



**Minutes of Ordinary Meeting
Held Wednesday, 25 August 2021**

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

Present

Cr Graeme Lehmann	(Mayor)
Cr Helen Brieschke	(Deputy Mayor)
Cr Sean Choat	(Councillor)
Cr Cheryl Gaedtke	(Councillor)
Cr Kylee Isidro	(Councillor)
Cr Jason Wendt	(Councillor)
Cr Bob Whalley	(Councillor)
Mr A Johnson	(Chief Executive Officer)
Mr M McGoldrick	(Director Corporate and Community Services)
Mr C Young	(Director Operations)
Mr L Hannan	(Director Planning and Development)
Mr G Smith	(Director Finance)
Mrs K Jones	(Director HR and Customer Service)
Mrs S Pitkin	(Minute Secretary / Executive Assistant)
Ms K Cope	(Communications Officer)

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Opening of Meeting

The Mayor, Cr Graeme Lehmann, opened the meeting at 9.02 am.

Leave of Absence

Nil

Confirmation of Minutes**Resolution**

Moved – Cr Choat

Seconded – Cr Brieschke

“THAT the Minutes of the Ordinary Meeting held Wednesday 11 August 2021 as circulated to all Members of Council be confirmed.”

Carried

Vote - Unanimous

Business arising out of minutes of previous meeting

Nil

Matters of Public Interest**Cr Helen Brieschke - Matters of public interest**

This Friday, 27 August, 10.30 am the Esk RSL Sub-Branch will hold a service at the Esk Cenotaph to commemorate the centenary of the memorial.

Sunday, 29 August the Brisbane Valley Bulls will play in the Semi Finals against the Swifts Bluebirds at North Ipswich Reserve.

The Linville Progress Association will hold their General Meeting, Sunday, 29 August, 9 am at the Linville Hall

Cr Cheryl Gaedtke - Matters of public interest

I am relieved to learn that the plight of young homeowners building their dream home in Kilcoy has resulted in a very sensible and fair outcome. With the assistance of the Water Ombudsman, Deb Frecklington MP and Somerset Regional Council, exorbitant water infrastructure connection fees have been waived.

I encourage residents to be aware of forthcoming council events and attend where possible:

- The Long Drive for Drought Landcruiser Convoy – Yowie Park – 27 August
- Linville/Moore Flood Study Community Consultation – 30 August
- Business Networking Evening - Linville – 2 September
- Farmers Big Night Out – Esk - 8 September
- Somerset Arts Network “Growing the Arts” – Esk - 28 September

Gerald Youles, the very modest World Champion Axeman, Kilcoy PA & I Rural Ambassador, Somerset Region Australia Day Sports Award 2020 and Master Axe Grinder and a young 26 year old, was voted out from the television show "Australian Survivor" this week.

Great news, from 1 September 2021 Queensland businesses can no longer supply single use plastic straws and stirrers, single use plastic cutlery, single use plastic bowls and plates, and expanded polystyrene takeaway food containers and cups.

Cr Kylee Isidro - Matters of public interest

August 2021

- 27 Long drive for Drought Angels, Kilcoy
- 27 KISC Re-development sports centre facility tour, Morayfield

September 2021

- 1 KISC Re-development committee meeting, Kilcoy
- 2 Business network event, Linville

Cr Sean Choat - Matters of public interest

Most people would be aware that this week is book week. There is not much better than a parent reading to a child, or a child reading to a parent. I believe the best thing we can do for our children is to read to them, or them to you, 52 weeks of the year. I encourage everyone, read a book.

Mayor Lehmann - Matters of public interest

Mayor Lehmann encouraged everyone to come along to the business networking event to be held at Linville on 2 September 2021.

Declarable Conflicts of Interest

Cr Helen Brieschke declared a conflict of interest in agenda item number 32, Mayoral Gala Ball Charity Fund Application.

Cr Kylee Isidro declared a conflict of interest in agenda item number 18, Toogoolawah Library Wellness Hub Options.

Andrew Johnson, Chief Executive Officer, declared a conflict of interest in confidential agenda item number 35, Administrative Action Complaint, in accordance with Council policy.

Subject:	Development Application No 9733 - Change Application to Development Approval - Minor Change under section 81 of the Planning Act 2016
File No:	DA9733
Assessment No:	04121-00000-000
Action Officer:	SP-MW

1.0 APPLICATION SUMMARY

Subject Land

Location	218 Bischoffs Road, Coominya
Real Property Description	Lot 50 on SP241134
Area	130.1ha

Planning Scheme

Planning Scheme	Former Esk Shire
Zone	Rural
Precinct	Sub-catchment

ShapingSEQ

Land Use Category	Regional Landscape and Rural Production Area
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Application

Original Category of Assessment	Impact Assessment for a Development permit for a Material Change of Use for an Intensive Animal Industry (Poultry Farming) – expansion of a further eight poultry sheds (400,000 chickens); and
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Code Assessment for a Development permit for Operational Works (earthworks); and

Development Permit for a Material Change of Use for an Environmentally Relevant Activity 4 (1)- Poultry Farming, (c)(2) - rearing of birds for meat (threshold 2 - farming more than 200,000 birds)

Original Date of Approval	25 August 2010
Applicants contact details	Singh Properties Pty Ltd C/- ACS Engineers (Aust) Pty Ltd PO Box 554 BEAUDESERT QLD 4285
Land Owner	Singh Properties Pty Ltd
Date application received	7 June 2021

State Agency Referrals

Concurrence	Queensland Treasury (formerly Department of State Development, Manufacturing, Infrastructure and Planning)
Advice	Nil
Third Party Advice	Seqwater Department of Agriculture and Fisheries

RECOMMENDED DECISION

Approve the request to change the development approval for Development Application No 9733 subject to the amended conditions and requirements contained in the Schedules.

2.0 BACKGROUND TO APPROVAL

In December 2006, Council approved a poultry farm for six sheds and 300,000 birds (DA4962). In August 2010, Council approved an expansion to the farm for an additional eight sheds and an additional 400,000 birds (DA9733). Of the 14 sheds approved, currently only 13 are constructed, however the fourteenth shed is currently under construction.

In 2015 a request for a permissible change to increase the number of sheds by a further two and increase the bird numbers by 150,000 was refused by Council.

In 2018, a request for a minor change to enable operation of sheds under free range conditions was approved by Council.

In 2021, a request for a minor change to enable on-site composting of dead birds was approved by Council.

While the approval for the development allows a total of 700,000 birds, the applicant advises the RSPCA Approved Farming stocking rates for the sheds only allow a maximum of 600,000 birds.

3.0 REQUESTED CHANGE

The change proposes to allow the construction of two additional free range poultry sheds located to the south of the western group of six sheds on the site resulting in a total of sixteen (16) sheds.

The applicant has provided the following comments:

“The existing fourteen sheds (one still to be constructed) are approved with a total capacity of 700,000 birds, with the eastern pad (Pod 1) having two sheds holding 52,295 birds per shed, and the remaining six sheds holding 48,830 birds per shed. On the western side (Pod 2), the six sheds are approved at a capacity of 50,405 birds per shed. Due to changes in bird stocking densities over time, primarily the change to RSPCA stocking densities and the conversion of the western pad to free range, it is proposed that two additional (free range) sheds be constructed, with the total birds on farm not exceeding the existing 700,000 bird limit.

The two additional sheds would result in a total of sixteen sheds on site. The overall numbers of birds would still not exceed the bird numbers approved in 2010 allowing a maximum of 700,000 birds on site.”

At the time the original application was lodged in 2010, the stocking rate for birds was calculated at 21 bird per square metre. This has subsequently been reduced by legislation to 16 birds per square metre. As a result, a larger gross floor area of buildings is required to house the same number of birds compared with older stocking rates.

The two new buildings each have a length of 161 metres and a width of 17 metres, resulting in an increased gross floor area of 2,737m² per shed and a total increase of 5,474m².

The applicant has requested the amendment of Conditions 1.1, 3.1 and 3.2, currently set out as follows:

No	Condition	Timing
1.1	Carry out the development generally in accordance with the material contained in the development application and	

No	Condition	Timing
	<p>supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Layout Plan – Drawing No. ACS-DWG-210009-MCU Sheet 2 of 3 – prepared by ACS Engineers – dated 5 February 2021; • Site Layout Plan – Drawing No. ACS-DWG-180029-MCU Sheet 1 of 2 – prepared by ACS Engineers – dated 29 October 2018 • POD 2 detailed plan – Drawing No. ACS-DWG-180029-MCU Sheet 2 of 2 – prepared by ACS Engineers – dated 29 October 2018. • Composting Shed – Drawing No. ACS-DWG-210009-MCU Rev B, Sheet 3 of 3 – prepared by ACS Engineers – dated 2 March 2021. • Proposed Shed Location Plan (figure 2 from Mirrabooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report) • Shed layout plan – Reference No. D 03 – prepared by Santrev Pty Ltd – dated 6 July 2018 • Shed set out - Reference No. D 02 – prepared by Santrev Pty Ltd – dated 6 July 2018 • Environmental Management Plan – Meat Chicken Farm October 2018 – Singh Enterprises Pty Ltd – Updated March 2021; • Environmental Management Plan – Meat Chicken Farm October 2018 – Singh Enterprises Pty Ltd; • Stormwater Management Plan – prepared by ACS Engineers - Reference 180026 – dated 17 October 2018 • Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; • Odour and Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; • Department of Main Roads – Referral Agency Response reference E74158 830/598 P78512 Tracker No. 4763 dated 25 February 2010 – No requirements • Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply • Report by Mirrabooka Consulting relating to dust and changes to the Queensland Government Guideline value – Job No. 1209 July 2010 – prepared by Mirrabooka consulting Pty Ltd. • WSP Environment and Energy Assessment of Noise and Air Quality (dust and odour) report reference: 2287-DA Review dated 16 February 2010 prepared by WSP Environmental Pty Ltd. 	

No	Condition	Timing
SCHEDULE 3 – ENVIRONMENTAL MCU for Environmentally Relevant Activity 4 (1)– Poultry Farming, (c) (2) – rearing birds for meat, (threshold 2 – farming more than 200,000 birds)		
3.1	<p>Carry out the development generally in accordance with the material contained in the development application and supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Based Environmental Management Plan October 2018 – Prepared by Singh Enterprises, Updated March 2021. • Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; • Odour and Dust Impact Assessment Addendum Report, Job No 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; • Farm Site Plan (figure from Appendix G of the town planning report) • Proposed Shed Location Plan (figure 2 from Mirrabooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report) • Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply. 	At all times
3.2	The maximum number of birds to be housed at any one time is 700000 birds (400000 birds on L50 CA31283 and 300000 birds on L38 RP12464).	At all times

Condition 1.1

The amended plans have required a change to correctly reference the updated documents.

The amended wording is therefore proposed to be:

1.1	<p>Carry out the development generally in accordance with the material contained in the development application and supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Layout Plan – Drawing No. ACS-DWG-210009-MCU – Revision D – Sheet 2 of 3 – prepared by ACS Engineers – dated 4 August 2021 5 February 2021; • Proposed Additional Sheds – Drawing No. ACS-DWG-210009-MCU – Revision C – Sheet 3 of 3 – prepared by ACS Engineers – dated 4 August 2021; • POD 2 detailed plan – Drawing No. ACS-DWG-180029-MCU Sheet 2 of 2 – prepared by ACS 	
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	<p>Engineers – dated 29 October 2018.</p> <ul style="list-style-type: none"> • Composting Shed – Drawing No. ACS-DWG-210009-MCU Rev B, Sheet 3 of 3 – prepared by ACS Engineers – dated 2 March 2021. • Proposed Shed Location Plan (figure 2 from Mirrabooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report) • Shed layout plan – Reference No. D 03 – prepared by Santrev Pty Ltd – dated 6 July 2018 • Shed set out - Reference No. D 02 – prepared by Santrev Pty Ltd – dated 6 July 2018 • Environmental Management Plan – Meat Chicken Farm October 2018 – Singh Enterprises Pty Ltd – Updated April 2021 March 2021; • Stormwater Management Plan – prepared by ACS Engineers - Reference 180029 – Revision 3 - dated 20 May 2021 17 October 2018 • Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; • Report, Bischoffs Road Coominya – Singh Farm, prepared by Astute Environmental Consulting Properties (Job 21-100) – dated 24 May 2021; • Additional Information Request – Singh Farm prepared by Astute Environmental Consulting dated 3 August 2021. • Odour and Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; • Department of Main Roads – Referral Agency Response reference E74158 830/598 P78512 Tracker No. 4763 dated 25 February 2010 – No requirements • Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply • Report by Mirrabooka Consulting relating to dust and changes to the Queensland Government Guideline value – Job No. 1209 July 2010 – prepared by Mirrabooka Consulting Pty Ltd. • WSP Environment and Energy Assessment of Noise and Air Quality (dust and odour) report reference: 2287-DA Review dated 16 February 2010 prepared by WSP Environmental Pty Ltd. 	
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Condition 3.1

The amended plans have required a change to the Site Based Environmental Management Plan to reference the updated Plan.

The amended wording is therefore proposed to be:

3.1	Carry out the development generally in accordance with the	At all times
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	<p>material contained in the development application and supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Based Environmental Management Plan October 2018 – Prepared by Singh Enterprises, Updated March May 2021. • Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; • Report, Bischoffs Road Coominya – Singh Farm, prepared by Astute Environmental Consulting Properties (Job 21-100) – dated 24 May 2021; • Additional Information Request – Singh Farm prepared by Astute Environmental Consulting dated 3 August 2021; • Odour and Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; • Farm Site Plan (figure from Appendix G of the town planning report) • Proposed Shed Location Plan (figure 2 from Mirrabooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report) • Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply. 	
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Condition 1.14

As part of the original approval, Lot 50 CA31283 and Lot 38 RP12464 were required to be amalgamated. This has occurred. As a result, it is proposed to delete the condition as it is no longer required, and there is no mechanism to re-subdivide the lot into two separate lots.

While this was not part of the applicant's request, this was raised with the applicant and agreed to.

Condition 3.2

As a result of Condition 1.14 having been activated, the reference to the two lots is obsolete. It is proposed to amend Condition 3.2 to reflect the new lot and the sum of the number of birds approved on each of the original lots.

The amended wording is therefore proposed to be:

3.2	The maximum number of birds to be housed at any one time is 700000 birds (400000 birds on L50 CA31283 & 300000 birds on L38 RP12464) (all birds on Lot 50 SP241134).	At all times
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4.0 PLANNING CONSIDERATIONS

The applicant has made a Change Application in accordance with s78 and s79 of the *Planning Act*.

It is considered the proposed development satisfies with the requirements and represents a minor change that can be assessed under the provisions of s81 of the *Planning Act 2016*.

Given the proposed change involves a change to an operational poultry farm, the conditions of approval have been audited and complied with.

Noise

No change is proposed to existing noise levels. All construction work will occur within the hours listed in the existing approval.

Odour

An odour report was prepared by Astute Environmental, detailing the additional sheds would result in negligible change to the odour impacts. The peer review of this report by Katestone Environmental provided the following results:

- *Overall, Katestone is satisfied that the Astute Study follows DAF's established dispersion modelling guidelines for meat chicken farms in Queensland.*
- *The Astute Study shows that predicted ground-level concentrations of odour exceed the Department of Environment and Science's (DES) odour criterion of 2.5 OU at the nearest sensitive receptor (R1) due to both the existing Singh Poultry Farm and the proposed development.*
- *However, because the total number of birds at the Singh Poultry Farm will not increase as a result of the proposed development, predicted ground-level concentrations of odour at the most affected sensitive receptor (R1) will not change.*
- *If existing operations at the Singh Poultry Farm do not cause adverse impacts at the sensitive receptor (R1), the proposed development it is very unlikely that the proposed development will change that outcome.*

Stormwater management

An amended Stormwater management plan has been prepared by ACS Engineers that addresses the increase in impervious surface associated with the two additional sheds. This report has been conditioned as part of the proposed suite of conditions.

The ability for the new sheds to be drained back toward the existing detention basins and treatment associated with the western grouping of sheds is marginal. A vegetated filter strip and spreader is proposed to the west of the new sheds. Council officers have concerns that the proposed outcome is not as comprehensive as the existing stormwater management system and have proposed an additional detention basin be included in conjunction with the filter strip to maximise water quality or alternatively provide further detail demonstrating the new sheds can drain to the existing system. This is proposed to be conditioned as part of a new condition 2.10.

<i>Stormwater detention basin</i>		
2.10	<p>(a) Provide a stormwater detention basin for stormwater treatment purposes in conjunction with the filter strip associated with Shed 15 and 16 on site.</p> <p>Alternatively, direct stormwater flows from Shed 15 and 16 to the existing stormwater management system and detention basin to the north and east of Sheds 9 to 14.</p>	Prior to commencement of use of Shed 15 and 16.

	<p>(b) Amend the site plans and Stormwater management plan to address this change.</p> <p><i>Note: the eastern group of eight poultry sheds is defined as Sheds 1 to 8, and the western group of six poultry sheds is defined as Sheds 9 to 14.</i></p>	
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Wastewater management

The additional sheds will not require any changes to the existing wastewater management on site.

Water supply

The water supply detailed in the approval caters for the approved numbers of birds on site.

Waste management

No change is proposed to the existing waste generation and management processes approved for the development.

Visual amenity

Additional vegetation is proposed to the west of the new sheds.

Traffic

No material change in traffic numbers is proposed as a part of this approval, noting the proposed development does not result in an increase in bird numbers beyond existing approvals. Bischoffs Road is a sealed road that accommodates B-double vehicles.

Infrastructure charges will be applicable for the increase in gross floor area of the two new sheds.

As a result, compliance with the balance of the conditions does not require further action.

5.0 OTHER PLANNING CONSIDERATIONS

5.1 Referral Agencies

In accordance with section 80 of the *Planning Act 2016*, the State Assessment and Referral Agency is not considered an affected entity of the minor change, and as such no comments or conditions have been sought from the Department of State Development, Manufacturing, Infrastructure and Planning. The Department will, however, be provided with a copy of the Decision Notice.

The application was referred to Seqwater for advice as the site is within the catchment of the Brisbane River, and to DAF as the development is above the 200,000 bird threshold.

At the time the approval was originally issued Council was the assessing authority for the Environmentally Relevant Activity (ERA). Since that time the assessment of the ERA (now known as an Environmental Authority (EA)) has returned to the Department of Agriculture and Fisheries (DAF). DAF have advised the applicant that a change to the EA will be required but as they were not a concurrence agency the change will be dealt with through a separate process.

5.2 Public awareness of the proposed development

Should the application be submitted with the proposed design, the Category of Assessment would remain as impact assessment, requiring public notification.

Council received zero submissions when the development was originally publicly notified. Since then, details including the Decision Notice of the original approval is available for public

viewing on Council's website via eServices.

6.0 CONCLUSION

The proposed minor change will facilitate the expansion of the existing free range component of the existing poultry farm. There is no proposed increase to the number of birds being grown on the subject land beyond what has previously been approved.

7.0 ATTACHMENTS

- Locality Plan – Drawing No. ACS-DWG-210009-MCU Sheet 1 of 3 – prepared by ACS Engineers – dated 5 February 2021
- Site Layout – Drawing No. ACS-DWG-210009-MCU Revision D – Sheet 02 of 03 – prepared by ACS Engineers – dated 4 August 2021
- Proposed Additional Sheds – Drawing No. ACS-DWG-210009-MCU – Revision C – Sheet 03 of 03 – prepared by ACS Engineers – dated 4 August 2021
- Environmental Management Plan – Meat Chicken Farm May 2021 – Singh Enterprises Pty Ltd;
- Stormwater Management Plan – prepared by ACS Engineers - Reference 180026 – Updated May 2021;
- Report, Bischoffs Road Coominya – Singh Farm, prepared by Astute Environmental Consulting Properties (Job 21-100) – dated 24 May 2021;
- Additional Information Request – prepared by Astute Environmental Consulting – dated 3 August 2021.
- Draft Infrastructure Charges Notice

RECOMMENDED DECISION

THAT Council approve the Change Application under section 81 of the *Planning Act 2016* for DA9733 for a Development Permit for a Material Change of Use for an Intensive Animal Industry (Poultry Farming) – 16 sheds housing 700,000 chickens (8 x conventional shedding, 8 x free range shedding) and composting on land described as Lot 50 on SP241134, situated at 218 Bischoffs Road, Coominya subject to the conditions contained in the Schedules and Attachments.

SCHEDULES

SCHEDULE 1 – PLANNING		
MCU for Intensive Animal Industry (Poultry Farming) – expansion of a further eight ten poultry sheds comprising 400,000 chickens		
No	Condition	Timing
1.1	<p>Carry out the development generally in accordance with the material contained in the development application and supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Layout Plan – Drawing No. ACS-DWG-210009-MCU Sheet 2 of 3 – prepared by ACS Engineers – dated 5 February 2021; • POD 2 detailed plan – Drawing No. ACS-DWG-180029-MCU Sheet 2 of 2 – prepared by ACS Engineers – dated 29 October 2018. • Composting Shed – Drawing No. ACS-DWG-210009-MCU Rev B, Sheet 3 of 3 – prepared by ACS Engineers – dated 2 March 2021. • Proposed Shed Location Plan (figure 2 from 	

	<p>Mirraboooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report)</p> <ul style="list-style-type: none"> • Shed layout plan – Reference No. D-03 – prepared by Santrev Pty Ltd – dated 6 July 2018 • Shed set out – Reference No. D-02 – prepared by Santrev Pty Ltd – dated 6 July 2018 • Environmental Management Plan – Meat Chicken Farm October 2018 – Singh Enterprises Pty Ltd – Updated March 2021; • Stormwater Management Plan – prepared by ACS Engineers – Reference 180026 – dated 17 October 2018 • Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; • Odour & Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirraboooka Consulting – Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; • Department of Main Roads – Referral Agency Response reference E74158-830/598 P78512 Tracker No. 4763 dated 25 February 2010 – No requirements • Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply • Report by Mirraboooka Consulting relating to dust and changes to the Queensland Government Guideline value – Job No. 1209 July 2010 – prepared by Mirraboooka consulting Pty Ltd. • WSP Environment & Energy Assessment of Noise and Air Quality (dust and odour) report reference: 2287-DA Review dated 16 February 2010 prepared by WSP Environmental Pty Ltd. 	
1.1	<p>Carry out the development generally in accordance with the material contained in the development application and supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Layout Plan – Drawing No. ACS-DWG-210009-MCU – Revision D – Sheet 2 of 3 – prepared by ACS Engineers – dated 4 August 2021 5 February 2021; • Proposed Additional Sheds – Drawing No. ACS-DWG-210009-MCU – Revision C – Sheet 3 of 3 – prepared by ACS Engineers – dated 4 August 2021; • POD 2 detailed plan – Drawing No. ACS-DWG-180029-MCU Sheet 2 of 2 – prepared by ACS Engineers – dated 29 October 2018. • Composting Shed – Drawing No. ACS-DWG-210009-MCU Rev B, Sheet 3 of 3 – prepared by ACS Engineers – dated 2 March 2021. • Proposed Shed Location Plan (figure 2 from Mirraboooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report)) 	

	<ul style="list-style-type: none"> Shed layout plan – Reference No. D 03 – prepared by Santrev Pty Ltd – dated 6 July 2018 Shed set out - Reference No. D 02 – prepared by Santrev Pty Ltd – dated 6 July 2018 Environmental Management Plan – Meat Chicken Farm October 2018 – Singh Enterprises Pty Ltd – Updated April 2021 March 2021; Stormwater Management Plan – prepared by ACS Engineers - Reference 180029 – Revision 3 - dated 20 May 2021 17 October 2018 Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; Report, Bischoffs Road Coominya – Singh Farm, prepared by Astute Environmental Consulting Properties (Job 21-100) – dated 24 May 2021; Additional Information Request – Singh Farm prepared by Astute Environmental Consulting dated 3 August 2021; Odour and Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; Department of Main Roads – Referral Agency Response reference E74158 830/598 P78512 Tracker No. 4763 dated 25 February 2010 – No requirements Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply Report by Mirrabooka Consulting relating to dust and changes to the Queensland Government Guideline value – Job No. 1209 July 2010 – prepared by Mirrabooka Consulting Pty Ltd. WSP Environment and Energy Assessment of Noise and Air Quality (dust and odour) report reference: 2287-DA Review dated 16 February 2010 prepared by WSP Environmental Pty Ltd. 	
1.2	Comply with relevant provisions of the former Esk Shire Planning Scheme 2005 (as amended 17.10.2008), 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
1.4	Pay to Council any outstanding charges or expenses levied by Council over the subject land.	Prior to the commencement of use
1.5	<p>Unless otherwise approved in writing by the Manager, Planning and Development, hours of construction shall be:</p> <ul style="list-style-type: none"> Monday to Saturday: 7:00 am to 6.00 pm 	At all times

	Construction work shall not occur on the premises outside the above hours. Noise levels from construction work must comply with the requirements of the <i>Environmental Protection Act 1994</i> .	
1.6	All trade materials, products and plant shall be neatly stored within the confines of the building and/or approved storage areas.	At all times
1.7	The approved use shall not cause any adverse impact on the amenity of the neighbourhood by reason of the emission of noise, vibration, smell, glare, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit, oil or otherwise.	At all times
1.8	All buildings, structures, fittings, fixtures and grounds associated with this development must be maintained: <ul style="list-style-type: none"> ▪ in a serviceable condition, and ▪ in a state of good repair and efficient action, and ▪ in a clean, sanitary condition, and ▪ free of accumulated disused materials, and ▪ free of vermin and pest infestations. 	At all times
1.9	Advertising, security and flood lighting shall be designed, constructed, installed and maintained in accordance with <i>Australian Standard AS4282-1997</i> (Control of the obtrusive effects of outdoor lighting) and so as not to cause nuisance to the occupants of nearby properties or passing traffic.	At all times
1.10	Undertake tree plantings to the northern end of the sheds on Lot 38. This buffer is to be dense enough to minimise any adverse environmental impacts from dust, light and noise emitted from the site.	Effective within six (6) months of the operation of the additional sheds
1.11	Ensure all exhaust fans on all sheds are cleaned to ensure minimal pollutants are being dispersed externally to the sheds. The resultant waste product is to be disposed of appropriately.	At all times
1.12	Portable toilet facilities are to be provided for the 12 additional staff that will be on site during the construction phase.	During the construction phase
1.13	The Poultry Farm owners must ensure the current onsite wastewater treatment system (OWTS) is not compromised with an additional four staff working on the farm resulting from the approved expansion.	Prior to the commencement of the approved expansion
1.14	Lot 50 on CA31283 and Lot 38 on RP12464 are to be amalgamated.	Prior to the issue of any Building Permits for the

		new sheds
1.15	POD 2 (as per ACS-DWG-180029-MCU) can operate as either conventional or free-range meat chicken farm	At all times
SCHEDULE 2 – ENGINEERING		
Operational Works		
<i>Roadworks</i>		
2.1	Bischoffs Road is to be sealed from the existing seal East of the Running Creek bridge to the existing entrance to Coominya Sand and Gravel, a distance of 110 metres. This seal is to be 7 metres wide over an 8 metre gravel pavement.	Prior to the commencement of the use
2.2	Council's standard form "Works within a road reserve" is to be completed prior to any work on Bischoffs Road commences.	Prior to the commencement of the use
<i>Public Utilities</i>		
2.3	Bear the cost of any alterations necessary to public utilities resulting from compliance with the conditions of this approval.	Prior to the commencement of the use
2.4	Meet the cost of all works carried out to infrastructure, services and public utilities, including any alterations resulting from compliance with these conditions whether carried out by Council, or otherwise.	During construction period
2.5	Repair any damage to Council infrastructure that occurs during any works carried out in association with the approved development.	During construction period
2.6	Vegetation cover must be maintained at all stormwater discharge points and along all drainage lines on the site to assist in minimising erosion and sediment movement.	At all times
<i>Restoration Work at Operator's Expense</i>		
2.7	The Operator is responsible for the restoration work, should Council determine that erosion damage has occurred on the site or a downstream system has become silted. All restoration work must be completed within fourteen days from the time of notification. Should the Operator fail to complete the restoration works determined by Council within the specified time, Council will complete the work and recover all costs from the Operator associated with the works.	During construction period
<i>Internal Works</i>		
2.8	A gravel hardstand area 35 metres wide is to be provided at both ends of the eight sheds, for internal chicken pick up areas for semi-trailers and equipment.	During construction period

Dust Pollution		
2.9	Dust pollution arising from the construction and maintenance of the works required by this approval are the landowner's responsibility. The landowner must comply with any lawful instruction from Council's Manager of Operations if in his opinion a dust nuisance exists.	At all times
Stormwater detention basin		
2.10	<p>(a) Provide a stormwater detention basin for stormwater treatment purposes in conjunction with the filter strip associated with Shed 15 and 16 on site.</p> <p>Alternatively, direct stormwater flows from Shed 15 and 16 to the existing stormwater management system and detention basin to the north and east of Sheds 9 to 14.</p> <p>(b) Amend the site plans and Stormwater management plan to address this change.</p> <p><i>Note: the eastern group of eight poultry sheds is defined as Sheds 1 to 8, and the western group of six poultry sheds is defined as Sheds 9 to 14.</i></p>	Prior to commencement of use of the Shed 15 and 16.
SCHEDULE 3 – ENVIRONMENTAL		
MCU for Environmentally Relevant Activity 4 (1)– Poultry Farming, (c) (2) – rearing birds for meat, (threshold 2 – farming more than 200,000 birds)		
3.1	<p>Carry out the development generally in accordance with the material contained in the development application and supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Based Environmental Management Plan October 2018 – Prepared by Singh Enterprises, Updated March 2021. • Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; • Odour & Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; • Farm Site Plan (figure from Appendix G of the town planning report) • Proposed Shed Location Plan (figure 2 from Mirrabooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report) • Department of Environment and Resource Management Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply. 	At all times
3.1	Carry out the development generally in accordance with the material contained in the development application and supporting documentation, except where amended by these conditions of approval:	At all times

	<ul style="list-style-type: none"> • Site Based Environmental Management Plan October 2018 – Prepared by Singh Enterprises, Updated March 2021. • Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; • Report, Bischoffs Road Coominya – Singh Farm, prepared by Astute Environmental Consulting Properties (Job 21-100) – dated 24 May 2021; • Additional Information Request – Singh Farm prepared by Astute Environmental Consulting dated 3 August 2021; • Odour and Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; • Farm Site Plan (figure from Appendix G of the town planning report) • Proposed Shed Location Plan (figure 2 from Mirrabooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report) • Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply. 	
3.2	The maximum number of birds to be housed at any one time is 700000 birds (400000 birds on L50 CA31283 & 300000 birds on L38 RP12464).	At all times
3.2	The maximum number of birds to be housed at any one time is 700000 birds (all birds on Lot 50 SP241134).	At all times
3.3	Bunding of all chemicals must comply with <i>AS1940 – Storage and Handling of Flammable and Combustible Liquids.</i>	At all times
3.4	Bunding of all diesel tanks associated with the generators must comply with <i>AS1940 – Storage and Handling of Flammable and Combustible Liquids.</i>	At all times
3.5	Development is carried out in accordance with the Composting Shed Plan prepared by ACS Engineers, dated 11/3/2021.	At all times
3.6	No disposal or application of the composted material is to occur over the site.	At all times.
ENVIRONMENTALLY RELEVANT ACTIVITY		
ERA 4 (1) - Poultry Farming (c) rearing of birds for meat, (Threshold 2 – farming more than 200,000 birds).		
PART A - GENERAL CONDITIONS		
Timelines for Commencement of Development Conditions		
(A1)	To expel any doubt on the commencement of any of the conditions of this schedule 3 of this development approval, unless specifically described by a condition of this development approval, all conditions will apply from the	At all times

	<p>commencement of this approved development.</p> <p><i>Release of Contaminants</i> Contaminants must not be released to the environment other than in accordance with the relevant schedules of this development permit.</p>	
(A2)	<p>Installation of Plant and Equipment to prevent a pollution incident The permittee must:</p> <ul style="list-style-type: none"> (a) install all measures, plant and equipment necessary to ensure compliance with the conditions of this development permit; and (b) maintain such measures, plant and equipment in a proper and efficient condition; and (c) operate such measures, plant and equipment in a proper and efficient manner; and (d) perform all acts and do all things, necessary to ensure compliance with the conditions of this development permit. <p>In this condition, “plant and equipment” includes:</p> <ul style="list-style-type: none"> (i) plant and equipment used to prevent and/or minimise the likelihood of environmental harm being caused; (ii) devices and structures to contain foreseeable escapes of contaminants and waste; (iii) devices and structures used to store, handle, treat and dispose of waste; (iv) monitoring equipment and associated alarms; and (v) backup systems that act in the event of failure of a primary system. 	At all times
(A3)	<p>Display of Development Permit Conditions in association with a Certificate of Registration A copy of the schedules of this development permit as described in the Certificate of Registration issued conjointly with this development permit must be kept in a location readily accessible to personnel carrying out the activity.</p>	At all times
(A4)	<p>Records Any record, required by any conditions of this development permit to be kept, must be kept at the development site and be available for examination by an authorised person of the administering authority on request.</p>	At all times
(A5)	<p>Alterations No change, replacement or operation of any plant or equipment is permitted if the change, replacement or operation of the plant or equipment increases, or is likely to substantially increase, the risk of environmental harm.</p>	At all times
(A6)	<p>Calibration All instruments and measurement devices used for the measurement or monitoring of any parameter, described under</p>	At all times

	any conditions of this development permit, must be calibrated, where necessary, to an appropriate Standard, and appropriately operated and maintained.	
(A7)	<i>Release of Visible Light</i> Light sources must be positioned and shielded, when necessary, to prevent light spillage causing a nuisance to any other premises outside the boundaries of the property to which this development permit relates.	At all times
(A8)	Nuisance Notwithstanding any other condition of this development permit, this development permit does not authorise any release of contaminants that causes, or is likely to cause, an environmental nuisance to any premises beyond the boundaries of the development site.	At all times
(A9)	Site Based Environmental Management Plans including plans for Stormwater, Waste, etc are not to contravene conditions of development permit The permittee must not implement any Management Plan prepared as a condition of this development permit, or amend any Management Plan, where such implementation or amendment would result in a contravention of any condition of this development approval.	At all times
(A10)	Review of Site Based Environmental Management Plan The approved Site-Based Management Plan must provide provisions for a review of this Plan to be carried out at least: a) immediately a potential or actual source of environmental contamination, that is not already identified in the Plan, is realised; or otherwise b) after 12 months, and before 18 months, of the development commencing; and thereafter c) within every two years from the date of completion of the review required by condition A11(b). Changes, to procedures and operations for carrying out the approved development realised by any review process, must be implemented immediately. The Site Based Environmental Management Plan must not contravene conditions of this development approval. End of Conditions for PART A	At all times
ENVIRONMENTAL		
PART B- AIR		
Release of Contaminants to the Atmosphere		
(B1)	Non-Specific Releases [i] Except as otherwise provided by the conditions of this development permit, the approved development must be carried out by such practicable means necessary to prevent the release or likelihood of release of contaminants to the atmosphere.	At all times

	[ii] Except as otherwise provided by the conditions of this development permit, the approved development must be carried out by such practicable means necessary to minimise the release or likelihood of such release of contaminants to the atmosphere in any case where it is not practicable to prevent any such release of contaminants as required by condition [B1(i)].	
(B2)	Notwithstanding any other condition of this development permit, no release of contaminants from the development site is to cause a noxious or offensive odour to any “odour sensitive place” located beyond the boundaries of the development site.	At all times
(B3)	<i>Dust Control</i> Dust, feathers and particulate emissions may not be released the cause environmental harm or environmental nuisance at any sensitive place beyond the boundaries of the premises to which this development approval applies.	At all times
(B4)	Dust and particulate matter must not exceed the following levels when measured at any nuisance sensitive or commercial place, viz – a) Dust deposition of 120 milligrams per square metre per day, when monitored in accordance with Australian Standard 3580.10.1 – 2003 or more recent edition; or b) A concentration of particulate matter with an aerodynamic diameter of less than 10 micrometres (PM ₁₀) suspended in the atmosphere of 50 micrograms per cubic metre over a 24 hour averaging time for 5 days each year, at a nuisance sensitive or commercial place downwind of the site, when monitored in accordance with Australian Standard 3580.9.6 – 2003 (or more recent edition) “Ambient air – Particulate matter – Determination of suspended particulate PM ₁₀ high-volume sampler with size selective inlet – Gravimetric method” or Australian Standard 3580.9.7 – 2009 (or more recent edition) “Ambient air – Particulate matter - Determination of suspended particulate matter – Dichotomous sampler (PM ₁₀ and PM _{2.5}) – Gravimetric method; or c) A concentration of particulate matter with an aerodynamic diameter of less than 2.5 micrometres (PM _{2.5}) suspended in the atmosphere of 25 micrograms per cubic metre over a 24 hour averaging time each year, at a nuisance sensitive or commercial place downwind of the site, when monitored in accordance with Australian Standard 3580.9.10 – 2006 (or more recent edition) “Ambient air – Particulate matter – Determination of suspended particulate PM _{2.5} low-volume sampler with size selective inlet – Gravimetric method” or Australian Standard 3580.9.7 – 2009 (or more recent edition);	At all times

	<p>or</p> <p>“Ambient air – Particulate matter - Determination of suspended particulate matter – Dichotomous sampler (PM₁₀ and PM_{2.5}) – Gravimetric method;</p> <p>or</p> <p>any alternative method of monitoring PM₁₀ which may be permitted by the “Air Quality Sampling Manual” as published from time to time by the Environmental Protection Agency.</p>	
(B5)	<p>The permittee must develop and implement a roof water testing regime to determine the potential impacts the approved development may have on potable water sourced from rainwater tanks within 1500 metres of the poultry sheds associated with this approved development.</p> <p>End of Conditions for PART B</p>	Before the commencement of the use
PART C - WATER Release of Contaminants to Waters		
(C1)	<p>Contaminants must not be directly or indirectly released from the development site to surface waters or the bed and banks of any surface waters except as permitted under this Schedule C or the Stormwater Management Part (Part D) of this development permit.</p> <p>End of Conditions for PART C</p>	At all times
PART D -STORMWATER MANAGEMENT <u>General</u>		
(D1)	<p>Except as otherwise provided by the conditions of this Part D of this development permit, the approved development must be carried out in such a manner as to prevent the release, or likelihood of release, of contaminants to stormwater exiting the development site.</p>	
(D2)	<p>Except as otherwise provided by the conditions of this Part D of this development permit, the approved development must be carried out in such a manner as to minimise the release, or likelihood of release, of contaminants to stormwater exiting the development site in any case where it is not practicable to prevent any such release of contaminants as required by condition D1.</p>	
(D3)	<p>For each rainfall event, all reasonable and practicable measures must be taken to ensure that, within 72 hours of the cessation of a rainfall event, at least 90% of the design capacity of any contaminated stormwater treatment / retention system is available for capture and storage of contaminated stormwater runoff from the next rainfall event.</p>	At all times
<u>Preparation of Stormwater Management Plan</u>		
(D4)	<p>A Stormwater Management Plan (SMP) must be prepared and implemented and conformed with at the development site prior to commencement of this approved development and thereafter the approved development must be operated in conformity with this Stormwater Management Plan until written</p>	Prior to the commencement of the use

	notice is received by the administering authority from the permittee under the relevant provisions of the <i>Environmental Protection Act 1994</i> advising the activity of operating a poultry farm has ceased; and	
	<p>The Stormwater Management Plan must identify –</p> <ul style="list-style-type: none"> i. all sources of potential contamination (including but not limited to the actual and potential release of all contaminants); ii. the potential impact of these sources; and iii. what actions will be taken to prevent the likelihood of stormwater contamination being caused; and 	Prior to the commencement of the use
	<p>The stormwater management plan must address the following matters:</p> <ul style="list-style-type: none"> – Environmental commitments – a commitment by senior management to achieve environmental goals. – Identification of environmental issues and their potential impacts. – Control measure for routine operations to prevent the likelihood of contamination of stormwater exiting the development site. – Contingency plans and emergency procedures for non-routine situations including but not limited to potential pollution incidents, for example, chemical spills. – Organisational structure and responsibilities of staff in implementing and applying this plan. – Effective communication of the plan to all persons responsible for implementing and overseeing the plan. – Monitoring of the contaminant releases. – Conducting environmental impact assessments. – Staff training needs to all persons responsible for implementing and overseeing the plan. – Record keeping. - Periodic review of environmental performance and continual improvement. 	Prior to the commencement of the use
	<i>Note: A drawing highlighting the type and location of pollution control measures/devices to prevent contaminants entering land on the development site and exiting stormwater from the development site must be included in the Stormwater Management Plan.</i>	
(D5)	A copy of the Stormwater Management Plan must be kept at the development site and be available for examination by all employees, and any authorised person of the administering authority, upon request.	At all times
(D6)	<p><i>Review of Stormwater Management Plan</i></p> <p>The Stormwater Management Plan must provide for the provision of a review at least</p> <ul style="list-style-type: none"> (a) immediately a potential or actual source of contamination, that is not already identified, is realized; 	As indicated

	<p>or otherwise</p> <p>(b) within one year and before 16 months of the development commencing; and thereafter</p> <p>(c) within every two years from the date of the completion of the initial review pursuant to (b) immediately preceding</p>	
(D7)	<p>Changes to Plan to be implemented immediately</p> <p>Changes to the operation of the development resulting from any review of the Stormwater Management Plan must be implemented immediately.</p> <p>End of Conditions for PART D</p>	Immediately
<p>PART E- LAND APPLICATION</p> <p>Preventing contaminant release to land</p>		
(E1)	<p>Contaminants must not be released to land.</p> <p>Contaminant includes, but is not limited to, nutrients, pathogens, viruses, sediments, other water-borne pollutants, chemicals, poisons and petroleum-based substances.</p>	At all times
(E2)	<p>From commencement of this approved development, all poultry shed wash-water, and other liquid waste generated within such sheds, must be collected, conveyed and contained in a closed drainage system pending disposal either –</p> <ul style="list-style-type: none"> - off-site by an approved waste collector; or - to an approved on-site disposal area. 	At all times
	<p><i>Note:</i></p> <ol style="list-style-type: none"> 1. <i>Collection of poultry shed wash-waters must be by way of the shed floors being drained to a suitable number of gully pits/traps, all interconnected; and</i> 2. <i>Conveyance must be by way of suitable underground pipes, for example, sewer pipes leading from each gully pit/trap to a containment device; and</i> 3. <i>Containment must be by way of a suitable number of leak-proof containers/devices sufficient in volume to contain all liquid waste generated in each poultry shed until this waste is collected for off-site disposal.</i> 	
(E3)	<p>Compliance with Condition (E2) will not be necessary where it can be demonstrated by the permittee that all waste liquid generated in each poultry shed can be contained within each shed and dissipated by evaporation so as to leave no residue(s) of concern likely to adversely impact on the receiving environment, or persons or animals likely to.</p> <p>End of Conditions for PART E</p>	At all times
<p>PART F – NOISE</p> <p>Emission of Noise</p>		
(F1)	The approved development must be carried out by such practicable means necessary to prevent the emission, or	At all times

	likelihood of emission, of noise that constitutes environmental nuisance.	
(F2)	In the event of a complaint about noise being made to the administering authority, and that the administering authority considers is not frivolous or vexatious, then the emission of noise from the development site must not result in levels greater than those specified in the Noise Schedule (refer also to condition H6 of Part H of this development permit).	At all times
	NOISE SCHEDULE Noise Level at a Noise Sensitive Place Measured as the Adjusted Maximum Sound Pressure Level L _(Amax adj, T) Period Background noise level plus 5 dB(A)7 am – 6 pm Background noise level plus 5 dB(A)6 pm – 10 pm Background noise level plus 3 dB(A)10 pm – 7 am Noise Limits at a Commercial Place Measured as the Adjusted Maximum Sound Pressure Level L _(Amax adj, T) Period Background noise level plus 10 dB(A)7 am – 6 pm Background noise level plus 10 dB(A)6 pm – 10 pm Background noise level plus 8 dB(A)10 pm – 7 am	At all times
(F3)	This development permit does not authorise any emission of noise that results in environmental nuisance or environmental harm to any “noise sensitive place” located beyond the boundaries of the development site. End of Conditions for PART F	At all times
PART G – WASTE MANAGEMENT		
General		
(G1)	Waste must not be released to the environment, stored, transferred or disposed contrary to any condition of this development permit.	At all times
(G2)	The permittee must not: <ul style="list-style-type: none">• burn or bury waste at or on the development site; nor• allow waste to burn or be burnt or buried at or on the development site; nor• remove waste from the development site and burn such waste elsewhere• stockpile any waste on the approved place; nor• process waste on the approved place unless otherwise authorised through the implementation of procedures and operations contained in an approved site-based management plan.	At all times

(G3)	<p>Off-Site Movement Where regulated waste is removed from the development site, the permittee must monitor and record the following:</p> <ul style="list-style-type: none"> (a) the date, quantity and type of waste removed; and (b) name of the waste transporter and/or disposal operator that removed the waste; and (c) the intended treatment/disposal destination of the waste. <p><i>(Note: Records of documents maintained in compliance with a waste tracking system established under the Environmental Protection Act 1994 or any other law for regulated waste will be deemed to satisfy this condition).</i></p>	At all times
(G4)	Regulated waste must not be sent for disposal at any facility without the written approval of the person operating that facility.	At all times
(G5)	<p>Poultry Shed Litter</p> <ul style="list-style-type: none"> • All poultry shed litter is to be removed from sheds at the end of each batch. • Poultry shed litter removed at the end of each batch must be removed from site as quickly as possible and shall not be stockpiled on site. • Trucks collecting poultry shed litter at the end of each batch must be covered before leaving the site. 	At the end of each batch
(G6)	<p>Dead Birds All deceased birds shall be:</p> <ul style="list-style-type: none"> • Disposed of in accordance with the On-site Carcass Composting provisions of the Environmental Management Plan • All composted material is to be disposed of off-site. • Record the amount and destination of spent litter as part of an Environmental Management Plan • If not dealt with via composting, <ul style="list-style-type: none"> ○ where required to be stored on site prior to composting, held under refrigeration at a temperature of no greater than 5 Degrees Celsius. ○ Not be stored on site for greater than 7 days; ○ Transported from site by an approved waste transporter; ○ Disposed of at an approved disposal or treatment facility. 	At all times
(G7)	<p>Records Records must be maintained for a period of 3 years for all wastes mentioned in this Part G</p>	At all times.
(G8)	<p>Waste Removal by Contractor No waste is to be removed from the approved place by a person or contractor performing a waste management works, for fee or reward, unless and until that person or contractor has</p>	At all times.

