The proposal will not result in any net deterioration of downstream water quality as demonstrated by the supporting material in the application.

## **6.2 APPLICABLE CODES AND OVERLAYS**

The following table provides a summary of the identified codes and overlay codes applicable to the proposed development and instances where alternative solutions are provided in lieu

of meeting the probable solutions.

Applicable Code	Specific Outcome Compliance	Is Alternative Solution Provided?
Industry Zone Code	Yes	Not required
Rural Zone Code	Yes	Not required
Industrial Use Code	Yes	Not required
General Development Code	Yes	Not required

Applicable Overlay Code	Specific Outcome Compliance	Is Alternative Solution Provided?
Natural Features and Resources Overlay Code	Yes	Not required
Natural Hazards Overlay Code	Yes	Not required

#### Officer comments

The development as proposed is consistent with the specific outcomes of the relevant codes identified in the former Kilcoy Shire Council Planning Scheme 2006 (as amended) and can be conditioned to ensure continued compliance with State and Local Government regulations.

## 7.0 OTHER PLANNING AND ENVIRONMENTAL CONSIDERATIONS

### 7.1 Stormwater Management

The proposal does not involve any additional impervious area; therefore the existing stormwater management system will not be affected by the proposed increased daily throughput capacity. However, it is noted that the applicant did provide a Stormwater Quantity Management Report as part of the previous application DA15314 and the staged development is to be constructed in general accordance with the report. In addition, the SWMP satisfied the outcomes of State Planning Policy for urban design.

### 7.2 Human Sewage Treatment

Approximately 755 full time equivalent (FTE) personnel are currently onsite at the KPC meat processing facility over a 24 hour period. Sewage from the toilets and shower amenities areas and kitchens are kept segregated from the main WWTP treating the processing wastewater. The collected sewage is treated through a system consisting of 2 x 8m<sup>3</sup> concrete septic tanks and 4 x 8m<sup>3</sup> Aqua Nova advanced secondary treatment plant tanks with sand filters. The treated effluent is discharged into soakage areas.

The proposed increased daily throughput capacity to 1250h/day will eventually lead to an increase in employment at the site. It is expected that the full time equivalent (FTE) number of staff will increase to 1,010 from the current number of 755 once the development is operational. It is intended that complete segregation of human derived wastes from process waste water will be maintained in the development. New amenities areas are proposed for the future boning room (stage 2); and the future offices and amenities (stage 3).

### 7.3 Wastewater Treatment Plant

The existing wastewater treatment plant at the site consists of a process wastewater treatment system and human sewage collection system. These systems are entirely segregated; no human sewage enters the process wastewater treatment system. The existing process wastewater treatment system consists of primary treatment to remove gross solids through physical separation followed by biological treatment in anaerobic and

facultative wastewater ponds to remove organics prior to irrigation to land.

The existing wastewater treatment plant has been identified as nearing practical capacity and an upgrade to this existing wastewater treatment system has been commissioned by the Kilcoy Pastoral Company. The upgrade will improve the primary system and replace the existing anaerobic ponds with a new Covered Anaerobic Lagoon (CAL) to collect biogas and minimise fugitive GHG emissions.

As part of this application, a 'Wastewater Treatment Upgrade Report' has been prepared by Johns Environmental to detail the upgrades and analyse the impact of the proposed production increase on the generation of wastewater. The Report concludes that the upgrades will be sufficient to ensure the sustainable ongoing operation of the development with regard to the treatment of wastewater.

#### **7.4 Irrigation Management Strategy**

As part of this application, an 'Irrigation Management Strategy' has been prepared by Johns Environmental to discuss the ongoing use and the irrigation of treated wastewater on nearby lots. The 'Irrigation Management Strategy' demonstrates that the proposed upgrades to the existing wastewater treatment plant will allow the irrigation to continue without compromising environmental sustainability. Approximately 173.5 ha of land is available for the reuse of treated wastewater. The wastewater irrigation areas are currently utilised for the production of permanent pastures, which are periodically cut and carted as hay. Areas that are suitable for cropping are oversown with ryegrass or mulch seeded with oats in winter and with summer crops of grain or forages. The irrigation activity will support the ongoing use of land in the rural zone for rural purposes and contributes to sustainability by supplementing the available water supply.

#### **7.5 Water Supply**

The Kilcoy Abattoir is connected to Queensland Urban Utilities water supply network. A copy of a 'Water Supply Infrastructure Upgrade Agreement' between QUU and Kilcoy Pastoral Company was provided to Council for record purposes as part of the previous application DA15314 for a Material Change of Use for a High Impact Industry (extension to a warehouse).

#### **7.6 Acoustics**

An Environmental Noise Impact Assessment prepared by CRG Acoustics on behalf of the Kilcoy Pastoral Company accompanied this application.

Noise impacts from onsite activities (truck movements and blowpot operation) have been assessed at the nearest noise sensitive receivers, which are as follows:

- South-east across the D'Aguilar Highway. It is noted that KPC own the dwelling to the eastern end of the row of dwellings;
- North at 248 Winya Road (approximately 1,000m from the subject site entry gate);
- West at 4977 D'Aguilar Highway (approximately 1,300m from the subject site entry gate). This dwelling is proximate to a Nursery operation, heavy machinery storage and a transport depot.

Information sought from the Department of Transport infers that the D'Aguilar Highway carries approximately 7,400 vehicles per day, with 14% heavy vehicles (approximately 1,000 heavy vehicles per day). Truck movements are predicted to increase from approximately 78 per day to 130 per day. The majority of these truck movements will occur during daylight

hours due to the proposed construction of new kill floor systems and freezer facilities to handle the additional product resulting from daily kill increases. The new chilling facility and automated systems will result in expanded on-site storage of products allowing KPC to load-out packaged products during daytime operations.

The abattoir operations involving killing, processing and packaging are fully contained within buildings during the 24 hour activities. Operations relating to delivery and unloading of cattle occurs to the north western part of the site with noise from this activity being attenuated from residents located to the south east fronting the D'Aguilar Highway by the existing and proposed buildings.

The main noise source associated with the current operation is truck and forklift movements and use of blowpots in the boning room to convey raw material to the rendering plant. For the new development, the Company have investigated alternative methods of raw materials conveyance as blowpots use water and emit noise. The new facility (approved under DA15314) will have an alternative raw materials conveyance system, and will also be more efficient in handling materials, effectively removing the need for use of forklifts to move product from one building to another.

The Environmental Noise Impact Assessment has demonstrated that the rise in production will not result in any significant change from current work practice and associated noise emission levels. The majority of activity in the evening and night period will be contained inside the buildings, as per the current arrangements. However, the assessment does recommend that the following acoustic treatments and management principles to mitigate onsite activity noise emissions be included as conditions should this application be approved by the Assessment Manager:

- No external speakers or sirens be installed on the site.
- A silencer that provides a noise reduction of 10dB be fitted to the potblower discharge.
- Plant and equipment be well maintained to ensure that noise emissions are controlled throughout the life of the facility. Regular inspections of plant should be undertaken, including observations of noise emissions.
- A contact telephone number of the production manager be provided to occupants of dwellings located across the D'Aguilar Highway from the site, and at 4977 D'Aguilar Highway and 248 Winya Road should they need to discuss a noise issue. The Noise Complaint Register Sheet (attached to Environmental Noise Impact Assessment) be completed and used as a guide to manage remedial action.

## **7.7 Air Quality – Coal Fired Boiler**

Fuel burning that occurs onsite is ancillary to ERA 25, and involves the storage and burning of coal to heat a boiler used as part of the meat processing (rendering) activity. Currently, the KPC burn approximately 20 tonne of coal per day for their one boiler. As part of this application, KPC are proposing a plant upgrade with the addition of a second boiler system.

Technical reports submitted in response to the impacts of fuel burning on the environmental values of the activity include an '**Air Quality Assessment Report**'; Boiler General Arrangement Plan, Coal Quality (NATA) Testing Report, Coal Usage Report, Boiler Stack Emission Report, Stack Plan and Stack Platform and Ladder Plan.

The Air Quality Assessment – Coal Fired Boiler infers that no impact to nearby surrounding

sensitive land uses will occur as a result of the ERA 25 – Meat processing occurring onsite with ancillary waste water treatment and fuel burning.

## 7.8 Odour

An 'Odour Assessment' of the Kilcoy Abattoir in support of the proposed expansion was undertaken by Pacific Environment Limited. The objective of the assessment was to determine odour impacts from the operations of the Kilcoy Abattoir. The assessment was conducted in accordance with the Odour Impact Assessment from Developments (DEHP, 2013). A Pacific Environment representative conducted a site visit to assess current site conditions and to enable the selection of site representative emissions data. Odour emissions resulting from a neighbouring composting facility was included in the Odour Assessment as the nuisance impact from the composting site was more noticeable than the abattoir.

In addition, odour emissions were considered as part of the Waste Water Treatment Plant Upgrade report undertaken by Johns Environmental. KPC acknowledges that the current WWTP at the site is old and the primary and anaerobic treatment front end is at its limit in terms of treatment capacity. KPC are presently undergoing a \$2.5 million upgrade with co-funding from the Clean Technology Food and Foundries Investment Program. This upgrade includes the installation of several new process units:

- A Dissolved Air Flotation (DAF) unit to replace the existing save-all,
- A screw press to replace the existing static paunch screen to remove and dewater paunch solids;
- A 29 ML Covered Anaerobic Lagoon (CAL) to replace the existing uncovered anaerobic ponds; and
- A biogas flare to provide odour and greenhouse gas destruction in biogas generated in the CAL.

It is expected that this upgrade will enable the treatment of wastewater generated from the 1,250 head/day expansion. It also reduces biogas-related greenhouse emissions from 17,300 tonne CO<sub>2</sub>-e/year currently to 300 tonne CO<sub>2</sub>-e/year at 1,250 head/day and should significantly reduce the odour footprint of the WWTP.

The WWTP assessment has demonstrated that in spite of the increased throughput, the post-development WWTP will generate a very significantly reduced odour footprint. This will be the result of the investment in new equipment which minimises odour release and/or destroys it. This allows obsolete and odorous technology on the site to be retired.

The 'Odour Assessment' undertaken in support of the application demonstrates that the current operations exceed the Department of Environment and Heritage Protection odour criterion at a number of sensitive receptors. The report concludes that:

*"The modelling shows that the increase in emissions associated with the expansion is likely to be offset by the covering of the primary pond, which will lead to better effluent quality and lower emissions, and*

*Dispersion modelling of the potential odour impacts associated with the Kilcoy Abattoir indicates that the expansion is unlikely to lead to an increase in impacts beyond that which is currently occurring. Our modelling shows that the odour concentrations in the community are expected to decrease with the facility*

*expansion."*

The Department of Environment and Heritage Protection have also advised that the complaint history for the site is considered low with three complaints recorded by the Department since 2011.

### **7.9 Environmentally Relevant Activities**

The current land use (abattoir) involves the carrying out of Environmentally Relevant Activities, which are licensed by the State Department of Environment and Heritage Protection.

In terms of existing Environmentally Relevant Activities (ERA's) associated with the Kilcoy Abattoir, the Department of Environment and Heritage Protection granted approval on 12 December 2014 (permit no.: EPPR00809613) for the following Environmentally Relevant Activities over the site:

- ERA 15 Fuel Burning: using fuel burning equipment that is capable of burning at least 500kg of fuel in an hour;
- ERA 25 Meat Processing threshold (2)(c): processing, including rendering, in a year, the following quantity of meat or meat products – more than 50,000t; and
- ERA 63 Sewage Treatment threshold (1)(b)(i): operating sewage treatment works, other than no-release works, with a total daily peak design capacity of more than 100 but not more than 1500EP if treated effluent is discharged from the works to an infiltration trench or through an irrigation scheme.

The abovementioned licenses are current and will be maintained by the site operator as they are a necessary component of the land use.

However, as the proposal to increase the throughput (750 to 1250h/day) and resultant increase to the output quantity will result in an increase to the amount of meat processed, referral to DEHP was required as the activity is a Concurrence ERA and constitutes a Material Change of Use for an ERA. The application was also required to be referred to SARA (DEHP) for the ERA component. The Department has reviewed this application and provided a referral agency response and revised Environmental Authority that is to be attached to any approval of this application.

### **7.10 Services**

All infrastructure and services including the provision of underground electricity and telecommunication services are available to the site.

### **7.11 Access**

The abattoir is accessed by a single connection to the D'Aguilar Highway that is located near the northern boundary of Lot 2 on SP101100. A 'Traffic Impact Assessment' (TIA) has been prepared by Rytenskild Traffic Group and provides an analysis of the existing access and discusses the impact of the proposed development. The TIA concludes that the existing intersection will function satisfactorily under projected future traffic conditions, including the proposed production capacity increase. The TIA recommends that the existing left turn lane from the south be extended to allow all deceleration to occur within the turning lane. The TIA provides a design for the extended left turn treatment. The extended left turn lane will ensure the safety of the site access and improve visibility for traffic on the D'Aguilar Highway.

The application was referred to the Department of Transport and Main Roads as the assessing authority for the development as access to the site is gained from a State Controlled Road Network System. The Department supports the proposed design outlined in the Traffic Impact Assessment and has recommended conditions to be attached to any approval of the application.

### **7.12 Parking**

This application is for an increase in throughput of cattle only, with no additional building GFA or hardstand area. The proposal does not involve any changes to the existing car parking or manoeuvring areas. The Traffic Impact Assessment confirms that the current provision of car parking spaces is adequate to service the proposed increased daily throughput capacity. The previous associated approval DA15314 was conditioned to provide an additional 43 parking spaces in accordance with the former Kilcoy Shire Planning Scheme. However, the landowner has designed 78 spaces to be provided as part of the associated Operational Works application.

### **7.13 Footpaths**

Footpaths are not required along industrial roads and the State Government has not required the construction of a footpath along the D'Aguilar Highway, fronting the site. The previous approval under DA15314 will provide a footpath from the parking area to the office area onsite.

### **7.14 Infrastructure Charges**

This application is for an increase in throughput of cattle only, with no additional building GFA or hardstand area. Therefore, Infrastructure Charges towards the Stormwater Network and Transport Network do not apply in this instance for a High Impact Industry.

## **8.0 STATE AGENCY REFERRALS**

### **Department of Infrastructure, Local Government and Planning (DILGP)**

#### *Concurrence Status*

The Department of Infrastructure, Local Government and Planning, as a concurrence agency has assessed the impact of the proposed development on the State Controlled Road Network and associated Environmental Authority and requires Council to include the referral agency response in Council's Schedules of Approval for the development application. DILGP has recommended approval subject to conditions and supporting documentation contained in the referral response referenced SDA-1015-024711 and Environmental Authority Permit EPPR03536315 dated 21 January 2016 for DA15422. Refer to Attachment 2 and Schedule 4 of the recommended conditions.

### **Advice Agencies**

There are no Advice Agencies relating to this application.

## **9.0 PUBLIC NOTIFICATION**

Council received a Notice of Compliance of Public Notification under section 301 of the *Sustainable Planning Act 2009* on 18 December 2015, notifying Council that the application had been advertised in accordance with the provisions of the Act. During this time, four submissions were received and two were properly made.