	<p>–</p> <p>(a) a written contract with the Somerset Regional Council; or</p> <p>(b) the Somerset Regional Council's written approval to remove that waste.</p> <p>End of Conditions for PART G</p>	
<p>PART H - SELF MONITORING AND REPORTING</p> <p>Complaint Recording</p>		
(H1)	<p>All complaints received by the permittee relating to operations at the development site must be recorded in a register with the following details:</p> <p>(i) nature, time and date of complaint;</p> <p>(ii) type of communication (telephone, letter, personal etc.);</p> <p>(iii) name, contact address and contact telephone number of complainant (Note: if the complainant does not wish to be identified then "Not identified" is to be recorded);</p> <p>(iv) response and investigation undertaken as a result of the complaint;</p> <p>(v) name of person responsible for investigating complaint; and</p> <p>(vi) action taken as a result of the complaint investigation and signature of responsible person.</p> <p>(vii) at the relevant time of each complaint record, the bird age, number of birds, number of fans operating and any other relevant data.</p>	At all times.
(H2)	The complaint's record required by condition H1 must be maintained for a period of not less than 3 years.	At all times
(H3)	<p>Notification of Emergencies and Incidents</p> <p>As soon as practicable after becoming aware of any emergency or incident which results in the release of contaminants not in accordance, or reasonably expected to be not in accordance with, the conditions of this development permit, the permittee must notify the administering authority of the release by telephone or facsimile.</p>	At all times
(H4)	<p>The notification of emergencies or incidents must include but not be limited to the following:</p> <p>(i) the name of the permittee;</p> <p>(ii) the location of the emergency or incident;</p> <p>(iii) the number of the Certificate of Registration issued conjointly to this development permit;</p> <p>(iv) the name and telephone number of the designated contact person;</p> <p>(iv) the time of the release;</p> <p>(v) the time the permittee became aware of the release;</p> <p>(vi) the suspected cause of the release;</p> <p>(vii) actions taken to prevent any further release and mitigate any contamination caused by the release.</p>	At all times

(H5)	<p>Not more than 14 days following the initial notification of an emergency or incident, the permittee must provide written advice of the information supplied in addition to:</p> <ul style="list-style-type: none"> (i) proposed actions to prevent a recurrence of the emergency or incident; (ii) outcomes of actions taken at the time to prevent or minimise environmental harm and / or environmental nuisance, and (iii) the results of any environmental monitoring performed. 	At all times
(H6)	<p>Noise Monitoring</p> <p>Monitoring of noise must be undertaken by the permittee to investigate any complaint of environmental nuisance upon receipt of a request, in writing, from the administering authority to carry out such monitoring, and the results notified within 14 days to the administering authority following completion of monitoring.</p>	At all times
(H7)	<p>For the purposes of checking compliance with conditions of the noise schedule, monitoring and recording the noise levels from the approved development must be undertaken for at least the following descriptors, characteristics and conditions:</p> <ul style="list-style-type: none"> (i) $L_{Amax, Adj T}$ (ii) $L_{A_{bg, T}}$ (or $L_{A90, T}$); (iii) $L_{AN, T}$ (where N equals statistical levels of 1, 10, 50, 90 and 99); (iv) $Max L_{pA T}$; (v) $L_{Aeq, T}$; (vi) The level and frequency of occurrence of impulsive or tonal noise; (vii) Atmospheric conditions including temperature, relative humidity and wind speed and direction; and (viii) Effects due to extraneous factors such as traffic noise. 	At all times
(H8)	<p>Procedures for assessing, measuring and reporting on noise levels must have regard to, and comply with, in so far as they are relevant, PART 3 of the Environmental Protection Regulation 2008 and the method of measurement and reporting of noise levels as detailed in the Department of Environment and Resource Management's Noise Measurement Manual, second edition, March 1995, or more recent additions or supplements to that document as they become available.</p>	At all times
(H9)	<p>The method of measurement and reporting of noise levels must be undertaken by a person or body possessing appropriate experience and qualifications to perform the required measurements.</p>	At all times
(H10)	<p>Records must be kept of the results of all monitoring of noise levels and other information required in conjunction with such monitoring for a period of at least three years.</p>	At all times

(H11)	Dust Monitoring	
	(1) When requested by the administering authority, dust and particulate monitoring must be undertaken by the permittee to investigate any complaint of environmental nuisance caused by dust and / or particulate matter, and the results notified within 14 days to the administering authority following completion of monitoring.	
	(2) Monitoring must be carried out at a place(s) relevant to the potentially affected nuisance sensitive or commercial place and at upwind control sites and must include – a) for a complaint alleging dust nuisance, dust deposition; and b) for a complaint alleging adverse health effects caused by dust, the concentration per cubic metre of particulate matter with an aerodynamic diameter of less than 10 and 2.5 micrometre (PM ₁₀) suspended in the atmosphere over a 24 hour averaging time period.	
	End of Conditions for PART H	
PART I - DEFINITIONS		
(I1)	For the purposes of this development permit any term not otherwise defined by relevant legislation (including any subordinate legislation) or in this “Definitions” Schedule has the meaning conferred to that term in its common usage.	
(I2)	In the event of any inconsistency arising between the meaning of any term provided in the “Definitions” Schedule of this development permit and any common usage of that term, the meaning conferred in the “Definitions” Schedule of this development permit prevails.	
(I3)	For the purposes of this development permit the following definitions apply:	
	“Act” means the Environmental Protection Act 1994.	
	“Administering authority” means the Council of the Shire of Esk or its successor.	
	“Development site” means the site approved for development under this development permit	
	“Land” in the Land Application Schedule of this document means land to which this development permit is granted excluding waters and the atmosphere	
	“Noxious” means harmful or injurious to health or physical well-being	

	“permittee” means the entity responsible at any point in time for the development authorised by this development permit	
	<p>“waste” includes anything that is -</p> <p>(a) left over, or an unwanted by-product, from an industry, commercial, domestic or other activity; or</p> <p>(b) surplus to the industry, commercial, domestic or other activity generating the waste.</p> <p>and includes a gas, liquid, solid or energy, or any combination thereof. A waste can be waste whether or not it is of value.</p>	
	<p>“regulated waste” means non-domestic waste mentioned in Schedule 7 of the <i>Environmental Protection Regulation 1998</i> and includes -</p> <p>(a) for an element - any chemical compound containing the element; and</p> <p>(b) anything that has contained a regulated waste; and</p> <p>(c) regulated waste that has been treated or immobilized</p>	
	<p>“odour sensitive place” means -</p> <p>(a) a dwelling, mobile home or caravan park, residential marina or other residential premises; or</p> <p>(b) a motel, hotel or hostel; or</p> <p>(c) a kindergarten, school, university or other educational institution; or</p> <p>(d) a medical centre or hospital; or</p> <p>(e) a protected area; or</p> <p>(f) a park or gardens.</p>	
	“offensive” means causing offence or displeasure; is disagreeable to the senses; disgusting; nauseous or repulsive	
	“waters” includes river, stream, lake, lagoon, pond, swamp, wetland, unconfined surface water, unconfined natural or artificial watercourse, bed and bank of any waters, dams, non-tidal and tidal waters (including the sea), stormwater channel, stormwater drain, roadside gutter, stormwater runoff, and groundwater and any part thereof	
	<p>Noise Definitions</p> <p>“L(Amax adj,T)” means the average maximum A-weighted sound pressure level, adjusted for noise character and measured over a time period of not less than 15 minutes, using Fast response.</p>	
	<p>“Background noise level” means either:</p> <p>L (A90,T) being the A-weighted sound pressure level exceeded for 90 percent of the time period not less than 15 minutes, using Fast response, or</p>	

	L (Abg,T) being the arithmetic average of the minimum readings measured in the absence of the noise under investigation during a representative time period of not less than 15 minutes, using Fast response.	
	“MaxL (pA,T)” means the maximum A-weighted sound pressure level measured over a time period of not less than 15 minutes, using Fast response.	
	“noise sensitive place” means - (a) a dwelling, mobile home or caravan park, residential marina or other residential premises; or (b) a motel, hotel or hostel; or (c) a kindergarten, school, university or other educational institution; or (d) a medical centre or hospital; or (e) a protected area; or (f) a park or gardens.	
	“commercial place” means a place used as an office or for business or commercial purposes but excludes premises specifically defined as a “noise sensitive place”. End of Conditions for PART I	
SCHEDULE 4 – REFERRAL AGENCY Department of Transport and Main Roads <i>Concurrence Agency Status</i> <i>Agency Response: No Requirements</i>		
4.1	Reference: E74158 830/598 P8512 Tracker No. 4763 dated 25 February 2010	
4.2	Agency response will be attached to Decision Notice	
SCHEDULE 5 – REFERRAL AGENCY Department of Environment and Resource Management <i>Concurrence Agency Status</i> <i>Agency Response: conditions apply</i>		
5.1	Reference: GAT/515/004(0653) dated 11 March 2010	
5.2	Agency response will be attached to Decision Notice.	
	The following conditions apply	
	The Chief Executive of the Department of Environment and Resource Management requests that the following conditions be imposed on any approval given by the Assessment Manager:	
	No new bores are permitted unless for stock or domestic purposes or to replace an existing bore.	
	Construction of any dams or other interference with overland flow of water is to be in accordance with the requirements of the codes developed under Schedule 8, Part 1, Table 4 of the <i>Integrated Planning Act 1997</i> .	
	Any underground water taken should be in accordance with the requirements of licence 409511 which authorises that take.	
	Following approval of this development application, the applicant must apply to amend Licence to Take Water reference 409511.	

	A Statement of Reasons is attached and will be included in the Decision Notice.
SCHEDULE 6 – REFERRAL AGENCY	
South-East Queensland Water	
<i>3rd Party Advice Agency Status</i>	
6.1	Conditions Apply
	Reference: 128/607/3446(1066)
	Dated 30 April 2010
6.2	Seqwater Third Party Advice – reference F18/2251 – dated 30 November 2018
SCHEDULE 7 – ADVISORY NOTES	
NO	ADVICE
7.1	<p>The Proponent has the right of Appeal to the Planning and Environment Court regarding this Decision Notice. A copy of Section 4.1.27 of the <i>Integrated Planning Act 1997</i> detailing the procedure for making an appeal is enclosed for your information.</p> <p>If the Proponent notifies Council in writing that this Decision Notice is accepted without dispute and that the right of appeal to the Court will not be exercised, this Decision Notice may be taken to be the development approval.</p>
7.2	<p>The relevant period for the development approval is 4 years starting the day the approval takes effect. The development approval lapses at the end of the relevant period unless the approval is substantially completed.</p> <p>An extended period may be agreed upon, pursuant to Section 3.5.22 of the <i>Integrated Planning Act 1997</i>, provided a written notice to Council is made before the end of the relevant period.</p>
7.3	The <i>Integrated Planning Act 1997</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.
7.4	All building work (including any Change of Classification of existing buildings) is to comply with the provisions contained in the <i>Building Act</i> ; the <i>Building Regulation</i> , the <i>Building Code of Australia</i> , the <i>Queensland Development Code</i> and relevant <i>Australian Standards</i> .
7.5	All plumbing and drainage work is to comply with provisions contained in the <i>Queensland Sewerage and Water Supply Act</i> , <i>Standard Sewerage Law</i> and the <i>Standard Water Supply Law</i> , the relevant Australian Standards including AS/NZS 3500 - 1998 - <i>National Plumbing and Drainage Code</i> , and Council Policies and requirements.
7.6	All works shall be carried out in accordance with the <i>Workplace Health and Safety Act 1995 (as amended)</i> and the <i>Workplace Health and Safety Regulation 1997 (as amended)</i> .
7.7	All operational work is to comply with relevant codes for design and construction
7.8	Separate development approval is required for any building work, plumbing/drainage works and operational works necessitated by the conditions contained in this Decision Notice.

7.9	Copies of approved drawings and the development approval conditions package to be available on site during operational works.
7.10	The erection of signage or advertising devices on the site is subject to approval from Council in accordance with Council's Signage Code under the former Esk Shire Planning Scheme 2005 (as amended 17.10.2008).
7.11	<p>The Aboriginal Cultural Heritage Act 2003 commenced in Queensland on April 16, 2004. The Act is administered by the Department of Environment and Resource Management [DERM]. The <i>Aboriginal Cultural Heritage Act 2003</i> establishes a Duty of Care for Indigenous Cultural Heritage. This applies on all land and water, including freehold land. The Cultural Heritage Duty of Care lies with the person or entity conducting an activity.</p> <p>Under section 23 of the <i>Aboriginal Cultural Heritage Act 2003</i> a person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal cultural heritage (the "cultural heritage duty of care"). Maximum penalties for breaching the duty of care are \$750,000 for a corporation and \$75,000 for an individual.</p> <p>Applicants will comply with the duty of care in relation to Aboriginal cultural heritage if they are operating in accordance with cultural heritage duty of care guidelines gazetted under the <i>Aboriginal Cultural Heritage Act 2003</i>, available on the DERM website, or in accordance with an agreement with the Aboriginal party for the area or a cultural heritage management plan approved under part 7 of the <i>Aboriginal Cultural Heritage Act 2003</i>.</p> <p>Applicants are also encouraged to undertake a search of the Aboriginal Cultural Heritage Database and the Aboriginal Cultural heritage Register, administered by the Cultural heritage Coordination Unit, DERM. Application forms to undertake a free search of the Cultural Heritage Register and the Database may be obtained by contacting the Cultural heritage Coordination Unit on (07) 3238 3838 or on the DERM website www.derm.qld.gov.au/culturalheritage</p>
7.12	No filling or removal of material is permitted on land below the adopted flood line.
7.13	No vegetation other than weeds or noxious plants is to be cleared within a 40 m buffer zone from any watercourse. Vegetation includes trees, shrubs or grasses.
7.14	Any vegetation clearance carried out on site is to be in accordance with the <i>Vegetation Management Act and Regulations</i> .
7.15	The proponent has the responsibility of ensuring that the use or works performed on the site comply with relevant Queensland legislation.
7.16	Arrange tests and inspections with Council's Building Section upon payment of the scheduled fee.
7.17	This approval has effect in accordance with the provisions of Section 3.5.19 of the <i>Integrated Planning Act 1997</i> .
7.18	Comply with applicable requirements of the <i>Workplace Health and Safety Act 1995</i> (as amended) and the <i>Workplace Health and Safety Regulation 1997</i> (as amended).
7.19	<p>Fire Ants Restricted Areas</p> <p>In accordance with the <i>Plant Protection Act 1989</i> and the <i>Plant Protection Regulation</i></p>

1990, a quarantine notice has been issued for the State of Queensland to prevent the spread of the Red Imported Fire Ant (ant species *Solenopsis invicta*) and to eradicate it from the State. It is the legal obligation of the land owner or any consultant or contractor employed by the land owner to report the presence or suspicion of Fire Ants to the Queensland Department of Primary Industries on 132523 within 24 hours of becoming aware of the presence or suspicion, and to advise in writing within seven days to:

Director General
Department of Primary Industries
GPO Box 46, Brisbane QLD 4001

It should be noted that the movement of Fire Ants is prohibited, unless under the conditions of an Inspectors Approval. More information can be obtained from the Queensland Department of Primary Industries website www.dpi.qld.gov.au.

The land over which you have made a development application is within a suburb known to have Fire Ants and as such is within a "Restricted Area". The presence of Fire Ants on the site may affect the nature, form and extent of works permitted on the site. In view of this it will be necessary for you to contact the Department of Primary Industries to investigate the site and for you to implement any necessary matters required by that Department prior to the commencement of any works.

Fire Ants Non Restricted Areas

In accordance with the *Plant Protection Act 1989* and the *Plant Protection Regulation 1990*, a quarantine notice has been issued for the State of Queensland to prevent the spread of the Red Imported Fire Ant (ant species *Solenopsis invicta*) and to eradicate it from the State.

It is the legal obligation of the land owner or any consultant or contractor employed by the land owner to report the presence or suspicion of Fire Ants to the Queensland Department of Primary Industries on 132523 within 24 hours of becoming aware of the presence or suspicion, and to advise in writing within seven days to:

Director General
Department of Primary Industries
GPO Box 46, Brisbane QLD 4001

It should be noted that the movement of Fire Ants is prohibited, unless under the conditions of a Department of Primary Industries Inspectors Approval. More information can be obtained from the Queensland Department of Primary Industries website www.dpi.qld.gov.au.

The Development approved herein, by its very nature, includes activities considered to be "high risk" in respect of controlling the spread of Fire Ants. The following lists show High Risk Activities and some precautions should be considered for implementation.

(a) High Risk Activities can include:

- (i) Earthworks of a minor or major scale;
- (ii) Revegetation or rehabilitation;
- (iii) Import of fill onto a site;
- (iv) Export of fill or other materials such as soils, gravel, mulch and plants; and
- (v) Export off or import on to a site of construction and demolition waste

	and materials or green waste.
	(b) Precautions for implementation
	(i) Checking for ants regularly;
	(ii) Checking all soil, fill and waste materials (construction and green waste) for ants;
	(iii) Asking questions about the quality and source of soil, fill and waste materials (construction and green waste);
	(iv) Keeping records of all movements of soil, fill and waste materials (construction and green waste);
	(v) Cleaning of all earthmoving or other soiled vehicles prior to exit from the site; and
	(vi) Informing staff and contractors about these precautions.
7.20	<p>Environmental Protection Act 1994</p> <p>It is a requirement of Section 371 of the <i>Environmental Protection Act 1994</i> that if the owner or occupier of this site becomes aware that a Notifiable Activity (as defined under Schedule 3 of the <i>Environmental Protection Act 1994</i>) is being carried out on this land or that the land has been affected by a hazardous contaminant, they must, within 22 business days after becoming aware the activity is being carried out, or the land has been affected, give notice to the DERM. A list of Notifiable Activities is provided in Schedule 3 of the <i>Environmental protection Act 1994</i>. Failure to give the required notice, except where notice has already been given, may give rise to an offence.</p>

Resolution

Moved – Cr Whalley

Seconded – Cr Choat

“THAT Council approves the Change Application under section 81 of the *Planning Act 2016* for DA9733 for a Development Permit for a Material Change of Use for an Intensive Animal Industry (Poultry Farming) – 16 sheds housing 700,000 chickens (8 x conventional shedding, 8 x free range shedding) and composting on land described as Lot 50 on SP241134, situated at 218 Bischoffs Road, Coominya subject to the conditions contained in the Schedules and Attachments.

SCHEDULE 1 – PLANNING

MCU for Intensive Animal Industry (Poultry Farming) – expansion of a further ten poultry sheds comprising 400,000 chickens

No	Condition	Timing
1.1	<p>Carry out the development generally in accordance with the material contained in the development application and supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Layout Plan – Drawing No. ACS-DWG-210009-MCU – Revision D – Sheet 2 of 3 – prepared by ACS Engineers – dated 4 August 2021; • Proposed Additional Sheds – Drawing No. ACS-DWG-210009-MCU – Revision C – Sheet 3 of 3 – prepared by ACS Engineers – dated 4 August 2021; • POD 2 detailed plan – Drawing No. ACS-DWG-180029-MCU Sheet 2 of 2 – prepared by ACS Engineers – dated 29 October 2018. • Composting Shed – Drawing No. ACS-DWG-210009-MCU Rev B, Sheet 3 of 3 – prepared by ACS Engineers 	

	<ul style="list-style-type: none"> – dated 2 March 2021. Proposed Shed Location Plan (figure 2 from Mirrabooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report) Shed layout plan – Reference No. D 03 – prepared by Santrev Pty Ltd – dated 6 July 2018 Shed set out - Reference No. D 02 – prepared by Santrev Pty Ltd – dated 6 July 2018 Environmental Management Plan – Meat Chicken Farm October 2018 – Singh Enterprises Pty Ltd – Updated April 2021; Stormwater Management Plan – prepared by ACS Engineers - Reference 180029 – Revision 3 - dated 20 May 2021; Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; Report, Bischoffs Road Coominya – Singh Farm, prepared by Astute Environmental Consulting Properties (Job 21-100) – dated 24 May 2021; Additional Information Request – Singh Farm prepared by Astute Environmental Consulting dated 3 August 2021; Odour and Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; Department of Main Roads – Referral Agency Response reference E74158 830/598 P78512 Tracker No. 4763 dated 25 February 2010 – No requirements; Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – conditions apply; Report by Mirrabooka Consulting relating to dust and changes to the Queensland Government Guideline value – Job No. 1209 July 2010 – prepared by Mirrabooka Consulting Pty Ltd; WSP Environment and Energy Assessment of Noise and Air Quality (dust and odour) report reference: 2287-DA Review dated 16 February 2010 prepared by WSP Environmental Pty Ltd. 	
1.2	Comply with relevant provisions of the former Esk Shire Planning Scheme 2005 (as amended 17.10.2008), 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
1.4	Pay to Council any outstanding charges or expenses levied by Council over the subject land.	Prior to the commencement of use

1.5	<p>Unless otherwise approved in writing by the Manager, Planning and Development, hours of construction shall be:</p> <ul style="list-style-type: none"> Monday to Saturday: 7:00 am to 6.00 pm <p>Construction work shall not occur on the premises outside the above hours. Noise levels from construction work must comply with the requirements of the <i>Environmental Protection Act 1994</i>.</p>	At all times
1.6	All trade materials, products and plant shall be neatly stored within the confines of the building and/or approved storage areas.	At all times
1.7	The approved use shall not cause any adverse impact on the amenity of the neighbourhood by reason of the emission of noise, vibration, smell, glare, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit, oil or otherwise.	At all times
1.8	<p>All buildings, structures, fittings, fixtures and grounds associated with this development must be maintained:</p> <ul style="list-style-type: none"> in a serviceable condition, and in a state of good repair and efficient action, and in a clean, sanitary condition, and free of accumulated disused materials, and free of vermin and pest infestations. 	At all times
1.9	Advertising, security and flood lighting shall be designed, constructed, installed and maintained in accordance with <i>Australian Standard AS4282-1997</i> (Control of the obtrusive effects of outdoor lighting) and so as not to cause nuisance to the occupants of nearby properties or passing traffic.	At all times
1.10	Undertake tree plantings to the northern end of the sheds on Lot 38. This buffer is to be dense enough to minimise any adverse environmental impacts from dust, light and noise emitted from the site.	Effective within six (6) months of the operation of the additional sheds
1.11	Ensure all exhaust fans on all sheds are cleaned to ensure minimal pollutants are being dispersed externally to the sheds. The resultant waste product is to be disposed of appropriately.	At all times
1.12	Portable toilet facilities are to be provided for the 12 additional staff that will be on site during the construction phase.	During the construction phase
1.13	The Poultry Farm owners must ensure the current onsite wastewater treatment system (OWTS) is not compromised with an additional four staff working on the farm resulting from the approved expansion.	Prior to the commencement of the approved expansion

1.14	POD 2 (as per ACS-DWG-180029-MCU) can operate as either conventional or free-range meat chicken farm	At all times
SCHEDULE 2 – ENGINEERING		
Operational Works		
<i>Road works</i>		
2.1	Bischoffs Road is to be sealed from the existing seal East of the Running Creek bridge to the existing entrance to Coominya Sand and Gravel, a distance of 110 metres. This seal is to be 7 metres wide over an 8 metre gravel pavement.	Prior to the commencement of the use
2.2	Council's standard form "Works within a road reserve" is to be completed prior to any work on Bischoffs Road commences.	Prior to the commencement of the use
<i>Public Utilities</i>		
2.3	Bear the cost of any alterations necessary to public utilities resulting from compliance with the conditions of this approval.	Prior to the commencement of the use
2.4	Meet the cost of all works carried out to infrastructure, services and public utilities, including any alterations resulting from compliance with these conditions whether carried out by Council, or otherwise.	During construction period
2.5	Repair any damage to Council infrastructure that occurs during any works carried out in association with the approved development.	During construction period
2.6	Vegetation cover must be maintained at all stormwater discharge points and along all drainage lines on the site to assist in minimising erosion and sediment movement.	At all times
<i>Restoration Work at Operator's Expense</i>		
2.7	The Operator is responsible for the restoration work, should Council determine that erosion damage has occurred on the site or a downstream system has become silted. All restoration work must be completed within fourteen days from the time of notification. Should the Operator fail to complete the restoration works determined by Council within the specified time, Council will complete the work and recover all costs from the Operator associated with the works.	During construction period
<i>Internal Works</i>		
2.8	A gravel hardstand area 35 metres wide is to be provided at both ends of the eight sheds, for internal chicken pick up areas for semi-trailers and equipment.	During construction period

Dust Pollution		
2.9	Dust pollution arising from the construction and maintenance of the works required by this approval are the landowner's responsibility. The landowner must comply with any lawful instruction from Council's Manager of Operations if in his opinion a dust nuisance exists.	At all times
Stormwater detention basin		
2.10	<p>(a) Provide a stormwater detention basin for stormwater treatment purposes in conjunction with the filter strip associated with Shed 15 and 16 on site.</p> <p>Alternatively, direct stormwater flows from Shed 15 and 16 to the existing stormwater management system and detention basin to the north and east of Sheds 9 to 14.</p> <p>(b) Amend the site plans and Stormwater management plan to address this change.</p> <p><i>Note: the eastern group of eight poultry sheds is defined as Sheds 1 to 8, and the western group of six poultry sheds is defined as Sheds 9 to 14.</i></p>	Prior to commencement of use of the Shed 15 and 16.
SCHEDULE 3 – ENVIRONMENTAL		
MCU for Environmentally Relevant Activity 4 (1)– Poultry Farming, (c) (2) – rearing birds for meat, (threshold 2 – farming more than 200,000 birds)		
3.1	<p>Carry out the development generally in accordance with the material contained in the development application and supporting documentation, except where amended by these conditions of approval:</p> <ul style="list-style-type: none"> • Site Based Environmental Management Plan October 2018 – Prepared by Singh Enterprises, Updated March 2021. • Planning Report for Bischoffs Road Poultry Farm Extension for Phipps Farms Pty Ltd; • Report, Bischoffs Road Coominya – Singh Farm, prepared by Astute Environmental Consulting Properties (Job 21-100) – dated 24 May 2021; • Additional Information Request – Singh Farm prepared by Astute Environmental Consulting dated 3 August 2021; • Odour and Dust Impact Assessment Addendum Report, Job No. 1209 November 2009, prepared by Mirrabooka Consulting Environmental Assessment and Management Services for Phipps Farms Pty Ltd for Coominya Broiler Farm Extension; • Farm Site Plan (figure from Appendix G of the town planning report) • Proposed Shed Location Plan (figure 2 from Mirrabooka Consulting, Environmental Assessment and Management Services report (Appendix A of the town planning report) • Department of Environment and Resource Management – Referral Agency Response reference number GAT/515/004(0653) dated 11 March 2010 – 	At all times

	conditions apply.	
3.2	The maximum number of birds to be housed at any one time is 700000 birds (all birds on Lot 50 SP241134).	At all times
3.3	Bundling of all chemicals must comply with <i>AS1940 – Storage and Handling of Flammable and Combustible Liquids</i> .	At all times
3.4	Bundling of all diesel tanks associated with the generators must comply with <i>AS1940 – Storage and Handling of Flammable and Combustible Liquids</i> .	At all times
3.5	Development is carried out in accordance with the Composting Shed Plan prepared by ACS Engineers, dated 11/3/2021.	At all times
3.6	No disposal or application of the composted material is to occur over the site.	At all times.
ENVIRONMENTALLY RELEVANT ACTIVITY		
ERA 4 (1) - Poultry Farming (c) rearing of birds for meat, (Threshold 2 – farming more than 200,000 birds).		
PART A - GENERAL CONDITIONS		
Timelines for Commencement of Development Conditions		
(A1)	<p>To expel any doubt on the commencement of any of the conditions of this schedule 3 of this development approval, unless specifically described by a condition of this development approval, all conditions will apply from the commencement of this approved development.</p> <p><i>Release of Contaminants</i> Contaminants must not be released to the environment other than in accordance with the relevant schedules of this development permit.</p>	At all times
(A2)	<p>Installation of Plant and Equipment to prevent a pollution incident The permittee must:</p> <ul style="list-style-type: none"> (a) install all measures, plant and equipment necessary to ensure compliance with the conditions of this development permit; and (b) maintain such measures, plant and equipment in a proper and efficient condition; and (c) operate such measures, plant and equipment in a proper and efficient manner; and (d) perform all acts and do all things, necessary to ensure compliance with the conditions of this development permit. <p>In this condition, “plant and equipment” includes:</p> <ul style="list-style-type: none"> (i) plant and equipment used to prevent and/or minimise the likelihood of environmental harm being caused; (ii) devices and structures to contain foreseeable escapes of contaminants and waste; (iii) devices and structures used to store, handle, treat and 	At all times

	dispose of waste; (iv) monitoring equipment and associated alarms; and (v) backup systems that act in the event of failure of a primary system.	
(A3)	Display of Development Permit Conditions in association with a Certificate of Registration A copy of the schedules of this development permit as described in the Certificate of Registration issued conjointly with this development permit must be kept in a location readily accessible to personnel carrying out the activity.	At all times
(A4)	Records Any record, required by any conditions of this development permit to be kept, must be kept at the development site and be available for examination by an authorised person of the administering authority on request.	At all times
(A5)	Alterations No change, replacement or operation of any plant or equipment is permitted if the change, replacement or operation of the plant or equipment increases, or is likely to substantially increase, the risk of environmental harm.	At all times
(A6)	Calibration All instruments and measurement devices used for the measurement or monitoring of any parameter, described under any conditions of this development permit, must be calibrated, where necessary, to an appropriate Standard, and appropriately operated and maintained.	At all times
(A7)	<i>Release of Visible Light</i> Light sources must be positioned and shielded, when necessary, to prevent light spillage causing a nuisance to any other premises outside the boundaries of the property to which this development permit relates.	At all times
(A8)	Nuisance Notwithstanding any other condition of this development permit, this development permit does not authorise any release of contaminants that causes, or is likely to cause, an environmental nuisance to any premises beyond the boundaries of the development site.	At all times
(A9)	Site Based Environmental Management Plans including plans for Stormwater, Waste, etc are not to contravene conditions of development permit The permittee must not implement any Management Plan prepared as a condition of this development permit, or amend any Management Plan, where such implementation or amendment would result in a contravention of any condition of this development approval.	At all times
(A10)	Review of Site Based Environmental Management Plan The approved Site-Based Management Plan must provide provisions for a review of this Plan to be carried out at least:	At all times

	<p>a) immediately a potential or actual source of environmental contamination, that is not already identified in the Plan, is realised; or otherwise</p> <p>b) after 12 months, and before 18 months, of the development commencing; and thereafter</p> <p>c) within every two years from the date of completion of the review required by condition A11(b).</p> <p>Changes, to procedures and operations for carrying out the approved development realised by any review process, must be implemented immediately.</p> <p>The Site Based Environmental Management Plan must not contravene conditions of this development approval.</p> <p>End of Conditions for PART A</p>	
ENVIRONMENTAL PART B- AIR Release of Contaminants to the Atmosphere		
(B1)	<p>Non-Specific Releases</p> <p>[i] Except as otherwise provided by the conditions of this development permit, the approved development must be carried out by such practicable means necessary to prevent the release or likelihood of release of contaminants to the atmosphere.</p> <p>[ii] Except as otherwise provided by the conditions of this development permit, the approved development must be carried out by such practicable means necessary to minimise the release or likelihood of such release of contaminants to the atmosphere in any case where it is not practicable to prevent any such release of contaminants as required by condition [B1(i)].</p>	At all times
(B2)	Notwithstanding any other condition of this development permit, no release of contaminants from the development site is to cause a noxious or offensive odour to any "odour sensitive place" located beyond the boundaries of the development site.	At all times
(B3)	<p><i>Dust Control</i></p> <p>Dust, feathers and particulate emissions may not be released the cause environmental harm or environmental nuisance at any sensitive place beyond the boundaries of the premises to which this development approval applies.</p>	At all times
(B4)	<p>Dust and particulate matter must not exceed the following levels when measured at any nuisance sensitive or commercial place, viz –</p> <p>a) Dust deposition of 120 milligrams per square metre per day, when monitored in accordance with Australian Standard 3580.10.1 – 2003 or more recent edition;</p> <p>or</p> <p>b) A concentration of particulate matter with an</p>	At all times

	<p>aerodynamic diameter of less than 10 micrometres (PM₁₀) suspended in the atmosphere of 50 micrograms per cubic metre over a 24 hour averaging time for 5 days each year, at a nuisance sensitive or commercial place downwind of the site, when monitored in accordance with Australian Standard 3580.9.6 – 2003 (or more recent edition) “Ambient air – Particulate matter – Determination of suspended particulate PM₁₀ high-volume sampler with size selective inlet – Gravimetric method” or Australian Standard 3580.9.7 – 2009 (or more recent edition) “Ambient air – Particulate matter - Determination of suspended particulate matter – Dichotomous sampler (PM₁₀ and PM_{2.5}) – Gravimetric method;</p> <p>or</p> <p>c) A concentration of particulate matter with an aerodynamic diameter of less than 2.5 micrometres (PM_{2.5}) suspended in the atmosphere of 25 micrograms per cubic metre over a 24 hour averaging time each year, at a nuisance sensitive or commercial place downwind of the site, when monitored in accordance with Australian Standard 3580.9.10 – 2006 (or more recent edition) “Ambient air – Particulate matter – Determination of suspended particulate PM_{2.5} low-volume sampler with size selective inlet – Gravimetric method” or Australian Standard 3580.9.7 – 2009 (or more recent edition);</p> <p>or</p> <p>“Ambient air – Particulate matter - Determination of suspended particulate matter – Dichotomous sampler (PM₁₀ and PM_{2.5}) – Gravimetric method;</p> <p>or</p> <p>any alternative method of monitoring PM₁₀ which may be permitted by the “Air Quality Sampling Manual” as published from time to time by the Environmental Protection Agency.</p>	
(B5)	<p>The permittee must develop and implement a roof water testing regime to determine the potential impacts the approved development may have on potable water sourced from rainwater tanks within 1500 metres of the poultry sheds associated with this approved development.</p> <p>End of Conditions for PART B</p>	Before the commencement of the use
PART C - WATER Release of Contaminants to Waters		
(C1)	<p>Contaminants must not be directly or indirectly released from the development site to surface waters or the bed and banks of any surface waters except as permitted under this Schedule C or the Stormwater Management Part (Part D) of this development permit.</p> <p>End of Conditions for PART C</p>	At all times

PART D -STORMWATER MANAGEMENT		
<i>General</i>		
(D1)	Except as otherwise provided by the conditions of this Part D of this development permit, the approved development must be carried out in such a manner as to prevent the release, or likelihood of release, of contaminants to stormwater exiting the development site.	
(D2)	Except as otherwise provided by the conditions of this Part D of this development permit, the approved development must be carried out in such a manner as to minimise the release, or likelihood of release, of contaminants to stormwater exiting the development site in any case where it is not practicable to prevent any such release of contaminants as required by condition D1.	
(D3)	For each rainfall event, all reasonable and practicable measures must be taken to ensure that, within 72 hours of the cessation of a rainfall event, at least 90% of the design capacity of any contaminated stormwater treatment / retention system is available for capture and storage of contaminated stormwater runoff from the next rainfall event.	At all times
<i>Preparation of Stormwater Management Plan</i>		
(D4)	A Stormwater Management Plan (SMP) must be prepared and implemented and conformed with at the development site prior to commencement of this approved development and thereafter the approved development must be operated in conformity with this Stormwater Management Plan until written notice is received by the administering authority from the permittee under the relevant provisions of the <i>Environmental Protection Act 1994</i> advising the activity of operating a poultry farm has ceased; and	Prior to the commencement of the use
	The Stormwater Management Plan must identify –	Prior to the commencement of the use
	<ul style="list-style-type: none"> i. all sources of potential contamination (including but not limited to the actual and potential release of all contaminants); ii. the potential impact of these sources; and iii. what actions will be taken to prevent the likelihood of stormwater contamination being caused; and 	Prior to the commencement of the use
	The stormwater management plan must address the following matters:	Prior to the commencement of the use
	<ul style="list-style-type: none"> – Environmental commitments – a commitment by senior management to achieve environmental goals. – Identification of environmental issues and their potential impacts. – Control measure for routine operations to prevent the likelihood of contamination of stormwater exiting the development site. – Contingency plans and emergency procedures for non-routine situations including but not limited to potential pollution incidents, for example, chemical spills. 	Prior to the commencement of the use

	<ul style="list-style-type: none"> – Organisational structure and responsibilities of staff in implementing and applying this plan. – Effective communication of the plan to all persons responsible for implementing and overseeing the plan. – Monitoring of the contaminant releases. – Conducting environmental impact assessments. – Staff training needs to all persons responsible for implementing and overseeing the plan. – Record keeping. - Periodic review of environmental performance and continual improvement. 	
	<i>Note: A drawing highlighting the type and location of pollution control measures/devices to prevent contaminants entering land on the development site and exiting stormwater from the development site must be included in the Stormwater Management Plan.</i>	
(D5)	A copy of the Stormwater Management Plan must be kept at the development site and be available for examination by all employees, and any authorised person of the administering authority, upon request.	At all times
(D6)	<p><i>Review of Stormwater Management Plan</i></p> <p>The Stormwater Management Plan must provide for the provision of a review at least</p> <ul style="list-style-type: none"> (a) immediately a potential or actual source of contamination, that is not already identified, is realized; or otherwise (b) within one year and before 16 months of the development commencing; and thereafter (c) within every two years from the date of the completion of the initial review pursuant to (b) immediately preceding 	As indicated
(D7)	<p>Changes to Plan to be implemented immediately</p> <p>Changes to the operation of the development resulting from any review of the Stormwater Management Plan must be implemented immediately.</p> <p>End of Conditions for PART D</p>	Immediately
PART E- LAND APPLICATION		
<i>Preventing contaminant release to land</i>		
(E1)	<p>Contaminants must not be released to land.</p> <p>Contaminant includes, but is not limited to, nutrients, pathogens, viruses, sediments, other water-borne pollutants, chemicals, poisons and petroleum-based substances.</p>	At all times
(E2)	From commencement of this approved development, all poultry shed wash-water, and other liquid waste generated within such sheds, must be collected, conveyed and contained in a closed drainage system pending disposal either –	At all times

	<ul style="list-style-type: none">- off-site by an approved waste collector; or- to an approved on-site disposal area.															
	<p><i>Note:</i></p> <p>1. Collection of poultry shed wash-waters must be by way of the shed floors being drained to a suitable number of gully pits/traps, all interconnected; and</p> <p>2. Conveyance must be by way of suitable underground pipes, for example, sewer pipes leading from each gully pit/trap to a containment device; and</p> <p>3. Containment must be by way of a suitable number of leak-proof containers/devices sufficient in volume to contain all liquid waste generated in each poultry shed until this waste is collected for off-site disposal.</p>															
(E3)	<p>Compliance with Condition (E2) will not be necessary where it can be demonstrated by the permittee that all waste liquid generated in each poultry shed can be contained within each shed and dissipated by evaporation so as to leave no residue(s) of concern likely to adversely impact on the receiving environment, or persons or animals likely to</p> <p>End of Conditions for PART E</p>	At all times														
PART F – NOISE																
Emission of Noise																
(F1)	<p>The approved development must be carried out by such practicable means necessary to prevent the emission, or likelihood of emission, of noise that constitutes environmental nuisance.</p>	At all times														
(F2)	<p>In the event of a complaint about noise being made to the administering authority, and that the administering authority considers is not frivolous or vexatious, then the emission of noise from the development site must not result in levels greater than those specified in the Noise Schedule (refer also to condition H6 of Part H of this development permit).</p>	At all times														
	<p>NOISE SCHEDULE</p> <p>Noise Level at a Noise Sensitive Place Measured as the Adjusted Maximum Sound Pressure</p> <table><tr><td>Level L _(Amax adj, T)</td><td>Period</td></tr><tr><td>Background noise level plus 5 dB(A)</td><td>7 am – 6 pm</td></tr><tr><td>Background noise level plus 5 dB(A)</td><td>6 pm – 10 pm</td></tr><tr><td>Background noise level plus 3 dB(A)</td><td>10 pm – 7 am</td></tr></table> <p>Noise Limits at a Commercial Place Measured as the Adjusted Maximum Sound Pressure</p> <table><tr><td>Level L _(Amax adj, T)</td><td>Period</td></tr><tr><td>Background noise level plus 10 dB(A)</td><td>7 am – 6 pm</td></tr><tr><td>Background noise level plus 10 dB(A)</td><td>6 pm – 10 pm</td></tr></table>	Level L _(Amax adj, T)	Period	Background noise level plus 5 dB(A)	7 am – 6 pm	Background noise level plus 5 dB(A)	6 pm – 10 pm	Background noise level plus 3 dB(A)	10 pm – 7 am	Level L _(Amax adj, T)	Period	Background noise level plus 10 dB(A)	7 am – 6 pm	Background noise level plus 10 dB(A)	6 pm – 10 pm	At all times
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Level L _(Amax adj, T)	Period															
Background noise level plus 10 dB(A)	7 am – 6 pm															
Background noise level plus 10 dB(A)	6 pm – 10 pm															

	Background noise level plus 8 dB(A) 10 pm – 7 am	
(F3)	This development permit does not authorise any emission of noise that results in environmental nuisance or environmental harm to any “noise sensitive place” located beyond the boundaries of the development site. End of Conditions for PART F	At all times
PART G – WASTE MANAGEMENT General		
(G1)	Waste must not be released to the environment, stored, transferred or disposed contrary to any condition of this development permit.	At all times
(G2)	The permittee must not: <ul style="list-style-type: none"> • burn or bury waste at or on the development site; nor • allow waste to burn or be burnt or buried at or on the development site; nor • remove waste from the development site and burn such waste elsewhere • stockpile any waste on the approved place; nor • process waste on the approved place unless otherwise authorised through the implementation of procedures and operations contained in an approved site-based management plan.	At all times
(G3)	Off-Site Movement Where regulated waste is removed from the development site, the permittee must monitor and record the following: <ul style="list-style-type: none"> (a) the date, quantity and type of waste removed; and (b) name of the waste transporter and/or disposal operator that removed the waste; and (c) the intended treatment/disposal destination of the waste. <i>(Note: Records of documents maintained in compliance with a waste tracking system established under the Environmental Protection Act 1994 or any other law for regulated waste will be deemed to satisfy this condition).</i>	At all times
(G4)	Regulated waste must not be sent for disposal at any facility without the written approval of the person operating that facility.	At all times
(G5)	Poultry Shed Litter <ul style="list-style-type: none"> • All poultry shed litter is to be removed from sheds at the end of each batch. • Poultry shed litter removed at the end of each batch must be removed from site as quickly as possible and shall not be stockpiled on site. • Trucks collecting poultry shed litter at the end of each 	At the end of each batch

	batch must be covered before leaving the site.	
(G6)	<p>Dead Birds All deceased birds shall be:</p> <ul style="list-style-type: none"> • Disposed of in accordance with the On-site Carcass Composting provisions of the Environmental Management Plan • All composted material is to be disposed of off-site. • Record the amount and destination of spent litter as part of an Environmental Management Plan • If not dealt with via composting, <ul style="list-style-type: none"> ○ where required to be stored on site prior to composting, held under refrigeration at a temperature of no greater than 5 Degrees Celsius. ○ Not be stored on site for greater than 7 days; ○ Transported from site by an approved waste transporter; ○ Disposed of at an approved disposal or treatment facility. 	At all times
(G7)	<p>Records Records must be maintained for a period of 3 years for all wastes mentioned in this Part G</p>	At all times.
(G8)	<p>Waste Removal by Contractor No waste is to be removed from the approved place by a person or contractor performing a waste management works, for fee or reward, unless and until that person or contractor has –</p> <ul style="list-style-type: none"> (a) a written contract with the Somerset Regional Council; or (b) the Somerset Regional Council's written approval to remove that waste. <p>End of Conditions for PART G</p>	At all times.
<p>PART H - SELF MONITORING AND REPORTING <i>Complaint Recording</i></p>		
(H1)	<p>All complaints received by the permittee relating to operations at the development site must be recorded in a register with the following details:</p> <ul style="list-style-type: none"> (i) nature, time and date of complaint; (ii) type of communication (telephone, letter, personal etc.); (iii) name, contact address and contact telephone number of complainant (Note: if the complainant does not wish to be identified then "Not identified" is to be recorded); (iv) response and investigation undertaken as a result of the complaint; (v) name of person responsible for investigating complaint; and 	At all times.