Issues raised in the submissions are summarised below and each issue will be dealt with in further detail in this section of the report:

- DA Material
- Extent of the Abattoir Use

- Town Planning Assessment
- Odour Issues
- Air Quality Issues
- Noise Issues
- Traffic Assessment
- On-site Sewerage System and Wastewater
- Stormwater Management
- Environmental Authority Issues.

### 9.1 DA Material

A submitter contends that the scrutiny file documentation provided by Council is difficult to follow as it appears that it is not in the correct order, many pages (eg maps) are unclear and some documents are missing (e.g. Land Holding Summary Sheet, Development Master Plan and other plans). It was difficult to identify a proposed plan of development as there was no building height plan. The submitter contends that her copy of the accompanying air quality assessment was missing all the even numbered pages and that council's copy of the scrutiny file material was incomplete. Therefore, a potential submitter viewing the material has not viewed all the application material. In addition, the application appears uncertain and misleading as it states in a number of places that certain issues do not need to be addressed as earlier approvals have already been granted (e.g. building work) or the works will be dealt with in the future (eg onsite sewerage, a second boiler system to enable the expansion). Therefore, the material is confusing and incapable of giving a complete picture of the proposed development.

The submitter also contends that the DA material provided by Council:

- Describes future construction in reliance upon future approvals, applications and development to facilitate the material change of use;
- Results in a lack of understanding as to how building approval(s) may be relied upon for building work as part of the present MCU DA and questions whether earlier approvals which have been granted may be unlawful; and
- Asserts that the supporting reports to the DA should model any amenity impacts (such as dust, noise, odour) from the boundaries of the Land not from sensitive receptors, given the *"dwelling houses in the rural area are separated by large distances..."*.

### Response:

The allegations made by the submitter are refuted. The application material was available in its entirety for inspection and purchase in accordance with the requirements defined in section 728 of the *Sustainable Planning Act 2009* at the Esk Administration Centre and the Kilcoy and Lowood Service Centres. It is noted that the availability of scrutiny files at the Kilcoy and Lowood Service Centres is a courtesy offered by Council for all impact assessable applications, but is not mandatory.

In addition, the proposed development only involves an increase in the number of cattle processed on-site each day, and does not involve new building work. The buildings in which these cattle will be processed are either existing or approved. Hence, no building works plans were made available as part of the application. Building work approvals associated with the KPC facilities are based on a staged development approval of the site over many years. Any associated new building works applications will be dealt with accordingly by KPC and Council or a private Building Certifier. Furthermore, buildings and/or uses associated



with the operations of the KPC are lawfully established by past applications. It is considered that public notification of the application was carried out in accordance with the requirements of the *Sustainable Planning Act 2009*.

The submitter also asserts that the supporting reports to the DA should model amenity impacts from the boundaries of the land not from sensitive receptors, given dwelling houses in the rural area are separated by large distances. Consultants engaged to prepare reports in respect of the application have provided evidence in the submitted assessments that there are different measuring criteria to ascertain whether there is an impact on adjoining land / sensitive receptors. Each application and modelled amenity impacts are based on their own merits and in accordance with statutory guidelines such as the EPA, regulations and legislation.

## **9.2 Extent of the Abattoir Use**

The submitter contends that:

The development application applies to 40 lots but is framed on the basis that the abattoir use is confined to Lot 2 on SP101100, which is designated in the industrial zone, and the disposal of treated effluent to the rural zone lots by way of irrigation is “ancillary to and necessarily associated with the abattoir”. The submitter contends that Council’s assessment of the application should be based on the high impact industry use involving all 40 lots and not only Lot 2 the abattoir.

### **Response:**

Council’s assessment of the application is based on the Abattoir operation being wholly located on Lot 2 on SP101100 in the Industry Zone; and waste water generated by the Abattoir being treated onsite and also utilised for irrigation of both industrial and rural lots. Council may consider conditioning the land the subject of the application to be amalgamated as one title.

## **9.3 Town Planning Assessment**

The submitter contends that:

- The town planning ‘reports’ only assesses the DA against a limited section of codes in the former Kilcoy Shire Planning Scheme;
- The proposed development is for high impact industry and irrigation, noting that the town planning report indicates the existing abattoir has the potential to cause significant off-site environmental impacts;
- The proposed expansion may conflict with the identified provisions of the Planning Scheme;
- Refers to projected population growth by virtue of the Council’s Somerset Futures 2010 to 2020, being a sound reason to refuse the DA given the land will be needed for residential purposes;
- The abattoir will negatively impact on the expansion of Kilcoy;
- The DA seems to clearly conflict with the planning scheme and should be refused as the applicants have not given sufficient grounds to justify approval.

**Response:**

Section 238 of the *Sustainable Planning Act 2009* prescribes that a development permit is necessary for assessable development, as declared under the former Kilcoy Shire Planning Scheme for the proposed development. In this instance the applicant made an impact assessment application to acquire the necessary approval under the Planning Scheme. The application has been assessed against the relevant codes defined in the Planning Scheme. It has been demonstrated in the application that the proposed increased daily throughput of cattle capacity complies with the relevant codes of the former Kilcoy Shire Planning Scheme. The proposal is consistent with the acceptable solutions set out in the relevant planning scheme codes and is supported for approval, subject to reasonable and relevant conditions being imposed. It is considered the proposed land use is an extension to the existing operations of the KPC and is consistent with the zoning and the land use intent of the area.

**9.4 Odour Issues**

Submitters contend that:

- Odour from current operations at the abattoir can be detected at adjoining rural properties;
- Any increase in the abattoir use will increase odour;
- The odour report does not form a conclusive opinion about whether odour from the proposed development can be appropriately managed;
- Odour impacts cannot be contained on the land or sufficiently controlled by the abattoir;
- The town of Kilcoy will not be able to expand to the west of the abattoir as future development will be negatively impacted by the abattoir odour;
- The abattoir use should not sterilise land which it does not own or use it as a buffer for its use; and
- The proposed development will have negative impacts on the amenity of the area and be inconsistent with the surrounding rural uses.

**Response:**

The 'Odour Assessment' undertaken in support of the application demonstrates that the current operations exceed the Department of Environment and Heritage Protection odour criterion at a number of sensitive receptors. The report concludes that:

*"The modelling shows that the increase in emissions associated with the expansion is likely to be offset by the covering of the primary pond, which will lead to better effluent quality and lower emissions, and*

*Dispersion modelling of the potential odour impacts associated with the Kilcoy Abattoir indicates that the expansion is unlikely to lead to an increase in impacts beyond that which is currently occurring. Our modelling shows that the odour concentrations in the community are expected to decrease with the facility expansion."*

The impacts of any increase in throughput as a part of the proposed development is unlikely

to increase the impacts on sensitive receptors subject to the imposition of reasonable and relevant conditions, should the application be supported by the Assessment Manager.

DEHP has directed Council to include conditions of development as part of any approval of this application. These conditions will regulate the emission of odours or airborne contaminants and will ensure that they remain within the thresholds established by the *Environmental Protection Act 1994*.

### **9.5 Air Quality Issues**

The submitter contends:

- The source emissions monitoring includes a “Coal Usage Report” which indicates that approximately 18 tonnes of coal are burnt each day. On this basis, the response to information request dated 24 November 2015 is incorrect to the extent that it advises that KPC burns approximately 20 tonnes of coal per week.
- It appears that air quality impacts cannot be contained on the land or sufficiently controlled by the abattoir;
- Concerns raised as to why the map in the Air Quality Report marks the left axis as south and the bottom axis as east, and that impacts on receptors only within 400m of the site have been considered.

#### **Response:**

Pacific Environmental Limited have advised that the coal usage data which formed part of the air quality assessment was based on a rate of approximately 18 tonne per day and not approximately 18 tonne per week as was mentioned in the applications response to an information request dated 24 November 2015.

DEHP has directed Council to include conditions of development as part of any approval of this application. These conditions will regulate the emission of odours and airborne contaminants and will ensure that they remain within the thresholds established by the *Environmental Protection Act 1994*.

A representative from Pacific Environment Limited has confirmed the axis labels on the map (page 3 of the Odour Assessment) are that of easting and northings for GPS Co-ordinates. When the position is in the southern equator, the northings table is listed as UTM South and is actually km from the south pole. Therefore, it should be noted that the map is correct. However, the map should have a ‘north point’ to alleviate concerns raised by submitters. (UTM stands for Universal Transverse Mercator and is part of the method in which the Earth’s surface is mapped for location services).

### **9.6 Noise Issues**

Submitter contends that the application should be refused because:

- The acoustic modelling carried out is not sufficient;
- The noise impacts cannot be contained on the land or sufficiently controlled by the abattoir; and
- The proposed development will have negative impacts on the amenity of the area and be inconsistent with the surrounding rural uses.

**Response:**

With regards to the impact of noise emissions, the applicant submitted an Environmental Noise Impact Assessment which has demonstrated that the rise in production will not result in any significant change from current work practice and associated noise emission levels. The majority of activity in the evening and night period will be contained inside the buildings, as per the current arrangements. However, the assessment does recommend that the following acoustic treatments and management principles to mitigate onsite activity noise emissions be included as conditions should this application be approved by the Assessment Manager:

- No external speakers or sirens be installed on the site.
- A silencer that provides a noise reduction of 10dB be fitted to the potblower discharge.
- Plant and equipment be well maintained to ensure that noise emissions are controlled throughout the life of the facility. Regular inspections of plant should be undertaken, including observations of noise emissions.
- A contact telephone number of the production manager be provided to occupants of dwellings located across the D'Aguilar Highway from the site, and at 4977 D'Aguilar Highway and 248 Winya Road should they need to discuss a noise issue. The Noise Complaint Register Sheet (attached to Environmental Noise Impact Assessment) be completed and used as a guide to manage remedial action.

Additionally, the DEHP has directed Council to include conditions of development as part of any approval of this application. These conditions will regulate the emission of noise and will ensure that they remain within the thresholds established by the *Environmental Protection Act 1994*.

**9.7 Traffic Assessment**

Submitter contends that the application should be refused because:

- The Traffic Impact Assessment (TIA) does not consistently identify the number of truck movements generated by the current or proposed use;
- The TIA does not assess whether the proposed development requires the number of car parks to be increased;
- The application does not give sufficient consideration to negative amenity impacts arising from the increased traffic (including trucks and other vehicles) on the road network; and
- The application does not give sufficient consideration to negative impacts on the safety and efficiency of the road network.

**Response:**

In response to the submitter concerns, it is noted that the Traffic Impact Assessment (TIA) prepared by Rytsensild Traffic Group dated August 2015 notes on page 7:

*"The D'Aguilar Highway currently carries approximately 7800 vehicles per day adjacent to the site".*

The TIA also provided traffic volumes (current and future) at the Site Access / D'Aguilar Highway intersection. The current facility produces a total of 25,270 annual truck movements as detailed in the Traffic Assessment. Truck movements are predicted to increase from approximately 78 per day to 130 per day. A detailed capacity analysis was undertaken at the D'Aguilar Highway / Site Access intersection to determine if the existing intersection layout would adequately provide for the proposed increase in productivity. The intersection was modelled under the current (year 2015) and projected future (year 2026) traffic conditions.

The D'Aguilar Highway is a State controlled road and is therefore under the jurisdiction of the Department of Transport and Main Roads. The submitted Traffic Impact Assessment indicates that the existing intersection will function satisfactorily under projected future traffic conditions, with the proposed increase in production. The assessment recommends that the existing left turn treatment be extended so that it provides adequate length for vehicles to fully decelerate within the left turn lane. This extension will also allow improved sight distance for northbound traffic approaching the site.

The Department of Transport and Main Roads has directed Council to include conditions of development as part of any approval of this application.

In response to the concerns raised with car parking requirements, this application is for an increase in throughput of cattle only with no additional building GFA or hardstand area. Car parking numbers and design were addressed in previous approvals associated with the staged development of the site based on building GFA and hardstand areas.

#### **9.8 On-site Sewerage System and Wastewater**

The submitter is concerned that:

- It is not clear the on-site sewerage will be capable of servicing the proposed development.
- The proposed increase in throughput will increase the amount of wastewater to be disposed of, resulting in non-compliance with the concurrence environmentally relevant activities state code.

#### **Response:**

In response, the Department of Environment and Heritage Protection (DEHP) as the administering authority for the onsite Sewerage Treatment System has directed Council to include conditions of development as part of any approval of this application. The Environmental Authority Permit number: EPPR03536315 dated 21 January 2016 includes the Sewerage Treatment (ERA 63(1)(b)(i).

#### **9.9 Stormwater Management**

The submitter contends that the application should be refused as it does not sufficiently deal with stormwater management.

#### **Response:**

In response to the submitter's concerns, the proposal does not involve any additional impervious area; therefore the existing stormwater management system will not be affected by the proposed increased daily throughput capacity. However, it is noted that the applicant did provide a Stormwater Quantity Management Report as part of the previous application DA15314 and the staged development is to be constructed in general accordance with the report. In addition, the SWMP satisfied the outcomes of State Planning Policy for urban design.

### 9.10 Environmental Authority Issues

The submitter disputes a number of “environmental authority issues” and requests that the application be refused as the current abattoir use does not comply with the current conditions of the Environmental Authority.

#### Response:

In response, the Department of Environment and Heritage Protection (DEHP) as the administering authority for all Environmentally Relevant Activities associated with the KPC site have advised that all Environmental Authorities are current and the KPC are conducting the abattoir use in accordance with the current environmental permits.

#### RECOMMENDED DECISION

THAT Council approve the Development Permit for a Material Change of Use for an intensification of an existing High Impact Industry - Abattoir (increased daily throughput capacity); and Environmental Relevant Activity 25 meat processing with ancillary Fuel Burning (Coal burning to heat boiler) on land described below:

2 SP101100	4830 D'Aguilar Highway, Winya (Kilcoy Abattoir)
1 RP107834	D'Aguilar Highway, Winya
5 RP25312	Winya Road, Winya
6 RP25312	Winya Road, Winya
7 RP25312	Winya Road, Winya
8 RP25312	Winya Road, Winya
9 RP25312	Winya Road, Winya
10 RP25312	Winya Road, Winya
11 RP25312	Winya Road, Winya
12 RP25312	Winya Road, Winya
13 RP25312	Winya Road, Winya
14 RP25312	Winya Road, Winya
16 RP25312	Winya Road, Winya
17 RP25312	Winya Road, Winya
18 RP25312	Winya Road, Winya
19 RP25312	Winya Road, Winya
20 RP25312	Winya Road, Winya
21 RP25312	Beatrice Street, Winya
22 RP25312	Beatrice Street, Winya
23 RP25312	Beatrice Street, Winya
24 RP25312	Beatrice Street, Winya
34 RP25312	Beatrice Street, Winya
35 RP25312	Beatrice Street, Winya
36 RP25312	Beatrice Street, Winya
37 RP25312	Beatrice Street, Winya
38 RP25312	Beatrice Street, Winya
40 RP25312	Beatrice Street, Winya
301 CG3013	D'Aguilar Highway, Sandy Creek
5 CG2715	Beatrice Street, Winya
13 CG2715	Beatrice Street, Winya
6 RP116091	Beatrice Street, Winya
7 RP116091	Beatrice Street, Winya
9 RP116091	Beatrice Street, Winya
10 RP116091	Beatrice Street, Winya
11 RP116091	Beatrice Street, Winya
2 SP101119	D'Aguilar Highway, Winya

4 SP101119                      Neurum Road, Winya  
 2 RP108418                      D'Aguilar Highway, Neurum Road, Winya  
 1 SP225650                      Beatrice Street/Neurum Road, Winya

subject to the requirements and conditions contained in the Schedules and Attachments.