	<ul style="list-style-type: none"> (vi) action taken as a result of the complaint investigation and signature of responsible person. (vii) at the relevant time of each complaint record, the bird age, number of birds, number of fans operating and any other relevant data. 	
(H2)	The complaint's record required by condition H1 must be maintained for a period of not less than 3 years.	At all times
(H3)	Notification of Emergencies and Incidents As soon as practicable after becoming aware of any emergency or incident which results in the release of contaminants not in accordance, or reasonably expected to be not in accordance with, the conditions of this development permit, the permittee must notify the administering authority of the release by telephone or facsimile.	At all times
(H4)	The notification of emergencies or incidents must include but not be limited to the following: <ul style="list-style-type: none"> (i) the name of the permittee; (ii) the location of the emergency or incident; (iii) the number of the Certificate of Registration issued conjointly to this development permit; (iv) the name and telephone number of the designated contact person; (iv) the time of the release; (v) the time the permittee became aware of the release; (vi) the suspected cause of the release; (vii) actions taken to prevent any further release and mitigate any contamination caused by the release. 	At all times
(H5)	Not more than 14 days following the initial notification of an emergency or incident, the permittee must provide written advice of the information supplied in addition to: <ul style="list-style-type: none"> (i) proposed actions to prevent a recurrence of the emergency or incident; (ii) outcomes of actions taken at the time to prevent or minimise environmental harm and / or environmental nuisance, and (iii) the results of any environmental monitoring performed. 	At all times
(H6)	Noise Monitoring Monitoring of noise must be undertaken by the permittee to investigate any complaint of environmental nuisance upon receipt of a request, in writing, from the administering authority to carry out such monitoring, and the results notified within 14 days to the administering authority following completion of monitoring.	At all times
(H7)	For the purposes of checking compliance with conditions of the noise schedule, monitoring and recording the noise levels from the approved development must be undertaken for at least the following descriptors, characteristics and conditions:	At all times

	<ul style="list-style-type: none"> (i) $L_{Amax, Adj T}$ (ii) $L_{Abg, T}$ (or $L_{A90, T}$); (iii) $L_{AN, T}$ (where N equals statistical levels of 1, 10, 50, 90 and 99); (iv) $Max L_{pA T}$; (v) $L_{Aeq, T}$, (vi) The level and frequency of occurrence of impulsive or tonal noise; (vii) Atmospheric conditions including temperature, relative humidity and wind speed and direction; and (viii) Effects due to extraneous factors such as traffic noise. 	
(H8)	Procedures for assessing, measuring and reporting on noise levels must have regard to, and comply with, in so far as they are relevant, PART 3 of the Environmental Protection Regulation 2008 and the method of measurement and reporting of noise levels as detailed in the Department of Environment and Resource Management's Noise Measurement Manual, second edition, March 1995, or more recent additions or supplements to that document as they become available.	At all times
(H9)	The method of measurement and reporting of noise levels must be undertaken by a person or body possessing appropriate experience and qualifications to perform the required measurements.	At all times
(H10)	Records must be kept of the results of all monitoring of noise levels and other information required in conjunction with such monitoring for a period of at least three years.	At all times
(H11)	Dust Monitoring (1) When requested by the administering authority, dust and particulate monitoring must be undertaken by the permittee to investigate any complaint of environmental nuisance caused by dust and / or particulate matter, and the results notified within 14 days to the administering authority following completion of monitoring.	
	(2) Monitoring must be carried out at a place(s) relevant to the potentially affected nuisance sensitive or commercial place and at upwind control sites and must include – <ul style="list-style-type: none"> a) for a complaint alleging dust nuisance, dust deposition; and b) for a complaint alleging adverse health effects caused by dust, the concentration per cubic metre of particulate matter with an aerodynamic diameter of less than 10 and 2.5 micrometre (PM_{10}) suspended in the atmosphere over a 24 hour averaging time period. 	
	End of Conditions for PART H	

PART I - DEFINITIONS		
(I1)	For the purposes of this development permit any term not otherwise defined by relevant legislation (including any subordinate legislation) or in this "Definitions" Schedule has the meaning conferred to that term in its common usage.	
(I2)	In the event of any inconsistency arising between the meaning of any term provided in the "Definitions" Schedule of this development permit and any common usage of that term, the meaning conferred in the "Definitions" Schedule of this development permit prevails.	
(I3)	For the purposes of this development permit the following definitions apply:	
	"Act" means the Environmental Protection Act 1994.	
	"Administering authority" means the Council of the Shire of Esk or its successor.	
	"Development site" means the site approved for development under this development permit	
	"Land" in the Land Application Schedule of this document means land to which this development permit is granted excluding waters and the atmosphere	
	"Noxious" means harmful or injurious to health or physical well-being	
	"permittee" means the entity responsible at any point in time for the development authorised by this development permit	
	<p>"waste" includes anything that is -</p> <p>(a) left over, or an unwanted by-product, from an industry, commercial, domestic or other activity; or</p> <p>(b) surplus to the industry, commercial, domestic or other activity generating the waste.</p> <p>and includes a gas, liquid, solid or energy, or any combination thereof. A waste can be waste whether or not it is of value.</p>	
	<p>"regulated waste" means non-domestic waste mentioned in Schedule 7 of the <i>Environmental Protection Regulation 1998</i> and includes -</p> <p>(a) for an element - any chemical compound containing the element; and</p> <p>(b) anything that has contained a regulated waste; and</p> <p>(c) regulated waste that has been treated or immobilized</p>	
	<p>"odour sensitive place" means -</p> <p>(a) a dwelling, mobile home or caravan park, residential</p>	

	marina or other residential premises; or (b) a motel, hotel or hostel; or (c) a kindergarten, school, university or other educational institution; or (d) a medical centre or hospital; or (e) a protected area; or (f) a park or gardens.	
	“offensive” means causing offence or displeasure; is disagreeable to the senses; disgusting; nauseous or repulsive	
	“waters” includes river, stream, lake, lagoon, pond, swamp, wetland, unconfined surface water, unconfined natural or artificial watercourse, bed and bank of any waters, dams, non-tidal and tidal waters (including the sea), stormwater channel, stormwater drain, roadside gutter, stormwater runoff, and groundwater and any part thereof	
	Noise Definitions “L(Amax adj,T)” means the average maximum A-weighted sound pressure level, adjusted for noise character and measured over a time period of not less than 15 minutes, using Fast response.	
	“Background noise level” means either : L (A90,T) being the A-weighted sound pressure level exceeded for 90 percent of the time period not less than 15 minutes, using Fast response, or	
	L (Abg,T) being the arithmetic average of the minimum readings measured in the absence of the noise under investigation during a representative time period of not less than 15 minutes, using Fast response.	
	“MaxL (pA,T)” means the maximum A-weighted sound pressure level measured over a time period of not less than 15 minutes, using Fast response.	
	“noise sensitive place” means - (a) a dwelling, mobile home or caravan park, residential marina or other residential premises; or (b) a motel, hotel or hostel; or (c) a kindergarten, school, university or other educational institution; or (d) a medical centre or hospital; or (e) a protected area; or (f) a park or gardens.	
	“commercial place” means a place used as an office or for business or commercial purposes but excludes premises specifically defined as a “noise sensitive place”. End of Conditions for PART I	

SCHEDULE 4 – REFERRAL AGENCY	
Department of Transport and Main Roads	
<i>Concurrence Agency Status</i>	
<i>Agency Response: No Requirements</i>	
4.1	Reference: E74158 830/598 P8512 Tracker No. 4763 dated 25 February 2010
4.2	Agency response will be attached to Decision Notice
SCHEDULE 5 – REFERRAL AGENCY	
Department of Environment and Resource Management	
<i>Concurrence Agency Status</i>	
<i>Agency Response: conditions apply</i>	
5.1	Reference: GAT/515/004(0653) dated 11 March 2010
5.2	Agency response will be attached to Decision Notice.
The following conditions apply	
	The Chief Executive of the Department of Environment and Resource Management requests that the following conditions be imposed on any approval given by the Assessment Manager:
	No new bores are permitted unless for stock or domestic purposes or to replace an existing bore.
	Construction of any dams or other interference with overland flow of water is to be in accordance with the requirements of the codes developed under Schedule 8, Part 1, Table 4 of the <i>Integrated Planning Act 1997</i> .
	Any underground water taken should be in accordance with the requirements of licence 409511 which authorises that take.
	Following approval of this development application, the applicant must apply to amend Licence to Take Water reference 409511.
	A Statement of Reasons is attached and will be included in the Decision Notice.
SCHEDULE 6 – REFERRAL AGENCY	
South-East Queensland Water	
<i>3rd Party Advice Agency Status</i>	
6.1	Conditions Apply
	Reference: 128/607/3446(1066)
	Dated 30 April 2010
6.2	Seqwater Third Party Advice – reference F18/2251 – dated 30 November 2018
SCHEDULE 7 – ADVISORY NOTES	
NO	ADVICE
7.1	<p>The Proponent has the right of Appeal to the Planning and Environment Court regarding this Decision Notice. A copy of Section 4.1.27 of the <i>Integrated Planning Act 1997</i> detailing the procedure for making an appeal is enclosed for your information.</p> <p>If the Proponent notifies Council in writing that this Decision Notice is accepted without dispute and that the right of appeal to the Court will not be exercised, this Decision Notice may be taken to be the development approval.</p>
7.2	The relevant period for the development approval is 4 years starting the day the approval takes effect. The development approval lapses at the end of the relevant period unless the approval is substantially completed.

	An extended period may be agreed upon, pursuant to Section 3.5.22 of the <i>Integrated Planning Act 1997</i> , provided a written notice to Council is made before the end of the relevant period.
7.3	The <i>Integrated Planning Act 1997</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.
7.4	All building work (including any Change of Classification of existing buildings) is to comply with the provisions contained in the <i>Building Act</i> ; the <i>Building Regulation</i> , the <i>Building Code of Australia</i> , the <i>Queensland Development Code</i> and relevant <i>Australian Standards</i> .
7.5	All plumbing and drainage work is to comply with provisions contained in the <i>Queensland Sewerage and Water Supply Act</i> , <i>Standard Sewerage Law</i> and the <i>Standard Water Supply Law</i> , the relevant Australian Standards including AS/NZS 3500 - 1998 - <i>National Plumbing and Drainage Code</i> , and Council Policies and requirements.
7.6	All works shall be carried out in accordance with the <i>Workplace Health and Safety Act 1995 (as amended)</i> and the <i>Workplace Health and Safety Regulation 1997 (as amended)</i> .
7.7	All operational work is to comply with relevant codes for design and construction
7.8	Separate development approval is required for any building work, plumbing/drainage works and operational works necessitated by the conditions contained in this Decision Notice.
7.9	Copies of approved drawings and the development approval conditions package to be available on site during operational works.
7.10	The erection of signage or advertising devices on the site is subject to approval from Council in accordance with Council's Signage Code under the former Esk Shire Planning Scheme 2005 (as amended 17.10.2008).
7.11	<p>The Aboriginal Cultural Heritage Act 2003 commenced in Queensland on April 16, 2004. The Act is administered by the Department of Environment and Resource Management [DERM]. The <i>Aboriginal Cultural Heritage Act 2003</i> establishes a Duty of Care for Indigenous Cultural Heritage. This applies on all land and water, including freehold land. The Cultural Heritage Duty of Care lies with the person or entity conducting an activity.</p> <p>Under section 23 of the <i>Aboriginal Cultural Heritage Act 2003</i> a person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal cultural heritage (the "cultural heritage duty of care"). Maximum penalties for breaching the duty of care are \$750,000 for a corporation and \$75,000 for an individual.</p> <p>Applicants will comply with the duty of care in relation to Aboriginal cultural heritage if they are operating in accordance with cultural heritage duty of care guidelines gazetted under the <i>Aboriginal Cultural Heritage Act 2003</i>, available on the DERM website, or in accordance with an agreement with the Aboriginal party for the area or a cultural heritage management plan approved under part 7 of the <i>Aboriginal Cultural Heritage Act 2003</i>.</p>

	Applicants are also encouraged to undertake a search of the Aboriginal Cultural Heritage Database and the Aboriginal Cultural heritage Register, administered by the Cultural heritage Coordination Unit, DERM. Application forms to undertake a free search of the Cultural Heritage Register and the Database may be obtained by contacting the Cultural heritage Coordination Unit on (07) 3238 3838 or on the DERM website www.derm.qld.gov.au/culturalheritage
7.12	No filling or removal of material is permitted on land below the adopted flood line.
7.13	No vegetation other than weeds or noxious plants is to be cleared within a 40 m buffer zone from any watercourse. Vegetation includes trees, shrubs or grasses.
7.14	Any vegetation clearance carried out on site is to be in accordance with the <i>Vegetation Management Act and Regulations</i> .
7.15	The proponent has the responsibility of ensuring that the use or works performed on the site comply with relevant Queensland legislation.
7.16	Arrange tests and inspections with Council's Building Section upon payment of the scheduled fee.
7.17	This approval has effect in accordance with the provisions of Section 3.5.19 of the <i>Integrated Planning Act 1997</i> .
7.18	Comply with applicable requirements of the <i>Workplace Health and Safety Act 1995</i> (as amended) and the <i>Workplace Health and Safety Regulation 1997</i> (as amended).
7.19	<p>Fire Ants Restricted Areas</p> <p>In accordance with the <i>Plant Protection Act 1989</i> and the <i>Plant Protection Regulation 1990</i>, a quarantine notice has been issued for the State of Queensland to prevent the spread of the Red Imported Fire Ant (ant species <i>Solenopsis invicta</i>) and to eradicate it from the State. It is the legal obligation of the land owner or any consultant or contractor employed by the land owner to report the presence or suspicion of Fire Ants to the Queensland Department of Primary Industries on 132523 within 24 hours of becoming aware of the presence or suspicion, and to advise in writing within seven days to:</p> <p style="padding-left: 40px;">Director General Department of Primary Industries GPO Box 46, Brisbane QLD 4001</p> <p>It should be noted that the movement of Fire Ants is prohibited, unless under the conditions of an Inspectors Approval. More information can be obtained from the Queensland Department of Primary Industries website www.dpi.qld.gov.au.</p> <p>The land over which you have made a development application is within a suburb known to have Fire Ants and as such is within a "Restricted Area". The presence of Fire Ants on the site may affect the nature, form and extent of works permitted on the site. In view of this it will be necessary for you to contact the Department of Primary Industries to investigate the site and for you to implement any necessary matters required by that Department prior to the commencement of any works.</p> <p>Fire Ants Non Restricted Areas</p> <p>In accordance with the <i>Plant Protection Act 1989</i> and the <i>Plant Protection Regulation 1990</i>, a quarantine notice has been issued for the State of Queensland to prevent</p>

	<p>the spread of the Red Imported Fire Ant (ant species <i>Solenopsis invicta</i>) and to eradicate it from the State.</p> <p>It is the legal obligation of the land owner or any consultant or contractor employed by the land owner to report the presence or suspicion of Fire Ants to the Queensland Department of Primary Industries on 132523 within 24 hours of becoming aware of the presence or suspicion, and to advise in writing within seven days to:</p> <p style="text-align: center;">Director General Department of Primary Industries GPO Box 46, Brisbane QLD 4001</p> <p>It should be noted that the movement of Fire Ants is prohibited, unless under the conditions of a Department of Primary Industries Inspectors Approval. More information can be obtained from the Queensland Department of Primary Industries website www.dpi.qld.gov.au.</p> <p>The Development approved herein, by its very nature, includes activities considered to be "high risk" in respect of controlling the spread of Fire Ants. The following lists show High Risk Activities and some precautions should be considered for implementation.</p> <p>(a) High Risk Activities can include:</p> <ul style="list-style-type: none"> (i) Earthworks of a minor or major scale; (ii) Revegetation or rehabilitation; (iii) Import of fill onto a site; (iv) Export of fill or other materials such as soils, gravel, mulch and plants; and (v) Export off or import on to a site of construction and demolition waste and materials or green waste. <p>(b) Precautions for implementation</p> <ul style="list-style-type: none"> (i) Checking for ants regularly; (ii) Checking all soil, fill and waste materials (construction and green waste) for ants; (iii) Asking questions about the quality and source of soil, fill and waste materials (construction and green waste); (iv) Keeping records of all movements of soil, fill and waste materials (construction and green waste); (v) Cleaning of all earthmoving or other soiled vehicles prior to exit from the site; and (vi) Informing staff and contractors about these precautions.
7.20	<p><i>Environmental Protection Act 1994</i></p> <p>It is a requirement of Section 371 of the <i>Environmental Protection Act 1994</i> that if the owner or occupier of this site becomes aware that a Notifiable Activity (as defined under Schedule 3 of the <i>Environmental Protection Act 1994</i>) is being carried out on this land or that the land has been affected by a hazardous contaminant, they must, within 22 business days after becoming aware the activity is being carried out, or the land has been affected, give notice to the DERM. A list of Notifiable Activities is provided in Schedule 3 of the <i>Environmental protection Act 1994</i>. Failure to give the required notice, except where notice has already been given, may give rise to an offence.</p> <p style="text-align: right;"><u>Carried</u></p> <p><i>Vote - Unanimous</i></p>

Subject:	Development Application No 10417 - Extension Application - Extend the Currency Period for Development Approval under section 86 of the <i>Planning Act 2016</i>
File No:	DA10417
Assessment No:	34724-00000-000
Action Officer:	SP – MO

1.0 APPLICATION SUMMARY

Subject Land

Location	35 Graham Road, Fernvale
Real Property Description	3 SP199673
Area	38.96 hectares

Original Planning Instrument

Planning Scheme:	Former Esk Shire Planning Scheme 2005 (as amended)
Zone:	Rural zone
Precinct:	Rural pursuits precinct
Structure Plan:	Growth area

Current Planning Instrument

Planning Scheme:	Somerset Region Planning Scheme (Version Four)
Zone:	General residential zone

South East Queensland Regional Plan 2017

Land Use Category	Urban footprint
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Application

Original Category of Assessment	Impact assessment
Original Date of Approval	8 June 2011
Original Approval	Development Permit for Reconfiguring a Lot for a three stage subdivision – One lot to 115 lots
Applicant Details	Fernvale Investments Pty. Ltd. c/- Mewing Planning Consultants
Owner Details	Darrel and Linda Graham
Date application received	18 June 2021
Date application made	24 June 2021

State Agency Referrals

Concurrence	Department of Transport and Main Roads, now covered by State Assessment and Referral Agency (SARA)
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RECOMMENDED DECISION

THAT Council approve the Extension Application for Development Application No 10417 for a further six (6) months, up to and including 14 August 2022, subject to the conditions and requirements contained in the Schedules and Attachments of Council's Amended Decision Letter dated 24 July 2015.

2.0 BACKGROUND

On 8 June 2011, Council approved DA10417 and issued a Development Permit for

Reconfiguring a Lot subdivision creating 115 general residential lots with a currency period of four (4) years.

On 22 July 2015, Council approved a request to extend the currency period for an additional four (4) years and a permissible change request to change conditions of the original development approval. The change also provided for an Infrastructure Charges Notice, replacing the former headworks conditions.

On 14 August 2019, Council approved an extension application for an additional two (2) years, extending the currency period to 14 August 2021.

On 8 July 2020, the former Minister for Infrastructure and Planning issued an extension notice under section 275R of the *Planning Act 2016* extending the currency period for development approvals that were in effect on 8 July 2020. Accordingly, the currency period for DA10417 is taken to be approved to 14 February 2022.

On 18 June 2021, Council received the extension application subject of this report.

On 28 July 2021, Council received a change application, for an 'other change', to the development approval. The change proposes to amend the approved layout to facilitate the creation of an additional 12 residential lots by adjusting lot sizes throughout the estate, as well as widening roads within the estate. The application will take an impact assessment process under the *Development Assessment Rules*, with the application currently awaiting response to an Action Notice.

No changes to the development included with this extension application.

3.0 CURRENT APPROVAL

The approved subdivision is to be delivered over three stages in the northern portion of the existing Lot 3, creating 115 general residential lots. The subject site is located within the Fernvale Urban Footprint and will be connected to the reticulated sewer, water, electricity, and telecommunications networks.

The approved subdivision forms part of a master planned residential subdivision, however the master plan did not form part of the initial development approval, and no further development permits have been issued for the remaining stages on the southern portion of the lot.

The approved lot sizes range from 633m² to 1112m², and the development approval includes a park, drainage reserve, and balance area. The development features an internal road network with two separate access points at Graham Road to the north and Ridgewood Street to the west. McCulkins Lane forms the southern boundary of the subject site. The current approval does not have an approved access to McCulkins Lane.

The approved Plan of Subdivision has been provided at Attachment 1.

4.0 PROPOSED EXTENSION

The applicant requests a further extension of the currency period by a further two (2) years to 14 February 2024.

The applicant is a new development proponent who have entered into a contract to purchase the land and undertake the approved development. The applicant has identified that there is insufficient time left under the development approval to obtain necessary operational works permits, tender and construct the works on the site, and obtain the survey plan endorsement.

Additionally, the applicant has now made a change application, 'other change' that requires

assessment, following the statutory process under the *Development Assessment Rules*.

It is considered appropriate that additional time be afforded to the development approval to facilitate the change application process, however 2 years is considered excessive. Granting an additional 6 months provides a cumulative total of 12 months to progress the change application and commence detailed design works.

Further extensions could be considered in the future subject to the outcome of the change application.

5.0 REFERRAL

Pursuant to section 86 of the *Planning Act 2016*, the applicant is required to only provide the extension application to the assessment manager and not to any referral agencies. However, the assessment manager must give a copy of the decision notice to any referral agency that was involved in the original assessment of the development application within five business days after deciding the extension application.

In this instance, the original application was referred to the Department of Transport and Main Roads as a concurrence referral agency. The development application function now resides with the State Assessment and Referral Agency (SARA).

A copy of Council's decision notice for this application will be provided to SARA as required.

6.0 PLANNING CONSIDERATIONS

Section 86 of the *Planning Act 2016* provides the opportunity for applicant to seek an extension to the currency period of development approvals, preventing the application from lapsing.

Under section 87(1) of the Act, the assessment manager *may consider any matter that the assessment manager considers relevant, even if the matter was not relevant to assessing the development application* when assessing and deciding an extension application.

Despite section 87(1), an extension application does not provide Council with a means to amend the development approval. A change to the development approval, including changes to conditions, would require a change application to be made by the applicant.

In assessing the extension application, regard is to be given to:

- a. the consistency of the approval, including its conditions, with the current legislation, planning instruments, and policies applying to the development.
- b. the infrastructure contributions
- c. the community's current awareness of the development approval; and
- d. if the extension application were refused:
 - i. further rights to make a submission that may be available for a fresh development application; and
 - ii. the likely extent to which those rights may be exercised.

Consistency of approval with current legislation, planning instruments and policies

Under the Somerset Region Planning Scheme, the zoning of the land has been updated to General residential zone, reflective of the future use of the site as a residential development, given the approval over the site.

Whilst the approved lot sizes and dimensions exceed the minimums sought in the planning scheme, the proposal does not provide road widths in accordance with the current design standards, and provision of footpaths and street trees would need to be revisited to ensure

compliance with new State requirements.

As identified above, the applicant has, separate to this application, submitted a change application that seeks an additional 12 lots, widening the road reserve to current standards, and ensuring all lots meet minimum size and frontage requirements. The application process for this change application will be as an impact assessment under the *Development Assessment Rules*, and as such is anticipated to take several months to reach the decision stage of the process.

The change application may result in a development outcome that provides greater alignment with the contemporary planning scheme, subject to detailed assessment and future recommendation to Council.

Infrastructure charges

As part of the permissible change in 2015, Council issued an Infrastructure Charges Notice that levied adopted charges on the development consistent with the *Charges Resolution 11 March 2015*. Levied charges were applicable for the Public parks and community land network and the Stormwater network, as no charges were applicable for the Transport network under the 2015 charges resolution.

The infrastructure charges are subject to indexation, and as such remain current in real dollars for each applicable network.

Community's current awareness

The original development application required impact assessment and public notification was undertake in accordance with the applicable requirements at the time. Three submissions were received in the original application.

The decision notice and extension decision notices are available on Council's eServices website for the property. There is also a road stub at the end of Ridgewood Street, providing an 'on the ground' indication that development is anticipated to occur on the site.

Whether, if refused, further rights for submissions would be available and the likelihood they may be exercised

If a development application for the proposal was lodged today, the application would require code assessment under the current version of the planning scheme, which does not include public notification requirements.

It should be noted that the change application currently before Council will involve public notification.

7.0 CONCLUSION

The proposed extension to the currency period for an additional two years has been assessed against the applicable legislation, planning instruments, and policies. It is recommended that the application be approved, with an alternative currency period of a further 6 months, providing sufficient time to progress the current change application and commence detailed designs.

The extended currency period would end on 14 August 2022.

8.0 ATTACHMENTS

1. Approved Plan of Subdivision
2. Amended Decision Notice dated 24 July 2015, including schedules and attachments.

RECOMMENDED DECISION

THAT Council approve the Extension Application for Development Application No 10417 for a further six (6) months, up to and including 14 August 2022, subject to the conditions and requirements contained in the Schedules and Attachments of Council's Amended Decision Letter dated 24 July 2015.

Resolution	Moved – Cr Whalley	Seconded – Cr Wendt
	<p>“THAT Council approve the Extension Application for Development Application No 10417 for a further six (6) months, up to and including 14 August 2022, subject to the conditions and requirements contained in the Schedules and Attachments of Council's Amended Decision Letter dated 24 July 2015.”</p>	
	<p><i>Vote - Unanimous</i></p>	
	<p style="text-align: right;"><u>Carried</u></p>	

Subject:	Development Application No 20411 - Development Application for a Development Permit for a Material Change of Use for an Educational Establishment (Machinery Licensing)
File No:	DA20411
Assessment No:	04477-00000-000
Action Officer:	SP – MO

1.0 APPLICATION SUMMARY**Subject Land**

Location:	64 Selwyn Road, Esk
Real property description:	3 RP170610
Area:	25 hectares
Current land use:	
Easements/encumbrances:	A RP170610

Somerset Region Planning Scheme (Version Four)

Zone:	Rural zone
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South-East Queensland Regional Plan 2017

Land use category:	Regional Landscape and Rural Production Area
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Application

Proposal:	Material Change of Use for an Educational Establishment (Machinery Licensing)
Category of assessment:	Impact assessment
Applicant details:	Russell and Anouska Freeman c/- Clark Town Planning 318 Grantham Winwill Road Winwill QLD 4347
Owner details:	Russell and Anouska Freeman
Date application received:	2 March 2021
Date application properly made:	2 March 2021

State Agency Referrals

None applicable

Public Notification

Submissions received:	None
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RECOMMENDED DECISION

Approve the Development Application subject to the conditions and requirements contained in the schedules and attachments of this report.

2.0 PROPOSAL

This application seeks approval for a Development Permit for a Material Change of Use for an Educational Establishment (Driver Licensing) on land at 64 Selwyn Road, formally described as Lot 85 RP15015. The proposal provides for a machinery driving training and licencing facility involving both theoretical and practical learning and as such involves both internal and outdoor learning and training spaces.

The proposal involves training for up to 5 students in any day, generally in full day courses. The landowners, who live on site, will be providing the majority of the training. The courses are intended to start at 6.30 am and run to 5 pm Monday through Saturday. The first portion of any course will involve a session in the indoor training area, meaning that no machinery will be used until after 7 am.

The internal training space will utilise a five metre by nine metre (45m²) area of the existing shed for the theoretical training space. The external training area is a 100 metre by 100 metre (one hectare) area for the practical operation of machinery.

The applicant has proposed the development on this rural lot as the land provides opportunity to provide a more realistic training environment, and supports the training of agricultural machinery, including tractors and power take off (PTO) driven implements. The site also provides sufficient separation distances between participants to improve safety in the training environment.

The applicant has proposed to use a variety of small/medium sized machines, including:

- Tractor/slasher;
- Bobcat;
- 10,000 litre water truck;
- Grader; and
- 3 tonne mini-excavator.

The proposal has been assessed against the applicable assessment benchmarks from local and state planning instruments, and, subject to the recommended conditions package, was found to be generally consistent with the planning requirements.

3.0 SITE DETAILS AND SURROUNDING LAND USES

The site is unusual in shape, in that it is a near regular shaped allotment, that contains another regular allotment within it. The lot has frontage to Selwyn Road, which is a gravelled access street (minor) in Council's road hierarchy. The site slopes generally east to west, draining towards Sandy Creek.

The site has historically been used as a flower farm and has been improved with a large rural shed to accommodate the production and packing of the flowers. Surrounding uses are also rural in nature, primarily in pastoral and cropping uses. The nearest dwelling is located approximately 200m to the east of the site, and approximately 400m from the proposed outdoor training area.

The proposed use area is also in excess of 800m from the nearby poultry farm.

The development area avoids impacts on areas of mapped regulated vegetation and koala habitat values and provides suitable separation distance from the adjoining watercourse.

4.0 PLANNING ASSESSMENT – STATE PLANNING INSTRUMENTS

The application has been assessed in accordance with the requirements of the *Planning Act 2016*. In accordance with the Act, the assessment manager must assess the application against the assessment benchmarks within the following state planning instruments:

- the *State Planning Policy 2017*;
- the *South East Queensland Regional Plan 2017*;
- the *Planning Regulation 2017* (Schedule 10).

An assessment of the application against the state planning instruments is set out below.

4.1 STATE PLANNING POLICY

A new State Planning Policy (SPP) came into effect on 3 July 2017 and is not currently reflected in the Somerset Region Planning Scheme. An assessment of the proposed development against the assessment benchmarks contained within Part E of the SPP is required.

The application has been assessed against the assessment benchmarks and the proposal is considered to comply.

4.2 SOUTH EAST QUEENSLAND REGIONAL PLAN 2017

The site is located within the Regional Landscape and Rural Production Area. The development application has been assessed against the provisions of the regional plan and the associated regulatory requirements and was found to be consistent.

The proposed use, as an educational establishment, is a community activity for the purpose of the regional plan. The proposed use is not of a scale that requires assessment or referral against the regional plan assessment benchmarks within Schedule 10 of the Regulation.

4.3 PLANNING REGULATION 2017 (SCHEDULE 10)

The development application did not require assessment against any of the assessment benchmarks within the Regulation.

The proposal did not impact on any regulated vegetation or koala habitat areas, is not located in proximity to a Queensland heritage place or local heritage place, is not known to be on a contaminated land register, nor involves any environmentally relevant activities.

4.4 PLANNING ASSESSMENT – LOCAL PLANNING INSTRUMENTS

An assessment against the applicable local planning instruments is set out below.

5.1 SOMERSET REGION PLANNING SCHEME (VERSION FOUR)

5.1.1 Strategic Framework Assessment

The development application has been assessed against the strategic framework of the planning scheme and is considered to overall support Council's strategic intent for the region.

Settlement pattern

The proposal advances the settlement pattern of the region as it provides for a well-placed use in the Rural zone that does not compromise other rural activities from occurring nor compromise the role and function of Centre or Industry zoned land.

The development proposal has been sited as a least risk approach to natural hazards such as

bushfires, flooding, and landslide.

Natural environment

The proposal has provided suitable separation distances from mapped areas of environmental significance, including regulated vegetation and koala habitats, and the adjoining riparian zone of Sandy Creek.

The proposed scale of development, coupled with the recommended conditions of approval, ensure that environmental nuisances are avoided, particularly with respect to noise and dust impacts.

Natural resources

The proposal provides for an appropriate use in an area of Class A agricultural land, as the use does not result in any irreversible impact on the usability of the site in the future for an agricultural purpose, nor limits any adjoining property from undertaking an agricultural use.

The proposal does not impact on the region's extractive, mining, or forestry resources, nor the regional water storage supplies.

Community identity and regional landscape character

The community identity and regional landscape character of the region is not affected by the proposal, as the development does not compromise the existing or planned character of the regions centres, townships or rural living areas, and is appropriately scaled to support the open landscape character of the rural zone.

Economic development

The proposal does not impact on the continued development of Council's town centres network nor the industrial development areas within each town. The proposal supports the highest and best use of rural agricultural land by providing a training service that with specialised agricultural machinery training, without compromising future agricultural use on the site, or on adjoining sites.

Infrastructure and services

The provision of infrastructure and services at the development site meets the desired standard of service and the standard requirements set out in the development codes and Local Government Infrastructure Plan.

Transport

Selwyn Road provides a direct link between the development site and the State arterial road (Gatton Esk Road), and is at a standard that appropriately services the existing traffic volumes and anticipated development traffic volumes. The recommendation conditions of approval ensure that should development traffic be higher than expected, additional roadworks are to occur to meet the development standards, including sealing the road. In the event that it is anticipated that the development is generating in excess of 50 vehicle movements per day, Council would carry out a traffic count to confirm traffic movements along Selwyn Road.

5.1.2 Code Compliance Summary

The assessment below identifies how the development proposal achieves the assessment benchmarks and where the development proposal:

- (a) Proposes an alternative outcome to the identified acceptable outcomes satisfying or not satisfying the corresponding performance outcomes; and
- (b) Proposes an outcome where no acceptable outcome is stated in the code and the proposed outcome does not satisfy the corresponding performance outcome.

Applicable Code	Compliance with Overall Outcomes	Performance Outcomes
Rural zone code	Yes	Nil
Community activities code	Yes	PO1, PO10
Services, works and infrastructure code	Yes	Nil
Transport, access and parking code	Yes	PO10
Applicable Overlay Code	Compliance with Overall Outcomes	Performance Outcomes
Agricultural land overlay code	Yes	PO1
Bushfire hazard overlay code	Yes	Nil

The assessment of the development proposal against the Performance Outcomes of the applicable code(s) is discussed below.

5.1.3 Performance Outcome Assessment

Community activities code

Performance outcome	Acceptable outcome
Location	
PO1 The <i>development</i> is: <ul style="list-style-type: none"> (a) highly accessible to the intended catchment; (b) in proximity to other community or recreational activities, where practicable; and (c) located to avoid conflict with potentially incompatible land uses. 	AO1 <i>Community activities</i> are co-located with other community activities or community focal points such as shopping centres, educational establishments, or recreational activities.
Proposal As the proposal is an educational establishment, it falls within the community activities defined community group. The proposal does not co-locate with other community activities or uses listed within the acceptable outcome.	
Performance Outcome Assessment The proposal involves up to five students attending the site on any given day, and as such is not necessary to require the colocation of the use with any other educational institution, as limited trip consolidation is likely to occur. The site has an appropriate level of accessibility with respect to the proposed scale of operation, and has been set out in a manner that addresses potential land use conflicts. <p>It is considered that the site represents an appropriate location for a use of this nature and it is recommended that the alternative outcome be supported in this instance.</p>	
Hours of operation	
PO10 The hours of operation do not create <i>environmental nuisance</i> or detrimentally impact on the amenity of the locality.	AO10 The hours of operation occur only between 7 am and 6 pm Monday to Friday where adjacent to a <i>sensitive land use</i> or where adjoining land in the: <ul style="list-style-type: none"> (a) General residential zone;

	(b) General residential zone - park residential precinct; (c) Rural residential zone; and (d) Emerging community zone.
<p><i>Proposal</i></p> <p>The proposed use seeks to operate between 6.30 am and 5 pm Monday to Saturday, with machinery usage not to commence until 7 am. As the site adjoins other sites containing dwelling houses (being a sensitive land use), it is unable to comply with this acceptable outcome.</p> <p><i>Performance Outcome Assessment</i></p> <p>The proposal is not considered to result in any detrimental impact on the amenity of the locality and, when operated in accordance with the submitted application material and subject to the recommended conditions of approval, will not result in an environmental nuisance to any adjoining land holders. The low intensity of the use results in a tolerable level of impact that would be consistent with or better than other agricultural (including intensive horticulture or cropping uses) that could otherwise be occurring on site without development approval.</p> <p>It is recommended that the alternative solution be supported in this instance.</p>	

Transport, access and parking code

Performance outcome	Acceptable outcome
Vehicle standing and manoeuvring areas	
PO10 Vehicle standing and manoeuvring areas are of suitable standard for the intended use and the areas are constructed to a standard that avoids <i>environmental nuisance</i> .	AO10 Internal manoeuvring and standing areas of the <i>site</i> are sealed.
<p><i>Proposal</i></p> <p>The internal manoeuvring and parking areas of the site are proposed to be a compacted gravel surface, with the exception of the dedicated accessibility parking space which is sealed.</p> <p><i>Performance Outcome Assessment</i></p> <p>The use of compacted gravel is appropriate given the rural location and significant separation between the proposed use and adjoining premises. The proposed gravel surface is considered to be appropriate for the intended use and the character of the area.</p> <p>It is recommended that the alternative solution be accepted in this instance.</p>	

Agricultural land overlay code

Performance outcome	Acceptable outcome
PO1 Loss, fragmentation, alienation or diminished capacity of agricultural land is avoided unless: <ul style="list-style-type: none"> (a) an overriding need exists for the development in terms of public benefit; (b) no suitable alternative site exists; 	AO1.1 Development (inclusive of the <i>development footprint</i>) is not located on land identified as Agricultural land Class A or Class B or Important Agricultural Areas on the Agricultural land overlay maps OM01a-b unless identified in Table 7.2.1.3.B . AO1.2

(c) loss or fragmentation is minimised to the extent possible.	The <i>development footprint</i> for development other than <i>rural activities</i> identified in Table 7.2.1.3.B is equal to or less than 750m ² on land identified as Agricultural land Class A or Class B or Important Agricultural Areas on the Agricultural land overlay maps OM01a-b .
<p><i>Proposal</i> The proposal is not a use listed in the table and is located on land identified as Class A agricultural land. As such, the proposal does not comply with AO1.1.</p> <p>The proposed development footprint is over 1 hectare, as the entire outdoor training area is considered part of the footprint. As such, the proposal cannot comply with AO1.2.</p> <p><i>Performance Outcome Assessment</i> The proposal does not result in the permanent loss, fragmentation, alienation or diminished capacity of the land as the land can be returned to either a pastoral or cropping use should the proposed training facility cease. Further, the use does not prevent and otherwise limit any adjoining use from undertaking an agricultural function.</p> <p>It is recommended that the alternative solution be accepted in this instance.</p>	

5.1.4 Overall Outcome Assessment

The proposal is considered to comply with all of the relevant performance outcomes. As such, a detailed assessment of the overall outcomes was not required.