<b>SCHEDULE 1 – GENERAL CONDITIONS</b>		
<b>No</b>	<b>Condition</b>	<b>Timing</b>
1.1	Carry out the development in general accordance with the material contained in the development application, supporting documentation and the plan(s) listed below, except where amended by these conditions of approval.	At all times
	Site Setout Plan prepared by Space Frame Design and Construct Solutions dated 2 September 2015 referenced Drawing No. 1075-SK1B Revision B.	
	Environmental Noise Impact Assessment prepared for proposed Production Increases at Kilcoy Pastoral Company Abattoir, dated 24 August 2015, prepared by CRG Acoustics Pty Ltd.	
	Kilcoy Abattoir Odour Study dated 1 September 2015 Job ID. 20413 prepared by Pacific Environment Limited.	
	Kilcoy Abattoir Air Quality Assessment Job ID. 20413 dated 20 November 2015 and prepared by Pacific Environment Limited.	
	Source Emissions Monitoring Report for Kilcoy Pastoral Company Project ID. 09669 dated 24/04/2015 and prepared by Assured Monitoring Group (AMG).	
	Boiler General Arrangement Plan for Coal Fired Boiler Drawing No. NC8/000/1 dated 14/10/88, prepared by NEI Thompson Pty Ltd.	
	Irrigation Management Strategy (IMS) for the Kilcoy Pastoral Company Abattoir dated August 2015, Job No. 66016 prepared by Justin Galloway and Dr. Mike Johns of Johns Environmental Pty Ltd.	
	Kilcoy Pastoral Company Wastewater Treatment Upgrade to 1,250 head/day dated 10 August 2015, Job No. 66016 prepared for Department of Environment and Heritage Protection by Drs. Mike Johns and Bronwen Butler of Johns Environmental Pty Ltd.	
	Traffic Impact Assessment for proposed Expansion of Existing Kilcoy Abattoir at 4830 D'Aguilar Highway, Kilcoy dated 26 August 2015, Reference No. 15195 Version 1, prepared for Kilcoy Pastoral Company and prepared by Rytenskild Traffic Group.	

1.2	Comply with relevant provisions of the Former Kilcoy Planning Scheme 2006 (as amended), Planning Scheme Policies and Local Laws.	At all times
1.3	A legible copy of this development approval package is to be available on the premises.	At all times during the construction phase
1.4	Pay to Council any outstanding rates, charges or expenses levied by Council over the subject land.	Prior to commencement of the use
1.5	ALTERNATIVE 1.5 There is to be sufficient land available to satisfy all conditions of approval and approved technical reports during the continuing approved use.	At all times
<b>SCHEDULE 2 – Engineering</b> <i>Assessment Manager</i>		
<b>No</b>	<b>Condition</b>	<b>Timing</b>
2.1	All works are to be designed and constructed in accordance with the requirements of the Somerset Regional Council Development Manual and Standard Drawings.	At all times
2.2	Bear the costs of works carried out to Council and utility services infrastructure and assets, including any alterations and repairs resulting from compliance with these conditions.	Prior to Compliance Assessment
2.3	Obtain Council approval for the demolition or removal of any existing buildings on site necessary for the approved development to proceed.	As part of Operational Works
<b>EARTHWORKS</b>		
2.4	Contaminated material must not be used as fill on the site. Any filling must be undertaken using inert materials only.	At all times
2.5	Any fill, cut and other stored material must be contained within properties comprising the development application. Fill cannot be placed on adjacent properties without providing Council with written permission from the respective property owner(s).	At all times
<b>REFUSE STORAGE AREA</b>		
2.6	Refuse bin storage areas must be provided on the premises within a building, outbuilding or other enclosed structure so that it is screened from public view with a minimum 1.5 meter high solid fence or wall.	Prior to commencement of use
<b>INDOOR AND OUTDOOR LIGHTING</b>		
2.7	The outdoor lighting of the development must mitigate adverse lighting and illumination impacts by: <ul style="list-style-type: none"> <li>Not causing nuisance by way of light spill or glare at adjacent properties and roadways.</li> </ul>	Prior to commencement of use



	<ul style="list-style-type: none"> <li>• Providing graduated intensity lighting with lower level brightness at the perimeter of the subject land and higher intensities at the centre of the subject land.</li> <li>• Directing lighting onto the subject land and away from neighbouring properties.</li> <li>• Using shrouding devices to preclude light overspill onto surrounding properties where necessary.</li> <li>• Not operating lighting that uses sodium lights or flare plumes.</li> </ul>	
	<b>STORMWATER</b>	
2.8	Design and construction of all stormwater drainage works must comply with the relevant section/s of the Queensland Urban Drainage Manual (QUDM), Council Planning Scheme Policy No 6 – Standards for Treatment of Stormwater Drainage, and the Somerset Regional Council Development Manual.	As part of Operational Works
2.9	Stormwater Drainage and flows are to have a no worsening effect on adjoining, upstream, or downstream landholders.	At all times
2.10	Convey stormwater flows through the development from the upstream catchment.	As part of Operational Works
	<b>EROSION AND SEDIMENT CONTROL</b>	
2.11	<p>Erosion and sedimentation controls shall be implemented, as necessary, and shall be maintained to Council's satisfaction at all times during the course of the project. Should Council determine that proposed controls are ineffective or a downstream drainage system has become silted, the developer will:</p> <ul style="list-style-type: none"> <li>• Be required to install additional measures.</li> <li>• Be responsible for the restoration work.</li> </ul> <p>Should the developer fail to complete the works determined by Council within the specified time, the Council will complete the work and recover all costs from the developer associated with the work.</p>	At all times
2.12	Measures shall be applied to prevent site vehicles tracking sediment and other pollutants onto adjoining streets during the course of the project, and to prevent dust nuisance.	At all times
2.13	All wastes to be managed in accordance with the relevant legislation and regulations with regulated waste to be disposed of at a licensed facility and general solid waste to be disposed of at approved landfill sites with the contractor covering all costs incurred for the receipt and management of the waste.	At all times
<b>SCHEDULE 3 – Environmental</b>		
<i>Assessment Manager</i>		
<b>No.</b>	<b>Condition</b>	<b>Timing</b>
3.1	No external speakers or sirens are to be installed on the site.	At all times

3.2	A silencer that provides a noise reduction of 10dB is to be fitted to the potblower discharge.	Prior to commencement of the use; and At all times
3.3	Plant and equipment is to be maintained to ensure that noise emissions are controlled throughout the life of the facility. Regular inspections of plant are to be undertaken, including observations of noise emissions.	At all times
3.4	A contact telephone number of the production manager during business hours / guardhouse after hours is to be provided to occupants of dwellings located across the D'Aguilar Highway from the site, and at 4977 D'Aguilar Highway and 248 Winya Road should they need to discuss a noise issue.	At all times
3.5	All buildings, structures, fittings, fixtures and grounds forming part of this development approval must be maintained – <ul style="list-style-type: none"> <li>▪ In a serviceable condition; and</li> <li>▪ In a state of good repair and efficient action; and</li> <li>▪ In a clean, sanitary condition; and</li> <li>▪ Free of accumulated disused materials; and</li> <li>▪ Free of vermin and pest infestations.</li> </ul>	At all times
3.6	All construction / demolition or other waste is to be removed from the site and deposited at an approved waste disposal facility in a manner acceptable to Somerset Regional Council unless otherwise authorised by Council.	Prior to commencement of the use
3.7	The operator shall maintain an automatic weather station on the site. The facility shall be sited and operated to the extent possible in accordance with the requirements of Australian Standards AS2922-1987 "Guide for Siting of Sampling Units" and AS2923 "Guide for Measurement of Horizontal Winds for Air Quality Applications". The siting shall be to the satisfaction of the Somerset Regional Council. The weather station must measure at least air temperature, wind speed at ten (10) metres (above ground level), wind direction at ten (10) metres (above ground level) and rainfall. Maintenance of the weather station must be sufficient to achieve a long-term return date for valid data of at least ninety (90) percent. Measurements of wind speed, wind direction and temperature shall be recorded as 15 minute averages. Measurements of rainfall shall be recorded as daily totals. All measurements shall be kept in electronic format for a minimum of five (5) years and shall be made available to Council officers on request.	From the commencement of use and the duration of operating the use
3.8	Develop a Q Fever Management Plan to demonstrate how the operator will minimise the risk of Q Fever from the abattoir operation to surrounding receptors. The Q Fever Management Plan must be produced by an appropriately qualified person.	Within six months from the commencement of the use

<b>SCHEDULE 4 – REFERRAL AGENCY</b>		
<b>DEPARTMENT OF INFRASTRUCTURE, LOCAL GOVERNMENT AND PLANNING</b>		
<i>Concurrence Agency Status</i>		
<i>Agency Response: Recommend Conditions Apply</i>		
4.1	<p>The development application was referred to the Department of Infrastructure, Local Government and Planning (DILGP) under the following provisions of the Sustainable Planning Regulation 2009:</p> <p>Referral trigger:</p> <p>Schedule 7, Table 3, Item 1 – State controlled road Schedule 7, Table 2, Item 1 – Environmentally Relevant Activities.</p> <p>Queensland Department of Infrastructure, Local Government and Planning acted as a concurrence agency under the Sustainable Planning Regulation 2009 (SPR) for the purposes of the <i>Transport Infrastructure Act 1994</i>.</p> <p>The Department has assessed the impact of the proposed development on the State-controlled road network and requires Council to include the ‘conditions of development’ in the Schedules of Approval as indicated on the attached Statement of Reasons. Reference: SDA-1015-024711 dated 28 January 2016.</p> <p>Queensland Department of Infrastructure, Local Government and Planning acted as a concurrence agency under the Sustainable Planning Regulation 2009 (SPR) for the purposes of <i>Environmental Protection Act 1994</i>.</p> <p>The Department has issued Environmental Authority Permit EPPR03536315 for ERA 25-(2c) Meat processing &gt; 50000t yr inc rendering; and</p> <p>ERA 63-(1b)(i) Sewage treatment &gt; 100 to 1500 EP – IT or IR dated 21 January 2016.</p>	
4.2	<p>The Department of Infrastructure, Local Government and Planning Referral Agency response (Conditions, Statement of Reasons and Environmental Authority technical assessments) will be attached to Council’s Decision Notice for DA15422.</p>	
<b>SCHEDULE 5</b>		
<b>ADVISORY NOTES</b>		
<p>This approval has effect in accordance with the provisions of <i>Division 5 Section 339</i> of the <i>Sustainable Planning Act 2009</i>. <i>[A copy of Section 339 will be enclosed with the Decision Notice].</i></p>		
<p><b>Relevant Period</b> - Pursuant to <i>Section 341</i> of the ‘Act’ the approval will lapse if the intensification of the use under the approval does not start within the ‘relevant period’ – four (4) years starting the day the approval takes effect.</p>		
<p>The <i>Sustainable Planning Act 2009 (SPA)</i> states that any change to the use or the scale or intensity of the approved use requires the submission of a new development application and subsequent development approval.</p>		
<p>Separate development approval is required for any building work and plumbing/drainage work necessitated by the conditions contained in this approval.</p>		

Dust pollution arising from the construction and maintenance of the works required by this approval are the applicant's responsibility. The applicant must comply with any lawful instruction from Council's Manager of Operations if in his opinion a dust nuisance exists.

All works shall be carried out in accordance with the *Workplace Health and Safety Act (as amended)* and the *Workplace Health and Safety Regulation (as amended)*.

All building work is to comply with the provisions contained in the Building Act; the Building Regulation, the Building Code of Australia, the Queensland Development Code and relevant Australian Standards.

Pursuant to Division 8 Section 461 of the *Sustainable Planning Act 2009*, the Applicant has the Right of Appeal to the *Planning and Environment Court* regarding any condition of this approval; another matter stated in the development approval and the identification or inclusion of a code under section 242 of the 'Act'. *[A copy of the Right of Appeal will be enclosed with the Decision Notice].*

<b>Decision:</b>	Moved - Cr Whalley	Seconded - Cr Ogg
	<p>"THAT Council approve the Development Permit for a Material Change of Use for an intensification of an existing High Impact Industry - Abattoir (increased daily throughput capacity); and Environmental Relevant Activity 25 meat processing with ancillary Fuel Burning (Coal burning to heat boiler) on land described below:</p>	
	2 SP101100	4830 D'Aguilar Highway, Winya (Kilcoy Abattoir)
	1 RP107834	D'Aguilar Highway, Winya
	5 RP25312	Winya Road, Winya
	6 RP25312	Winya Road, Winya
	7 RP25312	Winya Road, Winya
	8 RP25312	Winya Road, Winya
	9 RP25312	Winya Road, Winya
	10 RP25312	Winya Road, Winya
	11 RP25312	Winya Road, Winya
	12 RP25312	Winya Road, Winya
	13 RP25312	Winya Road, Winya
	14 RP25312	Winya Road, Winya
	16 RP25312	Winya Road, Winya
	17 RP25312	Winya Road, Winya
	18 RP25312	Winya Road, Winya
	19 RP25312	Winya Road, Winya
	20 RP25312	Winya Road, Winya
	21 RP25312	Beatrice Street, Winya
	22 RP25312	Beatrice Street, Winya
	23 RP25312	Beatrice Street, Winya
	24 RP25312	Beatrice Street, Winya
	34 RP25312	Beatrice Street, Winya
	35 RP25312	Beatrice Street, Winya
	36 RP25312	Beatrice Street, Winya
	37 RP25312	Beatrice Street, Winya
	38 RP25312	Beatrice Street, Winya

	40 RP25312	Beatrice Street, Winya
	301 CG3013	D'Aguilar Highway, Sandy Creek
	5 CG2715	Beatrice Street, Winya
	13 CG2715	Beatrice Street, Winya
	6 RP116091	Beatrice Street, Winya
	7 RP116091	Beatrice Street, Winya
	9 RP116091	Beatrice Street, Winya
	10 RP116091	Beatrice Street, Winya
	11 RP116091	Beatrice Street, Winya
	2 SP101119	D'Aguilar Highway, Winya
	4 SP101119	Neurum Road, Winya
	2 RP108418	D'Aguilar Highway, Neurum Road, Winya
	1 SP225650	Beatrice Street/Neurum Road, Winya

subject to the requirements and conditions contained in the Schedules and Attachments.