6.0 OTHER PLANNING CONSIDERATIONS

6.1 Trunk Infrastructure and Services

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

6.2 Infrastructure charges

The proposed development is defined as Education Facility by the Somerset Regional Council Charges Resolution (No 1) 2020. There are no infrastructure charges applicable to the proposed development. The site is located outside the Urban Footprint and as a result is not subject to infrastructure charges for the Stormwater network.

6.3 Water supply and sewerage

The subject land is outside the reticulated water supply network. The property is serviced by a bore, connected to a 22,500L water tank supplying potable water. The application was accompanied by a water sampling test confirming that the water is suitable for potable purposes.

The subject land is outside the reticulated sewerage network. The applicant has proposed to utilise a portable toilet located in proximity to the shed, to be serviced regularly for waste disposal. The toilet would be sited permanently on site.

6.4 Electricity and telecommunications

As the land is in the Rural zone, there is no requirement under the planning scheme to connect to the reticulated electricity and telecommunications network. The application material identifies that the shed has a current overhead connection to the electricity network.

6.5 Stormwater/drainage

There are no known issues with the existing drainage of the site. Conditions have been included to demonstrate non-worsening for other properties.

The applicant has provided a Stormwater and Erosion Management Report. The stormwater is to minimise the impact and erosion issues with the inclusion of a cut-off drain, sediment fencing, and the use of existing dams on the site to contain any erosion issues.

There are no applicable stormwater infrastructure charges associated for the proposed development as the land is not located within the Urban Footprint.

6.6 Transport network

Selwyn Road currently is a gravel low traffic road of less than 10 vehicles per day (vpd). The application material identifies that average daily vehicle trips would not exceed 12vpd. Council's design standards suggest that gravel roads are sealed when traffic levels exceed an average of 50 vehicles per day. A condition is recommended to ensure that Selwyn Road is upgraded should the development increase the total vehicle trips per day above Council's adopted standard to seal the road.

There are no applicable transport network infrastructure charges associated for educational facilities under the current charges resolution.

6.7 Parks and open space

The proposal is not considered to result in an unreasonable impact on Council's parks and open space network.

There are no applicable parks and open space network infrastructure charges associated for educational facilities under the current charges resolution.

6.8 Environment

The proposed development will not result in environmental degradation.

6.9 Heritage

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

7.0 REFERRAL AGENCIES

In accordance with the *Planning Regulation 2017*, there were no referral agencies applicable for this application.

Council did not seek any third party advice for this application.

8.0 PUBLIC NOTIFICATION

The application was subject to impact, and public notification was required. The application was publicly notified in accordance with the requirements of the *Development Assessment Rules* as follows:

- (a) Public notification was served to all adjoining landowners on 6 July 2021.
- (b) A notice was published in The Somerset newspaper on 7 July 2021.
- (c) A notice in the prescribed form was placed on the premises on 6 July 2021 and maintained for the minimum period of 15 business days.

No submissions were received.

9.0 CONCLUSION

The proposed development is for the established of an educational establishment for machinery training and licensing. The development is located within the rural area and is of a

scale that is consistent with other rural uses that may occur onsite. The proposal also ensures that the land can be returned to agricultural uses in the future, and does not compromise other sites from achieving agricultural purposes.

The recommended conditions of approval include limiting the hours of use to those mentioned in the application material, including specifically prohibiting the use of machinery before 7 am, ensuring that no environmental nuisances, including dust, occurs as a result of the use, providing for a noise attenuation mound to be constructed should a noise issue arise at the nearest sensitive receiver, and limiting the vehicle movements to below the threshold necessary.

10.0 ATTACHMENTS

1. Material Change of Use Plan for Educational Establishment, prepared by Clark Town Planning, reference 254-01 B, no date.
2. Revised Floor Plan for Educational Establishment within part of the existing approved shed, prepared by Clark Town Planning, no reference, no date.
3. AM Civil Consulting Engineers, Stormwater and Sediment and Erosion Management Report Proposed Training Facility 64 Selwyn Road, Esk, and dated June 2021.

RECOMMENDED DECISION

1. THAT Council approve the Development Application for a Development Permit for a Material Change of Use for an Educational Establishment (Machinery Licensing) on land described as Lot 3 RP170610, situated at 64 Selwyn Road, Esk, subject to the recommended conditions and requirements contained in the attachments to this report.
2. THAT the officer report for this application be published to the website as Council's Statement of Reasons in accordance with s63(5) of the *Planning Act 2016*.

SCHEDULE 1 – GENERAL CONDITIONS		
<i>Assessment Manager</i>		
No	Condition	Timing
1.1	Carry out the development generally 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.	At all times
	Material Change of Use Plan for Educational Establishment, prepared by Clark Town Planning, reference 254-01 B, no date.	
	Revised Floor Plan for Educational Establishment within part of the existing approved shed, prepared by Clark Town Planning, no reference, no date.	
	AM Civil Consulting Engineers, Stormwater and Sediment and Erosion Management Report Proposed Training Facility 64 Selwyn Road, Esk, and dated June 2021.	
1.2	Comply with the relevant provisions of the Somerset Region Planning Scheme, 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 or charges or expenses that are a charge over the subject land levied by Council;	Prior to commencement of

	and/or levied but not fully paid over the subject land.	use.
1.5	Maintain the approved development generally in accordance with the approved drawings and documents, and any relevant Council engineering or other approval required by the conditions.	At all times
1.6	Unless connected to a reticulated water supply network, provide a minimum water supply storage capacity of 45,000 litres capable of capturing roof run-off and connected to service all domestic water consumption needs of the development. OR Unless connected to a reticulated water supply network, provide the development with a drinkable water supply from an approved bore, and a tank with a minimum water supply storage capacity of 10,000 litres connected to service all domestic water consumption needs of the development.	At all times
	EXTENT OF USE	
1.7	The number of students on site on any day must not exceed five (5).	At all times
	HOURS OF OPERATION	
1.8	The use may only operate between the hours of 6.30 am and 5 pm Monday to Saturday.	At all times
1.9	Machinery used for training purposes must only be operated between the hours of 7 am and 5 pm from Monday to Saturday.	At all times
1.10	Loading and unloading activities may only occur between 7 am and 5 pm from Monday to Saturday	At all times
SCHEDULE 2 – ENVIRONMENTAL HEALTH		
<i>Assessment Manager</i>		
No	Condition	Timing
	AIR	
2.1	No particulate matter or visible contaminant, including dust, smoke, fumes and aerosols likely to cause environmental harm is to be released beyond the boundaries of the allotment.	At all times
	LIGHT	
2.2	Light sources must be positioned and shielded, when necessary, to prevent light spillage causing a nuisance to any other premises outside the boundaries of the allotment to which this development permit relates.	At all times
	WATER	
2.3	Contaminants or contaminated water must not be directly or indirectly released from the premises or to the ground or groundwater at the premises except for: a) Uncontaminated overland stormwater flow; b) Uncontaminated stormwater to the stormwater system;	At all times

	c) Contaminants lawfully released to sewer; or d) A release in accordance with a condition of this development approval.	
2.4	Releases to water must not cause any visible oil slick or other visible evidence of oil or grease, nor contain visible, grease, scum, litter or floating oil.	At all times
2.5	Cleaning of vehicles and equipment must be carried out in a designated washdown bay where contaminants cannot be released into stormwater drainage, a roadside gutter, waters or onto unsealed ground.	At all times
2.6	Any spillage of contaminants must be cleaned up immediately by a method other than hosing or otherwise releasing the contaminants into stormwater drainage, a roadside gutter, waters or onto unsealed ground.	At all times
2.7	Contaminants must be stored in such a manner to prevent contact with incidental rainfall and overland flow of stormwater.	At all times
2.8	All work on vehicles and machinery is to be conducted inside a covered area in such a manner so as to prevent the release of contaminants to the environment.	At all times
WASTE STORAGE AREA - MAINTENANCE		
2.9	All reasonable and practicable measures must be taken to ensure that all waste storage areas are kept to a standard of cleanliness where there is no accumulation of: a) waste, except in waste containers; b) recycled matter, except in containers; c) grease, oil; or d) other visible matter.	At all times
NUISANCE		
2.10	Notwithstanding any other condition of this development permit, this development permit does not authorise any release of contaminants that causes, or is likely to cause, an environmental nuisance to any premises beyond the boundaries of the development site.	At all times
2.11	Noise generated from the operation of the development must not cause an environmental nuisance at a sensitive place.	At all times
ACOUSTIC ATTENUATION		
2.12	The approval holder must construct appropriate acoustic attenuation treatments between the training area and the nearest sensitive receptor on Lot 2 RP170610 to mitigate noise impacts to the satisfaction of Council.	In the event of a complaint about noise being made to Council, and that the Council considers is not frivolous or vexatious.
SCHEDULE 3 – ENGINEERING <i>Assessment Manager</i>		

No	Condition	Timing
	GENERAL ENGINEERING	
3.1	All works are to be designed and constructed in accordance with the requirements of the <i>Somerset Regional Council Design Standards</i> .	At all times
3.2	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.	At all times
	ROADWORKS	
3.3	Design and construct Selwyn Road along the access route to 7 metre sealed width on a 9 metre formation with table drains from Gatton Esk Road through to the subject site, centred within the road reserve. <i>Note: An Operational Work application to Council is required. The design and construction of civil components of the Operational Work are to be certified by a Registered Professional Engineer Queensland (RPEQ), including:</i> <ul style="list-style-type: none"> Plans and specifications must be prepared and certified with the Operational Work application. Certification that the works have been undertaken in accordance with the approved plans, specifications and to Council's requirements. 	Average weekly traffic exceeds 50 vehicles per day
3.4	All entry statements, fences, batters, retaining walls and buffer/screen plantings must be located entirely within private land and not within the public road reserve.	At all times
	VEHICLE ACCESS	
3.5	The landowner is responsible for maintenance of vehicular access for the property, from the road carriageway to property boundary in accordance with Council's Policy and Standards.	At all times
3.6	All vehicles shall enter and leave the site in a forward gear	At all times
3.7	All internal roads are to be constructed and maintained with gravel all weather access.	Prior to commencement of use and to be maintained at all times
	CAR PARKING	
3.8	Provide on-site car parking for seven (7) vehicles, including one (1) spaces for disabled persons in accordance with Council Planning Scheme. All car parking and circulation areas to be provided with a minimum of a gravel surface, a sealed disabled space, line marking, or be otherwise designed in accordance with AS2890 and Somerset Regional Council Design Standards.	Prior to commencement of use and to be maintained at all times

	INDOOR/OUTDOOR LIGHTING	
3.9	<p>Lighting must be provided to the following areas of the site:</p> <ul style="list-style-type: none"> • The entries and exits of the approved building. • The pathways between the parking areas and the entrances/exits of the building/s. • Throughout car parking areas. 	Prior to commencement of use and to be maintained at all times.
3.10	<p>The outdoor lighting of the development must mitigate adverse lighting and illumination impacts by:</p> <ul style="list-style-type: none"> • Not causing nuisance by way of light spill or glare at adjacent properties and roadways. • 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. • Directing lighting onto the subject land and away from neighbouring properties. • Using shrouding devices to preclude light overspill onto surrounding properties where necessary. • Not operating lighting that uses sodium lights or flare plumes. 	Prior to commencement of use and to be maintained at all times.
	STORMWATER	
3.11	Stormwater Drainage and flows are to have a no worsening effect on adjoining, upstream, or downstream landholders.	At all times
3.12	Stormwater Drainage and Erosion Control shall be constructed in general accordance with AM Civil Consulting Engineers, Stormwater and Sediment and Erosion Management Report Proposed Training Facility 64 Selwyn Road, Esk, and dated June 2021.	Prior to commencement of use and to be maintained at all times.
	EROSION AND SEDIMENT CONTROL	
3.13	<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"> • Be required to install additional measures. • Be responsible for the restoration work. <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
SCHEDULE 4 – ADVICE		
<i>Assessment Manager</i>		
This approval has effect in accordance with the provisions of section 71 of the <i>Planning Act 2016</i> . [A copy of section 71 will be enclosed with the Decision Notice].		
Currency Period - Pursuant to section 85 of the <i>Planning Act 2016</i> the approval will lapse if		

the first change of the use under the approval does not start within the 'currency period' – being six (6) years starting the day the approval takes effect.		
The applicant may make representations (change representations) about a matter in this development application within the applicant's appeal period under the process established in chapter 3, part 5, subdivision 1 of the <i>Planning Act 2016</i> .		
The <i>Planning Act 2016</i> provides for a person to make a change to this development application outside the applicant's appeal period, following the process outlined in chapter 3, part 5, subdivision 2 of the Act.		
Separate development approval is required for any building work and plumbing/drainage work necessitated by the conditions contained in this approval.		
Landowners are responsible for the construction and maintenance of any vehicular access for the property, from the road carriageway to property boundary in accordance with Council's standards.		
This development approval is for the proposed development only. Any additional uses/structures, if triggers assessable development, may require their own planning approval and will be assessed on its own merits.		
All works shall be carried out in accordance with the <i>Workplace, Health and Safety Act (as amended)</i> and the <i>workplace Health and Safety Regulation (as amended)</i> .		
Construction hours are 6:30 am to 6:30 pm Monday to Saturday, with no work to be undertaken on Sundays or public holidays. Noise levels from construction work shall at all times comply with the requirements of the <i>Environmental Protection Act</i> .		
Biosecurity Queensland should be notified on 13 25 23 of proposed development(s) occurring in the Fire Ant Restricted Area before earthworks commence. It should be noted that works involving movements of soil associated with earthworks may be subject to movement controls and failure to obtain necessary approvals from Biosecurity Queensland is an offence.		
It is a legal obligation to report any sighting or suspicion of fire ants within 24 hours to Biosecurity Queensland on 13 25 23.		
The Fire Ant Restricted Area as well as general information can be viewed on the DAF website www.daf.qld.gov.au/fireants		
The Applicant has the Right of Appeal to the Planning and Environment Court regarding the conditions of this approval.		
Should the Applicant notify Council in writing that the conditions of approval are accepted without dispute and that the right of appeal to the Court will not be exercised, the Decision Notice may be taken to be the development permit.		

Resolution

Moved – Cr Gaedtke

Seconded – Cr Isidro

- "1. THAT Council approve the Development Application for a Development Permit for a Material Change of Use for an Educational Establishment (Machinery Licensing) on land described as Lot 3 RP170610, situated at 64 Selwyn Road, Esk, subject to the recommended conditions and requirements contained in the attachments to this report.

2. THAT the officer report for this application be published to the website as Council's Statement of Reasons in accordance with s63(5) of the *Planning Act 2016*.

SCHEDULE 1 – GENERAL CONDITIONS

Assessment Manager

No	Condition	Timing
1.1	Carry out the development generally 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. Material Change of Use Plan for Educational Establishment, prepared by Clark Town Planning, reference 254-01 B, no date. Revised Floor Plan for Educational Establishment within part of the existing approved shed, prepared by Clark Town Planning, no reference, no date. AM Civil Consulting Engineers, Stormwater and Sediment and Erosion Management Report Proposed Training Facility 64 Selwyn Road, Esk, and dated June 2021.	At all times
1.2	Comply with the relevant provisions of the Somerset Region Planning Scheme, 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 or charges or expenses that are a charge over the subject land levied by Council; and/or levied but not fully paid over the subject land.	Prior to commencement of use.
1.5	Maintain the approved development generally in accordance with the approved drawings and documents, and any relevant Council engineering or other approval required by the conditions.	At all times
1.6	Unless connected to a reticulated water supply network, provide a minimum water supply storage capacity of 45,000 litres capable of capturing roof run-off and connected to service all domestic water consumption needs of the development. OR Unless connected to a reticulated water supply network, provide the development with a drinkable water supply from an approved bore, and a tank with a minimum water supply storage capacity of 10,000 litres connected to service all domestic water consumption needs of the development.	At all times
EXTENT OF USE		
1.7	The number of students on site on any day must not exceed five (5).	At all times

	HOURS OF OPERATION	
1.8	The use may only operate between the hours of 6.30 am and 5 pm Monday to Saturday.	At all times
1.9	Machinery used for training purposes must only be operated between the hours of 7 am and 5 pm from Monday to Saturday.	At all times
1.10	Loading and unloading activities may only occur between 7 am and 5 pm from Monday to Saturday	At all times
SCHEDULE 2 – ENVIRONMENTAL HEALTH		
<i>Assessment Manager</i>		
No	Condition	Timing
	AIR	
2.1	No particulate matter or visible contaminant, including dust, smoke, fumes and aerosols likely to cause environmental harm is to be released beyond the boundaries of the allotment.	At all times
	LIGHT	
2.2	Light sources must be positioned and shielded, when necessary, to prevent light spillage causing a nuisance to any other premises outside the boundaries of the allotment to which this development permit relates.	At all times
	WATER	
2.3	Contaminants or contaminated water must not be directly or indirectly released from the premises or to the ground or groundwater at the premises except for: a) Uncontaminated overland stormwater flow; b) Uncontaminated stormwater to the stormwater system; c) Contaminants lawfully released to sewer; or d) A release in accordance with a condition of this development approval.	At all times
2.4	Releases to water must not cause any visible oil slick or other visible evidence of oil or grease, nor contain visible, grease, scum, litter or floating oil.	At all times
2.5	Cleaning of vehicles and equipment must be carried out in a designated washdown bay where contaminants cannot be released into stormwater drainage, a roadside gutter, waters or onto unsealed ground.	At all times
2.6	Any spillage of contaminants must be cleaned up immediately by a method other than hosing or otherwise releasing the contaminants into stormwater drainage, a roadside gutter, waters or onto unsealed ground.	At all times
2.7	Contaminants must be stored in such a manner to prevent contact with incidental rainfall and overland flow of stormwater.	At all times
2.8	All work on vehicles and machinery is to be conducted inside a covered area in such a manner so as to prevent the release of contaminants to the environment.	At all times

	WASTE STORAGE AREA - MAINTENANCE	
2.9	All reasonable and practicable measures must be taken to ensure that all waste storage areas are kept to a standard of cleanliness where there is no accumulation of: a) waste, except in waste containers; b) recycled matter, except in containers; c) grease, oil; or d) other visible matter.	At all times
	NUISANCE	
2.10	Notwithstanding any other condition of this development permit, this development permit does not authorise any release of contaminants that causes, or is likely to cause, an environmental nuisance to any premises beyond the boundaries of the development site.	At all times
2.11	Noise generated from the operation of the development must not cause an environmental nuisance at a sensitive place.	At all times
	ACOUSTIC ATTENUATION	
2.12	The approval holder must construct appropriate acoustic attenuation treatments between the training area and the nearest sensitive receptor on Lot 2 RP170610 to mitigate noise impacts to the satisfaction of Council.	In the event of a complaint about noise being made to Council, and that the Council considers is not frivolous or vexatious.
SCHEDULE 3 – ENGINEERING		
<i>Assessment Manager</i>		
No	Condition	Timing
	GENERAL ENGINEERING	
3.1	All works are to be designed and constructed in accordance with the requirements of the <i>Somerset Regional Council Design Standards</i> .	At all times
3.2	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.	At all times
	ROADWORKS	
3.3	Design and construct Selwyn Road along the access route to 7 metre sealed width on a 9 metre formation with table drains from Gatton Esk Road through to the subject site, centred within the road reserve. <i>Note: An Operational Work application to Council is required. The design and construction of civil components of the Operational Work are to be certified by a Registered Professional Engineer Queensland (RPEQ), including:</i> <ul style="list-style-type: none"> Plans and specifications must be prepared and certified with the Operational Work application. Certification that the works have been undertaken in 	Average weekly traffic exceeds 50 vehicles per day

	<i>accordance with the approved plans, specifications and to Council's requirements.</i>	
3.4	All entry statements, fences, batters, retaining walls and buffer/screen plantings must be located entirely within private land and not within the public road reserve.	At all times
	VEHICLE ACCESS	
3.5	The landowner is responsible for maintenance of vehicular access for the property, from the road carriageway to property boundary in accordance with Council's Policy and Standards.	At all times
3.6	All vehicles shall enter and leave the site in a forward gear	At all times
3.7	All internal roads are to be constructed and maintained with gravel all weather access.	Prior to commencement of use and to be maintained at all times
	CAR PARKING	
3.8	Provide on-site car parking for seven (7) vehicles, including one (1) spaces for disabled persons in accordance with Council Planning Scheme. All car parking and circulation areas to be provided with a minimum of a gravel surface, a sealed disabled space, line marking, or be otherwise designed in accordance with AS2890 and Somerset Regional Council Design Standards.	Prior to commencement of use and to be maintained at all times
	INDOOR/OUTDOOR LIGHTING	
3.9	Lighting must be provided to the following areas of the site: <ul style="list-style-type: none"> • The entries and exits of the approved building. • The pathways between the parking areas and the entrances/exits of the building/s. • Throughout car parking areas. 	Prior to commencement of use and to be maintained at all times.
3.10	The outdoor lighting of the development must mitigate adverse lighting and illumination impacts by: <ul style="list-style-type: none"> • Not causing nuisance by way of light spill or glare at adjacent properties and roadways. • 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. • Directing lighting onto the subject land and away from neighbouring properties. • Using shrouding devices to preclude light overspill onto surrounding properties where necessary. • Not operating lighting that uses sodium lights or flare plumes. 	Prior to commencement of use and to be maintained at all times.
	STORMWATER	
3.11	Stormwater Drainage and flows are to have a no worsening	At all times

	effect on adjoining, upstream, or downstream landholders.	
3.12	Stormwater Drainage and Erosion Control shall be constructed in general accordance with AM Civil Consulting Engineers, Stormwater and Sediment and Erosion Management Report Proposed Training Facility 64 Selwyn Road, Esk, and dated June 2021.	Prior to commencement of use and to be maintained at all times.
	EROSION AND SEDIMENT CONTROL	
3.13	<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"> • Be required to install additional measures. • Be responsible for the restoration work. <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
SCHEDULE 4 – ADVICE		
<i>Assessment Manager</i>		
This approval has effect in accordance with the provisions of section 71 of the <i>Planning Act 2016</i> . [A copy of section 71 will be enclosed with the Decision Notice].		
Currency Period - Pursuant to section 85 of the <i>Planning Act 2016</i> the approval will lapse if the first change of the use under the approval does not start within the 'currency period' – being six (6) years starting the day the approval takes effect.		
The applicant may make representations (change representations) about a matter in this development application within the applicant's appeal period under the process established in chapter 3, part 5, subdivision 1 of the <i>Planning Act 2016</i> .		
The <i>Planning Act 2016</i> provides for a person to make a change to this development application outside the applicant's appeal period, following the process outlined in chapter 3, part 5, subdivision 2 of the Act.		
Separate development approval is required for any building work and plumbing/drainage work necessitated by the conditions contained in this approval.		
Landowners are responsible for the construction and maintenance of any vehicular access for the property, from the road carriageway to property boundary in accordance with Council's standards.		
This development approval is for the proposed development only. Any additional uses/structures, if triggers assessable development, may require their own planning approval and will be assessed on its own merits.		
All works shall be carried out in accordance with the <i>Workplace, Health and Safety Act (as amended)</i> and the <i>workplace Health and Safety Regulation (as amended)</i> .		

Construction hours are 6:30 am to 6:30 pm Monday to Saturday, with no work to be undertaken on Sundays or public holidays. Noise levels from construction work shall at all times comply with the requirements of the *Environmental Protection Act*.

Biosecurity Queensland should be notified on 13 25 23 of proposed development(s) occurring in the Fire Ant Restricted Area before earthworks commence. It should be noted that works involving movements of soil associated with earthworks may be subject to movement controls and failure to obtain necessary approvals from Biosecurity Queensland is an offence.

It is a legal obligation to report any sighting or suspicion of fire ants within 24 hours to Biosecurity Queensland on 13 25 23.

The Fire Ant Restricted Area as well as general information can be viewed on the DAF website www.daf.qld.gov.au/fireants

The Applicant has the Right of Appeal to the Planning and Environment Court regarding the conditions of this approval.

Should the Applicant notify Council in writing that the conditions of approval are accepted without dispute and that the right of appeal to the Court will not be exercised, the Decision Notice may be taken to be the development permit."

Carried

Vote - Unanimous

Subject:	Prescribed Activity – Kilcoy Christmas Carnival 2021
File:	Environmental Management - Reports - Environmental Health
Action Officer:	Reports EHO-DB

Background/Summary

Council has received an application (doc:1308832) from Kilcoy Residents Special Events Assn Inc. to hold a public place activity, specifically a Christmas street carnival, on the northern service road of William Street in Kilcoy. The carnival is proposed for Saturday 4 December 2021. Setup would start at 10am, with the event operating from 1pm until 9pm. Pack-up and dismantling would take place from 10pm until 11pm.

The applicant has advised that 500 persons are expected to attend the event. Entertainment will be provided in the form of amusement rides, performances from local schools and a Santa visit. Food will be provided by mobile food vans. No alcohol will be served at the event.

The applicant requests approval to closing the northern service road of William Street. The applicant is required to make an application to Council and the Kilcoy Police for consideration for any temporary road closures.

The applicant has advised that fireworks display at 8:10pm and situated at ANZAC park along the creek. Emergency Services will be notified of the fireworks display. The Kilcoy Fire Brigade will be at the event with the truck and volunteers on duty. The applicant understands the possibility of a cancellation due to drought weather conditions. This decision will be made by KC Fireworks and Police.

The applicant has requested assistance from Council through the supply of the following equipment:

- 16 wheelie bins;
- Road closure signs;
- Mesh barrier fencing and free-standing bollards.

It is noted that a Christmas street carnival was held in this location with council approval in 2019.

Operations Department Assessment

Subject to Council approving the proposed event, the applicant will be required to make application to Council and the Queensland Police Service for the temporary closure of the subject portion of William Street and submit to Council a traffic management plan for approval.

It should be noted that Council's Operation Department:

- Will provide up to 5 wheelie bins free of charge to community groups with extra bins costing \$5 per bin up to a maximum of 20 bins.
- Does not provide disposable items, as per previous Council decision, such as road signs, bollards, witches hats and barrier mesh.

Local Law Assessment of Application

Council regulates this activity through *Local Law No 1 (Administration) 2011*, and *Subordinate Local Law 1.14 (Undertaking Regulated Activities on Local Government Controlled Areas and Roads) 2011*.

Under section 9 of *Local Law No 1 (Administration) 2011*, Council may grant an approval for an application for undertaking regulated activities on local government-controlled areas and roads only if it is satisfied that:

Criteria – LL, section 9(1)(a)	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
Officer Comment	<p>The applicant is required to make an application to Council and the Police Department for consideration for any temporary road closures.</p> <p>All licensable food businesses will be required to provide current Food Licence certificates prior to being confirmed as stall holders at the event. The applicant has advised that no alcohol will be served at the event, therefore a liquor licence will not be required.</p>
Criteria – LL, section 9(1)(b)	The proposed operation and management of the prescribed activity is adequate to protect public health, safety and amenity and prevent environmental harm; and
Officer Comment	<p>The applicant will provide additional lighting towers so as to light the event area.</p> <p>As part of the road closure approval process, the applicant will be required to submit a traffic management plan for council approval.</p> <p>If approved, conditions of approval will require the applicant to provide copies of the following to Council:</p> <ul style="list-style-type: none"> • an engineer's inspection report for each ride; and • a Certificate of Registrable Plant for each ride; and

	<ul style="list-style-type: none"> a Certificate of Currency for Public Liability Insurance for each ride operator. <p>Issues relating to amenity and environmental nuisance will be addressed below.</p>
Criteria – LL, section 9(1)(c)	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;
Officer Comment	The applicant has advised that all affected businesses and residences have been approached, with no objections to the activity being received.
Criteria – LL, section 9(1)(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
Officer Comment	<i>Subordinate Local Law 1.14 (Undertaking Regulated Activities on Local Government Controlled Areas and Roads) 2011</i> prescribes criteria for the proposed activity. An assessment against that criterion is provided below.
Criteria – LL, section 9(1)(e)	The grant of the approval would be consistent with the purpose of any relevant local law; and
Officer Comment	The approval would be generally consistent with Council's Local Laws.
Criteria – LL, section 9(1)(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
Officer Comment	The event will be held on a Council controlled road and the proposed use is generally consistent with the terms and conditions of the trust.
Criteria – LL, section 9(1)(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 <i>Local Government Act</i> in relation to the approval.
Officer Comment	Not applicable.
Criteria – SLL, section 4(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.
Officer Comment	No significant disruption is expected to the normal use of William Street (D'Aguilar Highway).

	<p>The applicant is required to make an application to Council and the Police Department for consideration for any temporary road closures. In addition to closing the northern service road of William Street.</p> <p>The applicant will be required to submit a traffic management plan to Council for approval prior to the event.</p>
Criteria – SLL, section 4(2)	There must be a public demand for the prescribed activity in respect of which the approval is sought.
Officer Comment	Kilcoy Residents Special Events Assn Inc. have advised that all affected businesses and residences have been approached, with no objections to the activity being received.
Criteria – SLL, section 4(3)	The physical characteristics of the local government-controlled area or road must be suitable for the prescribed activity.
Officer Comment	The area intended for use is suitable for the purposes of a street festival. The road is sealed and gently sloping to the east. Adequate space is available to accommodate the various rides, amusements and food stalls, including the expected number of attendees at the event.
Criteria – SLL, section 4(4)	<p>The prescribed activity must not cause nuisance, inconvenience or annoyance to –</p> <p>(a) The occupier of any land which adjoins the location of the prescribed activity; or</p> <p>(b) Vehicular traffic; or</p> <p>(c) Pedestrian traffic.</p>
Officer Comment	<p>Amplified entertainment will be provided on-stage during the event. This entertainment will last from 1pm until 9pm. No amplified sound will be produced after 9pm.</p> <p>A condition of approval will require that no nuisance, as defined by the <i>Environmental Protection Act 1994</i>, is caused by the event.</p> <p>Vehicular and pedestrian traffic are not expected to be inconvenienced by the event. No significant disruption is expected to the normal use of William Street (D'Aguilar Highway). The applicant will be required to submit a traffic management plan to Council for approval prior to the event.</p>
Criteria – SLL, section 4(5)	The prescribed activity must not have a detrimental effect on the amenity of the surrounding area.
Officer Comment	<p>It is unlikely that the proposed event will unreasonably detract from the amenity of the surrounding area.</p> <p>Conditions of approval would require the applicant to not cause a nuisance as defined in the <i>Environmental Protection Act 1994</i>, and to ensure the area is left in a tidy condition after the event has concluded.</p>
Criteria – SLL, section 4(8)	If the prescribed activity is the holding of a public place activity on a local government-controlled area or road –

	<p>(a) The undertaking of the prescribed activity must not generate significant noise, dust, or light pollution or other significantly adverse effects on the surrounding area; and</p> <p>(b) There must be enough toilets and sanitary conveniences, complying with standards and requirements imposed by the local government, for the use of the public; and</p> <p>(c) Adequate provision must exist for the disposal of waste generated by the undertaking of the prescribed activity; and</p> <p>(d) Adequate provision must exist for people and (if relevant) vehicles to enter and leave the site of the prescribed activity.</p>
Officer Comment	<p>(a) Noise – noise is likely to be generated through the operation of rides and the amusements throughout the night. In particular, on-stage performances will produce amplified sound from 1pm until 9pm. Noise nuisance is considered environmental nuisance and will be appropriately conditioned if the event is approved.</p> <p>Dust – No dust nuisance is expected for this event.</p> <p>Light – Additional lighting will be provided for public safety. The applicant will be responsible for positioning this lighting in such a way that does not cause a light nuisance. Light nuisance is considered environmental nuisance and will be appropriately conditioned if the event is approved.</p> <p>(b) Required numbers for toilets and sanitary conveniences will be conditioned if the event is approved.</p> <p>(c) The applicant has requested that Council provide 16 wheelie bins for use during the event. A requirement for adequate waste facilities will be conditioned if the event is approved.</p> <p>(d) A condition of approval would require a traffic management plan, including a traffic guidance scheme, to be forwarded to Council for approval in advance of the event.</p>

Attachments

1. Site plans provided by the applicant

Recommendation

THAT Council approve the application to hold a public place activity, subject to the conditions listed below:

No.	CONDITIONS
1.0	ENVIRONMENTAL / LOCAL LAW
1.1	The approval is limited to the northern service road of William Street in Kilcoy, as identified on the approved site plan.
1.2	The approval is limited to operation on Saturday 4 December 2021 between the hours of 1pm and 9pm. Setup for the event may commence at 10am and clean-up must be completed by 11 pm.

1.3	<p>The approval holder must:</p> <ul style="list-style-type: none">• Display the approval in the manner, and at the locations, specified by the local government; and• Produce the approval for inspection by an authorised person on demand.																		
1.4	<p>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.</p>																		
1.5	<p>The approval holder must submit a traffic management plan to Council for approval by no later than 12 November 2021.</p>																		
1.6	<p>The activity must not unreasonably detract from the amenity of the area in which the event is located.</p>																		
1.7	<p>The activity must not create a safety risk.</p>																		
1.8	<p>All buildings, structures, vehicles, facilities or equipment used in the operation of the event must be maintained at all times:</p> <ul style="list-style-type: none">• In good working order; and• In good state of repair; and• In a clean and sanitary condition.																		
1.9	<p>The approval holder must provide and maintain the following number of toilets and sanitary conveniences:</p> <table><tr><td></td><td colspan="3">Males</td><td colspan="2">Females</td></tr><tr><td>Patrons</td><td>WC</td><td>Urinals</td><td>Hand Basins</td><td>WC</td><td>Hand Basins</td></tr><tr><td><500</td><td>1</td><td>2</td><td>2</td><td>5</td><td>2</td></tr></table>		Males			Females		Patrons	WC	Urinals	Hand Basins	WC	Hand Basins	<500	1	2	2	5	2
	Males			Females															
Patrons	WC	Urinals	Hand Basins	WC	Hand Basins														
<500	1	2	2	5	2														
1.10	<p>The approval holder must ensure sufficient lighting and illumination is provided throughout the event area.</p>																		
1.11	<p>The activity must not cause a nuisance as defined by the <i>Environmental Protection Act 1994</i>.</p>																		
1.12	<p>The approval holder must 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.</p>																		
1.13	<p>The approval holder must keep and maintain in and about the event area, adequate waste disposal facilities; for example, bins, that are to be serviced by an appropriately licensed waste contractor.</p>																		
1.14	<p>The approval holder must ensure that all litter and debris is collected and appropriately disposed of following the closure of the event.</p>																		
1.15	<p>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 \$20,000,000. The insurance certificate must cover the permit holder and the Somerset Regional Council against any claims whatsoever arising from the operation of the event. A certificate of currency</p>																		

	must list Somerset Regional Council as an interested party and must be submitted to Council prior to the operation of the event.
1.16	<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>
1.17	The approval holder must obtain, view and take a copy of an engineer’s inspection report for each ride. A copy of the report is to be provided to Council no later than 12 November 2021.
1.18	The approval holder must ensure that each amusement ride operator supplies a Certificate of Registrable Plant for each ride, issued through Workplace Health and Safety Queensland. A copy of each certificate must be provided to Council no later than 12 November 2021.
1.19	The approval holder must also receive a Certificate of Currency for Public Liability Insurance for each ride operator. A copy of each certificate must be provided to Council no later than 12 November 2021.
2.0	OPERATIONS
2.1	A temporary road closure permit is to be obtained from the Queensland Police Department for the temporary road closure. A copy of the permit must be provided to Council before the commencement of the event.
2.2	A traffic management plan, including a traffic guidance scheme, must be submitted to Council for approval by 12 November 2021.
3.0	FIREWORKS DISPLAY
3.1	Written approval should be obtained from the Department of Mines and Energy should any pyrotechnic display be proposed as part of the event.
3.2	Provide Council a copy of the fireworks display approval prior to the event and any conditions attached to the approval, given by the Department of Mines and Energy. A licenced technician must conduct all fireworks displays.
3.3	Written approval must be obtained from the Department of Environment and Science should any pyrotechnic display be proposed as part of the event, with specific reference to the Flying Fox Roost Adjacent to the event site. The written advice from the Department of Environment and Science for the approval should be submitted to Council by no later than 12 November 2021.
3.4	The approval holder must also receive a Certificate of Currency for Public Liability Insurance that covers the fireworks display. A copy of each certificate must be provided to Council no later than 12 November 2021.

Resolution:		Moved – Cr Brieschke		Seconded – Cr Isidro																			
		“THAT Council approve the application to hold a public place activity, subject to the conditions listed below:																					
No	CONDITIONS																						
1.0	ENVIRONMENTAL/ LOCAL LAW																						
1.1	The approval is limited to the northern service road of William Street in Kilcoy, as identified on the approved site plan.																						
1.2	The approval is limited to operation on Saturday 4 December 2021 between the hours of 1 pm and 9 pm. Setup for the event may commence at 10 am and clean-up must be completed by 11 pm.																						
1.3	The approval holder must: <ul style="list-style-type: none">• Display the approval in the manner, and at the locations, specified by the local government; and• Produce the approval for inspection by an authorised person on demand.																						
1.4	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.																						
1.5	The approval holder must submit a traffic management plan to Council for approval by no later than 12 November 2021.																						
1.6	The activity must not unreasonably detract from the amenity of the area in which the event is located.																						
1.7	The activity must not create a safety risk.																						
1.8	All buildings, structures, vehicles, facilities or equipment used in the operation of the event must be maintained at all times: <ul style="list-style-type: none">• In good working order; and• In good state of repair; and• In a clean and sanitary condition.																						
1.9	The approval holder must provide and maintain the following number of toilets and sanitary conveniences: <table><tr><td></td><td colspan="3">Males</td><td colspan="2">Females</td></tr><tr><td>Patrons</td><td>WC</td><td>Urinals</td><td>Hand Basins</td><td>WC</td><td>Hand Basins</td></tr><tr><td><500</td><td>1</td><td>2</td><td>2</td><td>5</td><td>2</td></tr></table>						Males			Females		Patrons	WC	Urinals	Hand Basins	WC	Hand Basins	<500	1	2	2	5	2
	Males			Females																			
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1.11	The activity must not cause a nuisance as defined by the Environmental Protection Act 1994.																						
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1.13	The approval holder must keep and maintain in and about the event area, adequate waste disposal facilities; for example, bins, that are to be serviced by an appropriately licensed waste contractor.
1.14	The approval holder must ensure that all litter and debris is collected and appropriately disposed of following the closure of the event.
1.15	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 \$20,000,000. The insurance certificate must cover the permit holder and the Somerset Regional Council against any claims whatsoever arising from the operation of the event. A certificate of currency must list Somerset Regional Council as an interested party and must be submitted to Council prior to the operation of the event.
1.16	<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>
1.17	The approval holder must obtain, view and take a copy of an engineer’s inspection report for each ride. A copy of the report is to be provided to Council no later than 12 November 2021.
1.18	The approval holder must ensure that each amusement ride operator supplies a Certificate of Registrable Plant for each ride, issued through Workplace Health and Safety Queensland. A copy of each certificate must be provided to Council no later than 12 November 2021.
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2.1	A temporary road closure permit is to be obtained from the Queensland Police Department for the temporary road closure. A copy of the permit must be provided to Council before the commencement of the event.
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3.0	Fireworks Display
3.1	Written approval should be obtained from the Department of Mines and Energy should any pyrotechnic display be proposed as part of the event.
3.2	Provide Council a copy of the fireworks display approval prior to the event and any conditions attached to the approval, given by the Department of Mines and Energy. A

	licenced technician must conduct all fireworks displays.
3.3	Written approval must be obtained from the Department of Environment and Science should any pyrotechnic display be proposed as part of the event, with specific reference to the Flying Fox Roost Adjacent to the event site. The written advice from the Department of Environment and Science for the approval should be submitted to Council by no later than 12 November 2021.
3.4	The approval holder must also receive a Certificate of Currency for Public Liability Insurance that covers the fireworks display. A copy of each certificate must be provided to Council no later than 12 November 2021." <i>Carried</i> <i>Vote - Unanimous</i>

Subject:	Application for Keeping more than maximum number of animals – 45 RP139856 - 03007-00000-000 - 189 Schulz Road Prenzlau
File Ref:	Licencing - local laws - Keeping of Animals
Action Officer:	RSO (David Wiseman)

Background/Summary

Application Details

Council received an application to keep six dogs from the occupier of 189 Schulz Road, Prenzlau. The allotment is 4.035 hectares (40,350m²) and is in the rural zone. The application relates to medium breeds including six greyhounds.

Regulatory Services Officers conducted an inspection of the site with the property occupier on 13 July 2021 and noted the following:

- There is one dwelling located on the property.
- All dogs are microchipped and not de-sexed.
- The dogs have separate enclosures.
- The dogs several share exercise yards.
- The enclosures for the dogs are in a shed with a concrete base and are constructed of steel, steel mesh and timber. Dog runs and day yards are constructed of steel post with chain mesh, with a shelter in each. These are in good condition and adequate to contain dogs at the time of inspection.

Assessment Summary

Complaint History

Council has received complaints regarding dogs kept at this property. The complaints were regarding barking dogs at the premises. No barking log was returned in support of the claim.

Submissions

During the submission period, Council received 2 submissions from persons who were in receipt of the notification.

- The first submission raised issues regarding fencing, wandering, barking and excess dogs. Officer comment – No evidence presented to Council of dogs wandering. New enclosures have been made inside a shed. Fencing adequate at time of inspection. No barking log was returned in support of the claim. With improvements made to enclosures it is considered unlikely that a nuisance will be caused.
- The second submission raised issues regarding fencing and fencing and concerns of

wandering dogs. Officer comment – No evidence presented to Council of dogs wandering. New enclosures have been made inside a shed. Fencing adequate at time of inspection.