#### **SCHEDULE 1 – GENERAL CONDITIONS**

<b>No</b>	<b>Condition</b>	<b>Timing</b>
1.1	Carry out the development in general accordance with the material contained in the development application, supporting documentation and the plan(s) listed below, except where amended by these conditions of approval.	At all times
	Site Setout Plan prepared by Space Frame Design and Construct Solutions dated 2 September 2015 referenced Drawing No. 1075-SK1B Revision B.	
	Environmental Noise Impact Assessment prepared for proposed Production Increases at Kilcoy Pastoral Company Abattoir, dated 24 August 2015, prepared by CRG Acoustics Pty Ltd.	
	Kilcoy Abattoir Odour Study dated 1 September 2015 Job ID. 20413 prepared by Pacific Environment Limited.	
	Kilcoy Abattoir Air Quality Assessment Job ID. 20413 dated 20 November 2015 and prepared by Pacific Environment Limited.	
	Source Emissions Monitoring Report for Kilcoy Pastoral Company Project ID. 09669 dated 24/04/2015 and prepared by Assured Monitoring Group (AMG).	
	Boiler General Arrangement Plan for Coal Fired Boiler Drawing No. NC8/000/1 dated 14/10/88, prepared by NEI Thompson Pty Ltd.	
	Irrigation Management Strategy (IMS) for the Kilcoy Pastoral Company Abattoir dated August 2015, Job No. 66016 prepared by Justin Galloway and Dr. Mike Johns of Johns Environmental Pty Ltd.	
	Kilcoy Pastoral Company Wastewater Treatment Upgrade to 1,250 head/day dated 10 August 2015, Job No. 66016	

	prepared for Department of Environment and Heritage Protection by Drs. Mike Johns and Bronwen Butler of Johns Environmental Pty Ltd.	
	Traffic Impact Assessment for proposed Expansion of Existing Kilcoy Abattoir at 4830 D'Aguilar Highway, Kilcoy dated 26 August 2015, Reference No. 15195 Version 1, prepared for Kilcoy Pastoral Company and prepared by Rytenskild Traffic Group.	
1.2	Comply with relevant provisions of the Former Kilcoy Planning Scheme 2006 (as amended), Planning Scheme Policies and Local Laws.	At all times
1.3	A legible copy of this development approval package is to be available on the premises.	At all times during the construction phase
1.4	Pay to Council any outstanding rates, charges or expenses levied by Council over the subject land.	Prior to commencement of the use
1.5	There is to be sufficient land available to satisfy all conditions of approval and approved technical reports during the continuing approved use.	At all times
<b>SCHEDULE 2 – Engineering</b>		
<i>Assessment Manager</i>		
<b>No</b>	<b>Condition</b>	<b>Timing</b>
2.1	All works are to be designed and constructed in accordance with the requirements of the Somerset Regional Council Development Manual and Standard Drawings.	At all times
2.2	Bear the costs of works carried out to Council and utility services infrastructure and assets, including any alterations and repairs resulting from compliance with these conditions.	Prior to Compliance Assessment
2.3	Obtain Council approval for the demolition or removal of any existing buildings on site necessary for the approved development to proceed.	As part of Operational Works
<b>EARTHWORKS</b>		
2.4	Contaminated material must not be used as fill on the site. Any filling must be undertaken using inert materials only.	At all times
2.5	Any fill, cut and other stored material must be contained within properties comprising the development application. Fill cannot be placed on adjacent properties without providing Council with written permission from the respective property owner(s).	At all times
<b>REFUSE STORAGE AREA</b>		
2.6	Refuse bin storage areas must be provided on the premises within a building, outbuilding or other enclosed structure so that	Prior to commencement of

	it is screened from public view with a minimum 1.5 meter high solid fence or wall.	use
	<b>INDOOR AND OUTDOOR LIGHTING</b>	
2.7	<p>The outdoor lighting of the development must mitigate adverse lighting and illumination impacts by:</p> <ul style="list-style-type: none"> <li>• Not causing nuisance by way of light spill or glare at adjacent properties and roadways.</li> <li>• Providing graduated intensity lighting with lower level brightness at the perimeter of the subject land and higher intensities at the centre of the subject land.</li> <li>• Directing lighting onto the subject land and away from neighbouring properties.</li> <li>• Using shrouding devices to preclude light overspill onto surrounding properties where necessary.</li> <li>• Not operating lighting that uses sodium lights or flare plumes.</li> </ul>	Prior to commencement of use
	<b>STORMWATER</b>	
2.8	Design and construction of all stormwater drainage works must comply with the relevant section/s of the Queensland Urban Drainage Manual (QUDM), Council Planning Scheme Policy No 6 – Standards for Treatment of Stormwater Drainage, and the Somerset Regional Council Development Manual.	As part of Operational Works
2.9	Stormwater Drainage and flows are to have a no worsening effect on adjoining, upstream, or downstream landholders.	At all times
2.10	Convey stormwater flows through the development from the upstream catchment.	As part of Operational Works
	<b>EROSION AND SEDIMENT CONTROL</b>	
2.11	<p>Erosion and sedimentation controls shall be implemented, as necessary, and shall be maintained to Council's satisfaction at all times during the course of the project. Should Council determine that proposed controls are ineffective or a downstream drainage system has become silted, the developer will:</p> <ul style="list-style-type: none"> <li>• Be required to install additional measures.</li> <li>• Be responsible for the restoration work.</li> </ul> <p>Should the developer fail to complete the works determined by Council within the specified time, the Council will complete the work and recover all costs from the developer associated with the work.</p>	At all times
2.12	Measures shall be applied to prevent site vehicles tracking sediment and other pollutants onto adjoining streets during the course of the project, and to prevent dust nuisance.	At all times
2.13	All wastes to be managed in accordance with the relevant	At all times

	legislation and regulations with regulated waste to be disposed of at a licensed facility and general solid waste to be disposed of at approved landfill sites with the contractor covering all costs incurred for the receipt and management of the waste.	
<b>SCHEDULE 3 – Environmental Assessment Manager</b>		
<b>No.</b>	<b>Condition</b>	<b>Timing</b>
3.1	No external speakers or sirens are to be installed on the site.	At all times
3.2	A silencer that provides a noise reduction of 10dB is to be fitted to the potblower discharge.	Prior to commencement of the use; and At all times
3.3	Plant and equipment is to be maintained to ensure that noise emissions are controlled throughout the life of the facility. Regular inspections of plant are to be undertaken, including observations of noise emissions.	At all times
3.4	A contact telephone number of the production manager during business hours / guardhouse after hours is to be provided to occupants of dwellings located across the D'Aguilar Highway from the site, and at 4977 D'Aguilar Highway and 248 Winya Road should they need to discuss a noise issue and B. Kennedy on Kennedy Road.	At all times
3.5	All buildings, structures, fittings, fixtures and grounds forming part of this development approval must be maintained – <ul style="list-style-type: none"> <li>▪ In a serviceable condition; and</li> <li>▪ In a state of good repair and efficient action; and</li> <li>▪ In a clean, sanitary condition; and</li> <li>▪ Free of accumulated disused materials; and</li> <li>▪ Free of vermin and pest infestations.</li> </ul>	At all times
3.6	All construction / demolition or other waste is to be removed from the site and deposited at an approved waste disposal facility in a manner acceptable to Somerset Regional Council unless otherwise authorised by Council.	Prior to commencement of the use
3.7	The operator shall maintain an automatic weather station on the site. The facility shall be sited and operated to the extent possible in accordance with the requirements of Australian Standards AS2922-1987 "Guide for Siting of Sampling Units" and AS2923 "Guide for Measurement of Horizontal Winds for Air Quality Applications". The siting shall be to the satisfaction of the Somerset Regional Council. The weather station must measure at least air temperature, wind speed at ten (10) metres (above ground level), wind direction at ten (10) metres (above ground level) and rainfall. Maintenance of the weather station must be sufficient to achieve a long-term return date for valid data of at least ninety (90) percent. Measurements of	From the commencement of use and the duration of operating the use



	wind speed, wind direction and temperature shall be recorded as 15 minute averages. Measurements of rainfall shall be recorded as daily totals. All measurements shall be kept in electronic format for a minimum of five (5) years and shall be made available to Council officers on request.	
3.8	Develop a Q Fever Management Plan to demonstrate how the operator will minimise the risk of Q Fever from the abattoir operation to surrounding receptors. The Q Fever Management Plan must be produced by an appropriately qualified person.	Within six months from the commencement of the use
<b>SCHEDULE 4 – REFERRAL AGENCY</b> <b>DEPARTMENT OF INFRASTRUCTURE, LOCAL GOVERNMENT AND PLANNING</b> <i>Concurrence Agency Status</i> <i>Agency Response: Recommend Conditions Apply</i>		
4.1	<p>The development application was referred to the Department of Infrastructure, Local Government and Planning (DILGP) under the following provisions of the Sustainable Planning Regulation 2009:</p> <p>Referral trigger:</p> <p>Schedule 7, Table 3, Item 1 – State controlled road Schedule 7, Table 2, Item 1 – Environmentally Relevant Activities.</p> <p>Queensland Department of Infrastructure, Local Government and Planning acted as a concurrence agency under the Sustainable Planning Regulation 2009 (SPR) for the purposes of the <i>Transport Infrastructure Act 1994</i>.</p> <p>The Department has assessed the impact of the proposed development on the State-controlled road network and requires Council to include the ‘conditions of development’ in the Schedules of Approval as indicated on the attached Statement of Reasons. Reference: SDA-1015-024711 dated 28 January 2016.</p> <p>Queensland Department of Infrastructure, Local Government and Planning acted as a concurrence agency under the Sustainable Planning Regulation 2009 (SPR) for the purposes of <i>Environmental Protection Act 1994</i>.</p> <p>The Department has issued Environmental Authority Permit EPPR03536315 for ERA 25-(2c) Meat processing &gt; 50000t yr inc rendering; and</p> <p>ERA 63-(1b)(i) Sewage treatment &gt; 100 to 1500 EP – IT or IR dated 21 January 2016.</p>	
4.2	<p>The Department of Infrastructure, Local Government and Planning Referral Agency response (Conditions, Statement of Reasons and Environmental Authority technical assessments) will be attached to Council’s Decision Notice for DA15422.</p>	
<b>SCHEDULE 5</b> <b>ADVISORY NOTES</b> This approval has effect in accordance with the provisions of <i>Division 5 Section 339</i> of the <i>Sustainable Planning Act 2009</i> . [A copy of Section 339 will be enclosed with the Decision Notice].		

**Relevant Period** - Pursuant to *Section 341* of the 'Act' the approval will lapse if the intensification of the use under the approval does not start within the 'relevant period' – four (4) years starting the day the approval takes effect.

The *Sustainable Planning Act 2009 (SPA)* states that any change to the use or the scale or intensity of the approved use requires the submission of a new development application and subsequent development approval.

Separate development approval is required for any building work and plumbing/drainage work necessitated by the conditions contained in this approval.

Dust pollution arising from the construction and maintenance of the works required by this approval are the applicant's responsibility. The applicant must comply with any lawful instruction from Council's Manager of Operations if in his opinion a dust nuisance exists.

All works shall be carried out in accordance with the *Workplace Health and Safety Act (as amended)* and the *Workplace Health and Safety Regulation (as amended)*.

All building work is to comply with the provisions contained in the Building Act; the Building Regulation, the Building Code of Australia, the Queensland Development Code and relevant Australian Standards.

Pursuant to Division 8 Section 461 of the *Sustainable Planning Act 2009*, the Applicant has the Right of Appeal to the *Planning and Environment Court* regarding any condition of this approval; another matter stated in the development approval and the identification or inclusion of a code under *section 242* of the 'Act'. *[A copy of the Right of Appeal will be enclosed with the Decision Notice]."*

Carried

<b>Subject:</b>	<b>Somerset Libraries' officer report 1 January 2016 - 31 January 2016</b>
<b>File Ref:</b>	<b>Officers report</b>
<b>Action Officer:</b>	<b>Regional Librarian</b>

### Background/Summary

**9289** visits to Somerset Libraries were recorded in the month from 1 January 2016 – 31 January 2016. Over **487** attendances have been recorded at community program sessions and outreach events where library staff presented a variety of literacy opportunities and activities.

### Somerset Libraries' statistical snapshot for 1 January 2016 – 31 January 2016:

Somerset Libraries	January 2015	January 2016
<b>Customer Service</b>		
Visits to library branches (Appendix A)	11448	9289
Enquiries answered	2123	2300
New membership (Appendix B)	89	85
Loans of library stock (Appendix C)	5891	6820

eBook loans (Appendix C)	203	307
eAudio loans (Appendix C)	26	31
Digital magazines (Appendix C)	0	11
<b>Total loans</b>	<b>6120</b>	<b>7169</b>
Reservations of library stock (Appendix C)	916	898
<b>Computer usage</b> (Appendix D)		
Hours of public computer use	788	760
Hours of Broadband for seniors kiosk use	339	409
<b>Total hours of computer usage</b>	<b>1127</b>	<b>1169</b>
<b>IT training</b> (Appendix E)		
BFS Training	16	43
eDevice Training	8	67
<b>Community programs</b> (Appendix F)		
Storytime attendances	247	236
IT training attendances	0	
Outreach and events attendances	47	141
<b>Total community program attendances</b>	<b>294</b>	<b>487</b>

### Summer Reading Club

January 31 saw the Summer Reading Club draw to a close.

Led by the State Library of Queensland, in partnership with the Australian Library and Information Association (ALIA) and other state and public libraries, the Australian Summer Reading Club is an annual program delivered in libraries and online that aims to encourage a continued love of reading and ongoing multi-literacy skills development amongst children and young people during the summer holidays.

Participating libraries receive access to a suite of themed artwork, promotional materials and programming ideas which support the delivery of a high-quality, low cost summer reading club program to children and young people across Australia.

This year's theme was Lost Worlds which gave rise to lots of fun activities including dinosaur bone making.

This year 91 children registered to join the Summer Reading Club with Somerset Libraries with over 400 books read across the region. All joiners and those children who read 10 or more books will be presented with certificates and take part in Summer Reading Club party when school resumes.

### Somerset Conversations

Somerset Libraries host many special events throughout the year for people of all ages. Storytelling, children's holiday activities, community displays, visits from authors, illustrators, and guest speakers.

Meetings are held at the Esk Library on the second Tuesday of each month and at the Kilcoy Library on the last Friday of each month from 10.30am to midday. Guest speakers will feature at each meeting and talk on a variety of topics. Everything from cooking demonstrations to local history, craft, health and wellbeing and learning new technology.

Topics for 2016 include -

**Improving your Memory**

Take part in an online presentation by Lynda.com and discover;

- Memory principles
- Memory techniques
- Using the Numeric Peg System

**Button Jewellery**

Learn how to create a button pendant or bracelet with stainless steel wire and your buttons. A great way to re-use materials into something that can be worn on a daily basis.

**Computer Security and Internet Safety Fundamentals**

Uses Windows 8.1 to cover -

- Securing your computer
- Securing your internet browser
- Staying safe on the internet
- Protecting your Privacy online
- Protecting the privacy of others

**Crafternoon**

Be inspired by some crafty locals demonstrating their skills in arts and crafts. Bring along a project you are working on and share your experience or get advice from others while enjoying a cup of tea or coffee.

**Ipad tips and tricks**

Join us in taking part in an online presentation by Lynda.com and learn about;

- typing on the ipad
- syncing files
- setup and using email and instant messaging
- working with apps
- web browsing
- ipad for work

**Knitting group****Photography 101**

Topics include:

- Carry and hold that DSLR like a pro
- Stabilising the camera: from hands to water glasses to tripods
- Using aperture, shutter speed, and ISO
- What the buttons do
- Manually controlling your autofocus
- Working with flash
- Thinking creatively
- Buying new gear

**Android tips and tricks**

Take part in an online Lynda.com presentation and learn more about your Android phone or tablet. You will need some familiarity with using an android device to take part in this course.