Local Law Assessment

The below table is an assessment of the application based on *Subordinate Local Law No 1.5 (Keeping of Animals) 2011, Schedule 1, number 4.*

Criteria:	Compliance (Y/N)
(1) Whether the premises on which the animal or animals can be effectively and comfortably kept on the premises.	Yes
Comments: Suitable enclosures given the size of the subject dogs.	
(2) Whether a residence exists on the premises.	Yes
Comments: Low set brick house on premises.	
(3) Whether a proper enclosure is maintained on the premises in accordance with the requirements of <i>Local Law No. 2 (Animal Management) 2011</i> .	Yes
Comments: All dogs have night enclosures located in a shed with three large days yards to exercise in. The fencing on each enclosure was deemed adequate at the time of inspection.	
(4) Whether the applicant for the approval or some other suitable person to supervise the animal or animals will be resident on the premises on which the animal or animals are to be kept.	Yes
Comments: The applicant and wife reside on the property and can supervise the animals.	
(5) Whether the animal or animals will be properly supervised.	Yes
Comments: The applicant and wife reside on the property and can supervise the animals.	
(6) If the application relates to the keeping of dogs or cats – whether the animals identified in the application are registered with the local government.	Yes
Comments: Two of the six dogs are currently registered with Somerset Regional Council.	
(7) If section 14 of the Animal Management Act applies to the applicant for the approval - whether the applicant has complied with the requirements of the section.	Yes
<p>14. Owner must ensure cat or dog is implanted</p> <p>1) A person who is or becomes an owner of a cat or dog that is not implanted with a PPID must ensure the cat or dog is implanted with a PPID before it is 12 weeks old unless the person has a reasonable excuse. Maximum penalty—20 penalty units. Note — A cat or dog that is more than 12 weeks old on the commencement of this section need not be implanted with a PPID unless it is supplied. See section 43Y.</p> <p>2) It is a defence to a prosecution for an offence against subsection (1) for the defendant to prove—</p>	

<p>a) <i>here is a signed veterinary surgeon's certificate for the cat or dog stating that implanting it with a PPID is likely to be a serious risk to the health of the cat or dog; or</i></p> <p>b) <i>for a dog, the ownership is to use it as—</i></p> <p style="margin-left: 40px;">(i) <i>a government entity dog; or</i></p> <p style="margin-left: 40px;">(ii) <i>a working dog; or</i></p> <p style="margin-left: 40px;">(iii) <i>another class of dog prescribed under a regulation.</i></p>	
Comments: All six dogs listed on the application are microchipped.	
(8) Whether the applicant is a suitable person to hold the approval.	Yes
Comments: Nothing adverse recorded.	
<p>(9) Whether the grant of the approval for the prescribed activity on the premises is likely to –</p> <p>a) cause nuisance, inconvenience or annoyance to occupiers of adjoining land; or</p> <p>b) affect the amenity of the surrounding area; or</p> <p>c) have a deleterious effect on the local environment or cause pollution or other environmental damage.</p>	No
<p>Comments:</p> <p>a) Council received two barking complaints from the same complainant in October and November of 2020. CSR 1234416 and CSR 1240264, the complaint was investigated. No barking log was returned in support of complaint. New enclosures have been made inside a shed. It is considered unlikely that a nuisance will be caused.</p> <p>b) Nil effect.</p> <p>c) Nil effect.</p>	
<p>(10) If the application relates to the keeping of cats –</p> <p>a) whether the cats have been desexed; and</p> <p>b) whether the cats have been fitted with an approved microchip.</p>	N/A
Comments: N/A	
<p>(11) If the application relates to the keeping of an animal or animals on multi residential premises –</p> <p>a) whether the applicant - is entitled to make use of a common area; and</p> <p>b) whether the applicant has exclusive possession and control of the whole or a part of the common area for the purpose of keeping the animal or animals; and</p> <p>c) whether the applicant has the written permission of the person or body which manages or controls the common area to use the common area, or a part of the common area, for the purpose of keeping the animal or animals.</p>	N/A
Comments: N/A	
(12) Where the animal or animals are to be kept on premises other than	N/A

multi residential premises and the applicant is not the owner of the premises - whether the applicant has the written permission of the owner of the premises to keep the animal or animals on the premises.	
Comments: The applicant is the owner of the property.	
(13) Whether the applicant has been refused a similar type of approval by the local government or another local government.	N/A
Comments: N/A	
(14) If the application relates to the keeping of dogs on an allotment, the local government may only grant an approval if it is satisfied that no dog which is a regulated dog is kept on the allotment.	N/A
Comments: No regulated dogs apply to this application.	
(15) If the application relates to the keeping of up to 4 dogs over the age of 3 months on an allotment which is located outside a designated area and has an area of 10,000m ² or more – whether the applicant for the approval is a current member of an approved entity.	N/A
Comments: N/A	
(16) If the application relates to the keeping of up to 6 dogs over the age of 3 months on an allotment which is located outside a designated area and has an area of 20,000m ² or more – whether the applicant for the approval is an accredited breeder.	Yes
Comments: Allotment is 4.035 hectares (40,350m ²), is located outside the designated area and zoned rural. The applicant is an accredited breeder with Queensland Racing and Integrity Commission. Number 233860	

Attachments

1. Locality Plan
2. Photographs of the fencing/enclosure

Recommendation

THAT Council grant approval to keep more than the maximum number of dogs under *Local Law No 1 (Administration) 2011* and *Subordinate Local Law No 1.5 (Keeping of Animals) 2011*:

1. On land described as Lot 45 on RP139856, situated at 189 Schulz Road, Prenzlau;
2. For dogs described in **Schedule 1** below; and
3. Subject to the conditions set out in **Schedule 2** below.

Schedule 1

Description of dogs:					
Name	Breed	Colour	Sex (M/F)	Desexed (Y/N)	Microchip No.
Bronson	Greyhound	Black	M	N	956000007467236

Billie	Greyhound		F	N	956000007467696
Max	Greyhound	Black	M	N	956000007467006
Covid	Greyhound	Black	M	N	956000007374103
Burt	Greyhound	White and Black	M	N	956000007467822
Smokie	Greyhound	Brindle	F	N	956000011143699

Schedule 2

No.	CONDITION
1.0	LOCAL LAW
1.1	The approval holder must take all reasonable steps to prevent the dogs from making a noise or disturbance that causes a nuisance or disturbance to the occupiers of other premises.
1.2	The approval holder must at all times maintain a proper enclosure in accordance with Schedule 8 of <i>Subordinate Local Law No. 2 (Animal Management 2011)</i> .
1.3	The approval holder must ensure that any enclosure in which the dogs are kept is properly drained and that run-off is kept off adjoining premises.
1.4	The approval holder must ensure that excreta, food scraps and other material that is, or is likely to become, offensive is collected daily and, if not immediately disposed of, is kept in a waste container of a kind approved by an authorised person.
1.5	The approval holder must ensure that any enclosure in which the dogs are kept is maintained in: (i) a clean and sanitary condition and disinfected regularly; and (ii) an aesthetically acceptable condition.
1.6	The approval is limited to the dogs identified in Schedule 1 of this approval.
1.7	The approval holder must be a current member of an approved entity. Upon expiry of the approved entity membership, the approval holder is to forward a copy of the renewed membership to Council.
1.8	The dogs identified in Schedule 1 of this approval must hold registration with Somerset Regional Council.
1.9	The approval holder must at all times comply with provisions of the <i>Animal Management (Cats and Dogs) Act 2008</i> .

Resolution

Moved – Cr Choat

Seconded – Cr Wendt

“THAT Council grant approval to keep more than the maximum number of dogs under *Local Law No 1 (Administration) 2011* and *Subordinate Local Law No 1.5 (Keeping of Animals) 2011*:

1. On land described as Lot 45 on RP139856, situated at 189

- Schulz Road, Prenzlau;
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Schedule 1**Description of dogs:**

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Billie	Greyhound		F	N	956000007467696
Max	Greyhound	Black	M	N	956000007467006
Covid	Greyhound	Black	M	N	956000007374103
Burt	Greyhound	White and Black	M	N	956000007467822
Smokie	Greyhound	Brindle	F	N	956000011143699

Schedule 2

No	CONDITION
1.0	LOCAL LAW
1.1	The approval holder must take all reasonable steps to prevent the dogs from making a noise or disturbance that causes a nuisance or disturbance to the occupiers of other premises.
1.2	The approval holder must at all times maintain a proper enclosure in accordance with Schedule 8 of <i>Subordinate Local Law No. 2 (Animal Management 2011)</i> .
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1.6	The approval is limited to the dogs identified in Schedule 1 of this approval.
1.7	The approval holder must be a current member of an approved entity. Upon expiry of the approved entity membership, the approval holder is to forward a copy of the renewed membership to Council.
1.8	The dogs identified in Schedule 1 of this approval must hold registration with Somerset Regional Council.
1.9	The approval holder must at all times comply with provisions of the <i>Animal Management (Cats and Dogs) Act 2008</i> . <i>Carried</i> <i>Vote – Unanimous</i>

Subject:	Planning and Development Department Monthly Report – July 2021
File Ref:	Governance - Reporting - Officer Reports
Action Officer:	DPAD, ESM, SP, SBC, NRMO

Report

A summary of the Department's activities during the month of July 2021 is provided for Council's information.

Planning Development Applications

A total of eighteen (18) development applications were received in July 2021.

Assessment Type	June 2020	July 2020	June 2021	July 2021
Building Works assessable against the Planning Scheme	6	8	6	10
Material Change of Use	2	6	12	3
Reconfiguring a Lot	2	-	3	2
Operational Works	1	2	2	2
Combined Applications	-	-	-	1
Total	11	16	23	18

The list of applications received is provided in Appendix 1.

A total of twenty-three (23) development applications were decided in July 2021.

Approved/Refused	June 2020	July 2020	June 2021	July 2021
Refused - Delegated Authority	-	-	-	-
Refused - Council	-	2	-	-
Approved - Council	3	5	3	2
Approved - Delegated Authority	9	7	6	21
Total	12	14	9	23

The list of applications decided is provided in Appendix 1A.

Planning and Environment Court Appeals

Edith Pastoral Company Pty Ltd -v- Somerset Regional Council Planning and Environment Court No. 2773 of 2019

The Appeal is against Council's decision to refuse the development application and has been the subject to preliminary proceedings and expert reviews to-date. The Appeal was heard before the Court for 3 weeks between 8 February 2021 and ending on 26 February 2021. Council now awaits the Court's decision.



Asset1 Pty Ltd -v-Somerset Regional Council Planning and Environment Court No 1616 of 2021

A Notice of Appeal was filed in Court on 25 June 2021 regarding Councils' decision to approve, subject to conditions, the Development Application (DA20283) for a Development Permit for Operational Works for Vegetation clearing on land described as Lot 165 SP187250 and Lot 5 RP838682 and situated at Brouff Road Fernvale. Council has been requested to

participate in a chaired without prejudice conference during August 2021 with the Appellant.

Building Development Approvals

A total of one hundred and twelve (112) building approvals were issued in the region for July 2021.

Assessment Type: Building Works

Status	June 2020	July 2020	June 2021	July 2021
Accepted	47	53	87	109
Approved - Council	7	12	19	17
Approved - Private Certifier	24	35	65	95

The list of applications approved is provided in Appendix 2.

Building Compliance Matters

The following are non-compliant building activities in this period:

July 2021:

Unapproved building works at Toogoolawah, Lowood, Tarampa, Glamorgan Vale, Brightview, Ottaba, Minden, Coolana, Coominya, Mount Tarampa, Clarendon, Colinton, Avoca Vale and Fernvale.

Unlawful use of buildings at Lowood, Moore, Lower Cressbrook, Fairney View and Kilcoy.



Plumbing Compliance Permits and Inspections

A total of forty (40) plumbing and drainage approvals were issued in the region for July 2021.

Assessment Type: Plumbing Approval

Status	June 2020	July 2020	June 2021	July 2021
Approved	18	22	34	40
Info Request	10	14	14	3
Total	28	36	41	43

The list of applications approved is provided in Appendix 3.

The number of home sewerage treatment plants on Council's register is 2109 of which 43, or 2.04% are currently overdue for servicing. Letters have been sent to the owners of these systems to ensure compliance.

Mid-Brisbane River and Linville On-site Wastewater Risk Mitigation Program

Council's plumbing inspectors are continuing to work with the remaining eligible landowners along the Mid Brisbane River and Linville catchments, with the aim of finalising this phase of the Program over the coming weeks.

Council has also signed off on a continuation of this successful Program (entailing \$600,000 additional funding through *Seqwater*) for further delivery in other priority catchment locations in Fernvale and Glamorgan Vale over the course of the Program. Eligible properties will be engaged in the coming months.

Environmental Health Services

Toolbox overview

The below figures reflect the customer sessions on Somerset Regional Council's content on Toolbox for the months of May and June 2021. July data will be reported on in next months report.

Visitors to Council content

	May 2021	June 2021
Users	356	416
Sessions	423	505
Pageviews	797	987
Pages/Session	1.88	1.95
Avg. Session Duration	2m36s	2m18s
Downloads	130	155

Most popular content

Top content pages	Unique Pageviews	
	May 2021	June 2021
Cats and dogs	254	364
Other animals	61	56
Noise Pollution	41	29
Food	29	32
Birds and poultry	27	30

Food Safety Training



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

A total of 96 users completed the training during the month of July.

Swimming Pool Water Quality Monitoring

Council's swimming pools located at the Toogoolawah, Kilcoy and Lowood are currently closed and are due to reopen in September 2021. Sampling of Council swimming pools is carried out to check compliance with the *Queensland Health Water Quality Guidelines for Public Aquatic Facilities, 2019*.



School Based Immunisation Clinics



Council delivers a school based vaccination program at the Lowood and Toogoolawah High Schools for Year 7 and Year 10 students under a service provider agreement with the State Government. A third round of clinics is planning to be held on October 2021.

Mosquito Monitoring

Officers are currently planning the 2021-2022 mosquito surveillance program in conjunction with Queensland Health which is proposed to be conducted in various towns and villages in the region from January to March 2022.



The main aim of the annual surveillance program is to establish the level of confidence in:

- the assumption that mosquitoes *Aedes aegypti* or *Aedes albopictus* are not present in

- the Somerset Region, and
- the likelihood of early detection – to facilitate eradication.

In addition to the Queensland Dengue Management Plan 2015 – 2020; Queensland Health is currently working with local governments in SEQ to establish an emergency response framework that will be triggered on confirmation of positive *Aedes aegypti* or *Aedes albopictus* identification in SEQ.

An overview of the section activities for the month is contained in Appendix 4.

Pest Management

The following is a report on activities in the Pest Management sections for the months of June and July.

Invasive Animal Control

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

Wild dogs

1080 baits injected:

	June 2021	July 2021
Esk	6	-
Harlin	-	8
Yabba	-	287
Sandy Creek	-	16
Toogoolawah	-	10
Fernvale	-	38
Dundas	-	60
Borallon	-	13
Coominya	-	13
Bryden	-	3
Scrub Creek	-	7
Cooeeimbardi	-	15
Total	6	470



Dingo scalps presented:

	June 2021	July 2021
Biarra	-	3
Kilcoy	6	-
Total	6	3

Feral pigs



1080 baits injected:

	June 2021	July 2021
Total	-	-



Feral pig scalps presented:

	June 2021	July 2021
Kilcoy	11	-
Colinton	-	20
Toogoolawah	-	40
Linville	-	20
Kilcoy	-	20
Biarra	-	12

Total	11	112
<p>Rabbits:</p>  <ul style="list-style-type: none"> • Officers have been working with landholders to control rabbit infestations in the following areas: <ul style="list-style-type: none"> ○ Hazeldean, Lowood, Toogoolawah, Kilcoy and the Kilcoy showgrounds. • Officers are continuing to work closely with Seqwater in controlling rabbits around Somerset and Wivenhoe Dams. There is a control burn planned for the coming months of Kirkleigh area to remove vegetation to expose harbor for destruction. • Officers are carrying out a survey of all private properties that were surveyed by the Darling Downs Moreton Rabbit Board as part of their plan to combat rabbits breeding North of their area with the view to provide support in the way of control measures funded by the federal government's Communities Combating Pest and Weed Impact During Drought Project. <p>Fox:</p>  <ul style="list-style-type: none"> • Pest Management Officers are continuing to monitor den sites that have been found and fumigated. • A trap deployed following a report of fox activity in the Fernvale area. 		

Invasive Plant Control

A summary of invasive plant and other vegetation treatment activities for the month is as follows:

June:

- **Groundsel** – Royston.
- **Annual Ragweed** – Linville, Moore, Coominya, Fernvale.
- **Honey Locust**- Gregors Creek.
- **Leucaena**, Esk, Coal Creek.
- **Box thorn** – Toogoolawah.
- **Giant rats tail grass** – Wivenhoe Pocket, Toogoolawah, Kilcoy, Mt Kilcoy, Coominya.
- **Lantana** – Brisbane Valley Highway, Villeneuve, Kilcoy Murgon Road, Sandy Creek, Kilcoy, Mt Kilcoy, Linville, Kangaroo Creek, Colinton.
- **Mother of Millions**- Toogoolawah, Esk, Somerset, Kilcoy, Dundas, Jimna, Lowood, Coominya, Atkinson Dam, Minden, Prenzlau.
- **Fireweed**- Kilcoy, Jimna, Neurum, Villeneuve, Glamorgan Vale, Coominya, Fernvale, Toogoolawah, Tarampa, Lowood, Atkinson Dam, Minden, Prenzlau.
- **Singapore Daisy**- Toogoolawah, Kipper Creek, Kilcoy, Villeneuve.
- **Main Roads Element 5**- Kilcoy Murgon Road, Brisbane Valley Highway, D'Aguilar Highway West.
- **Council managed infrastructure** – Brisbane Valley Rail Trail Lowood.
- **Herbicide applied** – 19,823L.
- **Lantana mechanical removal** – 339,000 m²/33.9Ha.
- **Lantana chemically treated** – 222,500m²/ 22.25Ha.
- **Lantana Control** – Mechanical removal of lantana was conducted along D'Aguilar Highway West.

July 2021:

- **Giant rats tail grass** – Fernvale, Glamorgan Vale, Wivenhoe Pocket, Biarra, Mt Tarampa, Gregors Creek, Mt Kilcoy, Sandy Creek, Coominya, Esk landfill.
- **Fireweed**- Toogoolawah, Esk, Lowood, Marburg, Glamorgan Vale, Fernvale, Neurum,

Kilcoy, Jimna.

- **Lantana-** Esk, Toogoolawah, Neurum, Westvale, Mt Kilcoy, Sandy Creek.
- **Mother of millions-** Toogoolawah, Esk, Tarampa, Lowood, Coominya, Jimna, Kilcoy, Moore, Linville, Harlin, Fernvale, Colinton, Linville, Gregors Creek.
- **Honey Locust** – Gregors Creek.
- **Prickly Pear** – Coal Creek.
- **Leucaena** – Esk, Neurum.
- **Mimosa Bush** – Toogoolawah.
- **Groundsel** – Moore.
- **Herbicide applied** – 18,950L.
- **Lantana mechanical removal** – 650,000 m²/ 65Ha.
- **Lantana chemically treated** – 200,650m² / 20.65Ha.
- **Lantana Control** – Mechanical removal of lantana was conducted along the Wivenhoe-Somerset Road Biarra.

Lantana Chemical Subsidy Program

Council is offering a 100% chemical subsidy for the control lantana throughout the Somerset Region to assist primary production and help stimulate the local economy. The subsidies, totalling \$210,000, is provided through the Australian Government's *Communities Combating Pest and Weed Impacts During Drought Program*.

Council is delivering the program in partnership with Healthy Land and Water Ltd and to date more than 115 expressions of interest have been received and are being assessed; resulting in the approval of more than 98 property pest management plans.

Round two of the Lantana Chemical Subsidy Program closed in May 2021. Officers will monitor claims to ensure allocated funding is expended by 31 December 2021.

Compliance under the *Biosecurity Act 2014*:

	June 2021	July 2021
Information notices	6	11
Biosecurity Orders	-	-
Enter and Clear action	-	-

Animal Management

An overview of the section activities for the month are contained in Appendix 4.

Natural Resource Management

Land for Wildlife

- 1 new property welcomed into the Land for Wildlife program at Mount Hallen.
- Preparation for next Land for Wildlife workshop – An Introduction to Birding, to be held at Redbank Creek 21 August 2021.



Somerset Flora and Fauna

- Ongoing work with Ecosure (Consultants) to develop a Matters of Local Environmental Significance (MLES) framework to inform a future planning scheme amendment. It is anticipated that a draft framework will be presented to elected members in September 2021 for comment.
- Council has engaged Geckoes Wildlife to undertake a program of wildlife and ecosystem awareness workshops at all of the Somerset Region schools. The workshops highlight these issues through interaction with actual (rescued and rehabilitated) wildlife brought to the schools to engage with the students. Final

workshop delivery is anticipated in September 2021.

Catchment Management

- Resilient Rivers Project Updates:

- Ongoing maintenance of all existing plantings in the Black Snake Creek Project, and a further 2 properties (entailing \$270,000 Resilient Rivers Funding) currently under development at Glamorgan Vale.
- The Upper Brisbane and Stanley Catchment Action Plan was endorsed by the Resilient Rivers Taskforce in February 2021, with current planning now underway for a project/s to launch of the document, and on-ground projects that align to this guiding document.
- Preliminary negotiations are underway with key stakeholders to facilitate a guidance document for Twin Bridges reserve, entailing a condition assessment, and considered recreation opportunity in respect of the site's environmental sensitivities. If successful, this project will be used to inform workplans for anticipated work program deployments funded through Council's Disaster Recovery Funding Arrangements (DRFA).
- Officer attendance at Resilience Rivers - Western Teams meeting (Ipswich, Scenic Rim, Lockyer Valley) at Ipswich 28 July 2021.



Offsets – Planting

Delivery of Councils Capital Works Offsets:



- Kilcoy –Yowie Park is 90% complete, under maintenance.
- Lowood – Planting of trees on this site is complete and is being maintained by contractors
- The offset planting along Kilcoy creek (Seib Street) is currently under maintenance by a contractor.
- Offset planning is underway for the 21/22 FY program, primarily in respect of anticipated offset impacts of the Esk Crows Nest Road upgrade works. It is anticipated that trees will be planted along the Brisbane Valley Rail Trail between Esk and Toogoolawah to offset this impact.

Collaborations

- Under Disaster Recovery Funding Arrangements (DRFA), Council secured funding to support a local program of “Green Army” style team deployments in the region. The Team deployments will work across the Somerset region undertaking environmental restoration works and supporting economic activity in the region. Contractual arrangements with Conservation Volunteers Australia have been secured, and project/program design is currently underway.
- Delivery of trees (24 shrubs/school) to the regions schools to support Schools National Tree Day on 30 July 2021
- Planning and preparations underway for Free Tree Days 2021, to be held at Esk 23 October, Kilcoy 30 October, and Fernvale 6 November, pending any prevailing Covid restrictions.
- Officer attendance at Bushcare working Bee at Greenhide Reserve with the Friends of the Forest Group, Moore – 21 July 2021.

Business Recovery

The new Business Recovery Officer (BRO) has been busy in his first month, including visiting all Somerset towns and communities noting business services and types. The BRO also individually met and briefed relevant State Government (DAF), QRIDA and LGAQ key staff as

well as most of Council's ED&T Advisory Committee representatives.

During the last week of July, the BRO commenced weekly town business walk-ins for Kilcoy, Esk, Toogoolawah, Fernvale and Lowood. The walk-in visits were used to introduce the new BRO role to the business community and answer any questions around business support and recovery.

Other highlights include:

- A regional economic development strategy – request for quote scope of works document – has been prepared by the BRO and invites to quote have been sent to four highly experienced economic development strategy consultants. Closing date for quote submissions is 31 August 2021.
- Collaborating with the Corporate and Community Services team to provide a mini-information workshop for primary producers attending the Farmers Big Night Out dinner on 8 September 2021. QRIDA staff will attend and present grant and loan information to those farmers interested.
- The Business Networking evening to be held on 2 September is in the final stages of planning. The event theme is 'Tourism in Somerset' and is expected to attract good attendance numbers.

Recommendation

THAT the Department of Planning and Development Monthly Report for July 2021 be received and the contents noted.

Resolution

Moved – Cr Gaedtke

Seconded – Cr Isidro

“THAT the Department of Planning and Development Monthly Report for July 2021 be received and the contents noted.”

Carried

Vote - Unanimous

Subject:	Budget review
File Ref:	Financial management - budget review
Action Officer:	DFIN

Background/Summary

A draft revised budget is attached which includes the following changes from the original FY2022 budget that was adopted on 9 June 2021:

- Expenditure and capital funding for the following project which is to be completed by 30 June 2023:

<i>Queensland Risk Reduction and Resilience Fund</i>	<i>Budget</i>	<i>QRRRF grant</i>
Gregors Creek Road inter-highway connector – flood proofing 20 metre culvert at Ch9370 (raising concrete culvert by 1 metre and replacing RCP pipes with 4 x 1200 box culverts). Gregors Creek Road carries 790 vehicles per day. A vehicle was washed off this culvert during flooding on 12 February 2020.	\$584,722	\$292,361

- Expenditure and capital funding for the following projects which are to be completed by 30 June 2024:

<i>SEQCSP competitive project</i>	<i>Budget</i>	<i>SEQCSP grant</i>
Lowood pool – safe and fun for everyone project (Lowood Pool refurbishment including new splashpad in place of toddler pool and PV solar)	\$3,993,462	\$1,996,731
Construct Esk-Crows Nest Strategic Regional Connector - Toowoomba boundary section (to bitumen seal the final 3.8km of this road)	\$4,110,423	\$2,055,211
Lowood-Minden Road - Minden Village home safer and sooner project (upgrade of Lowood-Minden Road / Zabels Road North intersection carrying 2,803 vehicles per day)	\$1,375,900	\$687,950
Total	\$9,479,785	\$4,739,892

- Funding from retained earnings for Council's 50% share of these projects.

Funding instalments have already been received for these projects. Including expenditure for the projects in the revised budget and capital works program will facilitate survey, design, project management and other preliminary expenditure as required.

Attachments

Draft revised budget and associated documents for years ending 30 June 2022, 30 June 2023 and 30 June 2024 and ten-year financial forecast/ plan, long term asset management plan and ratios

Recommendation

1. THAT Council adopt the attached draft revised budget for years ending 30 June 2022, 30 June 2023 and 30 June 2024 and attached draft ten-year financial forecast/ plan, long term asset management plan and ratios
2. And further THAT Council confirms that the revised budget incorporates the following Council policies in accordance with section 169 (2) of the Local Government Regulation 2012 which have been previously adopted:
 - Revenue policy
 - Revenue statement
3. And further THAT Council confirms that the long-term asset management plan incorporates the following previously adopted Council policies which provide for strategies to ensure the sustainable management of the assets mentioned in the local government's asset register and infrastructure of the local government:
 - Asset management policy – general
 - Asset management policy – bridges
 - Asset management policy – buildings and other structures
 - Asset management policy – roads
 - Asset management policy – footpaths
 - Asset management policy – Brisbane Valley Rail Trail

Resolution

Moved – Cr Whalley

Seconded – Cr Wendt

“1. THAT Council adopt the attached draft revised budget for years

ending 30 June 2022, 30 June 2023 and 30 June 2024 and attached draft ten-year financial forecast/ plan, long term asset management plan and ratios

2. And further THAT Council confirms that the revised budget incorporates the following Council policies in accordance with section 169 (2) of the Local Government Regulation 2012 which have been previously adopted:

- Revenue policy
- Revenue statement

3. And further THAT Council confirms that the long-term asset management plan incorporates the following previously adopted Council policies which provide for strategies to ensure the sustainable management of the assets mentioned in the local government's asset register and infrastructure of the local government:

- Asset management policy – general
- Asset management policy – bridges
- Asset management policy – buildings and other structures
- Asset management policy – roads
- Asset management policy – footpaths
- Asset management policy – Brisbane Valley Rail Trail.”

Carried

Vote - Unanimous

Subject:	Action under section 130 of the Local Government Regulation 2012
File Ref:	Rates and government valuations – rate payments – FY2022
Action Officer:	DFIN

Background/Summary

It is recommended that Council use section 130 of the Local Government Regulation 2012 to potentially save administrative costs in respect of rate payments received on 6 and 7 October 2021. The due date to show on rate notices that issue on 24 August 2021 is 5 October 2021.

The regulation says:

130(7) The local government may, by resolution, change the discount period to end on a later day (the new discount day).

130(8) However, if the discount period is changed under subsection (7), the local government must also, by resolution, change the due date for payment to a later day that is no earlier than the new discount day.

Attachments

Nil

Recommendation

THAT Council, under subsections 130 (7) and (8) of the Local Government Regulation 2012, change the discount date and the due date for payment for the current rating period to 7 October 2021.

Resolution

Moved – Cr Brieschke

Seconded – Cr Isidro

“THAT Council, under subsections 130 (7) and (8) of the Local Government Regulation 2012, change the discount date and the due date for payment for the current rating period to 7 October 2021”.

Carried*Vote - Unanimous*

Subject:	Application for rebate of rates – England Creek Road – extractive
File Ref:	Rate classifications - 2021 - 2022 - categorisations
Action Officer:	DFIN

Background/Summary

An email has been received from a property owner requesting a rebate of rates. While the property concerned has been correctly categorised for rating purposes as being approved and developed for extraction, the property owner (who is not the quarry owner) and the quarry owner (Zanows Sand and Gravel) have previously advised that the only extractive industry activity on the property is rehabilitation of the land. The property owner has previously confirmed that no income is received by the property owner from the quarry.



Consistent with Council resolutions in previous years, the recommendation below proposes:

- A reduction in the general rate for the current half year as requested
- No rebate in the extractive industry inspection levy for the current half year. Charging the levy will allow Council officers to monitor activities on the property including rehabilitation to ensure that conditions imposed are being met.
- Provided Council does not become aware of any extraction occurring on the property, a further reduction in the general rate for the period January to June 2022 is recommended along with a rebate of the extractive industry inspection levy for this period.

Attachments

Nil

Recommendation

1. THAT a rebate of rates and charges be given to the owner of Lot 1 RP28857 assessment 02352-80000-000 for the period 1 July 2021 to 31 December 2021 equal to the difference between the net general rates charged for the property on the rate notice issued 24 August 2021 and the net amount that would have been payable if the property had been categorised in rating category 2 because the payment of the rates or charges would cause hardship to the landowner.
2. THAT no rebate in the extractive industries inspection levy on Lot 1 RP28857 assessment 02352-80000-000 be granted for the period 1 July 2021 to 31 December 2021.
3. THAT provided extraction of materials on the property does not occur prior to 1 February 2022, a rebate of rates and charges be given to the owner of Lot 1 RP28857 assessment 02352-80000-000 for the period 1 January 2022 to 30 June 2022 of the same amount as the 2021 rebate plus the amount of the half yearly extractive industry inspection levy because the payment of the rates or charges would cause hardship to the landowner.

Resolution	Moved – Cr Gaedtke	Seconded – Cr Wendt
	“1. THAT a rebate of rates and charges be given to the owner of Lot 1 RP28857 assessment 02352-80000-000 for the period 1 July 2021 to 31 December 2021 equal to the difference between the net general rates charged for the property on the rate notice issued 24 August 2021 and the net amount that would have been payable if the property had been categorised in rating category 2 because the payment of the rates or charges would cause hardship to the landowner.	
	2. THAT no rebate in the extractive industries inspection levy on Lot 1 RP28857 assessment 02352-80000-000 be granted for the period 1 July 2021 to 31 December 2021.	
	3. THAT provided extraction of materials on the property does not occur prior to 1 February 2022, a rebate of rates and charges be given to the owner of Lot 1 RP28857 assessment 02352-80000-000 for the period 1 January 2022 to 30 June 2022 of the	

same amount as the 2021 rebate plus the amount of the half yearly extractive industry inspection levy because the payment of the rates or charges would cause hardship to the landowner."

Carried

Vote - Unanimous

Subject:	Application for rebate of rates - E Summervilles Road
File Ref:	Rate classifications - FY2022 categorisations
Action Officer:	DFIN

Background/Summary

Council received a letter on 17 August 2021 from a representative of the owner of 333 E Summervilles Road - lot 4 RP891065 - 35888-00000-000 requesting a rebate of general rates.

In previous years the owners requested a rebate of the difference between rates that would be chargeable under category 3 versus the general rates actually charged and a rebate of the extractive industry inspection levy.

This property is near the council boundary (the Brisbane River) with Ipswich City Council.

A letter from the proposed extractor, Zanow Earthmoving, has also been received dated 17 August 2021. Zanows have confirmed that:

- They are now seeking to abandon the development permit on the property because of lack of support from Ipswich City Council
- They have not extracted from the property

The recommendation below proposes:

- A reduction in the general rate to category 3 level
- A rebate in the extractive industry inspection levy
- Conditional rebates for the second half of the financial year

Attachments

Nil

Recommendation

1. THAT the letter received from a representative of the owner of 35888-00000-000 on 17 August 2021 requesting a rebate of rates for that property be accepted as an application meeting the requirements of section 122 (3) of the Local Government Regulation 2012.
2. THAT a rebate of rates and charges be given to the owner of lot 4 RP891065 - 35888-00000-000 for the period 1 July 2021 to 31 December 2021 equal to the difference between the net general rates actually charged for the property on the rate notice issued in August 2021 and the net amount that would have been payable if the property had been categorised in rating category 3 because the payment of

the rates as categorised would cause hardship to the landowner.

3. THAT a full rebate in the extractive industries inspection levy on lot 4 RP891065 - 35888-00000-000 be granted for the period 1 July 2021 to 31 December 2021 because extraction from the property is understood to not be possible and because payment of the charge would cause hardship to the landowner.
4. THAT provided before February 2022 Council does not become aware of any renewed extraction activities on the property, a rebate of rates and charges be given to the owner of lot 4 RP891065 - 35888-00000-000 for the period 1 January 2022 to 30 June 2022 equal to the difference between the net general rates otherwise chargeable for the property and the net amount that would be payable if the property was categorised in rating category 3 because the payment of the rates as categorised would cause hardship to the land owner.
5. THAT provided before February 2022 Council does not become aware of any renewed extraction activities on the property, a full rebate in any extractive industries inspection levy that might apply on lot 4 RP891065 - 35888-00000-000 be granted for the period 1 January 2022 to 30 June 2022 because payment of the charge would cause hardship to the landowner.

Resolution	Moved – Cr Brieschke	Seconded – Cr Wendt
	<p>“1. THAT the letter received from a representative of the owner of 35888-00000-000 on 17 August 2021 requesting a rebate of rates for that property be accepted as an application meeting the requirements of section 122 (3) of the Local Government Regulation 2012.</p> <p>2. THAT a rebate of rates and charges be given to the owner of lot 4 RP891065 - 35888-00000-000 for the period 1 July 2021 to 31 December 2021 equal to the difference between the net general rates actually charged for the property on the rate notice issued in August 2021 and the net amount that would have been payable if the property had been categorised in rating category 3 because the payment of the rates as categorised would cause hardship to the landowner.</p> <p>3. THAT a full rebate in the extractive industries inspection levy on lot 4 RP891065 - 35888-00000-000 be granted for the period 1 July 2021 to 31 December 2021 because extraction from the property is understood to not be possible and because payment of the charge would cause hardship to the landowner.</p> <p>4. THAT provided before February 2022 Council does not become aware of any renewed extraction activities on the property, a rebate of rates and charges be given to the owner of lot 4 RP891065 - 35888-00000-000 for the period 1 January 2022 to 30 June 2022 equal to the difference between the net general rates otherwise chargeable for the property and the net amount that would be payable if the property was categorised in rating category 3 because the payment of the rates as categorised would cause hardship to the land owner.</p>	

5. THAT provided before February 2022 Council does not become aware of any renewed extraction activities on the property, a full rebate in any extractive industries inspection levy that might apply on lot 4 RP891065 - 35888-00000-000 be granted for the period 1 January 2022 to 30 June 2022 because payment of the charge would cause hardship to the landowner.”

Carried

Vote - Unanimous

Subject:	Toogoolawah Library and Wellness Hub Options
File Ref:	Council Properties - Planning
Action Officer:	DCORP

Declarable Conflict of Interest – Cr Kylee Isidro

I inform this meeting I have a declarable conflict of interest in this matter as defined by section 150EN of the *Local Government Act 2009*.

The nature of my interest is as follows –

This declarable conflict of interest arises because I am a member of the Apostolic Church.

I wish to participate in the decision in relation to this matter.

I acknowledge that eligible Councillors must now determine, pursuant to section 150ES of the *Local Government Act 2009* whether I:

- May participate in the decision about the matter, including by voting on the matter; or
- Must leave the meeting, including any area set aside for the public, and stay away from the meeting while the eligible Councillors discuss and vote on the matter.

Resolution

Moved – Cr Whalley

Seconded – Cr Wendt

“THAT Cr Isidro is not required to leave the meeting and may remain and participate in the matter due to her extensive local knowledge as a Councillor and the interest is not considered to be sufficient to undermine her ability to form an impartial view and exercise her vote in the public interest.”

Carried

Vote - Unanimous

Background/Summary

Council have considered and discussed an option to purchase the Toogoolawah Apostolic Church (TAC) and potentially convert it to a Library and meeting/visiting consultants' rooms. The task to prepare plans for the existing building and consider how this could be done was given to Graham Richardson. Graham presented his findings and a set of plans for the existing building as well as some early concepts for the proposed adapted building.

The plans and costings for the Apostolic Church conversion have been completed and are presented with the plans for a new building on Cressbrook Street. This was first considered by Council in May 2020.

The two options are:

	Build Cost	Land	Total Cost
Apostolic Church Conversion to Library	\$1,619,500 ex GST	\$350,000	\$1,969,500
New Building Cressbrook Street	\$1,596,500 ex GST	Nil*	\$1,596,500

*- Valuation of the land as at 30 June 2021 \$215,000

The inclusions and exclusions within either option are similar with the floor area for the Cressbrook street option being larger. Both options would require further design work on the meeting rooms in order that the rooms are not only flexible for general community use but can also be utilised by visiting allied health consultants. Graham Richardson has advised that the new building is easier to provide a cost estimate for and there is little or no cost escalation and building risk whereas the conversion cost estimate is a riskier prospect and could lead to cost escalation.

The church conversion would provide Council with the preservation of a local iconic building. The land area for the church site is also larger.

Graham has also provided some additional advice regarding on-going operational costs and operational considerations:

Car parking at peak times

The TAC site has potential for conflict between library and school users at pick-up and drop-off times in Gardner and Park Streets.

This could be of considerable concern to SRC, as adding to the current busy scene at these times (involving school children) may be seen as resulting directly from the library conversion itself i.e. a self-inflicted problem.

Providing additional off-street parking as part of the library project could be counter-productive with these spaces being used by picking-up mums and dads, adding to the confusion.

Exterior Building Maintenance

The TAC conversion option has retained a significant portion of the original church building (built in circa 1933).

In dealing with some of the compliance issues much of the original building exterior finishes would be replaced but the original “bones” of the building remain old.

However, some finishes would remain intact and continue to require a relatively high degree of maintenance – more so than the newer finishes available for use on the remainder of the project. The Town Centre library option does not have this issue as all materials and standards would be current.

Termite / Pest Management

The 80+ year old components of the original church building which would be retained would also retain their inherent termite management issues.

Vigilance in these matters is always a good thing and recommended for all buildings. However, with the older timber construction, it will be imperative as the building would be in the “most prone” category to keep the inspection and treatment regime timely and effective.

It should be noted here also that visual inspection of the under-floor structure currently is not easy and will not be made easier as the work proceeds.

Air Conditioning

Actual operating costs requires expert advice however, it is worth noting the relative air volumes proposed to be conditioned in each building option.

The TAC Conversion option has approximately 1000 m3 proposed to be air conditioned.

The Town Centre option has approximately 800 m3 albeit with a bigger western façade to deal with. It may be possible to nullify these differences with future solar power installations.

Flow-on to other businesses

Visitors to a town centre library are likely to shop elsewhere while in the vicinity.

To do so after visiting the TAC site means parking a second time and probably less likely.

Weighing up all the issues and risks is difficult. Taking an objective view, would lead to the conclusion that the cost escalation risk and operational issues are lowest if a new build in Cressbrook street is chosen.

Attachments

Attachment 1 – Toogoolawah Apostolic Church Conversion

Attachment 2 – Toogoolawah Library and Meeting rooms – Cressbrook Street

Recommendation

THAT Council proceed with the Cressbrook Street option for the future provision of a Library and Wellness Hub in Toogoolawah and that the plans and costings prepared by Graham Richardson be used for future appropriate grant funding applications.

Resolution

Moved – Cr Gaedtke

Seconded – Cr Choat

“THAT Council proceed with the Cressbrook Street option for the future provision of a Library and Wellness Hub in Toogoolawah and that the plans and costings prepared by Graham Richardson be used for future appropriate grant funding applications.”

Carried

Vote - Unanimous

Subject:	BVRT Visitor Research Program
File Ref:	Cultural and recreational facilities - Recreational Facilities
Action Officer:	A/MRT

Background/Summary

In November 2019 Somerset Regional Council entered into Research Services Agreement with the University of Queensland (UQ) Business School's Service Innovation Alliance to complete a Visitor Research Program of the Brisbane Valley Rail Trail (BVRT). The program was jointly funded by the Queensland Department of Transport and Main Roads (TMR) under a 50-50 co-funding agreement.

The purpose of the program was to:

1. Inform management decisions to improve the visitor experience.
2. Increase trail use and visitor spending to create economic opportunities for businesses and communities

3. Develop a long-term commitment to developing positive outcomes for the BVRT

The Visitor Research Program comprised the collection of data through online surveys and focus groups to provide visitor feedback on the BVRT.

The online survey was distributed through various user and special interest groups of the BVRT, as well as being distributed in person by UQ representatives at four different points along the BVRT on four separate occasions. Due to COVID-19 health restrictions and safety concerns in person distribution of the survey was unable to occur until August 2020. Four focus groups were conducted in December 2020, two face to face at the UQ St Lucia campus and two online.

The data from the surveys and focus groups has been analysed and submitted to Council in the attached report. The report provides evidenced based visitor insights that have previously been unknown to Council and other BVRT stakeholders; visitor profile, trip characteristics, information touchpoints, travel motivations, visitor spending, visitor experience and visitor sentiment.

It should be noted that significant physical and non-physical works with regards to the BVRT have been completed in 2021 following the collection of the initial data e.g. Council BVRT surface upgrades – Coominya to Esk and Fernvale concreting – and the new TMR BVRT website. Visitor perceptions of these works will not be captured in this report.

Visitor research programs such as this are typically conducted at regular intervals over extended time periods to provide analysis of longitudinal trends. The Otago Central Rail Trail in New Zealand conducts visitor surveys periodically. The UQ representatives suggested that the survey and analysis potentially be conducted annually or biannually.

Attachments

1. Brisbane Valley Rail Trail Visitor Research Program Report (UQ Business School's Service Innovation Alliance, 22 July 2021)

Recommendation

1. THAT Council note and receive the contents of this report.
2. THAT Council Officers investigate opportunities for continuing the Visitor Research Program periodically, in partnership with the Department of Transport and Main Roads and the respective Local Government Areas, to provide longitudinal analysis of visitor trends.

Resolution

Moved – Cr Whalley

Seconded – Cr Brieschke

"1. THAT Council note and receive the contents of this report.

2. THAT Council Officers investigate opportunities for continuing the Visitor Research Program periodically, in partnership with the Department of Transport and Main Roads and the respective Local Government Areas, to provide longitudinal analysis of visitor trends."

Carried

Vote - Unanimous

Subject:	International Days of Significance
File Ref:	Officer report
Action Officer:	DCORP and POLICY

Background/Summary

At Council's ordinary meeting of 12 May 2021, Council resolved:

THAT Council officers bring a report to Council with regard to reviewing ways of addressing international days of significance, such as the international day against homophobia, transphobia and biphobia etc.

Officers have conducted a review of the many days of significance commemorated internationally, nationally and in Queensland. Officers' findings are as follows.

- The United Nations General Assembly designates "International Days" to mark important aspects of human life and history. The organisation recognises around 117 events, including events like "International Day of Persons with Disabilities", "International Women's Day", "International Day against Homophobia, Transphobia and Biphobia" and more.
- The Australian Federal Government Department of Home Affairs recognises a separate calendar of cultural and religious dates. The department recognises around 135 events, including events like "Chinese New Year", "Harmony Week", "Close the Gap Week" and more.
- Queensland Health acknowledge a calendar of events that aim to create awareness about health matters affecting Queenslanders. The organisation recognises around 35 of these types of events, including events like "Dry July", "Breast Cancer Awareness Month", "Movember" and more.
- Further, there are several other organisations that designate days of remembrance or awareness.

Council recognises the importance of these events and their significance to individuals in the Somerset community. Somerset is a diverse and vibrant community and as leaders of the region, Council values and promotes diversity, fairness and equality. As such, it is vital to ensure that Council approaches recognising days of significance with these values in mind.

From a corporate perspective, acknowledgment of each of these days should be treated with fairness, and any measures taken to recognise these days should be consistent. Any inconsistencies arising, could result in the perception that Council favours one group or theme over another. With officers identifying over 287 events of significance, it would be impractical for Council to formally recognise all events, and logistic concerns would arise when events occur out of Council's usual hours of operation. Further, formally recognising this vast calendar of events in its entirety could dilute the significance of the event and defeat its original purpose.

Council also respectfully acknowledges the many themes explored in these types of events and recognises the personal nature of these themes. Council already recognises the importance of some of these events by encouraging staff and Councillors to initiate activities on days that are personally significant to them. Council support staff to facilitate activities in house for various events including but not limited to; 'Shave For a Cure'; 'Jeans of Genes Day'; 'Red Cross blood donation drives'; 'Australia's Biggest Morning Tea'; 'Movember'; 'Pinktober' and more. Council may wish to consider continuing to support and facilitate events of this nature internally, rather than publicly from a corporate perspective. Further, Councillors may have a specific cause that they wish to champion and on those occasions it would be

appropriate for Councillors to promote it at Council meetings or events. It would also be appropriate for Councillors to encourage community members to celebrate and the important endeavours of various groups that are worthy of acknowledgement.


There are currently no formal policies or procedures regarding the ways in which Council approach International Days of Significance. Noting, Council is guided by the Department of the Prime Minister and Cabinet regarding the Australian National Flag Protocol. Council may wish to consider adopting the proposed policy attached and may provide a consistent approach to celebrating international, national and other days of significance as recognised within the Somerset community, while simultaneously upholding and promoting Council's values of diversity, fairness and equality.

Attachments

1. Proposed International Days of Significance Policy

Recommendation

THAT the International Days of Significance Policy be adopted.

Resolution	Moved – Cr Brieschke Seconded – Cr Whalley “THAT the International Days of Significance Policy HR / 016 be adopted as follows -
 <p>Policy Subject/Title: International Days of Significance Policy</p> <p>Policy Number: HR / 016</p>	
Responsible Officer:	Director of Corporate and Community Services
Related Policies / Procedures:	...
Authorised by:	Somerset Regional Council
Authorised on:	25 August 2021
Review / Amendment Dates:	...
1. OBJECTIVE	
<p>The objective of this policy is to provide a consistent approach to celebrating international, national and other days of significance as recognised within the Somerset community, while simultaneously upholding and promoting Council's values of diversity, fairness and equality.</p>	

2. BACKGROUND

International, national and other days of significance mark important aspects of human life, culture and history. Days of significance are celebrated globally, nationally or locally and seek to honour or raise awareness of a particular group, cause or culture.

Council recognises the importance of these events and their significance to individuals in the Somerset community. Somerset is a diverse and vibrant community and as leaders of the region, Council values and promotes diversity, fairness and equality. As such, Council approaches recognising days of significance with these values in mind.

From a corporate perspective, Council approaches the acknowledgment of each of these days with fairness and consistency, as any inconsistencies arising may result in the perception that Council favours one group or theme over another. With over 287 events of significance identified internationally, nationally and locally, it is impractical for Council to formally recognise all events as logistic concerns would arise when events occur simultaneously or out of Council's usual hours of operation. Further, formally recognising this vast calendar of events in its entirety could potentially dilute the significance of the event and defeat its original purpose.

The International Days of Significance Policy will provide direction to Council and detail a consistent, fair and unified approach to celebrating events of this nature in the workplace and Somerset region.

3. PURPOSE

The purpose of this policy is to provide Council with a consistent and unified approach to celebrating days of significance, while maintaining Council's values of diversity, fairness and equality.

Somerset Regional Council undertakes to regularly review this policy to take account of changes in legislation, activities, services and products. As a result of this review, changes may be made to this policy from time to time and all workers and others are required to comply with those changes.

4. SCOPE

This policy:

- Applies to Councillors and all Council employees;
- Informs Councillors and Council employees of their rights in relation to celebrating days of personal significance informally in the workplace and greater Somerset community;
- Reflects Council's values of diversity, fairness and equality by encouraging Councillors and Council employees to informally celebrate days of personal significance in the workplace and greater Somerset community, in an unofficial capacity.
- Reinforces Council's endeavours to recognise dates of significance that are directly related to Council's core business principles.

5. POLICY

Council respectfully acknowledges the many themes explored in international, national and

local days of significance and recognises the personal nature of these themes. As such, Council recognise the importance of these events by encouraging staff to initiate activities on days that are personally significant to them.

With respect to acknowledging days of international, national and local significance, Council will:

- Continue to support and celebrate days of significance that are reflective of Council's core business principles, including but not limited to, *Queensland Road Safety Week*, *Queensland Senior's Week*, *NAIDOC Week*, *International Volunteers Day* and more.
- Support and facilitate employee led international, national and local days of significance internally in an unofficial capacity, rather than publicly from a corporate perspective.
- Support Councillors and Council staff to facilitate activities in house for events that are personally significant to them. Events may include, but are not limited to; *Shave For a Cure*; *Jeans of Genes Day*; *Red Cross blood donation drives*; *Australia's Biggest Morning Tea*; *Movember*; *Pinktober* and more.
- Allow Councillors who may have a specific cause that they wish to champion, the opportunity to promote it at Council meetings or events.
- Support Councillors to encourage community members to celebrate and acknowledge the important work done by various groups that are worthy of acknowledgement.

6. DATE OF RESOLUTION

This policy was approved by the Chief Executive Officer and adopted by the Somerset Regional Council at the Ordinary Meeting of 25 August 2021.

Signed: _____ Date: ..."

Carried

Vote - Unanimous

Subject:	Fernvale Recreation Grounds Committee Meeting
File Ref:	Community Relations - Community Consultation - Committees
Action Officer:	DCORP

Background/Summary

The Fernvale Recreation Grounds Committee meets each quarter to review the operations of the Hall and the Park. The minutes from the latest meeting are attached.

Items of note that were discussed at the meeting were:

- acceptance of a new committee member David Fullarton from the National Rodeo Association,
- Master Plan completed, the committee discussed and approved a recommendation for adoption by Council,
- The works required to improve the main arena

Attachments

- Attachment 1 – Minutes Fernvale Recreation Grounds Committee Meeting
- Attachment 2 – Master Plan for the Fernvale Recreation Grounds
- Attachment 3 – Summary Version of the Fernvale Recreation Grounds Master Plan
- Attachment 4 – Collated Summary of Have your say Feedback

Recommendation

THAT the Minutes of the of the Fernvale Recreation Grounds Committee be noted and that Council:

- (a) Accepts the committee recommendation to include a representative from the National Rodeo Association onto the Fernvale Recreation Grounds Committee and that the Terms of Reference and Memorandum of Understanding be amended to reflect this change and be brought back to a later meeting of Council for adoption, and
- (b) Accepts the Committee recommendation to adopt the Master Plan for the Fernvale Recreation Grounds incorporating the Master Plan Projects.

Resolution	Moved – Cr Whalley	Seconded – Cr Choat
	<p>“THAT the Minutes of the of the Fernvale Recreation Grounds Committee be noted and that Council:</p> <ul style="list-style-type: none"> (a) Accepts the committee recommendation to include a representative from the National Rodeo Association onto the Fernvale Recreation Grounds Committee and that the Terms of Reference and Memorandum of Understanding be amended to reflect this change and be brought back to a later meeting of Council for adoption, and (b) Accepts the Committee recommendation to adopt the Master Plan for the Fernvale Recreation Grounds incorporating the Master Plan Projects. (c) Council endorse the design and scope of an indoor arena at the Fernvale Recreational Grounds.” <p style="text-align: right;"><u>Carried</u></p> <p><i>Vote - Unanimous</i></p>	

Subject:	Tourism and Events Queensland Contestable Funding Program - Region - Wide Best of Queensland Operator Support Program
File Ref:	Tourism - Brisbane Marketing
Action Officer:	A/MRT

Background / Summary

On 26 July 2021, the Brisbane Economic Development Agency (Brisbane EDA) advised of a contestable funding opportunity through Tourism and Events Queensland (TEQ) to deliver a region-wide Best of Queensland Experience (BoQE) Operator Support Program.

The funding opportunity is contingent on a matched investment from the respective Local Government Authorities (LGAs). The support program will be developed by Brisbane EDA and work with identified operators within the respective LGAs to increase the number of operators

that meet the TEQ BoQE program criteria through delivery of workshops, mentoring and coaching opportunities. The investment from each LGA will determine the level of support provided to identified businesses.

The BoQE Program is a program that guides the Queensland tourism industry to deliver exceptional customer experiences, create positive word of mouth, help attract more visitors, grow expenditure and increase market share. All operators recognised in the BoQE program receive an individual report providing insights on consumer perceptions and how to improve the delivery of customer experiences. Operators that meet the criteria also receive consumer advocacy through TEQ, inclusion to the TEQ preferred operator database and prioritisation for TEQ marketing and activity including on Queensland.com (refer attachment 1 for further detail).

Of the 31 Somerset Region tourism operators currently listed on the Australian Tourism Data Warehouse, only five meet the BoQE selection criteria. In absolute and relative (15 per cent) comparison, this is the lowest amongst the Brisbane tourism region (refer to attachment 2 for further information).

Concurrent to this unforeseen funding opportunity, Council has been planning for the Brisbane EDA to significantly increase their annual membership and service delivery. Council budgeted \$10,000 for this membership for the 2021-22 financial year.

Brisbane EDA have since confirmed that a tiered membership structure will not be implemented this financial year in lieu of COVID-19 impacts. At this stage the tourism membership will remain \$450 including GST. The TEQ contestable funding program is also believed to be one of the primary funding opportunities for this financial year.

Brisbane EDA have requested that each LGA provide a letter of support detailing their indicative financial contribution by close of business Wednesday 25 August 2021.

Attachments

1. The Best of Queensland Experiences Program Factsheet
2. The Best of Queensland Experiences – Somerset LGA Tourism Operator Evaluations (Commercial in Confidence)

Recommendation

THAT Council approve the re-allocation of \$10,000 funding for the planned Brisbane Economic Development Agency membership to the Tourism and Events Queensland Contestable funding opportunity.

Resolution

Moved – Cr Gaedtke

Seconded – Cr Choat

“THAT Council approve the re-allocation of \$10,000 funding for the planned Brisbane Economic Development Agency membership to the Tourism and Events Queensland Contestable funding opportunity”.

Carried

Vote - Unanimous

Subject:	Somerset Race Club Sponsorship
File Ref:	Community Relations - Sponsorships - Donations
Action Officer:	A/MRT

Background / Summary

Somerset Regional Council has in the past few years provided sponsorship to the Kilcoy Race Club and Esk Jockey Club to support country racing.

Council is in receipt of correspondence from the Esk Jockey Club seeking sponsorship for trophies for its race meets in 2021 / 2022.

Council has previously offered sponsorship to the Kilcoy Race Club and the Esk Jockey Club for the sum of \$1000 to support the race clubs.

Attachments

Nil.

Recommendation

1. THAT Somerset Regional Council provide the Kilcoy Race Club Inc with the sum of \$1000 plus GST, such amount to be granted through Council's advertising promotional budget allocation, for sponsorship for a race in 2021 / 2022.
2. THAT Somerset Regional Council provide the Esk Jockey Club Inc with the sum of \$1000 plus GST, such amount to be granted through Council's advertising promotional budget allocation, for sponsorship for a race in 2021 / 2022.

Resolution	Moved – Cr Choat	Seconded – Cr Wendt
	<p>"1. THAT Somerset Regional Council provide the Kilcoy Race Club Inc with the sum of \$1000 plus GST, such amount to be granted through council's advertising promotional budget allocation, for sponsorship for a race in 2021 / 2022.</p> <p>2. THAT Somerset Regional Council provide the Esk Jockey Club Inc with the sum of \$1000 plus GST, such amount to be granted through council's advertising promotional budget allocation, for sponsorship for a race in 2021 / 2022. "</p>	
	<p><i>Vote - Unanimous</i></p>	
	<p><i>Carried</i></p>	

Subject:	RADF - Regional Arts Development Fund Committee Meeting - 16 August 2021
File Ref:	2020 - 2021 - RADF
Action Officer:	CCSO

Background/Summary

The Regional Arts Development Funding Committee met on Monday, 16 August 2021 to discuss miscellaneous items of business. The meeting report from the meeting is attached.

Attachments

1. Meeting Report for RADF Meeting of 16 August 2021

Recommendation

1. THAT Council receive the meeting report for the RADF Committee meeting held on Monday, 16 August 2021; and
2. THAT -
 - (a) Council approve an amount of \$4,559 for the Linville District Progress Association project – “Evening Under the Stars” conditional upon an amount of \$106.05 being made available from the 2021 - 2022 budget.
 - (b) Council approve the application from Somerset Regional Council for the project “Slow Churn” conditional upon
 - funds becoming available in the 2021 - 2022 RADF budget;
 - And further a successful funding application to Regional Arts Fund Queensland. If the application is not successful, the applicant may be asked to resubmit this application.
 - (c) The Acquittal Reports for -
 - Brisbane Valley Rail Trail Users Association project “Nurinda Underpass”;
 - Somerset Regional Council project “Travelling Craft Room”;
 - Somerset Regional Council project “Generations Ukulele Project” be received.

Resolution	Moved – Cr Whalley	Seconded – Cr Brieschke
	“1. THAT Council receive the meeting report for the RADF Committee meeting held on Monday, 16 August 2021; and	
	2. THAT -	
	(a) Council approve an amount of \$4,559 for the Linville District Progress Association project – “Evening Under the Stars” conditional upon an amount of \$106.05 being made available from the 2021 – 2022 budget.	
	(b) Council approve the application from Somerset Regional Council for the project “Slow Churn” conditional upon -	
	- funds becoming available in the 2021-2022 RADF budget.	
	- And further a successful funding application to Regional Arts Fund Queensland. If the application is not successful, the applicant may be asked to resubmit this application.	
	(c) The Acquittal Reports for -	
	- Brisbane Valley Rail Trail Users Association project “Nurinda Underpass”;	
	- Somerset Regional Council project “Travelling Craft	

- Room”;
- Somerset Regional Council project “Generations Ukulele Project” be received.”

*Carried**Vote - Unanimous*

Subject: Tourism and Promotions Report July 2021
File Ref: Tourism - Promotions
Action Officer: A/MRT

Background

The following is the July 2021 summary of activities for Somerset Visitor Information Centres (VIC) and the communications and marketing team members.

Visitor Statistics

	Somerset	Brisbane	Other SEQ	Rest of state	Interstate	International	Total
Esk VIC	44	131	118	38	89	6	426
Kilcoy VIC	94	153	138	48	97	8	538
Fernvale VIC	104	135	82	31	30	5	387
SRAG / Toogoolawah VIC	217	133	100	55	19	4	528

Motivators

	First	Second	Third
Esk	Maps / Directions	Glen Rock Gallery	Tourist Drives
Kilcoy	Maps / Directions	Other	Caravanning / Camping
Fernvale	Other	Environmental Centre	Outdoor Activities
SRAG / TVIC	The Condensery Exhibitions	The Condensery Building	Arts, Culture and Heritage

Merchandise Sold

	First	Second	Third
Esk	Bumper sticker	Stubby cooler	Water bottle
Kilcoy	Post Cards	Bumper Stickers	Magnets
Fernvale	Magnets	Water Bottle	Stubby Cooler

Volunteers

	Active	Non-active	Total	Resignations	New
Esk	13	2	15		
Kilcoy	9	1	10	1	1

Fernvale	19	4	23	0	0
SRAG / TVIC	12	1	13		3
Total	53	8	61	0	4

Volunteer acknowledgement and engagement

Three volunteer familiarisation tours are scheduled for 2021. The objective of these tours is to improve communication and socialisation among the volunteers across Somerset's four visitor information centres and to increase product knowledge and operator awareness. Council teamed up with South Burnett Regional Council to hold a famil tour on Thursday, 24 June 2021. Volunteers visited the South Burnett region along with their information centre volunteer team. The areas of interest for this familiarisation tour included the Roy Emerson Museum, Blackbutt Art Gallery, Blackbutt Bakery, Nanango Energy Centre, Kingaroy VIC, Kingaroy Museum and the Kingaroy Art Gallery. Volunteer feedback is due on 7 July 2021.

Volunteer Famil attendance - 2021

	24 March 2021	24 June 2021
Esk	11	5
Kilcoy	4	3
Fernvale	15	12
SRAG / TVIC	8	5
Total	38	25

Room bookings

	Number	Total value
Esk VIC	0	
Kilcoy VIC	0	
Fernvale VIC	11	\$2650
Fernvale Community Hall	24	\$2769
Fernvale Showgrounds	0	

Glen Rock Art Gallery (Esk Visitor Information Centre)

From the 2 July to 5 August, the Glen Rock Art Gallery featured a mARTa Blaszk exhibition. Her art is inspired by the outdoors and surroundings of her home, from the small pebble bed in her backyard to the bushes and trees and birds in the park nearby. There is a combination of her traditional style and her latest fluid acrylic art paintings on show.

The Condensery | Somerset Regional Art Gallery (and Toogoolawah Visitor Information Centre)

The *Crossdale 5* exhibition opened on Saturday 24 July and continues until 19 September.

The exhibition brings together a group of diverse artists who all reside in the beautiful

Crossdale locality. Their practices encompass painting, drawing, sculpture and ceramics.

A very successful launch was held with over 50 people attending. Opening speeches were given by the Gallery Curator, *Crossdale 5* artist Shirley Sue and the exhibition was officially opened by Councillor Brieschke.

Events

The tourism team supported the 18th annual Somerset Rail Trail Fun Run or Ride on Sunday 11 July 2021 and the 121st Queensland Cross Country Championships on Saturday 31 July 2021.

Social media (29.7.21)

Facebook

- Experience Somerset: 2720 (+11)
- Somerset Regional Art Gallery – The Condensery: 743 (+3)
- Tourism pages are also active for each Visitor Information Centre (four in total)

Instagram

- Experience Somerset: 1291 (+13)

Experience Somerset website (29.7.21)

- Pageviews: 5700
- Visitors: 83% new, 17 % returning
- Peak time: sessions on Tuesday, 6 July 2021
- Most popular pages: Experience Somerset home page, Somerset Park Campgrounds and Accommodation
- Device: 55% mobile, 40 % desktop and 5% tablet
- Referrals: tmr.qld.gov.au (190), Visit Brisbane (123) and Queensland.com (105)

SEQ Food Trails

At the end of July, Somerset had 19 food businesses listed on the Somerset SEQ Food Trails website. Visitors, operators and Somerset residents are encouraged to share their food photos on Instagram with the hashtag #experiencesomerset. Images tagged #experiencesomerset will feed into the Somerset food trails homepage. Content and images are updated regularly.

Tourism Trade Shows

The tourism team attended the Outdoor Adventure and Motoring Expo in Toowoomba from Friday, 30 July to Saturday, 31 July 2021. Departing the show early on Saturday, 31 July 2021 due to COVID 19 shutdown. Numbers over the whole show was 11,136. 1100 bags and brochures distributed. Due to space constraints and COVID safe practices Somerset tourism operators were not invited to attend this stand.

Somerset Tourism Strategy

This has been adopted by Council and priorities for action will be implemented from 1 July 2021.

Somerset Visitor Guide 2022-2023 edition

The tourism team have released the advertising prospectus of the next edition of the Somerset Visitor Guide. The booking deadline is 31 August 2021.

Brisbane Economic Development Membership

Council officers participate in fortnightly (online) catchups with the Brisbane EDA and other local governments who are members of the regional tourism authority

Brisbane EDA and Tourism and Events Queensland announced the Brisbane Holiday Dollars

program and four Somerset tourism operators registered to be part of the Brisbane Holiday Dollars program.

Attachments

Nil

Recommendations

THAT Council receive the Tourism and Promotions Report for the month of July 2021 and that the contents be noted.

Resolution

Moved – Cr Isidro

Seconded – Cr Brieschke

“THAT Council receive the Tourism and Promotions Report for the month of July 2021 and that the contents be noted.”

Carried

Vote - Carried

Subject:	Corporate and Community Services Monthly Report – July 2021
File Ref:	Information management - reporting - Corporate Service Report
Action Officer:	DCORP

Background/Summary

In delivering on Council's Operational Plan and commitment to excellent customer service, the Corporate and Community Services Department offer the following information as a representation of activities undertaken during the month of July 2021.

Information Technology

Work is progressing on the integrated alarm control platform.

Software and infrastructure upgrades continue to be carried out in line with budgetary considerations and operational requirements.

Work continues implementing audit recommendations in line with target dates.

NBN rollout across multiple sites is complete.

The main Council telephony platform and underlying WAN connections have been migrated away from Telstra, improving flexibility and functionality. Initial monitoring of the WAN infrastructure is indicating strong improvements in speed. Remaining Telstra WAN services and equipment is now scheduled for decommission. Smaller remote sites will be progressively added to the new telephony platform in the near future.

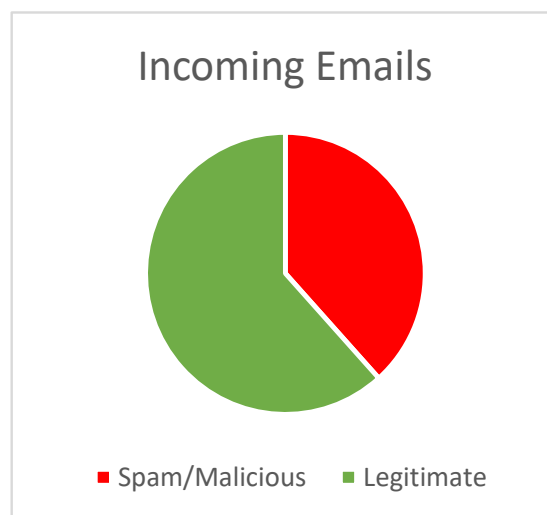
A replacement internal and public mapping solution is currently under development.

Cyber Security

Incoming email volumes were down significantly for the month, while the percentage of incoming emails identified as malicious remains steady at almost 40%. Phishing emails continue to target Office365 and videoconferencing utilities, with several incoming malicious emails received from compromised email accounts at vendors and other government entities including Councils.

Phishing testing of all corporate email users continues in line with audit requirements, with one user 'caught' in the most recent quarterly phishing test. Phishing testing involves sending benign copies of malicious emails to staff and Councillors to increase their awareness and test their response to a potential risk and forms an important part of cyber security preparedness.

Targeted attacks continue against internet facing resources, with the Australian Cyber Security Centre (ACSC) and Queensland Government Chief Information Officer (QGCIO) continuing to warn of ongoing campaigns by foreign nations and organised hacker groups targeting Australian government and business networks. Recent attacks have focused on targeted phishing emails and leveraging newly discovered software vulnerabilities before patches to fix them are released or installed.

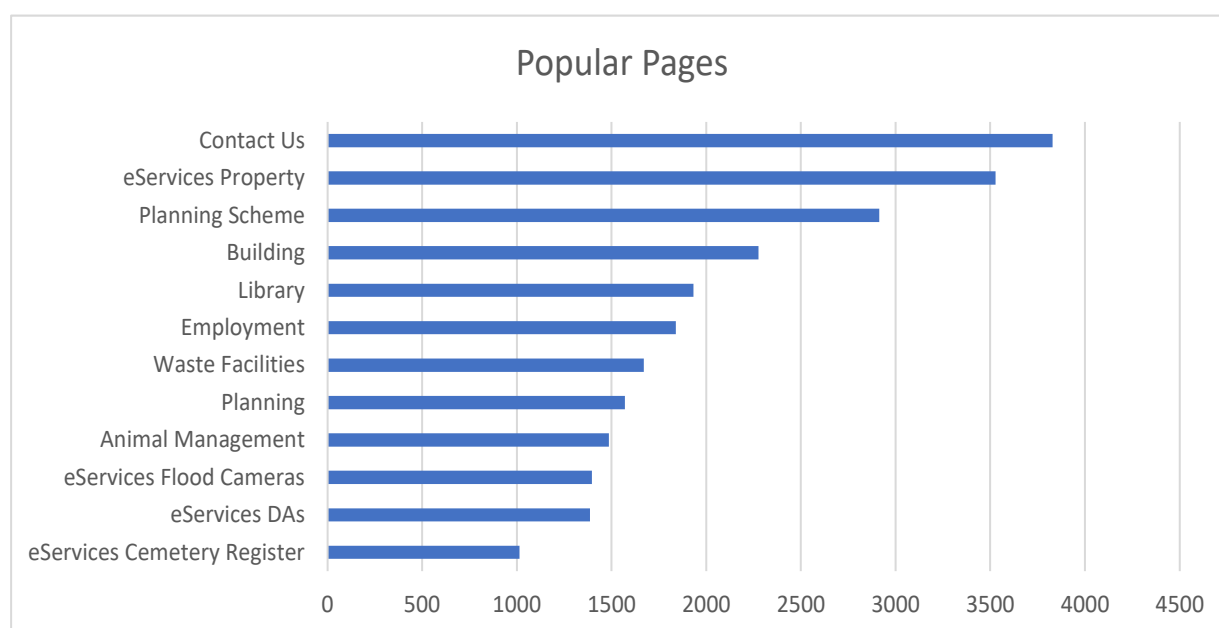


Thousands of direct compromise attempts continue to be detected on the primary Council firewall and council websites, mostly comprising automated script attacks and targeting known vulnerabilities or weak passwords.

Websites

The primary corporate website (somerse.t.qld.gov.au) received 68,881 page views for the month (down 8%), while eServices (eservices.somerse.t.qld.gov.au) received 19,200 page views (up 5%). Contact pages and the eServices property search continue to be the most popular sections.

The "Have Your Say" section of the website has received thousands of visits to date, and it is recommended that this facility continue to be internally promoted to increase awareness and usage.


















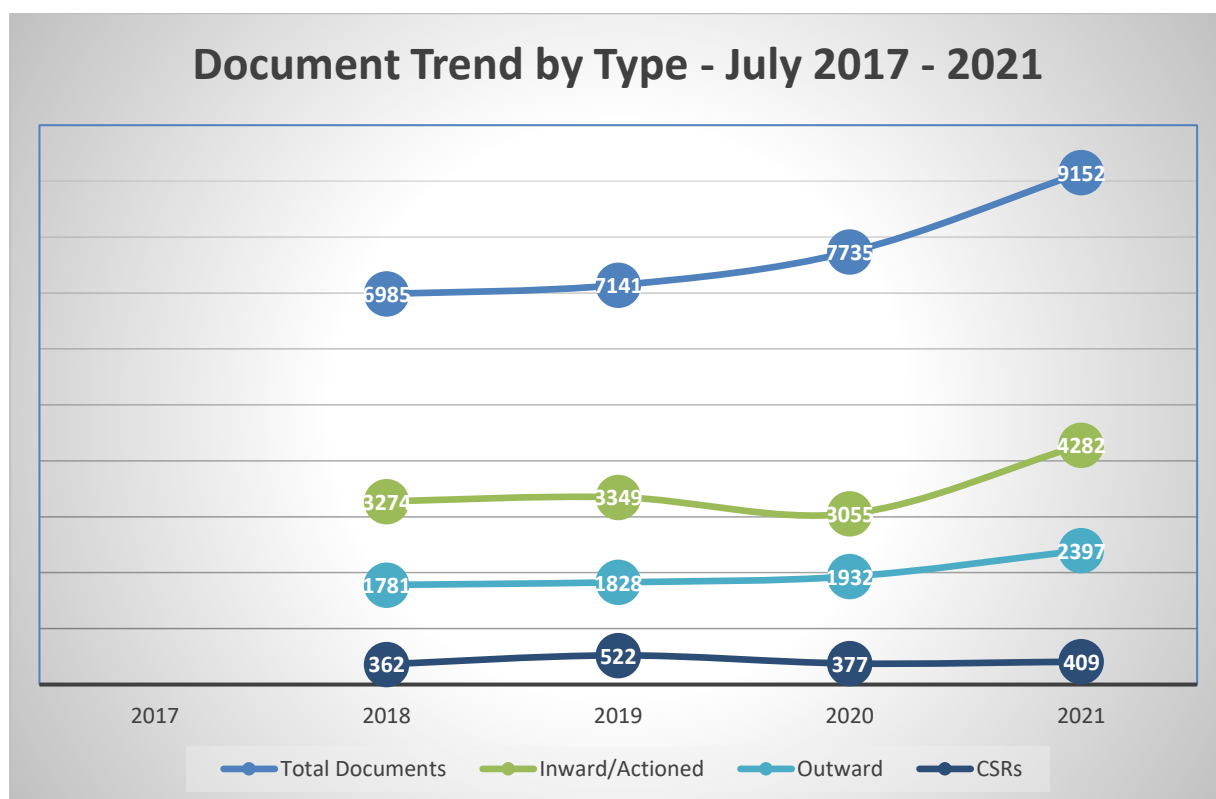
Records**Documentation – At a Glance – July 2021**

Inward/Actioned Documents – 4282	Outward Correspondence - 2397
Customer Service Requests – 402	Councillor Requests – Seventeen (17)
Decision Notices/Workshop Outcomes - Decision Notices – Eighty (80) Workshop Actions – Twenty (20)	Tender/Quotation – Tenders – Two (2) Numbered Quotations – Zero (0)

Total Documents Registered for the month of July 2021 - 9152

Comparison Figures – Registered Documentation – July 2020 - 7732

 Emails In - 3191 Emails Out - 2235	 Customer Requests – 402 Councillor Requests - 17	 Letters In - 1403 Letters Out - 276
 Media - 33	 Photos - 103	 CD – DVD – Recording - 11
 Invoices - 789	 Receipts - 184	 Confidential – 55
 Plans - 7	 New Folders - 277	 Agreements/Guarantees - 4
 Internal - 726	 Reports - 62	 Attachments - 5



On 7 July 2021, Grace Records Management, picked up 286 boxes of obsolete Council records and these will be destroyed accordingly.

Twenty-five archive boxes of permanent files have been transferred to Peak Service for off-site scanning.

We remained busy during the lockdown period even though having less people in the office. Lockdown itself presented a few challenges with people working remotely and records staff not knowing who had access to what. It also meant more people sent things to records to register as they couldn't do it. Document statistics continue to rise.

Facilities Maintenance

Esk Bryden Hall

- Quotations have been sought to repaint the hall.

Esk Memorial Hall

- Cabling has been repaired and lights replaced to alleviate ongoing nuisance trips

Esk Campgrounds

- Upgrade existing campsite power boards, install main switches, remove and upgrade lighting around arena with LED – Job Complete.

Esk Visitor Information Centre

- Replace carpet with new and repair floor has been scheduled for the 3 - 4 September 2021

Kilcoy Showgrounds – Mary Nunn Pavilion

- New three door glass fridge for the bare area has been supplied and installed. Two fridges on site are both Council-owned. Job complete.

Kilcoy Pool

- Replaced shade sails at the pool due to end of life and unrepairable.
- Installed 3x3 metre Colorbond storage shed complete with lighting and vents.
- Installed new BECSYS chlorine dosing pump system – end of life.
- Flow sensor requires replacing.

Toogoolawah Pool

- New lane ropes, rope reel and dive block covers delivered and installed.
- External seating (bench style) ordered x four.
- Installed new BECSYS chlorine dosing pump system – end of life. Job Completed.

Toogoolawah – McConnel Park

- Pipework requires replacing. Ongoing.

Lowood Hub – Railway Street Lowood

- Quotations have been sought for carpet replacement, blinds and painting.

Lowood Recreation Grounds

- A plumber has investigated continual blockages in the ladies' toilets to discover that the pipe works is completely filled with tree roots so is a much bigger job than anticipated. Ongoing.

Lowood Pool

- A tree to the rear of the pool area required trimming.
- Tiles on side of pool require replacing.
- Install new BECSYS – chlorine dosing pump system, end of life. Job complete.

Corporate Services



Enquiries	
Property matters	<ul style="list-style-type: none"> - grazing tender enquiries - enquiries for purchase of Council land - Sale of remaining Haslingden Park Estate parcels in process - Sale of remaining Braemore parcels in process - emails sent re: property sale Braemore - Covenant review - Permit to occupy enquiry - Shed Main St storage for community group - Esk Fire Station – community group access
Governance	<ul style="list-style-type: none"> - (incl. local laws, legislation, systems and processes, delegations, policies, RTI, internal review) - responded to internal enquiries re: easements and covenants
Governance Matters	
Agreements	<ul style="list-style-type: none"> - (incl. MOUs, Terms of Reference) - MOU – Esk Show Society
Policies / procedures	- International Days of Significance Policy Draft and Edits
Delegations	- Delegation Register changes
Annual Report	
SPER	- Update of SPER register
Quarterly Advisory Agendas / Reports / related enquiries	<ul style="list-style-type: none"> - Fernvale Recreation Grounds Advisory Committee - Esk Recreation Grounds Advisory Committee - Kilcoy Recreation Grounds Advisory Committee - Condensery Somerset Regional Art Gallery Advisory Committee - Somerset Civic Centre Advisory Committee





	<ul style="list-style-type: none"> - RADF - Monthly Corporate and Community Services Meeting
Property Matters	
Tenders	- Braemore Parcels
Acq/ Disposal	- Property sales enquiries
Leases / Licences	<ul style="list-style-type: none"> - Esk Mens Shed - Fencing – site investigation leases - Mercy Lowood - Toogoolawah and District History Group - Telstra - Wingmere - Trax Christian Church - Abbey Health - Esk Lions Club - Esk Show Society - Telstra / Aurecon – Knox Lane
Easements	- Standard easement documentation provision
Road matters (including realignments, acquisitions, openings /closures)	<ul style="list-style-type: none"> - Road dedications lodged - Old Fernvale Road - Yellow Gully Bridge - Stanley Pocket Road Encroachment
Strategic property investigations	<ul style="list-style-type: none"> - Reserve change of use investigations - Amalgamation investigation
Reports Prepared	<ul style="list-style-type: none"> - Term lease renewals - Sale of land
Other Projects / Tasks	<ul style="list-style-type: none"> - Terms of reference - Provision of advice for CAG's - Title Searches - JP duties - CCS Department meeting duties - Meeting -The Condensery and Civic Centre matters - Road closure advice to customers

Sport and Recreation

The following contains an overview of current activities of the Acting Manager – Recreation and Tourism, and an update of Sport and Recreation programs and projects for the month of July 2021.

1. Indoor sport, gymnasium and aquatic facility operations

Facility	Commentary / Highlights	Attendance for the Month	Comparative to Month Historical Average	Membership Change (comparative to previous month) - Total
Fernvale Indoor Sports Centre	<ul style="list-style-type: none"> • Kinder gym class attendance has exceeded expectation with additional classes now scheduled • The 'Braking the Cycle' program continues to be a popular program with the waitlist growing to 14 • No reportable incidents 	1,345	 (1,557)	 +49 (543)

Kilcoy Indoor Sports Centre	<ul style="list-style-type: none"> Centre push-up challenge was supported by 37 club members, raised over \$800 for headspace and was promoted through the local newspaper Centre promoted through various internal and external promotional channels No reportable incidents 	2,261	 (1,675)	 +6 (181)
Toogoolawah Community Gym	<ul style="list-style-type: none"> Promoting services and new challenges through a range of internal and external channels No reportable incidents 	317	 (281)	 -1 (52)
Somerset Swimming Pools	<ul style="list-style-type: none"> Closed for the season Pools re-opening on 18 September (Esk to re-open 25 September) Winter shut down protocols in place and maintenance works being implemented 	N/A	N/A	N/A

2. Events and Initiatives

- The **18th annual Somerset Rail Trail Fun or Ride** was held on Sunday 11 July 2021. The event was well attended with 737 participants registered and an estimated attendance of between 1,750 to 2,000 at the post event festival. A separate detailed event review report will be submitted to Council.
- The **121st Queensland Cross Country Championships** were held at the Toogoolawah Golf Club on Saturday 31 July 2021. The event was delivered in partnership between Queensland Athletics, Somerset Regional Council and the Toogoolawah Golf Club, with funding from the Australian Government Building Better Regions Fund. It was the furthest the event has been held from Brisbane, with near 600 participants and an estimated crowd of 2,000 people. The event is estimated to have brought approximately \$125,000 into the Somerset Region through direct and indirect investment. A separate detailed event review report will be submitted to Council.

3. Club Contact

- SRO met with or corresponded with club representatives throughout the region regarding Council projects, strategic planning, facilities and grant funding opportunities.

4. Sport and Recreation Projects

- The **Fernvale Sports Park Amenities Building Extension** construction continued through July. The construction works are set for practical completion in September 2021.
- The installation of **LED lighting infrastructure at the Fernvale Sports Park** was

completed. Minor rectification works to be completed.

- Construction of the **new Toogoolawah Community Gym** commenced adjacent to the Toogoolawah Swimming Pool. The A/MRT will continue to liaise with respective facility lessees to ensure smooth transition into the new facility operations.
- The A/MRT coordinated the submission of the **Economic Potential, Opportunities and Constraints Analysis of the Mount Glen Rock** recreation development.
- The A/MRT organised the engagement of Geneng Solutions to prepare and coordinate procurement documentation and evaluation for the **refurbishment of the Lowood Swimming Pool** following the confirmation of approximately \$4 million in funding from Council and the Queensland Government Community Stimulus program. Council Officers will work to confirm the successful contractor prior to 31 December 2021, with the aim of commencing works in March 2022 and practical completion by 30 November 2022.
- The **Kilcoy Indoor Sports Centre Re-Development Steering Committee** met on 14 July 2021. The Steering Committee confirmed the scope of the re-development planning, outcomes and general infrastructures required, in-principle support for the Consultant Brief prepared by the A/MRT and the coordinate a date for a tour of the Morayfield Sports and Events Centre.

Community Development Report Brief

Network and Other Meetings attended by community development coordinator (CDC)

- Attended virtual Ipswich and West Moreton Local Level Alliance Meeting
- Attended virtual Child Protection Week Planning meeting
- Coordinated Brisbane Valley Interagency virtual meeting
- Coordinated Kilcoy Interagency meeting
- Virtually met with coordinator of the West Moreton Region Older Person's Care Collaborative regarding establishment of the Rural Sub-Group
- Met with HOD Kate Strong Kilcoy SHS regarding the now funded student project
- Met with Senior Sergeant James Bromley, Lowood Police OIC regarding community policing and youth issues
- Attended virtual Moreton Bay Local Level Alliance Meeting
- Attended Corporate and Community Services Meeting
- Met virtually with worker from HealthWISE regarding allied health outreach to Esk
- Attended Queensland Families and Communities Association virtual meeting regarding parliamentary inquiry into Social Isolation and Loneliness
- Coordinated in person meeting with Senator Paul Scarr and a selection of service providers addressing mental health issues and proposed interventions for Somerset youth
- Met with a volunteer from Dementia Australia regarding creating a dementia friendly support group in Kilcoy.

Requests for Information and Referral (CDC)		
<i>Request Type</i>	<i>Number</i>	<i>Area(s)</i>
Disability support	1	Somerset Dam
Emergency assistance	1	Jimna
Assistance in the home for senior	1	Fernvale
Transport for senior	1	Esk
Indigenous connection	1	Fernvale
TOTAL	5	

Community Wellness Hubs

Adam Lusk Optometrist from Global Eyes has bookings at both Kilcoy and Esk during July. The Uniting Care Child Counsellor only had one referral, so waiting on others to make outreach viable. Discussions in progress with HealthWISE regarding outreach to Esk.

Senior's Christmas in July

Able Australia's Active Living for Seniors Program Coordinator invited Somerset seniors to join other West Moreton Seniors for a free Christmas in July event. Council supported the event by taking bookings and ensuring seniors boarded the bus, which picked up from Toogoolawah, Esk and Lowood. Around 50 seniors attended and reportedly had a great time. Somerset's Regional Seniors Event will take place at the Civic Centre on 29 October, as Queensland Seniors Month is now celebrated in that month rather than August.

Dawn Heck, from Lowood Senior Citizens Club and Eugenie Burkhardt from Esk 50 and Over Club getting into the spirit of Christmas in July.



Youth Mental Health and Wellbeing – Model for Service Delivery

On Tuesday 6 July a meeting was held with Senator Paul Scarr and various other interested parties and selected service providers, to develop a persuasive argument for more appropriate mental health support for our region's young people. The meeting was attended by Cr Isidro, and Council's community development and youth engagement officer. Ideas developed from this meeting were to be presented to the Hon David Coleman MP, Assistant Minister to the Prime Minister for Mental Health and Suicide Prevention on the 19 July. Unfortunately, the meeting was deferred, due to Sydney's pandemic situation.

Difficulties in service delivery raised at the meeting included short term funding contracts resulting in staff turnover and disruption to service delivery, the patchwork of service delivery due to government departmental boundaries within the region, limited local placed based services for youth in Somerset (there is only one), limited intervention support due to funding constraints, lack of knowledge of how to access services and limited service delivery for mid-range mental health. Solutions raised were longer term contracts, place-based service delivery, which is able to cover the entire region, strengthening of the health service navigator service, ability to intervene for as long as it takes and recognising that schools could act as service hubs for those young people who attend school.

Kilcoy Cares Young People's Journal Funding

Council officers recently partnered with Lutheran Services (Caboolture) to apply for funds from the Moreton Bay Creative Communities Grants Program. The grants are available to Human Service Qualified Framework (HSQF) compliant organisations, which are members of the Moreton Bay Local Level Alliance, covering Moreton Bay Council region and west to Kilcoy.