- Working with apps and widgets
- Camera and photo tips
- Recreational activities

*Somerset Conversations* is about engaging the community and creating more awareness of libraries and what they can offer.

**Attachments**

Nil

**Recommendation**

THAT the Somerset Libraries' report 1 – 31 January 2016 be received.

<b>Decision:</b>	Moved - Cr Brieschke	Seconded - Cr Ogg
	"THAT the Somerset Libraries' report 1 – 31 January 2016 be received."	
		<u>Carried</u>

<b>Subject:</b>	<b>Fernvale Hall and Col Powell Park Overall Management Committee - Meeting Report for Meeting held 9 February 2016</b>
<b>File Ref:</b>	<b>Community services - meetings 2015 - 2016 - Fernvale Hall and Col Powell Park Overall Management Committee – Doc Id. 866879, 867531</b>
<b>Action Officer:</b>	<b>MCORP</b>

**Background/Summary**

The quarterly meeting of the Committee was held on Tuesday 9 February 2016.

**Attachments**

Meeting Report for Fernvale Hall and Col Powell Park Reserve Overall Management Committee

Administrator's Report – Fernvale Community Hall and Showgrounds

**Recommendation**

THAT the meeting report for the quarterly meeting of the Fernvale Hall and Col Powell Park Reserve Overall Management Committee held on Tuesday 9 February 2016 be received and adopted.

<b>Decision:</b>	Moved - Cr Hall	Seconded - Cr Ogg
	"THAT the meeting report for the quarterly meeting of the Fernvale Hall and Col Powell Park Reserve Overall Management Committee held on Tuesday 9 February 2016 be received and adopted."	
		<u>Carried</u>

<b>Subject:</b>	<b>Tourism Advisory Committee Meeting - 9 February 2016</b>
<b>File Ref:</b>	<b>Community services - service provision - Tourism Advisory Committee - Doc Id. 866608, 867545, 866633, 866888</b>
<b>Action Officer:</b>	<b>MCORP</b>

### Background/Summary

The meeting of the Committee was held on Tuesday, 9 February 2016.

### Attachments

Meeting Report for the Tourism Advisory Committee Meeting - 9 February 2016

### Recommendation

THAT the meeting report of the Tourism Advisory Committee Meeting held on Tuesday, 9 February 2016 be received, and the following recommendations endorsed:

- (i) THAT Northbrook Parkway be added to the list of sites to have a gateway sign installed, subject to Department of Transport and Main Roads approval.
- (ii) THAT a photograph competition be held, with categories similar to that held in 2012, with the addition of a "representing the region" category. Further, that photographers provide agreement for their entries to be used on gateway signage and in future brochures / promotional material at no cost to Council.
- (iii) THAT Council investigate the possibility of including Col Powell Park or the Department of Transport and Main Roads land beside Fernvale Futures as a proposed RV site (available for stopping overnight).

### Decision:

Moved - Cr Moriarty

Seconded - Cr Ogg

"THAT the meeting report of the Tourism Advisory Committee Meeting held on Tuesday, 9 February 2016 be received, and the following recommendations endorsed:

- (i) THAT Northbrook Parkway be added to the list of sites to have a gateway sign installed, subject to Department of Transport and Main Roads approval.
- (ii) THAT a photograph competition be held, with categories similar to that held in 2012, with the addition of a "representing the region" category. Further, that photographers provide agreement for their entries to be used on gateway signage and in future brochures / promotional material at no cost to Council.
- (iii) THAT Council investigate the possibility of including Col Powell Park or the Department of Transport and Main Roads land beside Fernvale Futures as a proposed RV site (available for stopping overnight)."

Carried

<b>Subject:</b>	<b>Somerset Condensery Gallery Advisory Committee Meeting - 15 February 2016</b>
<b>File Ref:</b>	<b>Community services - meetings - 2015 - 2016 - Somerset Condensery Gallery Advisory Committee - Doc Id. 867964</b>
<b>Action Officer:</b>	<b>MCORP</b>

### Background/Summary

The meeting of the Committee was held on Monday, 15 February 2016.

### Attachments

Meeting Report for the Somerset Condensery Gallery Advisory Committee

### Recommendation

THAT the meeting report of the Somerset Condensery Gallery Advisory Committee Meeting held on Monday, 16 February 2016 be received, and the following recommendations endorsed:

- (i) THAT Cr Helen Brieschke be appointed as Chair of the Somerset Condensery Gallery Advisory Committee.
- (ii) THAT the meetings of the Somerset Condensery Gallery Advisory Committee meetings be held quarterly at 3pm Monday, on the last Monday of the month, at the Somerset Region Art Gallery – The Condensery.
- (iii) THAT the opening hours of the Somerset Region Art Gallery – The Condensery remain as Wednesday through to Sunday, 9am – 5pm Wednesday to Friday and 9am – 2pm on Saturday and Sunday.
- (iv) THAT five (5) exhibitions of two (2) month duration be held per year, with the Somerset Region Art Gallery – The Condensery to be closed on the weekdays for one (1) week between exhibitions.

<b>Decision:</b>	Moved - Cr Moriarty	Seconded - Cr Bechly
	<p>“THAT the meeting report of the Somerset Condensery Gallery Advisory Committee Meeting held on Monday, 16 February 2016 be received, and the following recommendations endorsed:</p> <ul style="list-style-type: none"> <li>(i) THAT Cr Helen Brieschke be appointed as Chair of the Somerset Condensery Gallery Advisory Committee.</li> <li>(ii) THAT the meetings of the Somerset Condensery Gallery Advisory Committee meetings be held quarterly at 3pm Monday, on the last Monday of the month, at the Somerset Region Art Gallery – The Condensery.</li> <li>(iii) THAT the opening hours of the Somerset Region Art Gallery – The Condensery remain as Wednesday through to Sunday, 9am – 5pm Wednesday to Friday and 9am – 2pm on Saturday and Sunday.</li> <li>(iv) THAT five (5) exhibitions of two (2) month duration be held per year, with the Somerset Region Art Gallery – The Condensery</li> </ul>	

Carried



"THAT the Meeting Report for the quarterly meeting of the Esk Racecourse Advisory Committee held on Tuesday, 16 February 2016 be received and the following recommendation noted:

- (i) THAT Council consider increasing the casual hirer charge for Area 2 from \$163 to \$250, when reviewing its fees and charges for 2016 / 2017."

Carried

<b>Subject:</b>	<b>Application for Get Playing Plus Round 2</b>
<b>File Ref:</b>	<b>Somerset Regional Council - Grants and Subsidies - Programs - Get Playing Plus</b>
<b>Action Officer:</b>	<b>SRO</b>

### Background/Summary

Council decision on Wednesday 23 September, 2015 indicated:

*"THAT Council submit a Registration of Interest in Round 2 of Get Playing Plus for upgrades to Lowood Recreation Complex/Reserve. These upgrades would include a new youth field, with water and fencing, and additional lighting and car parking to the value of \$450,000. Council contribution for this project would be approximately \$150,000."*

Following this decision, the SRO submitted an expression of interest to the Queensland Government for Round 2 of *Get Playing Plus* for upgrades to Lowood Recreation Reserve in October 2015.

Correspondence received on 3<sup>rd</sup> February, 2016 from Department of national Parks, Sport and Racing indicates that Council was successful in the registration of interest in Round 2 of *Get playing Plus*.

Specific guidelines around the *Get Playing Plus* grant specify that with a population of less than 40,000 people, a funding contribution ratio of 1:2 is provided by the department. Organisations must secure remaining funds required to complete the project, including any ineligible costs.

### Attachments

Nil

### Recommendation

THAT Council submits a project proposal for Round 2 of *Get Playing Plus*.

THAT Council confirm own source funding contributions equal to \$150,000, or 1:2 funding, for costs to upgrades to Lowood Recreation Complex/Reserve.

<b>Decision:</b>	Moved - Cr Bechly	Seconded - Cr Ogg
	"THAT Council submits a project proposal for Round 2 of <i>Get Playing Plus</i> .	
	THAT Council confirm own source funding contributions equal to	

\$150,000, or 1:2 funding, for costs to upgrades to Lowood Recreation Complex/Reserve."

Carried

<b>Subject:</b>	<b>Somerset Youth Career Expo 2016</b>
<b>File Ref:</b>	<b>Officers Report</b>
<b>Action Officer:</b>	<b>YDO</b>

### Background/Summary

#### *Current school career expos*

Currently the three high schools in the Somerset region host annual career expos for their respective students. These career expos are usually held in conjunction with subject selection information nights. Whilst these career expos are informative and relevant to the students at these high schools, they are restrictive in terms of their audience and they are obviously school-retention focused.

#### *Proposed Somerset Youth Career Expo*

I have approached the principals of both Lowood and Toogoolawah State High Schools, (Kilcoy principal was not available), and they are supportive of a Somerset Regional Council initiated youth career expo. This is because a youth career expo hosted by Council can be more inclusive for young people, regardless of their school attendance or enrolment, and more inclusive for local businesses to attend who may have employment opportunities for young people.

The proposed Somerset Youth Career Expo also has the potential to include information regarding the various alternative education options for young people (including young adults <25 years) who are not engaged in mainstream education or training.

Potential stakeholder attendees for education options could include, but are by no means limited to:

- Ipswich Flexi School
- BoysTown (Youth Skills Program)
- Challenge Employment and Training (Empowering Youth Initiatives)
- Tafe South West
- Get Set for Work providers
- EVOCCA College
- Apprenticeships Queensland
- Open Universities Australia (OUA)
- Australian Council for Private Education and Training (ACPET)
- University of Southern Queensland (USQ)
- University of Queensland (UQ)
- University of the Sunshine Coast (USC)
- National Disability Support Coordination Officers (for youth transition support where appropriate)

In order to engage the most vulnerable/relevant young people in this field, YDO's strategy would be to showcase 'alternative' careers, such as police force, defence force, professional skateboarding, tattoo artists, street artists, automotive industry providers, dance instructors or troupes, jewellery making, music industry providers, illustrators, graphic design.

The only foreseen cost associated with this event would be the hire fee for the Somerset/Esk Civic Centre (\$273 - attached) and any associated advertising or promotional costs (printing).

Anglicare Southern Queensland and Evocca College have kindly offered to donate sausages and bread for a free sausage sizzle at this event, if Council can provide the SCOT trailer.

YDO would rely on assistance and support from Council's SRO for this event.

Tentative date of Sunday 10 April 2016 has been selected for a number of reasons, including the availability of the Somerset Civic Centre, commencement of National Youth Week (8 April – 17 April) and attempting to engage parents and caregivers by not scheduling this event on a working business day.

#### Attachments

Somerset Civic Centre hire agreement and quote.

#### Recommendation

THAT Council approve the Youth Development Officer arranging and hosting the 2016 Somerset Youth Career Expo.

<b>Decision:</b>	Moved - Cr Brieschke	Seconded - Cr Whalley
	"THAT Council approve the Youth Development Officer arranging and hosting the 2016 Somerset Youth Career Expo."	
		<i><u>Carried</u></i>

<b>Subject:</b>	<b>Contract Extension - Fernvale Indoor Sports Centre</b>
<b>File Ref:</b>	<b>Somerset Regional Council - Venue Management - Doc Id. 733888</b>
<b>Action Officer:</b>	<b>Chris Payne, Manager Corporate and Community Services</b>

#### Background/Summary

Contracts for the operation of Council's swimming pools and indoor sports centres are due for renewal, by tender, this year. All centres other than the Fernvale Indoor Sports Centre, have contract expiry dates of 31 August 2016. The Fernvale Indoor Sports Centre contract expires on 30 June 2016.

In order to align these contracts, it is proposed to extend the existing contract for the Fernvale Indoor Sports Centre by two (2) months.

#### Attachments

Nil

#### Recommendation

THAT Council extend the existing contract with Belgravia Health and Leisure Group Pty Ltd for the operation of the Fernvale Indoor Sports Centre until 31 August, 2016.

<b>Decision:</b>	Moved - Cr Whalley	Seconded - Cr Hall
	<p>"THAT Council extend the existing contract with Belgravia Health and Leisure Group Pty Ltd for the operation of the Fernvale Indoor Sports Centre until 31 August, 2016."</p> <p style="text-align: right;"><u>Carried</u></p>	

<b>Subject:</b>	<b>Prenzlau Road - Widening</b>
<b>File Ref:</b>	<b>Governance - reporting - officer reports (864422)</b>
<b>Action Officer:</b>	<b>Michael Kinion</b>

#### Background/Summary

At Councils Ordinary Meeting 27 January 2016 Council officers were asked to:

*"THAT a report be prepared outlining the costings with regard to the widening of the shoulder of Prenzlau Road, on the hill before the school, as there are cyclists and horse riders who use that road, and there is no line of sight and no room for them to get off the road, for the Forward Works list."*

Prenzlau Road currently has a project on Council's Forward Works List for widening the roadway in two stages:

1. Stage 1 is from Bichels Road towards the Prenzlau State School (approximately 1.3km) at an estimated cost of \$260,000.
2. Stage 2 is from Prenzlau State School towards Herrmanns Road (approximately 1.8km) at an estimated cost of \$360,000.

This report is considered to complete the request for a report on this matter.

#### Attachments

Nil

#### Recommendation

THAT the information be received.

<b>Decision:</b>	Moved - Cr Moriarty	Seconded - Cr Ogg
	<p>"THAT the information be received."</p> <p style="text-align: right;"><u>Carried</u></p>	

<b>Subject:</b>	<b>Road Maintenance Performance Contract - Kilcoy Murgon Road, Gravel Section</b>
<b>File Ref:</b>	<b>Roads - maintenance - state controlled roads - rmpc</b>
<b>Action Officer:</b>	<b>WM</b>

#### Background/Summary

Council undertakes road maintenance activities on Kilcoy Murgon on behalf of the

Department of Transport and Main Roads (TMR) in accordance with the Road Maintenance Performance Contract.

In an attempt to maximise maintenance dollars and increase pavement durability, Council Engineers approached TMR about trialling a stabilising agent on various chainages within the gravel section on Kilcoy Murgon Road. The North Coast TMR have approved the use of Polycom stabilisation agent for trialling and therefore requested that this product be used. Council has also trialled this product on a Council gravel road in mid 2015, and based on monitoring to date is proving very effective.

The Polycom stabilising agent is solely supplied in Queensland by Seals Brisbane Pty Ltd. A quote has been received from Seals Brisbane with a supply and spread rate of \$1.80 excl GST per square metre based on a pavement incorporation depth of 150mm. The estimated area to be treated is 21,000 square metres, resulting in an estimated cost of \$37,800 excl GST. Council is advised that the final cost will be dependent upon the final treated area, which may vary due meet site conditions.

As this cost exceeds the provisions of Council's purchasing policy, it is therefore appropriate that in accordance with the Local Government Regulation 2012, Section 235, part (a) that Council resolves to procure Polycom stabilising agent from Seals Brisbane Pty Ltd for stabilising works on Kilcoy Murgon Road as requested by TMR as the only known supplier offering the required specialised stabilising agent for an estimated cost of \$37,800 exclusive of GST.

#### Attachments

Nil

#### Recommendation

THAT in accordance with the Local Government Regulation 2012, Section 235, part (a) that Council procures specialised stabilising agent from Seals Brisbane Pty Ltd for stabilising works on Kilcoy Murgon as the only known supplier offering the required Polycom stabilising agent for an estimated cost of \$37,800 exclusive of GST.

#### Decision:

Moved - Cr Whalley

Seconded - Cr Brieschke

"THAT in accordance with the Local Government Regulation 2012, Section 235, part (a) that Council procures specialised stabilising agent from Seals Brisbane Pty Ltd for stabilising works on Kilcoy Murgon as the only known supplier offering the required Polycom stabilising agent for an estimated cost of \$37,800 exclusive of GST."

Carried

<b>Subject:</b>	<b>Quotation 941 - Design, Supply and Installation Playground at Bellbird Park, Jimna</b>
<b>File Ref:</b>	<b>Corporate Management - Tendering-Quotations/2015-2016 - Quotations - Numbered/Quotation 941- Quotation 941 - Design - Supply and Install Playground at Bellbird Park Jimna (Localbuy)</b>
<b>Action Officer:</b>	<b>WM</b>

#### Background/Summary

A request for quotation was sought under Local Buy Contract BUS244-0314 – Supply of

Open Spaces, Parks, Gardens and All Ability Playgrounds (Works) from five suppliers for the replacement of the existing playground Bellbird Park, Jimna.

Quotations closed on Monday 1 February 2016 and submissions were received from all five suppliers.

Suppliers were asked to provide one playground design. However suppliers that are agents for more than one playground manufacturer were permitted to provide one design for each playground manufacturer.

A detailed specification for the playground was provided to suppliers including the requirement for all playground designs complying with the relevant Australian Standards. The playgrounds designs and supporting information were assessed by Council's Parks and Gardens Foreman based on the following criteria:

1. Overall design and integration with surrounding parkland
2. Play value, variety and range of play components
3. Construction, robustness and vandal resistance
4. Conformance to project budget (\$60,000)

A summary of the results of the assessment is attached for Council's information.

Based on the assessment of designs and supporting information submitted Forpark Australia is considered to offer Council the best value for money.

Council may recall that Forpark Australia was the supplier that designed, supplied and installed the playground in Clock Park, Lowood and Stumer Park, Fernvale in the recent past.

#### Attachments

Summary of supplier assessment  
Copy of designs provided by suppliers

#### Recommendation

THAT Council accepts the offer submitted by Forpark Australia for the design, supply and installation of the playground at Bellbird Park, Jimna for a total amount of \$59,997.30 including GST and for the work to be funded from the capital works budget allocation for this project.

#### Decision:

Moved - Cr Hall

Seconded - Cr Brieschke

"THAT Council accepts the offer submitted by Forpark Australia for the design, supply and installation of the playground at Bellbird Park, Jimna for a total amount of \$59,997.30 including GST and for the work to be funded from the capital works budget allocation for this project."

Carried

<b>Subject:</b>	<b>Road Lighting - Fulham Street, Toogoolawah</b>
<b>File Ref:</b>	<b>Roads - Design and Construction - Street Lighting</b>
<b>Action Officer:</b>	<b>GJL</b>

### Background/Summary

Council Officers received a service request (Doc Id 864312) for a streetlight to be installed at Unit 2, 99 Fulham Street, Toogoolawah because the owner is having trouble seeing as he drives out of his driveway at night.

Council Officer undertook an inspection of the area to see if there were any suitable locations where a streetlight might be installed and how these locations fit within Council previous direction of the location of street lights. On inspection of the area it was noted that there were some existing power poles in the vicinity that were carrying low voltage power supply. The closest of these poles (P781823) was located adjacent to the property boundary and driveway of 97 Fulham Street approximately 10m from the driveway of the requestor at 99 Fulham Street. This power pole (P781823) is located close to the property boundary and is further from the road edge than is usually the case with street lighting and would therefore not provide the required lighting to the street. Due to its location close to the property boundary the placement of the usual type of outreach mounted light may cause unwanted light spillage onto the neighbouring property.

Council has not in the past directed that street lighting be provided for the purpose of driveway illumination. Lighting would normally be considered at intersections and mid-block where the intersection spacing is greater than 200m. There is currently no street light at the Fulham Street/Eskdale Road intersection, if Council were to place a light at this location sometime in the future, the requestors driveway is approximately 80 metres from the intersection.

Council officers next looked at the provision of a new pole with light closer to the street and driveway of 99 Fulham Street. The cost to provide this new pole and light would be approximately \$15,000-\$17,000, which included Energex design and construction fees.

Council officer noted that a new pole and lighting arm would be more beneficial if were located as flag lighting, at the intersection of Fulham Street and Eskdale Road

Options available to Council include:

- Do not provide a streetlight at this location.
- A light be installed by Energex on pole P781823.
- That an item be placed onto Council Forward Works list to install new pole and light adjacent to property at approximate cost of \$15,000 - \$17,000.
- That an item be placed onto Council Forward Works list to install new pole and flag light at the corner of Fulham Street and Eskdale Road at approximate cost of \$15,000 - \$17,000.

### Attachments

Sketch – 99 Fulham Street, Toogoolawah

### Recommendation

THAT Council does not provide a streetlight at this location.

<b>Decision:</b>	Moved - Cr Bechly	Seconded - Cr Ogg
	"THAT Council does not provide a streetlight at this location."	
	<u>Carried</u>	

<b>Subject:</b>	<b>Contractual matter - Somerset Dam public amenities</b>
<b>File Ref:</b>	<b>Corporate management - quotations</b>
<b>Action Officer:</b>	<b>MOPER</b>

### Background/Summary

Council resolved as follows on 17 December 2015 in relation to Somerset Dam public amenities:

*"THAT Council enter into an agreement with the campground operator or his/her successors with six (6) month exit clauses for both parties at a cost of \$15,000 per annum indexed at CPI."*

A copy of the agenda item is attached regarding the history of this matter.

Council has received a retrospective invoice from the operator from September 2013.

Officers seek clarification as to whether this is consistent with Council's intent.

The reference to "six month exit clauses" in the resolution implies that retrospective application over 30 months was not Council's intent and Council intended dealing with the matter prospectively.

Should Council wish to deal with matter retrospectively, the following should potentially be adopted consistent with section 235 of the Local Government Regulation 2012:

*"THAT to remove any doubt, Council endorses the decision to engage the services of FNQ Agri Trading Pty Ltd trading as SEQ Lakeside Escapes to provide public amenity services in Somerset Dam township as required effective from September 2013 without first inviting written quotes because Council resolves that there is only 1 supplier reasonably available to provide these services in that location."*

### Attachment

Decision notice of 17 December 2015

### Recommendation

THAT to remove any doubt, Council endorses the decision to engage prospectively the services of FNQ Agri Trading Pty Ltd trading as SEQ Lakeside Escapes to provide public amenity services in Somerset Dam township as required without first inviting written quotes because Council resolves that there is only 1 supplier reasonably available to provide these services in that location.

<b>Decision:</b>	Moved - Cr Moriarty	Seconded - Cr Ogg
	"THAT to remove any doubt, Council endorses the decision to engage prospectively the services of FNQ Agri Trading Pty Ltd trading as	



SEQ Lakeside Escapes to provide public amenity services in Somerset Dam township as required without first inviting written quotes because Council resolves that there is only 1 supplier reasonably available to provide these services in that location.

THAT Council officers attempt to negotiate a settlement from September 2013 to when the new agreement was entered into, based on past usage which is less than the anticipated usage once improvements are constructed."

Carried

<b>Subject:</b>	<b>Mahons Road Closed Section</b>
<b>File Ref:</b>	<b>Roads - maintenance - roads</b>
<b>Action Officer:</b>	<b>DDE</b>

#### **Background/Summary**

During the 2011 floods, sections of Mahons Road were damaged with further damage occurring in the 2013 event. Council made a submission under the Natural Disaster Relief and Recovery Arrangements for restoration of the damaged sections of Mahons Road. Following investigation of differing options (747990) and a public meeting, Council resolved on 9 July 2014 (763674):

*"THAT Council resolve not to proceed with works to construct Mahons Road on a new Vineyard Road alignment but submit another VfM alternative to QRA for consideration based on the construction of a more flood resilient alternative route via West Road including the works to stabilise the existing slips and construct proper cul-de-sacs at each end of the existing section of Mahon Road which will remain open with the damaged sections being closed to all traffic."*

Mahons Road has subsequently been stabilised by contractors at the existing slips to allow access for utilities and local traffic with a road block with gate being placed in the vicinity of unnamed road 5129.

On 21 December 2015 Council received a Customer Service Request (CSR) advising that the gate on Mahons Road had been removed and that traffic was using the road. Upon inspection, it was confirmed that persons unknown had removed the gate and supporting attachments. During that inspection it was also noted that the failed sections of Mahons Road had been reconstructed to a 4m sealed standard.

As this was thought to be not in accordance with the approved restoration plan, comment was sought from Council's Flood Restoration Engineer. He advised that that his direction was to reinstate Mahons Road in the area of the slips to protect public utilities that ran in the road reserve and to close Mahons Road to through traffic. In his opinion the work done stabilized the slip sections, placing concrete blocks, installing a gate and the placement of road closed signs effectively closed the road.

The concern staff have is around the perception of Council's stated position on the work to be undertaken as opposed to the works as they were installed.

The original plan was to create two cul-de-sacs with a section of closed road between them. This was put to QRA and it was established that the proposal did not fit the restoration of

public asset test and would not be eligible for funding under NDRRA. The actual works undertaken were approved by QRA as the road either side of the single closure point remained open to the public.

Council's direction is sought on the following matters:

- Should the gate and locks be reinstated? This may not be effective as the equipment may again be taken.
- Should the gate be replaced with a concrete block? The current gate was installed as a result of landholder request, should this be the preferred action, it is recommended that consultation be undertaken with the adjacent landholder to establish their concerns before any changes are made.
- Now that the flood restoration work has been acquitted, Council may wish to undertake the construction of two cul-de-sacs as initially proposed. This may be problematic as there may still be a need for landholders to access past these points into the closed section. This may mean the road could still be used by others or if gated then the gates may be stolen.
- The road is passable and could be re-opened. The work that was done in the slip section was done to a high standard and the road should perform satisfactorily, however due to the depth of fill and the soil type in the area, the section of road adjacent to Lockyer Creek would be prone to damage and subsidence in future flood events. Council may consider it appropriate to place a load limit of say 10 tonne on the road in an attempt to limit the negative impacts on the new sections adjacent to the creek.

It is noted that prior to the 2011 flood event, Mahons Road had a traffic count of 115 vehicles per day (vpd) with 4.2% heavy vehicles. If Mahons Road were to remain open, it would be expected that traffic along the road would still be similar. With the normal growth in traffic volumes it is expected that one day the volume will exceed 150 vpd, which is Council current trigger for consideration of an upgrade to two lanes. The current road reserve would not allow for a widening without resumption.

#### Attachments

Mahons Road Vicinity Map  
Doc 747990  
Doc 763674  
Doc 867912  
Doc 867639

#### Recommendation

THAT Council consults with the adjacent landholders with a view to placing a concrete block in place of the gate to close Mahons Road at the location of the current gated closure.

#### Decision:

Moved – Cr Brieschke

Seconded - Cr Hall

"THAT Council consults with the adjacent landholders with a view to placing a concrete block in place of the gate to close Mahons Road at the location of the current gated closure."

Carried

<b>Subject:</b>	<b>Clarendon Road Intersection Improvements</b>
<b>File Ref:</b>	<b>Roads - Design and Construction - Roads</b>
<b>Action Officer:</b>	<b>MOPER</b>

### **Background/Summary**

At Council's Workshop held on Wednesday, 11 November 2015, an officer's report was presented providing concept design options for the intersection at Clarendon Road at Patrick Estate Road, Lowood for Council consideration.

Design Option 01 was a 24m inside diameter roundabout with a 6m width circulatory traffic lane.

The benefits of a roundabout are that it allows continuous free flow of traffic, whilst enhancing the safety performance of this intersection. Compared to a T- junction, traffic signals and other intersections, roundabouts have been found to reduce the likelihood and severity of collisions by reducing traffic speeds and minimizing T-bone and head-on collisions.

The entry and exits to this roundabout have been designed to provide a 60kph approach speed; this will provide a safer free flow arrangement whilst continuing to provide a semi-urban feel to this intersection. The visibility to all three arms meets the requirements for a 60kph design speed, ensuring greater safety than existing intersection layout.

The design of this roundabout is made up of a central island with the first 2m width being constructed with raised concrete or raised pavement markings to allow this area to be utilized by larger articulated vehicles. As the traffic volumes on Clarendon Road and Patrick Estate Road are an approximate even split, a roundabout would allow for future growth prioritisation. A roundabout would also provide a visual and physical transition from a rural to urban area.

Additional signage would be required at a roundabout intersection to maintain a level of safety and lighting of this roundabout would be required which incurs an extra cost upfront than a single flag light design, at a minimum, which would be required for a T intersection.

Design Option 02 is a rural channelized T junction (short lane type) which has been designed to match the current posted speed of 80kph. Design option 02 requires more new pavement than the roundabout option.

The left turn lane from Lowood into Clarendon Road has been designed to a shorter length due to the existing radius of the through carriageway on Patrick Estate Road. This creates sub-standard radii on the tapers of the through lane.

The radius of Patrick Estate Road will also cause some issues for the right turning vehicles into Clarendon Road as vehicles in the right turn lane will experience adverse superelevation as they negotiate this turning maneuver.

Design Option 3 was also considered to have Clarendon Road as the through road. However this option was not taken to concept plan stage as Patrick Estate Road is the existing through road and traffic going from Lowood to Coominya are more likely to use, the more suitable, Patrick Estate Road.

Work has now been completed on the detailed design, which has achieved all of the

features highlighted in the concept design. Formal endorsement of the roundabout proposal is now being sought.

#### Attachments

Clarendon Road Intersection - Design Option 01 - Roundabout

#### Recommendation

THAT Council endorses the design of a 24m inside diameter roundabout with a 6m width circulatory traffic lane as shown on the attached Design Option 01, for the upgrade of the Clarendon Road / Patrick Estate Road intersection.

<b>Decision:</b>	Moved - Cr Hall	Seconded - Cr Ogg
	<p>"THAT Council endorses the design of a 24m inside diameter roundabout with a 6m width circulatory traffic lane as shown on the attached Design Option 01, for the upgrade of the Clarendon Road / Patrick Estate Road intersection."</p>	
	<u>Carried</u>	

#### Staff Service Presentations

The Mayor presented staff service certificates and gifts to –

- Mrs Debbie Chandler (Customer Service Administrator / Operations Works) in recognition of 20 years service to Council.
- Mr Robert Bain (Chief Executive Officer) in recognition of 15 years service to Council.