The application for \$30,000 was successful, with Lutheran Services auspicing the funds, on behalf of Council.

The project will see the development of year journals, including 48 pages of resources. The journals will form part of the wellness programs at the primary and high schools. Students from the schools will be involved in designing the journals and making suggestions about content for the resource pages. The funds will provide 1000 journals for high school and 500 for upper primary school students. This project follows on from a scoping study, funded through the same grant program, early in 2020, which identified that 75% of young people in Kilcoy relied on their friends to get them through tough times. The concept behind the journal project is to focus attention on positives, recognise and celebrate good deeds and acts of kindness, reduce bullying and negative behaviour and provide resource tools to become more resilient and how to help friends.

The journals will be designed with regular student engagement during the remainder of 2021 and be available for use early 2022.

Bushfire Recovery and Resilience Officer – July 2021

Current Projects

<i>Project</i>	<i>Activities</i>
Disseminating Bushfire Risk Information	
A collaboration between QFES and CDO (Bushfire Recovery and Resilience Officer) to disseminate bushfire safety information and Prepare, Act, Survive guides to locations within SRC that have been identified as high Risk through the latest SRC Bushfire Mitigation Plan. This information will be posted to property owners within these high-risk locations throughout the Somerset Region. This project will be completed by the end of August in preparation for the up-coming bushfire season.	
Natural Sequence Farming – Field Day	
Community Consultations have revealed that the SRC residents wants a proactive approach to mental health initiatives. It has also been identified that the majority of mental health concerns in the community are a result of environmental and economic impacts. The NSF field days are a response to this community consultation as the information present in this field day directly relates to environmental and economic concerns impacting the agricultural sector. A survey has been complied with the support of a Doctor in Psychology to gain valuable feedback regarding the validity of this type of approach and its benefit to mental health wellbeing. This project will be delivered on 27 August 2021, depending on the current COVID19 lockdown.	
Somerset Regional Council Murals	
Further work has been done to flesh out this concept and gain a definite direction with this project. It has been suggested that the mural take the form of digital prints of the artist's original work. This will increase the longevity of the murals and allow for relocation if ever required as well as ongoing maintenance. Again, through community consultation it has been noted that the community seeks recognition for the incredible resilience they have shown for ten years of back-to-back natural disasters. As a result, this mural will focus on and champion the resilience, community spirit and mateship that the Somerset Region has shown.	
Water Tanks – QFES/RFS	
Collaboration with QFES and RFS to implement 3 concrete water tanks throughout the Somerset Region. The maintenance of these tanks will be serviced by local RFS which provides them with additional opportunities to engage with their communities and develop community relationships. Quotes have been sourced and received. Consultation with QFES	

is required to organize the small amount of construction work required to clear a pad for these tanks and then this project can be finalised.

Black Summer Bushfire Grants

Assistance has been provided to community groups in the Somerset Region to support them with information and to assist with their applications for this grant. Assistance was also provided to the National Recovery and Resilience Agency to establish a grant writing workshop at Lake Apex Park to service both Somerset and Lockyer regions and to provide an in-depth understanding of the grant, eligibility criteria and objectives to assist community groups to deliver strong and professional grant applications. This also provided an opportunity for community groups to ask question directly to the funding body to provide further clarity.

St Vincent de Paul – Bushfire Funding

Funding is still available through St Vincent de Paul for bushfire impacted property owners. Whilst there has not been any application during July, the CDO has received phone calls from property owners passing on their gratitude regarding this funding and the efficiency of the application process.

Brennan Road property owner was one of the recipients of the St Vincent de Paul funding, he has begun putting up the frame of his new house. This has resulted is a complete change to his mental health wellbeing.



The Condensery – Somerset Regional Art Gallery



**528
Visitors**



**400
Facebook Reach**



**1
Exhibition Launch**



2
Exhibitions



3
New Volunteers



1
Guided Tour



Country Connects Us

The exhibition *Country Connects Us* opened on Saturday 22 May and closed on 18 July. The exhibition (pictured) showcases work by Jinibara artists and community members and was part of a larger SE QLD regional initiative called *Connecting Stories*.

The exhibition has been very well received by visitors and a number of local childcare groups and disability groups have visited.

The Gallery Curator conducted two guided tours for vacation care groups over the June holidays and a workshop with artist Jason Murphy was scheduled to take place in July, however had to be cancelled due to COVID restrictions.



**Crossdale 5**

The Crossdale 5 exhibition opened on Saturday 24 July.

The exhibition brings together a group of diverse artists who all reside in the beautiful Crossdale locality. Their practices encompass painting, drawing, sculpture and ceramics (pictured).

A very successful launch was held with over 50 people attending. Opening speeches were given by the Gallery Curator, Crossdale 5 artist Shirley Sue (pictured) and the exhibition was officially opened by Councillor Brieschke.

Following the opening, artist Jan Williams gave a guided tour for The Condensery volunteers.

The exhibition continues until 19 September.












Volunteers

Three new volunteers joined The Condensery team in July, all come from a range of backgrounds with applicable skills. We are delighted to welcome them on board.

The first of regular bi-monthly volunteers meetings was held to coincide with the exhibition schedule. Meetings provide an opportunity for staff to update volunteers on the program and developments and for volunteers to feedback into the operations and procedures. It is anticipated that guided tours or talks by artists or curators will take place following these meetings (pictured) to build skill levels and understanding of volunteers when talking about art and the exhibitions on display.

Volunteer application packs and resources were also updated including new material on how to speak to visitors about art and further information on art gallery practice.

Somerset Libraries

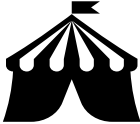






 3779 Physical Items Loaned 956 Digital Items Accessed	 429 Website Clicks		 701 Facebook Followers	 25 Facebook Posts	 516 Facebook Reach
	 5816 Total Visitors comprising of:				
 428 Wi-Fi Sessions	 396 Computer Bookings	1257 @ Esk	2027 @ Kilcoy	1773 @ Lowood	330 @ Twah
 112 People Attended Events	63 New Members				

Somerset Libraries News

Kindy LinQ <input type="checkbox"/> Proposal <input type="checkbox"/> In Progress <input checked="" type="checkbox"/> Completed Kindy LinQ students visited Lowood Library. Part of a trial programme run by the Queensland Government, Kindy LinQ is a play-based program that families living in identified locations can attend in the year before their child can start kindergarten. The program provides a safe, welcoming space for families to stay with their 3-year-	Smartphone help <input type="checkbox"/> Proposal <input type="checkbox"/> In Progress <input checked="" type="checkbox"/> Completed Somerset Library staff were on hand with recently advertised workshops offering to assist the public with how to use the Check In Qld app or with their newly purchased Smartphones.
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old child and participate in fun early learning experiences.	
The program also offers guidance for families about how to support their child's learning and development at home.	

Somerset Civic Centre

 4 Community Events	 221 Visitors	 Community Partnerships/ Key Stakeholder Engagements 1. <i>Esk Community Choir</i> to perform at three upcoming events and are looking to return weekly for rehearsals. They have booked in all their concerts 2021-2023 2. Building relationship with <i>Jammin' in Esk</i> assisting with their event management. One of the regular performers will be performing at the inaugural <i>Somerset Arts Network Event</i> . 3. Building relationship with <i>Valley of the Lakes Garden Club</i> to assist where possible for the successful <i>Esk Garden and Lifestyle Fair</i> for 2023. Assisted with their monthly booking and are looking at housing their workshops going forward.	 Top Feedback "It's amazing that we have Queensland Ballet coming to Esk to do workshops, especially for Seniors."
 2 Corporate/Civic Events	 3 Programs Developed		
		Marketing Statistics	
		10 Facebook Posts 81 Facebook Likes 829 Facebook Reach	

Somerset Civic Centre News

News Item 1 <input type="checkbox"/> Proposal <input checked="" type="checkbox"/> In Progress <input type="checkbox"/> Completed Somerset Arts Suppers will be an opportunity for Somerset artists and supporters to grow the arts and lifestyle in our region as part of Council's commitment to support the arts in our region. These events would be held quarterly on Tuesday evenings throughout the year. At each of the	News Item 2 <input checked="" type="checkbox"/> Proposal <input type="checkbox"/> In Progress <input type="checkbox"/> Completed Morning Musicbox will be a morning concert series exploring music from past generations. The target audience will be over 55's, aged care facilities and bus tour groups in that demographic. Proposed acts include: <i>Thursday 10 March – Asleep at the Reel -</i>
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events there will be keynote speakers from diverse areas of the arts which will cover a number of relevant topics that will build and strengthen arts practice in the region. Each event will also feature the talents of local artists in live performance, presentation or as an opportunity for promotion and awareness.	<p>Asleep at the Reel evoke the sound of the lively Irish pub, of flying fiddles and rich voices in harmony around an open fire.</p> <p><i>Thursday 9 June 2022 – Bella Diva - Australia's premier pop-opera quartet Belladiva perform intricate arrangements of best-loved classics.</i></p>
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Youth Engagement

YEO – project and activity overview and YES alignment				
Project/activity	YES alignment *	Updates/notes	Status	Key date/s
Internal documents – Working With Children	YES	Training module – currently with HRR Department	In progress	ASAP
School Support	SDR - 2, 3, 5, 6, 7	LSHS – Term 3 meeting	In progress	TBC
		LSHS – fete stallholders	In progress	17 September
		TSHS – Term 3 meeting	In progress	16 August
Somerset Youth Leadership Camp 2021 Somerset Youth Leaders' Camp 2022	SDR - 8	School consultation	In progress In progress	TBC 17-19 January 2022
School Holiday Program	3, 4	Winter SHP schedule	In progress	26 June-11 July
* Youth Engagement Strategy (YES) alignment: Strategic Direction and Recommendations (SDR) from the YES				

July projects and activities
<i>School Holiday Program</i>
<p>Final activities during the Winter School Holiday Program included the final scooter workshop on 7 July at Fernvale (postponed due to the lockdown announced on 29 June), library activities, the Somerset Rail Trail Fun Run and Ride, as well as events offered by other organisations.</p> <p>The scooter workshops over the Winter School Holiday Program were again successful with a separate report submitted to Council regarding the possibility of After-School Scooter Workshops. The joint Somerset Libraries and YEO origami workshops, held at Lowood and Kilcoy, were also successful with 20 participants across the two workshops - both run by a local facilitator.</p> <p>The banner for the School Holiday Program webpage was returned to the generic banner following the end of the winter school holidays on 11 July. The website, available at www.somerset.qld.gov.au/school-holiday-program, is updated with upcoming events, offered by both Council and other organisations, when available.</p>

The Spring School Holiday Program is in development with scheduled activities by the YEO set to include the Somerset Scooter Championship and dance workshops to be held in collaboration with Somerset Libraries. An additional event – as postponed from Youth Week – is scheduled as the Youth Movie Night and will be held outside of school holiday times on 3 September.

School Support

<i>Kilcoy SHS</i>	<ul style="list-style-type: none"> • The Kilcoy Interagency meeting was held on July 27; the YEO attended however representatives from KSHS did not attend. • KSHS have requested that the bins for the school's 'containers for change' program be delivered to the school at a later date due to leadership changes. • The YEO will be working with the CDC, KSHS and Lutheran Services on the successful grant application made for journals for students at both the primary schools and secondary school in the Kilcoy area.
<i>Lowood SHS</i>	<ul style="list-style-type: none"> • The YEO continues to liaise with LSHS staff regarding a meeting date for the support meeting for Term 3. The lockdown event announced on 29 June caused the delay in July; it is expected that the lockdown event announced on 31 July will cause similar hesitancy. • The YEO will continue to support LSHS in preparation for the fete/Wellbeing Day event scheduled for 17 September. • LSHS list of needed donations is ongoing. (Please ask YEO for list if needed.) • Bins have arrived for LSHS's 'containers for change' program. The YEO will liaise with Council staff and school staff to arrange delivery and will purchase the paint required to appropriately identify the bins for the program.
<i>Toogoolawah SHS</i>	<ul style="list-style-type: none"> • The TSHS support meeting was postponed in June and has been rescheduled to 16 August due to staff availability.

After-School Scooter Workshops

The YEO submitted the After School Scooter Workshops report and the Decision of the Ordinary Council Meeting of Wednesday, 28 July 2021 was that "Council approve an initial 10-week period of after-school scooter workshops, facilitated by Levi Knight with costs to be covered by the Youth Engagement Officer budget, of two hours duration once per week – the first program of five weeks to take place at Lowood Skate Park in Term 3 and the second program of five weeks to take place at Fernvale Skate Park in Term 4".

The YEO will request the development of a poster and webpage to promote these workshops and will start promoting when appropriate (noting the lockdown announced on 31 July and the potential for this lockdown and subsequent restrictions to impact the desired start dates of the workshops).

Somerset Youth Leadership Camp 2021

In response to a proposal (correspondence between YEO and Somerset secondary schools) regarding Council and Somerset secondary schools working more closely together, all three Somerset secondary schools have demonstrated support. The YEO and schools will now work together to determine how this engagement and consultation will occur.

Talkin' It Up

The YEO has been asked to be a part of the steering committee for the 2022 Talkin' It Up event; this request was accepted.

Networks and Committees Attended: 2	Grant Applications: 1
<ul style="list-style-type: none"> Kilcoy Interagency Youth Interagency 	<ul style="list-style-type: none"> Pending: Investing in Queensland Women Grant

Attachments

Nil

Recommendation

THAT Council receive the Corporate and Community Services Departmental Report for July 2021 and the contents be noted.

Resolution

Moved – Cr Gaedtke

Seconded – Cr Brieschke

“THAT Council receive the Corporate and Community Services Departmental Report for July 2021 and the contents be noted”.

Carried

Vote - Unanimous

Subject:	Unnamed Road 1061 - Reclassification
File Ref:	Somerset Regional Council - Roads - Road Openings - Changes and Classifications
Action Officer:	CD (Gary Love)

Background/Summary

Council officers received a request for the reclassification and upgrade of approximately 730m of unformed road (Unnamed road 1061) from unformed to gravel. This request came after construction works had been undertaken by neighboring property owners following their request and completion of a works within the road request application.

On completion of these works within a road reserve, Council Officers undertook an on-site inspection and were satisfied that Ch 0 to 190m of unnamed road 1061 was constructed to a Somerset Regional Council gravel road standard and should now be maintained by Council but the remaining 540m (Ch190-730) were only considered to be constructed to a formed road standard and that the maintenance of this section still be undertaken by the local property owners.

Attachments

Location Plan – Un-named Road 1061

Recommendation

1. THAT Council approves the reclassification of Unnamed Road 1061 from unformed to gravel between Ch 0 to 190m and from unformed to formed between Ch190 to 730.
2. THAT a report be brought back to Council to provide suggested names for Unnamed Road 1061.

Resolution

Moved – Cr Wendt

Seconded – Cr Choat

“1. THAT Council approves the reclassification of Unnamed Road

1061 from unformed to gravel between Ch 0 to 190m and from unformed to formed between Ch190 to 730.

2. THAT a report be brought back to Council to provide suggested names for Unnamed Road 1061.”

Carried

Vote - Unanimous

Subject:	Regional Road and Transport Group Program Review
File Ref:	Community services - service provision - regional roads and transport group committee
Action Officer:	DDM

Background/Summary

With various funding announcements, Council Budget adoption and adoption of the proposed school program, the current Transport Infrastructure Development Scheme (TIDS) program requires review.

To meet the requirements of the Regional Roads and Transport Alliance, the amended TIDS program needs to be presented to the Northern South-East Queensland Roads and Transport Group (NSEQ RRTG). The NSEQ RRTG Technical Committee is scheduled to meet on 25 November 2021 where this matter will be discussed with endorsement by the Executive Committee in February 2022. It is noted that the NSEQ RRTG is very flexible in regards to member Councils reviewing project delivery, on the proviso that the overall budget allocation remains unchanged.

Attachment one (1) shows the existing 2021-22 to 2024-25 TIDS program as last reviewed by Council, and Attachment two (2) shows the revised 2021-22 to 2024-25 program. Council Officer's provide the following commentary with regard to the revised program:

- School Program of Works endorsed by Council on 28 April 2021 have been included in the program and requiring adjustment of projects to balance allocated funds.
- Energex relocation works at Lowood Minden Road and Jensen Swamp have required relocation works to be scheduled for 2021-22 with intersection works scheduled for 2022-23.

Council is requested to consider and endorse the revised 2021/22 to 2024/25 TIDS program to allow it to be approved by the NSEQ RRTG.

Attachments

1. Existing TIDS Program Development 2021-22 to 2024-25
2. Revised TIDS Program Development 2021-22 to 2024-25

Recommendation

THAT Council endorse the revised Transport Infrastructure Development Scheme Programs 2021-22 to 2024-25 for presentation to the Northern South East Queensland Regional Roads and Transport Group Executive Meeting for approval.

Resolution	Moved – Cr Isidro	Seconded – Cr Brieschke
	“THAT Council endorse the revised Transport Infrastructure	

Development Scheme Programs 2021-22 to 2024-25 for presentation to the Northern South-East Queensland Regional Roads and Transport Group Executive Meeting for approval.”

Carried

Vote - Unanimous

Subject:	LGAQ Conference Motion 52 - Livestock Effluent Control Measures - Update
File Ref:	Government relations - local and regional government liaison - local government association of Qld 2020-2024
Action Officer:	DOPER

Background/Summary

At the 2020 Local Government Association Queensland (LGAQ) Annual Conference, Council put forward a motion requesting the state recognise the need for livestock effluent control measures. Resolution 52 was passed as follows:

Conference Motion 52 says:

That the LGAQ lobby the State Government to recognise the need for livestock effluent control measures, noting the impact on communities, and provide funding for washdown bays (livestock effluent control points) at strategic locations within Queensland.

LGAQ have approached both the Department of Transport and Main Roads and wrote a letter to Minister Mark Bailey, Minister for Transport and Main Roads. LGAQ have advised they have received the attached response from the Director-General of the Department of Transport and Main Roads.

Further, LGAQ upon receipt of the letter also approached the Department of Agriculture and Fisheries, who advised that they do not have a departmental position on this issue but are interested in keeping a watching brief in this space.

LGAQ have advised Council that they have exhausted all possible advocacy avenues available to us at this present time but will continue to look out for opportunities that arise.

Attachments

Letter from Director-General Department of Transport and Main Roads re Livestock Effluent Control Measures

Recommendation

THAT Council receive and note the report titled “LGAQ Conference Motion 52 – Livestock Effluent Control Measures – Update”.

Resolution

Moved – Cr Gaedtke

Seconded – Cr Isidro

“THAT Council receive and note the report titled LGAQ Conference Motion 52 – Livestock Effluent Control Measures – Update.”

Carried

Vote - Unanimous

Subject:	Linville / Moore flood study community consultation update
File Ref:	Community relations - community consultation - public meetings
Action Officer:	DDM

Background/Summary

In partnership with the Australian and Queensland Governments and the Queensland Reconstruction Authority, Somerset Regional Council has commissioned new flood studies for Linville and Moore towns for the local catchments.

The flood studies for Linville and Moore are progressing to seeking community input and will be undertaking consultation at the locations listed below. The consultant technical staff and council officers will be available to discuss the flood studies including the new mapping.

Linville Hall – 30 August 2021 - 4 pm to 6 pm

A media release, mailing to residents, website information and questionnaire has been prepared as part of the consultation.

The flood studies are expected to be completed by October. The findings are then scheduled to be presented to Council Workshop.

Attachments

1. Community Info Brochure
2. Flood Questionnaire
3. Linville 1% AEP Maximum Flood Depth
4. Moore 1% AEP Maximum Flood Depth

Recommendation

THAT Council receive and note the report titled "Linville / Moore flood study community consultation update".

Resolution

Moved – Cr Brieschke

Seconded – Cr Wendt

"THAT Council receive and note the report titled "Linville / Moore flood study community consultation update".

Carried

Vote - Unanimous

Adjournment of Meeting

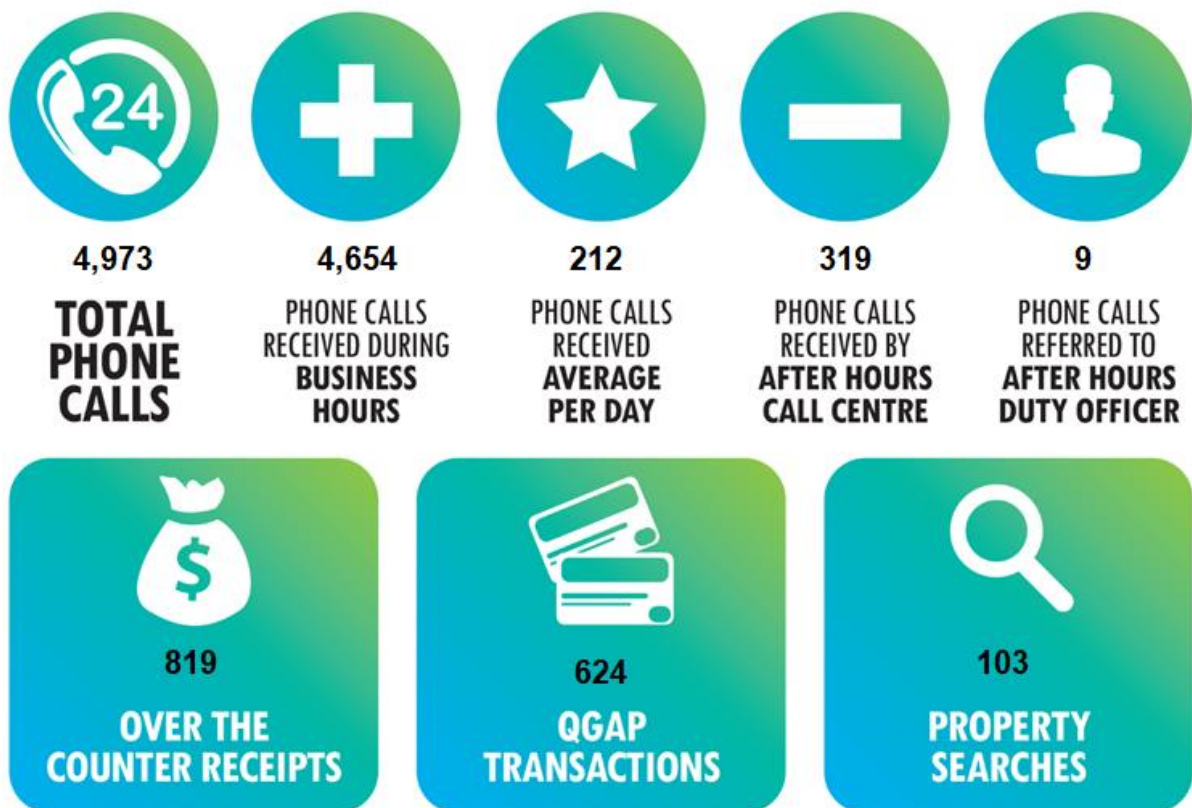
The meeting adjourned at 10.14 am for morning tea, resuming at 10.38 am.

Subject:	Customer Service Report - July 2021
File Ref:	Officers Report
Action Officer:	CSTL

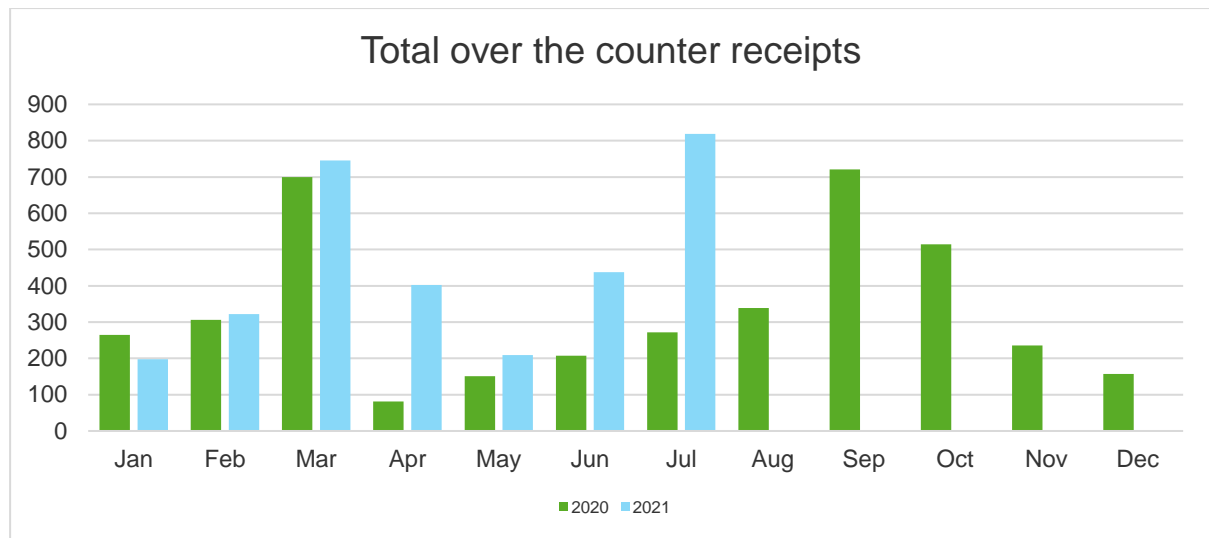
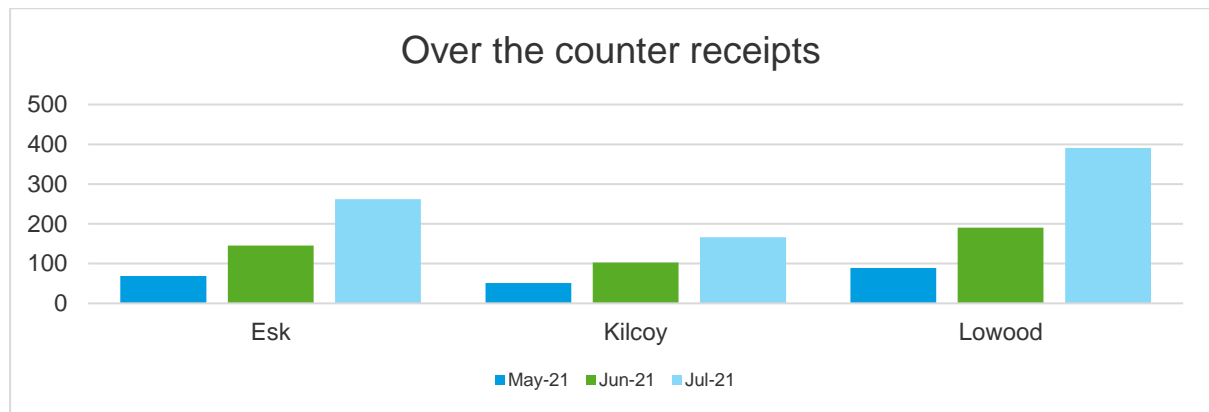
Background/Summary

In delivering on Council's Operational Plan and commitment to excellent customer service, a summary of the customer service section activities for the month of July 2021 is provided for Council's information.

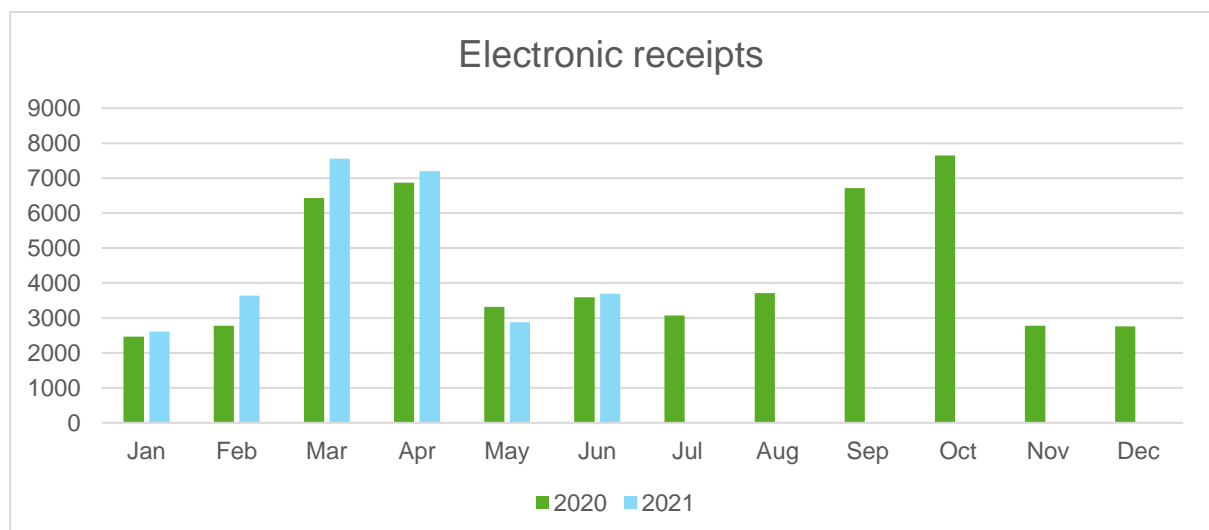
Summary for July 2021



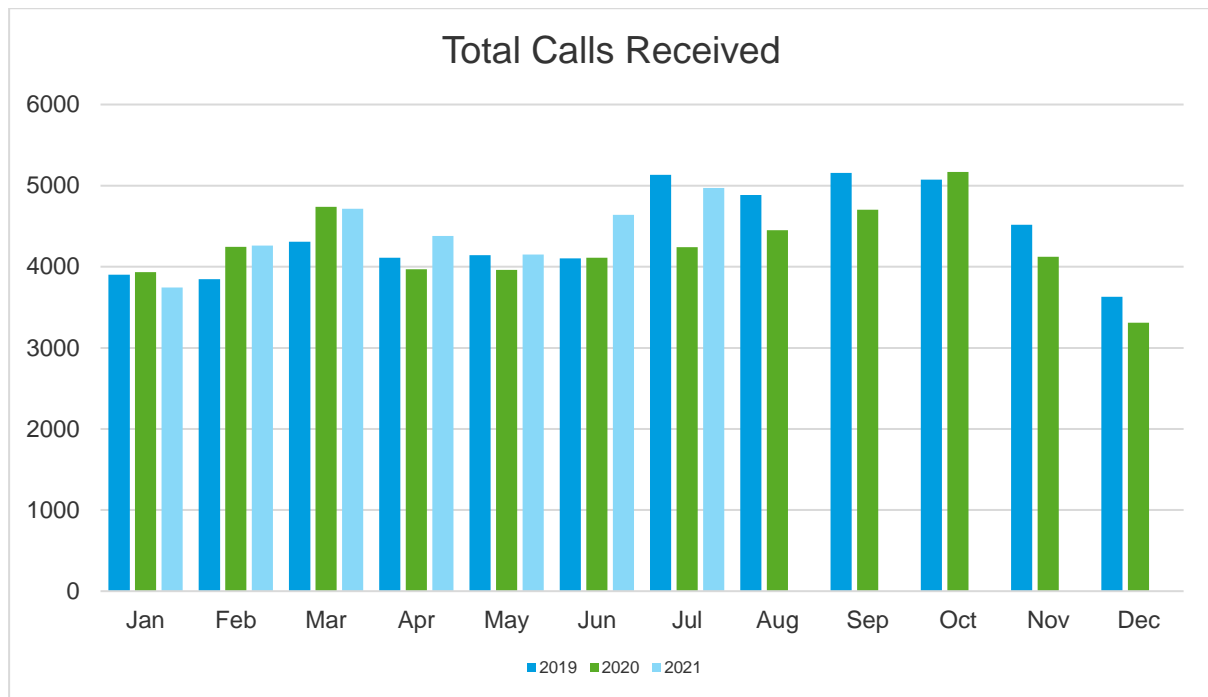
The below table shows the number of Council financial transactions that were taken over the counter at each of the customer service centres in the region for July 2021. These numbers include cheques that were posted into the Council. In total there was 819 financial transactions across the three customer service centres with 262 at Esk Administration Centre, 166 at Kilcoy Customer Service Centre and 391 at Lowood Customer Service Centre for July 2021. Dog registrations discount period finished on Friday, 30 July 2021 which accounted for the increase in over the counter payments.



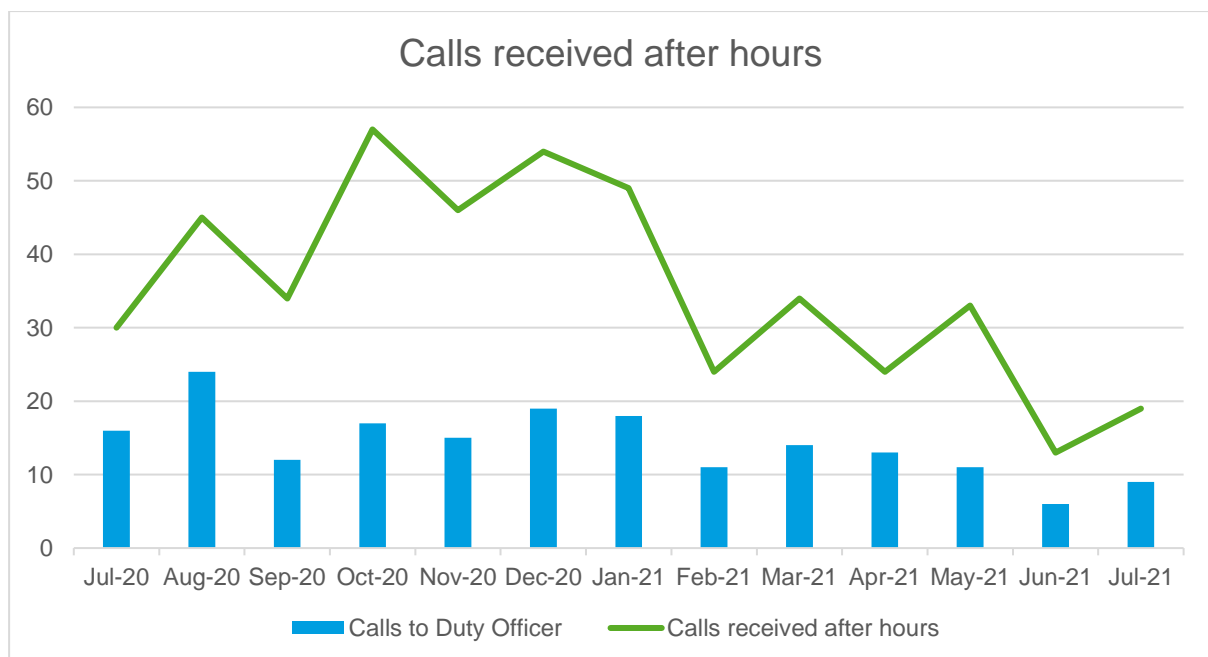
The below table illustrates all other financial transactions (excluding over the counter receipts) received at Council and processed by the finance department. These are BPay and EFT (electronic funds transfer) transactions for payments such as rates, animal registration etc.



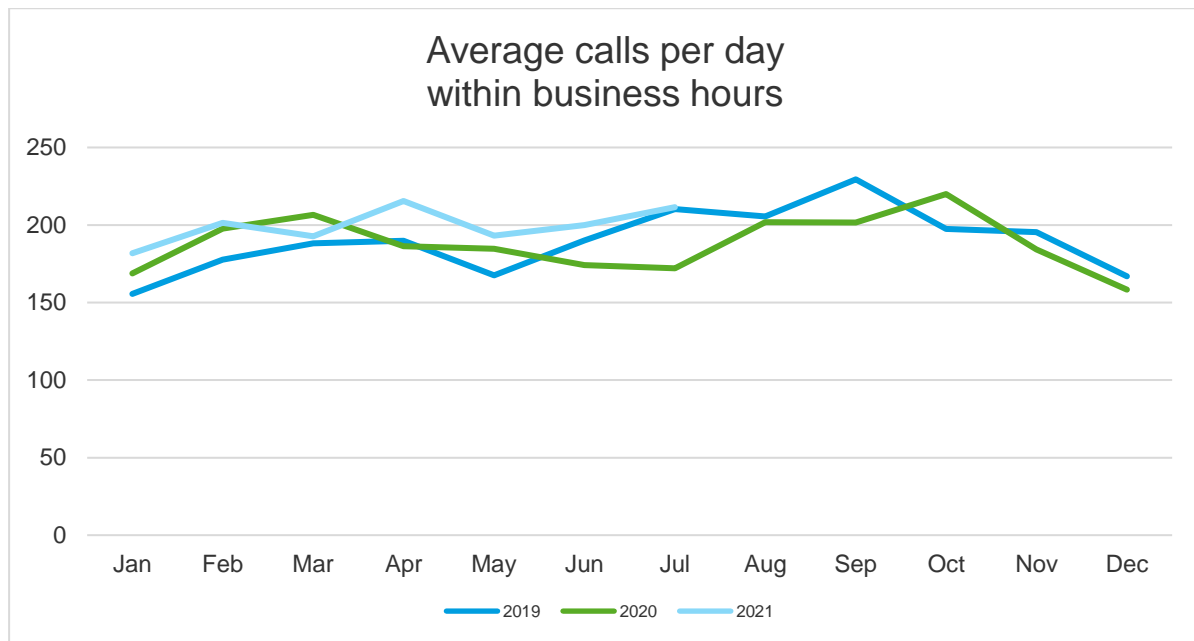
Below are the total number of calls received into the Council main phone line (07 5424 4000), including out of hours, compared to last calendar year. Calls received does not include internal calls made within Council, or outbound calls. There were 4,973 calls received for the month of July 2021. This is an increase of 334 calls compared to June 2021. Compared to July 2020 there was an increase of 732 calls for the month. Dog registration renewals were issued to customers in June which has led to an increase in calls received.



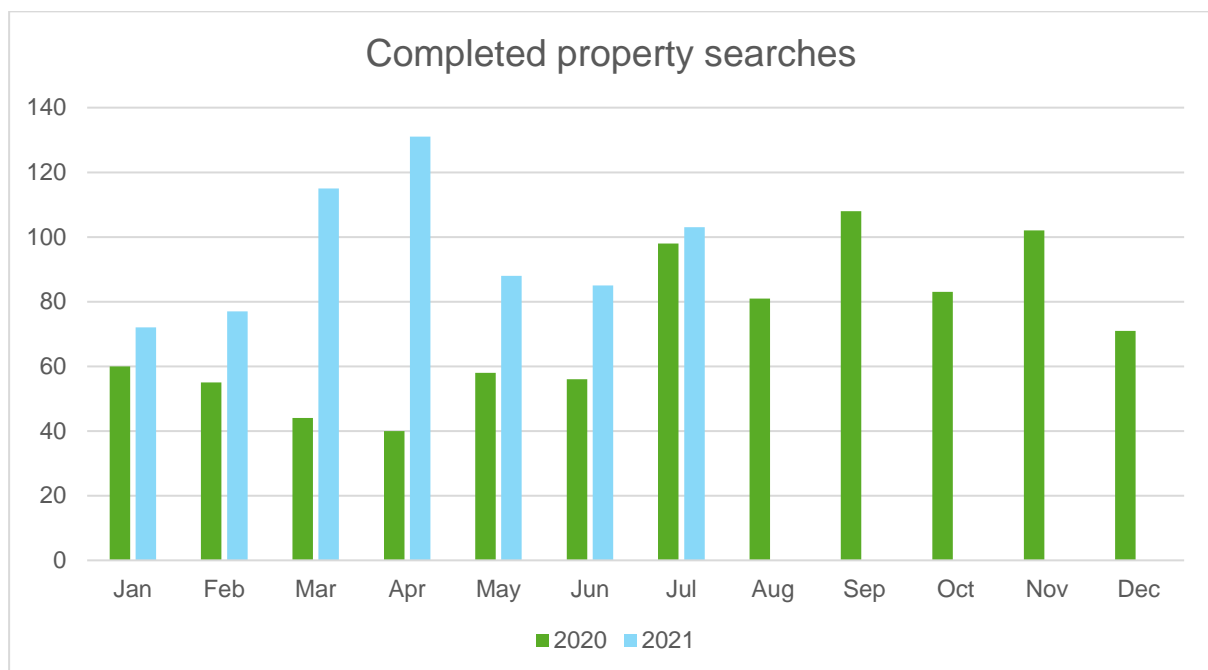
There were 4,654 calls received during business hours and 319 received after hours. Of the 319 calls received out of hours, 19 calls went to the afterhours call centre. There was an increase of 6 calls to Council's afterhours provider compared to June 2021.



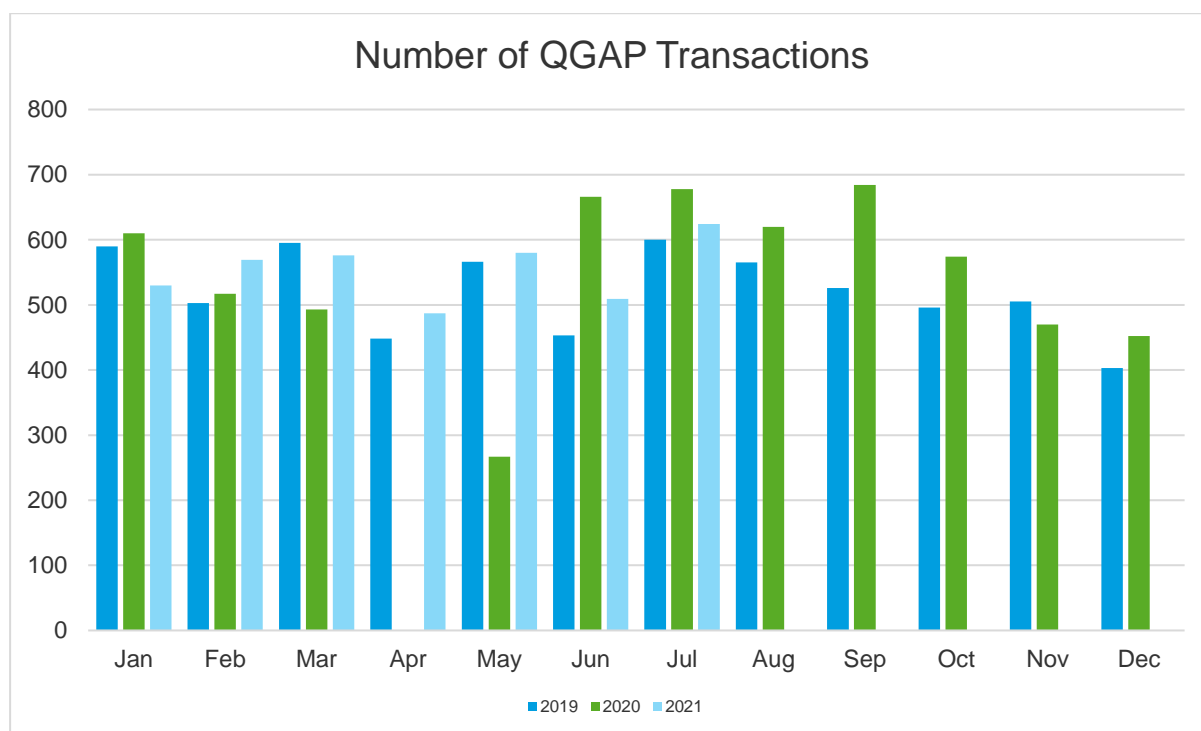
Listed below is a comparison of the average calls received per day within business hours. On average there were 212 calls received each business day for July 2021, which was an increase of 12 calls on average per day from June 2021. Compared to July 2020 there was an increase of 40 calls on average per day.