#### New Staff Presentations

Manager HR and Customer Service, introduced the following staff to Council –

- Ms Alexandra Cova - Fulltime trainee - Customer/Corporate Services
- Ms Breanna Daniells - Fulltime trainee - Planning and Development
- Mr Aldo Villari - Temporary Sport and Recreation Officer
- Mr David Wiseman - Regulatory Services Officer
- Ms Jaslyn McClear - Fulltime trainee - Tourism/Communications (not in attendance)

#### Adjournment of Meeting

The meeting adjourned at 10.15am for morning tea, resuming at 10.40am.

#### Visitors to Meeting

Ms Amy MacCartie from the Department of Natural Resources and Mines attended and addressed Council on vegetation management matters generally and in the Somerset region.

<b>Subject:</b>	<b>Community Assistance Grants - Somerset Excellence Bursary 2015 - 16 - Taylah Smith - Doc Id 867521</b>
<b>File Ref:</b>	<b>Community Relations - Sponsorships - Somerset Excellence Bursaries</b>
<b>Action Officer:</b>	<b>MHRCS</b>

### Background/Summary

Council has received an application for financial assistance from Sue Smith on behalf of her daughter, Taylah Smith from Kilcoy. Taylah has been selected as a member of the Queensland State Sporting Team and has been invited to attend the 2016 New South Wales State Sporting Championships being held in Quirindi, 10 - 17 April 2016.

Taylah competed in many competitions in 2015. Gaining 3<sup>rd</sup> place in the Queensland State Championships and 1<sup>st</sup> place overall in the Queensland Mounted Games. When competing in gymkhanas Taylah always places first.

Taylah was the recipient of a National Level grant in March 2014 competing in the International Tentpegging Junior Championships held in Caboolture.

This application is considered as part of the Community Assistance Grant Policy which provides for a payment of \$300 for State Level representation.

### Attachments

Nil

### Recommendation

THAT Council approve the application as summarised in this report and grant a State Level Sporting Excellence grant of \$300 to Sue Smith, on behalf of her daughter Taylah Smith, who has been invited to attend the 2016 New South Wales State Sporting Championships being held in Quirindi, 10-17 April 2016.

<b>Decision:</b>	Moved - Cr Moriarty	Seconded - Cr Brieschke
------------------	---------------------	-------------------------

"THAT Council approve the application as summarised in this report and grant a State Level Sporting Excellence grant of \$300 to Sue Smith, on behalf of her daughter Taylah Smith, who has been invited to attend the 2016 New South Wales State Sporting Championships being held in Quirindi, 10-17 April 2016."

Carried

<b>Subject:</b>	<b>Community Assistance Grants 2015 - 16 - Summary of Applications - Funding Round Closing 5 February 2016</b>
<b>File Ref:</b>	<b>Community Relations - Sponsorships - Donations</b>
<b>Action Officer:</b>	<b>MHRCS</b>

### Background/Summary

A total of eight (8) complete applications were received for Round 3 of 2015-2016 financial year.

The budget allocation for 2015-2016 financial year is \$149,000.

Available funds as of 17 February 2016 are \$94,571.80. Given the total recommendations for funding from this round total \$5,850, there would be a remaining available balance of approximately \$88,721.80 for the remainder of the current financial year should all applications be approved.

#### Attachments

Individual applications for funding through the Community Assistance Grant scheme are summarised below for information only.

Doc #	Applicant	Amount requested	Amount recommended for approval
866463	Glamorgan Vale Community Hall Assoc	\$ 500	\$ 500
866332	F.A.U.N.A (Fostercare of Australia Unique Native Animals Assoc.)	\$500 – 5,500	\$ 500
866652	Lowood Show Society Inc	\$ 800	\$ 800
864525	Esk Pastoral, Agricultural and Ind Assoc	\$ 800	\$ 800
866104	Equine Learning for Futures Inc	\$ 2,560	\$ 1,000
865426	Toogoolawah District Men's Shed Inc	\$ 4,499	\$ 2,250
865567	Kilcoy Meals on Wheels	\$ 1,500	0
865270	Caboonbah Undenominational Church Inc	\$ 5,500	0
		<b>\$ 21,659</b>	<b>\$ 5,850</b>

**Subject:** Community Assistance Grants 2015 - 16 - Glamorgan Vale  
Community Hall Assoc Inc - Doc Id 866463  
**File Ref:** Community Relations - Sponsorships - Donations  
**Action Officer:** MHRCS

#### Background/Summary

Contribution to the cost of entertainment at the Easter Carnival 2016

Amount requested:	\$	500
Total cost of project:	\$	8,889
Amount recommended to be granted:	\$	500

#### Assessor's Summary

The applicant states the Glamorgan Vale Community Hall Easter Carnival is an entertaining event that can be enjoyed by the whole community. The carnival creates a friendly atmosphere for children and adults alike.

Through the work of members of the Glamorgan Vale Community Hall committee, including the benefit of a Community Assistance Grant, the group feel proud to be able to offer an affordable event for families to enjoy. Easter carnivals at Glamorgan Vale Hall are always very well patronised by the community.

#### Attachments

Nil

#### Recommendation

THAT the application as summarised in this report be approved for funding and \$500 be granted through the Community Assistance Grants budget allocation; plus GST if applicable, to assist with the cost associated with providing entertainment at the Easter Carnival 2016.

<b>Decision:</b>	Moved - Cr Hall	Seconded - Cr Whalley
	<p>"THAT the application as summarised in this report be approved for funding and \$500 be granted through the Community Assistance Grants budget allocation; plus GST if applicable, to assist with the cost associated with providing entertainment at the Easter Carnival 2016."</p> <p style="text-align: right;"><u>Carried</u></p>	

<b>Subject:</b>	<b>Community Assistance Grants 2015 - 16 - FAUNA (Fostercare of Australia Unique Native Animals Assoc.) - Doc Id 866332</b>
<b>File Ref:</b>	<b>Community Relations - Sponsorships - Donations</b>
<b>Action Officer:</b>	<b>MHRCS</b>

#### Background/Summary

Grant to assist with the costs of holding Somerset Winter Wildlife Festival on Sunday, 10 July 2016.

Amount requested:	\$	500 to 5,500
Total cost of project:	\$	5,500
Amount recommended to be granted:	\$	500

#### Assessor's Summary

The group wish to hold a community event utilising the Fernvale Community Hall and surrounding parklands. They wish to highlight awareness of and educate the public about Somerset Region wildlife and provide the public with an opportunity to assist with two local wildlife groups with membership, support and/or donations.

This event was run last year and was well attended by the community particularly in the morning hours with an estimated 250-300 visitors throughout the day. Relying on feedback and organisational review from the day, the group committees have decided to run the event again this year with changes to maximise the number of attendees.

The group are seeking larger external grants and sponsors to enable them to hire more interactive wildlife displays which were very popular to encourage higher attendance and funding to allow more signage and advertising.

**Attachments**

Nil

**Recommendation**

THAT the application as summarised in this report be approved for funding and \$500 be granted through the Community Assistance Grants budget allocation; plus GST if applicable to assist with the costs of holding Somerset Winter Wildlife Festival on Sunday, 10 July 2016.

**Decision:**

Moved - Cr Brieschke

Seconded - Cr Moriarty

"THAT the application as summarised in this report be approved for funding and \$500 be granted through the Community Assistance Grants budget allocation; plus GST if applicable to assist with the costs of holding Somerset Winter Wildlife Festival on Sunday, 10 July 2016."

Carried

<b>Subject:</b>	<b>Community Assistance Grants 2015 - 16 - Lowood Show Society Inc - Doc Id 866652</b>
<b>File Ref:</b>	<b>Community Relations - Sponsorships - Donations</b>
<b>Action Officer:</b>	<b>MHRCS</b>

**Background/Summary**

To assist with the cost associated with the photography section at the 2016 Lowood Show.

Amount requested:	\$	800
Total cost of project:	\$	800
Amount recommended to be granted:	\$	800

**Assessor's Summary**

The photography section incorporates the best of the Somerset Region's photographers.

There are many budding amateur photographers and showcasing their photos at the annual show allows patrons view their work.

**Attachments**

Nil

**Recommendation**

THAT the application as summarised in this report be approved for funding and \$800 be granted through the Community Assistance Grants budget allocation; plus GST if applicable, to assist with the cost associated with the photography section at the 2016 Lowood Show.

**Decision:**

Moved - Cr Whalley

Seconded - Cr Hall

"THAT the application as summarised in this report be approved for



Carried

*Carried*





**Assessor's Summary**

The group would like to provide \$30 fuel vouchers to supplement the fuel cost of each of the 50 volunteer drivers. The drivers operate on a roster and use their own car to deliver Meals on Wheels to between 15 to 25 clients per day 5 days a week. The drivers travel an average of 60 km each day.

Many of the volunteers are elderly and live entirely on their old age pension.

**Attachments**

Nil

**Recommendation**

THAT the application as summarised in this report not be approved for funding through the Community Assistance Grants budget allocation.

<b>Decision:</b>	Moved - Cr Hall	Seconded - Cr Ogg
	<p>"THAT the application as summarised in this report not be approved for funding through the Community Assistance Grants budget allocation."</p> <p style="text-align: right;"><u>Carried</u></p>	

<b>Subject:</b>	<b>Community Assistance Grants 2015 - 16 - Caboonbah Undenominational Church Inc - Doc Id 865270</b>
<b>File Ref:</b>	<b>Community Relations - Sponsorships - Donations</b>
<b>Action Officer:</b>	<b>MHRCS</b>

**Background/Summary**

Grant to assist with the costs of purchasing a ride-on mower and upgrade security door on storage area.

Amount requested:	\$	5,500
Total cost of project:	\$	6,300
Amount recommended to be granted:	\$	0

**Assessor's Summary**

The group approached Council requesting that their church grounds, area around the public toilet and Council easement be mowed when Council mow the Caboonbah Cemetery. Council informed the group that due to budgetary restraint they were unable to assist with this request.

The group obtained quotes from local contractors and were quoted \$5,400 per year to maintain the grounds.

As a result it would be more feasible for the group to purchase a mower, and upgrade the security on where the mower would be stored.

**Attachments**

Nil

**Recommendation**

THAT the application as summarised in this report not be approved for funding through the Community Assistance Grants budget allocation.

**Decision:**

Moved - Cr Bechly

Seconded - Cr Ogg

“THAT the application as summarised in this report not be approved for funding through the Community Assistance Grants budget allocation.

THAT Council mow the access to the cemetery.”

Carried

**Subject:** Recruitment and Selection Policy - HR/013  
**File Ref:** HR Policies  
**Action Officer:** MHRCS

**Background/Summary**

Somerset Regional Council (“Council”) has not previously adopted a recruitment and selection policy in any form.

A policy has been developed to ensure Council recruits and selects employees of the highest calibre in an effective and efficient manner meeting relevant legislative requirements and with adherence to merit principles.

**Attachments**

Proposed Somerset Regional Council Recruitment and Selection Policy – HR/013

**Recommendation**

THAT THE Recruitment and Selection Policy – HR/013 be adopted by Somerset Regional Council as follows -



**Policy Subject/Title:** RECRUITMENT AND SELECTION POLICY

**Policy Number:** HR/013

**Responsible Officer:** Chief Executive Officer

**Legislative or Regulatory Reference:** Queensland Anti-Discrimination Act 1991  
 Equal Employment Opportunity Regulations 1995

*Industrial Relations Act 1999 (Qld)***Related Policies / Procedures:**

FO11 - Fraud Management Policy  
CO13 - Information Privacy Policy  
Somerset Regional Council Certified Agreement  
2015

**Application:**

**This Policy applies to employees of Somerset Regional Council. The Policy does not form part of any employee's contract of employment.**

**Authorised by:**

Somerset Regional Council

**Authorised on:**

24 February 2016

**Implemented from:**

24 February 2016

**Last Reviewed:**

N/A

**Review History:**

N/A

**To be Reviewed on:**

30 June 2018

**1. Objective**

To ensure Somerset Regional Council ("Council") recruits and selects employees of the highest calibre in an effective and efficient manner meeting relevant legislative requirements and with adherence to merit principles.

**2. Purpose**

*Recruiting and selecting suitable employees who exhibit the necessary level of skills and ability is integral to the success of Somerset Regional Council ("Council").*

This policy aims to provide guidance and assistance to those involved in the recruitment, selection and promotion of employees at Council. It outlines the principles that are to be followed in the recruitment and selection process and is designed to ensure that recruitment standards are consistent, appropriate, free from discrimination or bias, and are in accordance with relevant legislation.

**3. Scope**

This policy applies to the recruitment and selection of all employees with the exception of the recruitment and selection of the Chief Executive Officer (Refer to Local Government Act 2009).

**4. Policy Statement****4.1 Merit Principle Applies**

When recruiting or promoting staff, Council will ensure that the best person for the job is chosen in each case.

Council is committed to ensuring that recruitment and selection decisions are based on the principle of merit. This means that persons will be selected on the basis of whether they have the right skills, qualifications and other talents that are required to do the job.

Appointment decisions based on irrelevant factors such as a person's sex, race, disability, age, homosexuality etc., or personal biases or favouritism, do not result in the best person for the job being chosen and are not considerations taken into account.

Each workplace-decision-maker who has a role in the recruitment of employees or in

selection for promotion should do their utmost to ensure that the merit principle is applied in every case.

#### *4.2 Equal Employment Opportunity*

Council is an equal employment opportunity employer and is committed to ensuring that all applications for selection or promotion are not discriminated against on any of the grounds of discrimination contained in equal opportunity laws.

#### *4.3 Internal Advertising*

All internal vacancies at Council will be advertised internally by utilising internal communications i.e. email, intranet, work notice boards and the staff newsletter, where it is considered that existing staff can fulfil the role.

The position must remain open to receive applications for a period of no less than seven days.

Promotion decisions will be made on the basis of merit, as per the essential and desirable criteria required for the position. This may mean that no internal applicants qualify for job interviews.

#### *4.4 External Advertising*

External advertising will be publicised both internally and externally to the organisation simultaneously. Positions must remain open to receive applications for a period of no less than fourteen (14) days.

All external advertising or agency costs must be approved by the Chief Executive Officer.

#### *4.5 The Essential and Desirable Criteria*

The relevant manager / HR delegate will review the job description of the position in question to ensure it is up to date and accurate. The level of remuneration attached to the position should also be reviewed. The relevant manager / HR delegate will then determine the essential and desirable criteria for the job.

The essential criteria are those which are necessary for the performance of the job. The desirable criteria are those that will help the applicant perform the job, and give them a competitive advantage. By determining the essential and desirable criteria of the job, the selection panel will have a standard for comparison of each applicant. It is important that each candidate is judged according to criteria that is objective and applied in a consistent manner.

#### *4.6 The Selection Panel*

Wherever possible, recruitment decisions should be made by a selection panel ("panel") of at least two people.

The membership of the panel will be determined by the Manager, under the direction of the Chief Executive Officer, in whose department the new employee will work. At least one member of the panel should have a detailed knowledge of the requirements of the job – preferably the supervisor / manager. The chair of the panel will be the Human Resources delegate, where possible.

The selection panel must be able to follow the process entirely from start to finish otherwise an alternative selection panel member shall be sourced (i.e. where possible, panel members should not be changed throughout the process). This is to ensure equity and consistency is applied throughout the entirety of the recruitment and selection

process.

No Council employee is to be on a selection panel which involves the possible appointment of a relative or a close friend. Any conflict of interest, which may exist on a selection panel, needs to be referred to the relevant Manager / HR delegate or Chief Executive Officer to allow an alternative selection panel member to be sourced.

#### *4.7 The Short List*

The selection panel should review the job applications and make a short list of the best applicants who meet the essential criteria for the position.

Arrangements should be made for interviewing those applicants who are short listed.

#### *4.8 The Interview Process*

The job interview questions are to be prepared by the human resources section and reviewed by the selection panel. Questions should be restricted to questions that are relevant to the job / organisation. Questions which may indicate an intention to discriminate on any of the grounds of discrimination should not be asked.

Panel members should ask comparable questions of all applicants, otherwise biases and unfair assumptions can affect recruitment and selection decision making.

Panel members should document each applicant's responses and the reasons for short listing and selecting the applicants.

The panel should agree on the successful applicant with a recommendation to be made to the Chief Executive Officer for approval. The successful applicant should be notified of the decision in writing. Unsuccessful interviewees / applicants should also be notified of the result. The Manager Human Resources may offer feedback to unsuccessful applicants on request.

#### *4.9 Pre-Employment Checks*

The preferred applicant/s for all positions may be required to undergo a medical / functional capacity assessment prior to appointment to ascertain the applicant's suitability to the relevant position.

Internal applicants who are applying for new positions exposing them to significantly different working conditions may be required to undergo a medical / functional capacity assessment prior to appointment to ascertain the applicant's suitability to the relevant position.

An applicant (internal and external) who is currently, or has previously been, employed by Council and who has undergone a pre-employment medical / functional capacity assessment within six months of being appointed to a similar position may be exempt from the medical / functional capacity assessment at the discretion of the Chief Executive Officer.

The preferred applicant for all positions will be required to undergo a National Police Check / Background Employment Check prior to appointment as per Council's Fraud Management Policy.

Internal applicants who have previously been employed by Council and who have undergone a National Police Check / Background Employment Check within six months of being appointed to a similar position may be exempt from the National Police Check /



Background Employment Check at the discretion of the Chief Executive Officer.

#### *4.10 Reasonable Adjustment*

Where a job applicant has a medical condition (for example) but is in all other respects the best person for the job, Council will endeavour to make reasonable adjustments to the position to enable that person to do the job. This may require adjustments to the work station or job, for example. Reasonable adjustment will be afforded to successful applicants unless this would cause unjustifiable hardship to Council or create an unfair workplace.

#### *4.11 Appointments made directly by the Chief Executive Officer*

In the current labour market many regional and remote local governments in Queensland are experiencing difficulties recruiting and retaining high calibre professional qualified staff. Therefore, it may be necessary for Council to actively pursue appropriately qualified staff. In these circumstances, the Chief Executive Officer reserves the right to directly make appointments to permanent, internal, casual and temporary positions to achieve the objectives of Council's Corporate Plan, without following the procedures as provided for in this policy. In these circumstances, the merit principle will still apply to such appointments.

#### *4.12 Privacy*

As set out in Council's Information Privacy Policy, Council respects and complies with its obligations under privacy legislation.

Consequently, any personal information gathered about applicants that does not become an employee record relating to the successful candidate/s will be destroyed at the conclusion of the selection process, unless the permission or consent of the candidate has been obtained to keep any such information.

#### *4.13 Reference Checking*

Only referees nominated by applicants are to be contacted as part of the reference checking process. A minimum of two reference checks are to be conducted for each applicant; one of which must have a thorough knowledge, in a supervisory capacity, of the applicant's work conduct and performance within the preceding two years – preferably from the most recent employment relationship.

Should the references supplied not be to the satisfaction of the relevant Manager / Chief Executive Officer (i.e. no work related referees), the applicant may be requested to provide additional, more appropriate referees.

Reference checking, to the satisfaction of the relevant Manager / Chief Executive Officer must be completed prior to any offer of employment being made to the potential employee, unless deemed unnecessary for internal applicants.

Any Manager / Human Resources delegate that carries out a reference check in relation to a prospective or existing employee should note the following:

- The referee should be informed that the information they convey, due to privacy laws, will be accessible to the prospective employee/existing employee and also may be discussed with the candidate. As a general rule, a referee's opinions should not be directly relayed to the candidate etc. The purpose of obtaining a referee's opinion is to substantiate opinions already formed.
- Only disseminate material/information to those involved in recruitment.

- The questions asked of the referee should be written down before the referee is called and should only be questions going to the genuine occupational requirements of the job.
- The questions should include the following query - "Given the opportunity, would you re-employ [candidate's name]?"

#### 4.14 Probation

For all appointments, other than Executive Officer appointments, a three month probationary period will apply. The Chief Executive Officer reserves the right to extend the probation period by a further period of up to three months if the required standards of the position have not been met.

### 5. Effective from

This policy is effective from 24 February 2016.

### 6. Review of Policy


This policy is to be reviewed on or before 30 June 2018.

### 7. Date of Resolution

This policy was approved by the Chief Executive Office and adopted by the Somerset Regional Council at the Ordinary Meeting of 24 February 2016.

Signed:

Date:

<b>Decision:</b>	Moved - Cr Hall	Seconded - Cr Whalley
	"THAT Recruitment and Selection Policy – HR/013 be adopted by Somerset Regional Council as follows -	
<div><p>Somerset REGIONAL COUNCIL</p></div>		
<b>Policy Subject/Title:</b>	<b>RECRUITMENT AND SELECTION POLICY</b>	
<b>Policy Number:</b>	<b>HR/013</b>	
<b>Responsible Officer:</b>	Chief Executive Officer	
<b>Legislative or Regulatory Reference:</b>	<i>Queensland Anti-Discrimination Act 1991</i> <i>Equal Employment Opportunity Regulations 1995</i> <i>Industrial Relations Act 1999 (Qld)</i>	
<b>Related Policies / Procedures:</b>	FO11 - Fraud Management Policy CO13 - Information Privacy Policy Somerset Regional Council Certified Agreement	

2015

**Application:** This Policy applies to employees of Somerset Regional Council. The Policy does not form part of any employee's contract of employment.

**Authorised by:** Somerset Regional Council

**Authorised on:** 24 February 2016

**Implemented from:** 24 February 2016

**Last Reviewed:** N/A

**Review History:** N/A

**To be Reviewed on:** 30 June 2018

### 1. Objective

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Should the references supplied not be to the satisfaction of the relevant Manager / Chief Executive Officer (i.e. no work related referees), the applicant may be requested to provide additional, more appropriate referees.

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- Only disseminate material/information to those involved in recruitment.
- The questions asked of the referee should be written down before the referee is called and should only be questions going to the genuine occupational requirements of the job.
- The questions should include the following query - "Given the opportunity, would you re-employ [candidate's name]?"

**4.14 Probation**

For all appointments, other than Executive Officer appointments, a three month probationary period will apply. The Chief Executive Officer reserves the right to extend the probation period by a further period of up to three months if the required standards for the position have not been met.

**5. Effective from**

This policy is effective from 24 February 2016.

**6. Review of Policy**

This policy is to be reviewed on or before 30 June 2018.

**7. Date of Resolution**

This policy was approved by the Chief Executive Office and adopted by the Somerset Regional Council at the Ordinary Meeting of 24 February 2016.

Signed: ... "

Carried

<b>Subject:</b>	<b>Somerset Rail Trail Fun Run Beneficiary 2016</b>
<b>File Ref:</b>	<b>Somerset Regional Council - recreation and cultural services - event management - 2016 - Somerset Rail Trail Fun Run</b>
<b>Action Officer:</b>	<b>SRO, CC, VISO, TEO</b>

**Background/Summary**

Somerset Regional Council will host the 14<sup>th</sup> annual Somerset Rail Trail Fun Run event on Sunday, 10 July.

For the past four years Council has partnered with Diabetes Queensland (DQ) and made them the beneficiary of the Somerset Rail Trail Fun Run. The arrangement was that Council donated \$2 from every race entry to the event beneficiary.

The aim of the Somerset Rail Trail Fun Run is to promote active and healthy lifestyles.

The SRTFR organising committee is of the mind to continue with appointing a beneficiary in 2016.

Council recognises the contribution of various community groups in Somerset and notes the previous involvement of the Lowood Lions Club and Fernvale Lions Club directly with fun run activities.

In light of the ongoing valuable contribution that the Lowood Lions Club and Fernvale Lions Club make to the Somerset Rail Trail Fun Run, Council sees it fitting to appoint them as the 2016 race beneficiaries.

**Attachments**

Nil

**Recommendation**

THAT Council resolves to make the Lowood Lions Club and the Fernvale Lions Club the

joint beneficiaries of the Somerset Rail Trail Fun Run 2016 and to donate \$2 from every race entry received equally to the Lowood Lions Club and the Fernvale Lions Club, on the understanding that the proceeds to be used directly benefit the Somerset community.

<b>Decision:</b>	Moved - Cr Whalley	Seconded - Cr Ogg
<p>"THAT Council resolves to make the Lowood Lions Club and the Fernvale Lions Club the joint beneficiaries of the Somerset Rail Trail Fun Run 2016 and to donate \$2 from every race entry received equally to the Lowood Lions Club and the Fernvale Lions Club, on the understanding that the proceeds to be used directly benefit the Somerset community."</p>		
<u>Carried</u>		

#### Meetings authorised by Council

Nil

#### Mayor's and Councillors' Reports

##### Cr Hall –Councillor's Report

###### *Toogoolawah State High School - Badge Presentations*

Cr Hall congratulated the Toogoolawah State High School on their recent badge presentation ceremony, and welcomed the new captains at the school.

##### Cr Brieschke –Councillor's Report

###### Meetings/Functions Attended

11 February 2016	- Interagency meeting, Lowood
	- Community Support Advisory Committee meeting
12 February 2016	- Somerset Region Community Support meeting
13 February 2016	- Toogoolawah Markets
	- Antique Fair, Esk
15 February 2016	- The Condensery meeting
17 February 2016	- Traffic Safety Advisory Committee meeting
20 February 2016	- Beauty of Somerset Group, Photo book meeting
	- BVRT Evening Bike Ride #2 at The Condensery
22 February 2016	- Toogoolawah High School Investiture Ceremony

Cr Brieschke reported as follows -

The Mayor and I attended the largest Interagency meeting at Lowood on 11 February with over 60 people from care and assistance agencies represented. It is encouraging to see so many agencies outreaching our area and working together to bring services to the region. Of note from discussions it was decided to form a working group to investigate transport issues with existing services in the area.

Congratulations to the Brisbane Valley Rail Tray Users Group on their successful Moonlight Ride n' Dine #2 with 78 riders. This ride included a visit to The Condensery for nibbles and then back to Esk for dinner.



Thank you to the Toogoolawah High School students and staff for the invitation and warm welcome to their Investiture Ceremony on Monday.

### Mayor's report

The Mayor presented a report of his activities from 28 January 2016 to 24 February 2016 as follows -

Monday 1 February 2016	10am	Brisbane Valley Rail Trail - meeting at Fernvale Futures with Craig England and others from the Department of Transport and Main Roads, Somerset CEO and Manager Operations, representatives from Toowoomba Regional Council, Ipswich City Council and South Burnett Regional Council and Mr Jim Madden, Member for Ipswich West.
	1.45pm	Interview with ABC radio Toowoomba regarding flying fox problems across the region.
	7pm	Glamorgan Vale Neighbourhood Watch meeting
Tuesday 2 February 2016	9.30am	Meeting with Jensens Swamp Environmental and Education Group at Jensens Swamp Reserve.
Thursday 4 February 2016	12noon	SEQ Catchments Board Meeting, North Quay Brisbane.
Friday 5 February 2016	6.30pm	Kilcoy Art Gallery opening of "Black and White" Exhibition.
Monday 8 February 2016	7pm	Lowood Lions meeting.
Tuesday 9 February 2016	9am 2pm	Lowood High School 2016 Leader Induction. Tourism Advisory Committee meeting at Esk.
Thursday 11 February 2016	10am 12.30pm	Brisbane Valley Interagency meeting at Glenwood Hostel Lowood. NAIDOC celebrations, organisation meeting at Glenwood Hostel Lowood.
Friday 12 February 2016	10am	Somerset Regional Community Support Association Meeting at Toogoolawah.
Saturday 13 February 2016	9am 10am	Presented awards to office bearers of Toogoolawah History Group. Esk RSL AGM and thanked the office bearers for the great job they done, and welcomed new office bearers.
Monday 15 February 2016	10am	Morning tea for the opening of the new Lowood Post Office.

	1pm	Meeting with representatives from Landcruiser Mountain Park regarding development issues.
	3pm	Somerset Condensery Advisory Committee meeting at Esk.
Tuesday 16 February 2016	7pm	Somerset Wivenhoe Fishstocking Association meeting at Fernvale Futures.
Wednesday 17 February 2016	9.30am	Traffic Safety Advisory Committee meeting at Esk.
	11am	Local Disaster Management Group meeting at Esk.
	7pm	Stanley River Rural Fire Brigade meeting at Villeneuve.
Thursday 18 February 2016	3pm	Meeting with Mayor Paul Pisasale, the late Mayor Steve Jones and media to sign the Memorandum of Understanding for The Valley Dragons and discussion on regional cooperation.
Friday 19 February 2016	7pm	Lowood RSL Annual General Meeting, thanked the office bearers for the great work they had done in the community and wished the new committee well.
Sunday 21 February 2016	1pm	Somerset Civic Centre - Eskimo Jazz afternoon
Monday 22 February 2016	10.40am	Toogoolawah State High School Students investiture ceremony.
	1.30pm	Meeting with Shirley Quaresimini and Manager finance to discuss rates issue.
	3pm	Meeting with Terry Wilson, and onsite inspection regarding roadside mowing.
Tuesday 23 February 2016	9.15am	Met with Eddie Pye regarding rodeo event at the Bottle Tree Hotel.
	11am	Attending funeral for the late Mrs North, a long time resident of Esk.

**Decision:**

Moved - Cr Moriarty

Seconded - Cr Whalley

"THAT the verbal and written reports of Mayor Lehmann, Cr Hall and Cr Brieschke be received and the contents noted."

Carried**Receipt of Petition**

Nil

**Consideration of notified motions**

Nil

**Reception of notices of motion for next meeting**

Nil

**Items for reports for future meetings****Request for feasibility report - possibility of waste disposal / transfer station Reinbotts Road**

Following on from general comments that the Coominya Transfer Station is too remote for many users, Cr Whalley requested that Council officers prepare a report to Council regarding the feasibility of utilising the Reinbotts Road property site as a refuse station which could also operate a skip business.

Manager Corporate and Community Services noted such an operation would be unlikely to obtain an EPA approval as a refuse station at that site, as there are residential properties immediately adjacent to that site might preclude its use.

<b>Decision:</b>	Moved – Cr Whalley	Seconded – Cr Ogg
	“THAT Council officers prepare a report to council regarding the feasibility of using the Reinbotts Road site as a refuse site / to operate a skip business.”	
		<u>Carried</u>

**Closure of Meeting**

Mayor Graeme Lehmann thanked all Council staff and Councillors for their input during this term, and looked forward to the future.

<b>Summary</b>	There being no further business, the Mayor, Cr Graeme Lehmann closed the meeting at 11.20am.
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