For the month of July 2021 there were 103 property searches completed for prospective purchasers. This increased by 18 completed searches for the month compared to June 2021.



There were 624 Queensland Government Agent Program (QGAP) transactions for the Lowood QGAP agency in July 2021. On average there were 28 transactions per business day in July which is five higher on average per day compared to June 2021.



Attachments

Nil

Recommendation

THAT Council receive the *Customer Service Report for July 2021* and the contents be noted.

Resolution

Moved – Cr Brieschke

Seconded – Cr Isidro

“THAT Council receive the *Customer Service Report for July 2021* and the contents be noted”.

Carried

Vote - Unanimous

Subject:	Mayoral Gala Ball Charity Fund Application
File Ref:	Donations Doc id 1318016
Action Officer:	CEO / CCSO

Declarable Conflict of Interest - Cr Brieschke

I inform this meeting I have a declarable conflict of interest in this matter as defined by section 150EN of the *Local Government Act 2009*.

The nature of my interest is as follows –

This declarable conflict of interest arises because I hold the position of Secretary on the executive committee of the Toogoolawah and District Progress Association Inc, who have auspiced the donation processed through the Mayoral Gala Ball Charity Fund Application.

I will leave the room while this matter is being discussed.

Cr Brieschke left the meeting at 10.41 am

Background/Summary

Following a recent fire tragedy where a family's house was destroyed in the Somerset region at Toogoolawah, Council received an application via the Toogoolawah and District Progress Association to supply a basic white goods package (refrigerator, clothes dryer and washing machine) to assist the family at this difficult time. The Association has requested \$2,369 from the Mayoral Gala Charity Ball Fund to provide these assets.

The request is fitting with the Mayoral Gala Charity Ball Funds Distribution Policy under the category of Emergency Incident Funds (EIF). As an EIF, this matter is delegated to the Chief Executive Officer (CEO) for consideration and approval. The CEO advised Councillors of the request from Toogoolawah and District Progress Association on 12 August 2021.

Approval has been granted for the application received from Toogoolawah and District Progress Association to the value of \$2,369 to supply a basic white goods package (refrigerator, clothes dryer and washing machine) to the impacted family, subject to conditions listed in the Mayoral Gala Charity Ball Funds Distribution Policy.

Attachments

Nil

Recommendation

THAT Council receive the Mayoral Gala Ball Charity Fund Application Report and that the contents be noted.

Resolution	Moved – Cr Choat	Seconded – Cr isidro
	“THAT Council receive the Mayoral Gala Ball Charity Fund Application Report and that the contents be noted”.	
	<i>Vote - Unanimous</i>	
		<u>Carried</u>

Cr Brieschke returned to the meeting at 10.43 am.

Subject:	Jimna Fire Tower
File Ref:	Land use and planning – registration – Heritage – Other –
	Heritage – Other
Action Officer:	CEO

Background/Summary

At the Ordinary Council Meeting 14 July 2021, Council resolved as follows:

1. THAT the report titled *Jimna Fire Tower Update* be received and noted.
2. THAT Council write to the relevant Minister for the Department of Agriculture and Fisheries requesting the establishment of a virtual interpretive centre as previously discussed, in conjunction with the current works occurring on the Jimna fire tower.”

Council has received a response letter as attached from The Hon Mark Furner MP, Minister

for Agricultural Industry Development and Fisheries and Minister for Rural Communities.

Directly relating part two of Council's decision the following statement is extracted from the letter, *"I appreciate Council's renewed interest in the heritage-listed Jimna Fire Tower. However, I am unable to support the request for DAF to establish a fire tower virtual interpretative centre at this time. I have also requested DAF to raise this matter as part of future consideration and discussion with relevant state agencies about the tower's ongoing management arrangements."*

Attachments

1. Letter from The Hon Mark Furner MP, Minister for Agricultural Industry Development and Fisheries and Minister for Rural Communities.

Recommendation

THAT the *Jimna Fire Tower* report be received, and the contents noted.

Resolution	Moved – Cr Gaedtke	Seconded – Cr Isidro
	<ol style="list-style-type: none"> 1. THAT the <i>Jimna Fire Tower</i> report be received, and the contents noted 2. THAT a representative from the Department of Agriculture and Fisheries be invited to address the Economic Development and Tourism Advisory Committee on the future of the Jimna Fire Tower tourism opportunities and management." 	
	<i>Vote - Unanimous</i>	<u>Carried</u>

Subject:	Healthy Land and Water – Senior Executive Advisory Committee
File Ref:	Officer report
Action Officer:	CEO

Background/Summary

Council received a letter from Healthy Land and Water (HLW) dated 9 August 2021 regarding the Senior Executive Advisory Committee (SEAC).

As a Committee of the HLW Board, the role of the SEAC is:

- (a) to provide advice and input into the Company's Strategic Plan.
- (b) to receive and consider the scientific background to the proposed programs, enabling the provision of advice and input to the programs required to deliver on the Strategic Plan.
- (c) to provide advice on the Company funding model required to deliver the agreed programs.
- (d) to provide advice on other matters as directed by the Board.

SEAC meetings also afford HLW the opportunity to provide updates, or feedback, on any recent engagements they have undertaken.

HLW is seeking a nomination from Somerset Regional Council Senior Executive to represent Council on this Board. Previously, Somerset Regional Council has had no representation on this Committee. Under the Committee's existing Terms of Reference, the appointment to this

Committee is personal to the individual appointed; Committee Members are not entitled to appoint a proxy or alternate to attend meetings. HLW, therefore, ask that the Senior Executive nominated to represent Somerset Regional Council has the time to commit to up to four SEAC meetings a year and the authority to make informed recommendations or regional decisions on behalf of your Organisation.

Mayor Lehmann and the Chief Executive Officer (CEO) have discussed this opportunity and support a nomination on this Committee to assist with aligning Council other initiatives and projects that we are involved with via other agencies such as the SEQ Resilient Rivers and SEQ water. Further, interaction on this Committee aligns with the Corporate Plan strategies and Operational Plan actions.

Mayor Lehmann and the Chief Executive Officer propose that Council's Director of Planning and Development, Mr Luke Hannan, is nominated for the SEAC.

Attachments

1. Letter from Healthy Land and Water 9 August 2021

Recommendation

THAT the Director of Planning and Development, Mr Luke Hannan, is nominated to represent Somerset Regional Council on the Healthy Land and Water Senior Executive Advisory Committee.

Resolution

Moved – Cr Whalley

Seconded – Cr Brieschke

“THAT the Director of Planning and Development, Mr Luke Hannan, is nominated to represent Somerset Regional Council on the Healthy Land and Water Senior Executive Advisory Committee”.

Carried

Vote - Unanimous

Confidential Agenda Item

Subject: Administrative Action Complaint AA2
File Ref: Governance - Admin Action Complaints
Action Officer: DCORP

Statement by the Chief Executive Officer

The Chief Executive Officer advised Council that with regard to the confidential item number 35 on the agenda, the nature of the content is such that it is not appropriate for him or the executive team, with the exception of Director Corporate and Community Services and the minute taker, to remain in the room.

Accordingly, the Chief Executive Officer and executive, with the exception of Director Corporate and Community Services and the minute secretary will leave and stay away from the place where the meeting is being held while the confidential item is discussed.

The Chief Executive Officer, Director Finance, Director HR and Customer Service, Director Planning and Director Operations left the meeting at 10.52 am

Confidential Closed Session

In accordance with Section 254J(1)(3)(e) of the *Local Government Regulation 2012* Council may close a Council meeting. Further, a local government or a committee of a local government may make a resolution about a local government meeting under subsection (1) only if its Councillors or members consider it necessary to close the meeting to discuss one or more of the following matters -

- (e) legal advice obtained by the local government or legal proceedings involving the local government including, for example, legal proceedings that may be taken by or against the local government;

On this occasion Council may choose to close the meeting to consider this matter for the reason mentioned in S254J(1)(3)(e).

Resolution	Moved – Cr Whalley	Seconded – Cr Brieschke
<p>“THAT in accordance with Section 254J(1)(3)(e) the meeting move into a closed session at 10.52 am to discuss Agenda Item Number 35 - Administrative Action Complaint.”</p>		
<p><i>Vote - Unanimous</i></p>		
<p style="text-align: right;"><u>Carried</u></p>		

Resolution	Moved – Cr Whalley	Seconded – Cr Choat
<p>“THAT the meeting move out of the closed session at 11.35 am and that the meeting be once again open to the public.”</p>		
<p><i>Vote - Unanimous</i></p>		
<p style="text-align: right;"><u>Carried</u></p>		

Resolution	Moved – Cr Choat	Seconded – Cr Whalley
<p>“1. THAT Council take no further action regarding the Administrative Action Complaint (AA2) made against Council’s Chief Executive Officer and that Council advise the complainant that all future correspondence in this matter should be directed to the Queensland Ombudsman’s Office.</p> <p>2. THAT in accordance with the <i>Managing Unreasonable Complainant Conduct Manual</i> as provided by the Queensland Ombudsman’s Office, that Council implement provisions of Chapter 18 - modifying or restricting access with alternative service arrangements.”</p>		
<p><i>Vote - Unanimous</i></p>		
<p style="text-align: right;"><u>Carried</u></p>		

The Chief Executive Officer, Director Finance, Director HR and Customer Service, Director Planning and Director Operations returned to the meeting at 11.35 am.

Meetings authorised by Council

Nil

Mayor and Councillor Reports**Cr Helen Brieschke - Councillor report***August 2021*

- 11 Council Meeting
- 13 Meet and greet with D and M Goodchild, Little White Church, Esk
- 16 Meeting with representatives from the Esk Lions.
- 18 Local Disaster Management Group meeting – via Teams.
Traffic Safety Advisory Committee meeting – via Teams.
BV Kilcoy Landcare meeting, Kilcoy Visitor Information Centre
- 24 Tourism Advisory and Economic Development committee meeting – via Teams

Cr Cheryl Gaedtke - Councillor report*August 2021*

- 11 Ordinary Council Meeting - Esk
- 11 Mount Glen Rock Steering Committee Meeting – Esk
- 12 Brisbane Valley Interagency Meeting – Zoom
- 12 Women Leading in Local Government Coaching Session – Zoom
- 12 Inspection of local residential issue
- 16 RADF Assessment Meeting - Esk
- 18 Traffic Safety Advisory Committee Meeting – Teams
- 18 Kilcoy RSL Sub-Branch Vietnam Veterans' Day
- 18 Meeting with Kilcoy resident
- 18 Brisbane-Valley Kilcoy Landcare Assn Inc Monthly Meeting – Kilcoy
- 19 Australian Local Government Women's Association – Qld Branch AGM – Teams
- 21 Somerset Art Society Inc – AGM – Esk
- 23 Elected Members Update – Local Government Association of Qld – Esk
- 23 Somerset Civic Centre Committee Meeting – Esk (Observer)
- 24 Economic Development Tourism Committee Meeting – Esk

I am astonished at the standard of the two RADF Applications assessed by the committee. The arts and creative alliance in our region continue to grow and is shaping into a proud presence.

The Brisbane-Valley Kilcoy Landcare Assn Inc has been successful in accomplishing a Landcare Led Bushfire Recovery Grant of \$40,000. The grant will cover the costs to hold two Landcare Festivals in areas that were badly affected by the Black Summer Bushfires in 2019. Sincere thanks to Roger Kitson (Community Development Officer – Bushfire Recovery and Resilience) for his leadership and support with the application process.

Somerset Art Society Inc. (SASI) held its Annual General Meeting, where the outgoing committee members were offered a vote of thanks, before the incoming nominations for President and Secretary was accepted. Unfortunately, SASI is still searching for a Treasurer, this position is supported by the availability of all finances being held on a computer which is made available to the position. If you or someone you know is interested in taking this important position on, please contact the group.

Cr Kylee Isidro - Councillor report*August 2021*

- 16 RADF committee meeting, Esk
- 17 WLILG coaching session
- 17 Esk racecourse advisory committee meeting
- 18 LDMG meeting via Teams
- 18 TSAC meeting via Teams
- 23 EMU training, Esk
- 23 Somerset Civic Centre advisory committee meeting, Esk
- 24 EDTC committee meeting, Esk

Cr Jason Wendt - Councillor report*August 2021*

- 11 Ordinary Council Meeting – Esk
- 12 Fernvale Recreation Grounds Committee Meeting – Fernvale
- 16 Fernvale Residents Inc Meeting – Fernvale
- 17 Tour to examine fire risk around Esk with First Officer from Biarra
- Esk Recreation Grounds Committee Meeting – Esk
- Somerset and Wivenhoe Fishstocking Meeting – Fernvale
- 18 Somerset LDMG Meeting – Esk
- TSAC Meeting – Esk
- 23 Elected Member Update Training – Esk
- 24 EDTC Meeting – Esk
- Lowood Recreation Grounds Committee Meeting – Lowood

Cr Graeme Lehmann - Mayor's Report - 29 July to 25 August 2021

July 2021 Thursday 29	9.30 am 10 am	Teleconference with Bronwyn Morris, Urban Utilities Glenrock Steering Committee meeting at Esk
Friday 30	10 am 2 pm	Met with Simon Cleary, The War Artist at Esk with Cr Gaedtke, CEO and Director Corporate Services Water for Lockyer meeting with Mayor Antonio and Councillors at Toowoomba with CEO and Gordon Van der Est
Saturday 31	10.30 am	Queensland Cross Country Championships at Toogoolawah Golf Club with Cr Brieschke and Dan Rowe, sport and recreation officer
August 2021 Tuesday 3	8 am	Interview with ABC Radio regarding Covid
Thursday 5	10.30 am 12.30 pm 3.30 pm	Teleconference with Mark Jamieson, Chair of LGAQ and Mayors regarding comments on Council funding and responsibilities during Covid TEAMS catch-up with CEO and Councillors TEAMS Water Collaborative meeting
Wednesday 11	9 am 3.30 pm	Council meeting Queensland Health TEAMS meeting Covid update

Thursday 12	12.30 pm	Meeting at Lowood Bowls Club re Greening Lowood, recycled water project with Urban Utilities
Friday 13	2 pm	Afternoon tea with David and Michelle Goodchild at The Holy Red Deer Estate with Cr Brieschke
Monday 16	9 am 10.30 am	TEAMS Healthy Land and Water - meeting with CEO Julie McLelland Meeting at Esk with Esk Lions, Cr Brieschke, CEO and Director Corporate Service re railway station and Charlie Rose Hut leasing matters
Tuesday 17	9 am 2.30 pm 7 pm	Child Protection Week panel judging at Policy Headquarters Yamanto Teleconference - DAF Regional Director - catch up Somerset Wivenhoe Fishstocking Association meeting at Fernvale
Wednesday 18	9 am 11 am	TEAMS LDMG meeting (Esk) TEAMS Traffic and Safety Advisory Committee meeting (Esk)
Thursday 19	6.45 am 10 am 1.30 pm 7 pm	Meeting at Esk with farmers regarding water from Toowoomba Pipeline with Gordon Van Der Est and CEO ZOOM meeting SEQCMA meeting ZOOM Healthy Land Healthy Water meeting AGM Lowood Ambulance Committee, at Lowood
Friday 20	1 pm	TEAMS - Water collaborative meeting with Lockyer Valley Regional Council
Monday 23	9 am 7 pm	LGAQ Elected Members Update training session in Esk Visit by Lions District Governor at Lowood
Tuesday 24	10 am 1 pm	Teleconference at Esk with CEO Economic Development Committee meeting at Esk

Resolution

Moved – Cr Whalley

Seconded – Cr Isidro

"THAT the verbal and written reports of Mayor Lehmann, Crs Brieschke, Gaedtke, Isidro and Wendt be received and the contents noted."

Carried*Vote - Unanimous***Receipt of Petition**

Nil

Consideration of notified motions

Nil

Reception of notices of motion for next meeting

Nil

Items for reports for future meetings*Status of the Kilcoy Chamber of Commerce and Community Inc*

Cr Gaedtke requested a report detailing the current status of the Kilcoy Chamber of Commerce and Community Inc.

Resolution

Moved – Cr Gaedtke

Seconded – Cr Whalley

“THAT Council officers provide a report to a future Council meeting detailing the current status of the Kilcoy Chamber of Commerce and Community Inc.”

Carried*Vote - Unanimous***Closure of Meeting****Summary**

There being no further business, the Mayor, Cr Graeme Lehmann closed the meeting at 11.43 am.

Somerset Regional Council
Revised Budget - adoption level
Year Ending 30 June 2022

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of cash flows								
FUNDS IN								
Capital grants and subsidies	25,962,986	3,020,894	-	-	-	22,942,092	-	-
Contributions from developers	125,000	-	-	-	-	125,000	-	-
Associated entity profit share and tax equivalents	2,521,460	-	-	2,521,460	-	-	-	-
Fees and charges	1,553,100	224,790	-	53,690	-	133,000	1,070,180	71,440
Interest earned	1,350,628	-	-	1,350,628	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	4,361,800	277,800	-	3,524,322	24,000	525,242	10,436	-
Other revenue	1,702,383	456,480	9,060	1,236,843	-	-	-	-
Sales revenue	5,275,004	-	-	-	-	5,275,004	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(3,680,430)	-	-	(3,179,579)	-	-	-	(500,851)
Rates and utility charges excluding discounts and rebates	28,515,907	-	-	24,719,134	-	-	86,766	3,710,007
TOTAL FUNDS IN	67,687,838	3,979,964	9,060	30,226,498	24,000	29,000,338	1,167,382	3,280,596
FUNDS OUT								
Interest paid and finance costs	-	-	-	-	-	-	-	-
Labour, plant and materials	84,033,104	6,127,503	2,535,949	1,769,021	2,018,255	62,016,675	4,034,685	5,531,016
Internal recovery	-	(141,123)	-	-	-	(202,095)	-	343,218
Plant purchases	1,247,300	-	-	-	-	1,247,300	-	-
Loan redemption	-	-	-	-	-	-	-	-
TOTAL FUNDS OUT	85,280,404	5,986,380	2,535,949	1,769,021	2,018,255	63,061,880	4,034,685	5,874,234
NET FUNDS MOVEMENT	(17,592,565)	(2,006,416)	(2,526,889)	28,457,477	(1,994,255)	(34,061,541)	(2,867,303)	(2,593,638)
CHANGES IN RESERVES AND EQUITY MOVEMENTS	(17,592,565)	-	-	(26,563,098)	-	8,758,291	-	212,242
NET FUNDS MOVEMENT AND EQUITY MOVEMENTS	-	(2,006,416)	(2,526,889)	55,020,575	(1,994,255)	(42,819,832)	(2,867,303)	(2,805,880)

Somerset Regional Council
Revised Budget - adoption level
Year Ending 30 June 2022

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of income and expenditure								
OPERATING REVENUE								
Capital grants and subsidies	25,962,986	3,020,894	-	-	-	22,942,092	-	-
Contributions from developers	125,000	-	-	-	-	125,000	-	-
Associated entity profit share and tax equivalents	2,521,460	-	-	2,521,460	-	-	-	-
Fees and charges	1,553,100	224,790	-	53,690	-	133,000	1,070,180	71,440
Interest earned	1,350,628	-	-	1,350,628	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	4,361,800	277,800	-	3,524,322	24,000	525,242	10,436	-
Other revenue	1,702,383	456,480	9,060	1,236,843	-	-	-	-
Sales revenue	5,275,004	-	-	-	-	5,275,004	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(3,680,430)	-	-	(3,179,579)	-	-	-	(500,851)
Rates and utility charges excluding discounts and rebates	28,515,907	-	-	24,719,134	-	-	86,766	3,710,007
Less capital items	(26,087,986)	(3,020,894)	-	-	-	(23,067,092)	-	-
TOTAL OPERATING REVENUE	41,599,852	959,070	9,060	30,226,498	24,000	5,933,246	1,167,382	3,280,596
OPERATING EXPENDITURE								
Labour, plant and materials	84,033,104	6,127,503	2,535,949	1,769,021	2,018,255	62,016,675	4,034,685	5,531,016
Interest paid and finance costs	-	-	-	-	-	-	-	-
Plant purchases	1,247,300	-	-	-	-	1,247,300	-	-
Internal recovery	-	(141,123)	-	-	-	(202,095)	-	343,218
Depreciation	8,970,533	-	-	-	-	8,758,291	-	212,242
Less used for capital purposes	(52,549,872)	-	-	-	-	(49,727,457)	-	(2,822,415)
TOTAL OPERATING EXPENDITURE	41,701,065	5,986,380	2,535,949	1,769,021	2,018,255	22,092,714	4,034,685	3,264,061
NET RESULT OR NET OPERATING POSITION	(101,213)	(5,027,310)	(2,526,889)	28,457,477	(1,994,255)	(16,159,468)	(2,867,303)	16,535
Dissection of capital expenditure								
New assets including upgrading, extending and improving assets and infrastructure	40,274,681							
Replacement or renewals of assets	12,275,191							
Total capital expenditure	52,549,872							
Plant purchases	1,247,300							
Capital works program (inc large repairs etc)	51,302,572							

Somerset Regional Council
Revised Budget - adoption level
Year Ending 30 June 2022

TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of changes in equity							
Accumulated (Surplus)/ Deficit	(17,592,565)	-	-	(17,592,565)	-	-	-
Appn to-Constr'd Wks Res-Works & Roads	-	-	-	-	-	-	-
Trfr from-Constrained Works Reserve	-	-	-	-	-	-	-
Trfr from-Land Sale Reserve	-	-	-	-	-	-	-
Depreciation	8,970,533	-	-	-	8,758,291	-	212,242
Depreciation funding adjustment	(8,970,533)	-	-	(8,970,533)	-	-	-
TOTAL RESERVES AND EQUITY MOVEMENTS	(17,592,565)	-	-	(26,563,098)	8,758,291	-	212,242

Somerset Regional Council
Revised Budget - adoption level
Year Ending 30 June 2022

Balance sheet or statement of financial position		
	30-Jun-22	30-Jun-21
<u>Assets</u>		
Operating and trust cash to account	25,439,851	43,032,416
Rate debtors	2,105,000	2,105,000
Other receivables	4,388,000	4,388,000
Store inventories/ gravel stockpiles	535,000	535,000
Urban Utilities balances	43,804,000	43,804,000
Equity in Urban Utilities	29,024,000	29,024,000
Property, plant, equipment, work in progress, land	414,505,536	370,926,197
<u>Total assets</u>	<u>519,801,386</u>	<u>493,814,613</u>
<u>Liabilities</u>		
Trade creditors, accruals and other current liabilities	16,176,000	16,176,000
<u>Total liabilities</u>	<u>16,176,000</u>	<u>16,176,000</u>
<u>Net community assets</u>	<u>503,625,386</u>	<u>477,638,613</u>
Community equity	503,625,386	477,638,613

Somerset Regional Council
Revised Budget - adoption level - second year forecast
Year Ending 30 June 2023

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of cash flows								
FUNDS IN								
Capital grants and subsidies	1,581,419	-	-	-	-	1,581,419	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,546,675	-	-	2,546,675	-	-	-	-
Fees and charges	1,568,631	227,038	-	54,227	-	134,330	1,080,882	72,154
Interest earned	1,352,907	-	-	1,352,907	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	4,010,913	280,578	-	3,559,565	24,240	135,990	10,540	-
Other revenue	1,719,376	461,014	9,151	1,249,211	-	-	-	-
Sales revenue	5,327,754	-	-	-	-	5,327,754	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(3,732,054)	-	-	(3,218,682)	-	-	-	(513,372)
Rates and utility charges excluding discounts and rebates	28,911,178	-	-	25,020,787	-	-	87,634	3,802,757
TOTAL FUNDS IN	43,286,799	968,630	9,151	30,564,690	24,240	7,179,493	1,179,056	3,361,539
FUNDS OUT								
Interest paid and finance costs	-	-	-	-	-	-	-	-
Labour, plant and materials	41,829,899	6,202,290	2,515,861	1,786,710	2,038,074	22,767,443	3,759,036	2,760,485
Internal recovery	-	(142,534)	-	-	-	(204,116)	-	346,650
Plant purchases	1,456,900	-	-	-	-	1,456,900	-	-
Loan redemption	-	-	-	-	-	-	-	-
TOTAL FUNDS OUT	43,286,799	6,059,756	2,515,861	1,786,710	2,038,074	24,020,227	3,759,036	3,107,135
NET FUNDS MOVEMENT	-	(5,091,126)	(2,506,710)	28,777,980	(2,013,834)	(16,840,734)	(2,579,980)	254,404
CHANGES IN RESERVES AND EQUITY MOVEMENTS	-	-	-	(9,086,283)	-	8,871,919	-	214,364
NET FUNDS MOVEMENT AND EQUITY MOVEMENTS	-	(5,091,126)	(2,506,710)	37,864,263	(2,013,834)	(25,712,653)	(2,579,980)	40,040

Somerset Regional Council
Revised Budget - adoption level - second year forecast
Year Ending 30 June 2023

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of income and expenditure								
OPERATING REVENUE								
Capital grants and subsidies	1,581,419	-	-	-	-	1,581,419	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,546,675	-	-	2,546,675	-	-	-	-
Fees and charges	1,568,631	227,038	-	54,227	-	134,330	1,080,882	72,154
Interest earned	1,352,907	-	-	1,352,907	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	4,010,913	280,578	-	3,559,565	24,240	135,990	10,540	-
Other revenue	1,719,376	461,014	9,151	1,249,211	-	-	-	-
Sales revenue	5,327,754	-	-	-	-	5,327,754	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(3,732,054)	-	-	(3,218,682)	-	-	-	(513,372)
Rates and utility charges excluding discounts and rebates	28,911,178	-	-	25,020,787	-	-	87,634	3,802,757
Less capital items	(1,581,419)	-	-	-	-	(1,581,419)	-	-
TOTAL OPERATING REVENUE	41,705,380	968,630	9,151	30,564,690	24,240	5,598,074	1,179,056	3,361,539
OPERATING EXPENDITURE								
Labour, plant and materials	41,829,899	6,202,290	2,515,861	1,786,710	2,038,074	22,767,443	3,759,036	2,760,485
Interest paid and finance costs	-	-	-	-	-	-	-	-
Plant purchases	1,456,900	-	-	-	-	1,456,900	-	-
Internal recovery	-	(142,534)	-	-	-	(204,116)	-	346,650
Depreciation	9,086,283	-	-	-	-	8,871,919	-	214,364
Less used for capital purposes	(10,735,477)	-	-	-	-	(10,735,477)	-	-
TOTAL OPERATING EXPENDITURE	41,637,605	6,059,756	2,515,861	1,786,710	2,038,074	22,156,669	3,759,036	3,321,499
NET RESULT OR NET OPERATING POSITION	67,775	(5,091,126)	(2,506,710)	28,777,980	(2,013,834)	(16,558,595)	(2,579,980)	40,040
Dissection of capital expenditure								
New assets including upgrading, extending and improving assets and infrastructure	275,644							
Replacement or renewals of assets	10,459,833							
Total capital expenditure	10,735,477							

Somerset Regional Council
Revised Budget - adoption level - second year forecast
Year Ending 30 June 2023

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of changes in equity								
Accumulated (Surplus)/ Deficit	-	-	-	-	-	-	-	-
Appn to-Constr'd Wks Res-Works & Roads	-	-	-	-	-	-	-	-
Trfr from-Constrained Works Reserve	-	-	-	-	-	-	-	-
Trfr from-Land Sale Reserve	-	-	-	-	-	-	-	-
Depreciation	9,086,283	-	-	-	-	8,871,919	-	214,364
Depreciation funding adjustment	(9,086,283)	-	-	(9,086,283)	-	-	-	-
TOTAL RESERVES AND EQUITY MOVEMENTS	-	-	-	(9,086,283)	-	8,871,919	-	214,364

Somerset Regional Council
Revised Budget - adoption level - second year forecast
Year Ending 30 June 2023

Balance sheet or statement of financial position		
	30-Jun-23	30-Jun-22
<u>Assets</u>		
Operating and trust cash to account	25,439,851	25,439,851
Rate debtors	2,113,375	2,105,000
Other receivables	4,405,459	4,388,000
Store inventories/ gravel stockpiles	537,129	535,000
Urban Utilities balances	43,804,000	43,804,000
Equity in Urban Utilities	29,024,000	29,024,000
Property, plant, equipment, work in progress, land	416,154,730	414,505,536
<u>Total assets</u>	521,478,543	519,801,386
<u>Liabilities</u>		
Trade creditors, accruals and other current liabilities	16,203,963	16,176,000
<u>Total liabilities</u>	16,203,963	16,176,000
<u>Net community assets</u>	505,274,580	503,625,386
Community equity	505,274,580	503,625,386

Somerset Regional Council
Revised Budget - adoption level - third year forecast
Year Ending 30 June 2024

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of cash flows								
FUNDS IN								
Capital grants and subsidies	1,587,355	-	-	-	-	1,587,355	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,572,142	-	-	2,572,142	-	-	-	-
Fees and charges	1,584,316	229,308	-	54,769	-	135,673	1,091,690	72,876
Interest earned	1,355,192	-	-	1,355,192	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	4,050,806	283,384	-	3,595,161	24,482	137,134	10,645	-
Other revenue	1,727,158	456,212	9,243	1,261,703	-	-	-	-
Sales revenue	5,381,031	-	-	-	-	5,381,031	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(3,784,472)	-	-	(3,258,266)	-	-	-	(526,206)
Rates and utility charges excluding discounts and rebates	29,312,464	-	-	25,326,127	-	-	88,511	3,897,826
TOTAL FUNDS IN	43,785,992	968,904	9,243	30,906,828	24,482	7,241,193	1,190,846	3,444,496
FUNDS OUT								
Interest paid and finance costs	-	-	-	-	-	-	-	-
Labour, plant and materials	42,612,692	6,263,902	2,541,019	1,804,577	2,058,093	23,354,092	3,777,503	2,813,506
Internal recovery	-	(143,959)	-	-	-	(206,157)	-	350,116
Plant purchases	1,173,300	-	-	-	-	1,173,300	-	-
Loan redemption	-	-	-	-	-	-	-	-
TOTAL FUNDS OUT	43,785,992	6,119,943	2,541,019	1,804,577	2,058,093	24,321,235	3,777,503	3,163,622
NET FUNDS MOVEMENT	-	(5,151,039)	(2,531,776)	29,102,251	(2,033,611)	(17,080,042)	(2,586,657)	280,874
CHANGES IN RESERVES AND EQUITY MOVEMENTS	-	-	-	(9,203,792)	-	8,987,284	-	216,508
NET FUNDS MOVEMENT AND EQUITY MOVEMENTS	-	(5,151,039)	(2,531,776)	38,306,043	(2,033,611)	(26,067,326)	(2,586,657)	64,366

Somerset Regional Council
Revised Budget - adoption level - third year forecast
Year Ending 30 June 2024

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of income and expenditure								
OPERATING REVENUE								
Capital grants and subsidies	1,587,355	-	-	-	-	1,587,355	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,572,142	-	-	2,572,142	-	-	-	-
Fees and charges	1,584,316	229,308	-	54,769	-	135,673	1,091,690	72,876
Interest earned	1,355,192	-	-	1,355,192	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	4,050,806	283,384	-	3,595,161	24,482	137,134	10,645	-
Other revenue	1,727,158	456,212	9,243	1,261,703	-	-	-	-
Sales revenue	5,381,031	-	-	-	-	5,381,031	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(3,784,472)	-	-	(3,258,266)	-	-	-	(526,206)
Rates and utility charges excluding discounts and rebates	29,312,464	-	-	25,326,127	-	-	88,511	3,897,826
Less capital items	(1,587,355)	-	-	-	-	(1,587,355)	-	-
TOTAL OPERATING REVENUE	42,198,637	968,904	9,243	30,906,828	24,482	5,653,838	1,190,846	3,444,496
OPERATING EXPENDITURE								
Interest paid and finance costs	-	-	-	-	-	-	-	-
Labour, plant and materials	42,612,692	6,263,902	2,541,019	1,804,577	2,058,093	23,354,092	3,777,503	2,813,506
Plant purchases	1,173,300	-	-	-	-	1,173,300	-	-
Internal recovery	-	(143,959)	-	-	-	(206,157)	-	350,116
Depreciation	9,203,792	-	-	-	-	8,987,284	-	216,508
Less used for capital purposes	(10,868,461)	-	-	-	-	(10,868,461)	-	-
TOTAL OPERATING EXPENDITURE	42,121,323	6,119,943	2,541,019	1,804,577	2,058,093	22,440,058	3,777,503	3,380,130
NET RESULT OR NET OPERATING POSITION	77,314	(5,151,039)	(2,531,776)	29,102,251	(2,033,611)	(16,786,220)	(2,586,657)	64,366
Dissection of capital expenditure								
New assets including upgrading, extending and improving assets and infrastructure	1,691,023							
Replacement or renewals of assets	9,177,438							
Total capital expenditure	10,868,461							

Somerset Regional Council
Revised Budget - adoption level - third year forecast
Year Ending 30 June 2024

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of changes in equity								
Accumulated (Surplus)/ Deficit	-	-	-	-	-	-	-	-
Appn to-Constr'd Wks Res-Works & Roads	-	-	-	-	-	-	-	-
Trfr from-Constrained Works Reserve	-	-	-	-	-	-	-	-
Trfr from-Land Sale Reserve	-	-	-	-	-	-	-	-
Depreciation	9,203,792	-	-	-	-	8,987,284	-	216,508
Depreciation funding adjustment	(9,203,792)	-	-	(9,203,792)	-	-	-	-
TOTAL RESERVES AND EQUITY MOVEMENTS	-	-	-	(9,203,792)	-	8,987,284	-	216,508

Somerset Regional Council
Revised Budget - adoption level - third year forecast
Year Ending 30 June 2024

Balance sheet or statement of financial position		
	30-Jun-24	30-Jun-23
<u>Assets</u>		
Operating and trust cash to account	25,439,851	25,439,851
Rate debtors	2,121,829	2,113,375
Other receivables	4,423,081	4,405,459
Store inventories/ gravel stockpiles	539,278	537,129
Urban Utilities balances	43,804,000	43,804,000
Equity in Urban Utilities	29,024,000	29,024,000
Property, plant, equipment, work in progress, land	417,819,399	416,154,730
<u>Total assets</u>	<u>523,171,437</u>	<u>521,478,543</u>
<u>Liabilities</u>		
Trade creditors, accruals and other current liabilities	16,232,188	16,203,963
<u>Total liabilities</u>	<u>16,232,188</u>	<u>16,203,963</u>
<u>Net community assets</u>	<u>506,939,249</u>	<u>505,274,580</u>
Community equity	506,939,249	505,274,580

Somerset Regional Council
Revised budget, long term financial forecast and financial plan, long term asset management plan and ratios - adoption level
Years ending 30 June 2022 to 2032

Year	FY2022	FY 2023	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032
STATEMENT OF CASH FLOW											
FUNDS IN											
Capital grants and subsidies	25,962,986	1,581,419	1,587,355	1,593,351	1,599,407	1,605,523	1,611,700	1,617,939	1,624,240	1,630,604	1,637,032
Contributions from developers	125,000	-	-	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,521,460	2,546,675	2,572,142	2,597,864	2,623,843	2,650,082	2,676,583	2,703,349	2,730,382	2,757,686	2,785,263
Fees and charges	1,553,100	1,568,631	1,584,316	1,600,160	1,616,161	1,632,322	1,648,644	1,665,130	1,681,781	1,698,598	1,715,583
Interest earned	1,350,628	1,352,907	1,355,192	1,357,483	1,359,779	1,362,082	1,364,392	1,366,708	1,369,030	1,371,358	1,373,692
Internal recovery	-	-	-	-	-	-	-	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-	-	-	-
Operating grants and subsidies	4,361,800	4,010,913	4,050,806	4,091,099	4,131,794	4,172,897	4,214,411	4,256,341	4,298,690	4,341,461	4,384,659
Other revenue	1,702,383	1,719,376	1,727,158	1,744,396	1,761,808	1,779,394	1,797,159	1,815,099	1,833,221	1,851,521	1,870,004
Sales revenue	5,275,004	5,327,754	5,381,031	5,434,841	5,489,190	5,544,082	5,599,523	5,655,518	5,712,073	5,769,193	5,826,886
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(3,680,430)	(3,732,054)	(3,784,472)	(3,837,698)	(3,891,746)	(3,946,630)	(4,002,364)	(4,058,964)	(4,116,445)	(4,174,822)	(4,234,109)
Rates and utility charges excluding discounts and rebates	28,515,907	28,911,178	29,312,464	29,719,868	30,133,493	30,553,446	30,979,838	31,412,783	31,852,390	32,298,775	32,752,057
TOTAL FUNDS IN	67,687,838	43,286,799	43,785,992	44,301,364	44,823,729	45,353,198	45,889,886	46,433,903	46,985,362	47,544,374	48,111,067
FUNDS OUT											
Interest paid and finance costs	-	-	-	-	-	-	-	-	-	-	-
Labour, plant and materials	84,033,104	41,829,899	42,612,692	43,088,664	43,605,929	43,989,898	45,076,886	45,644,203	45,537,862	46,515,874	46,516,967
Plant purchases	1,247,300	1,456,900	1,173,300	1,212,700	1,217,800	1,363,300	813,000	789,700	1,447,500	1,028,500	1,594,100
Loan redemption	-	-	-	-	-	-	-	-	-	-	-
TOTAL FUNDS OUT	85,280,404	43,286,799	43,785,992	44,301,364	44,823,729	45,353,198	45,889,886	46,433,903	46,985,362	47,544,374	48,111,067
NET FUNDS MOVEMENT	(17,592,565)	-	-	-	-	-	-	-	-	-	-
CHANGES IN RESERVES AND EQUITY MOVEMENTS	(17,592,565)	-	-	-	-	-	-	-	-	-	-
NET FUNDS MOVEMENT AND EQUITY MOVEMENTS	(0)	-	-	-	-	-	-	-	-	-	-
Non-cash cost											
Depreciation	8,970,533	9,086,283	9,203,792	9,323,088	9,444,205	9,567,174	9,692,028	9,818,801	9,947,530	10,078,248	10,210,992

Somerset Regional Council
Revised budget, long term financial forecast and financial plan, long term asset management plan and ratios - adoption level
Years ending 30 June 2022 to 2032

Year	FY2022	FY 2023	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032
STATEMENT OF INCOME AND EXPENDITURE											
INCOME											
Capital grants and subsidies	25,962,986	1,581,419	1,587,355	1,593,351	1,599,407	1,605,523	1,611,700	1,617,939	1,624,240	1,630,604	1,637,032
Contributions from developers	125,000	-	-	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,521,460	2,546,675	2,572,142	2,597,864	2,623,843	2,650,082	2,676,583	2,703,349	2,730,382	2,757,686	2,785,263
Fees and charges	1,553,100	1,568,631	1,584,316	1,600,160	1,616,161	1,632,322	1,648,644	1,665,130	1,681,781	1,698,598	1,715,583
Interest earned	1,350,628	1,352,907	1,355,192	1,357,483	1,359,779	1,362,082	1,364,392	1,366,708	1,369,030	1,371,358	1,373,692
Internal recovery	-	-	-	-	-	-	-	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-	-	-	-
Operating grants and subsidies	4,361,800	4,010,913	4,050,806	4,091,099	4,131,794	4,172,897	4,214,411	4,256,341	4,298,690	4,341,461	4,384,659
Other revenue	1,702,383	1,719,376	1,727,158	1,744,396	1,761,808	1,779,394	1,797,159	1,815,099	1,833,221	1,851,521	1,870,004
Sales revenue	5,275,004	5,327,754	5,381,031	5,434,841	5,489,190	5,544,082	5,599,523	5,655,518	5,712,073	5,769,193	5,826,886
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(3,680,430)	(3,732,054)	(3,784,472)	(3,837,698)	(3,891,746)	(3,946,630)	(4,002,364)	(4,058,964)	(4,116,445)	(4,174,822)	(4,234,109)
Rates and utility charges excluding discounts and rebates	28,515,907	28,911,178	29,312,464	29,719,868	30,133,493	30,553,446	30,979,838	31,412,783	31,852,390	32,298,775	32,752,057
Less capital items	(26,087,986)	(1,581,419)	(1,587,355)	(1,593,351)	(1,599,407)	(1,605,523)	(1,611,700)	(1,617,939)	(1,624,240)	(1,630,604)	(1,637,032)
TOTAL INCOME	41,599,852	41,705,380	42,198,637	42,708,013	43,224,322	43,747,675	44,278,186	44,815,964	45,361,122	45,913,770	46,474,035
EXPENDITURE											
Interest paid and finance costs	-	-	-	-	-	-	-	-	-	-	-
Labour, plant and materials	84,033,104	41,829,899	42,612,692	43,088,664	43,605,929	43,989,898	45,076,886	45,644,203	45,537,862	46,515,874	46,516,967
Plant purchases	1,247,300	1,456,900	1,173,300	1,212,700	1,217,800	1,363,300	813,000	789,700	1,447,500	1,028,500	1,594,100
Loan redemption	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
TOTAL EXPENDITURE BEFORE DEPRECIATION BUT AFTER CAPITAL EXPENDITURE	85,280,404	43,286,799	43,785,992	44,301,364	44,823,729	45,353,198	45,889,886	46,433,903	46,985,362	47,544,374	48,111,067
Add depreciation	8,970,533	9,086,283	9,203,792	9,323,088	9,444,205	9,567,174	9,692,028	9,818,801	9,947,530	10,078,248	10,210,992
Less used for capital purposes	(52,549,872)	(10,735,477)	(10,868,461)	(11,002,739)	(11,133,685)	(11,263,687)	(11,478,726)	(11,610,530)	(11,743,389)	(11,877,513)	(12,012,901)
TOTAL OPERATING EXPENDITURE	41,701,065	41,637,605	42,121,323	42,621,713	43,134,249	43,656,685	44,103,188	44,642,174	45,189,503	45,745,109	46,309,158
NET RESULT / OPERATING SURPLUS OR (DEFICIT)	(101,213)	67,775	77,314	86,300	90,073	90,990	174,998	173,790	171,619	168,661	164,877

Somerset Regional Council
Revised budget, long term financial forecast and financial plan, long term asset management plan and ratios - adoption level
Years ending 30 June 2022 to 2032

Year	FY2022	FY 2023	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032
LONG TERM ASSET MANAGEMENT PLAN											
Program of capital expenditure that will provide for the sustainable management of assets and infrastructure while also improving assets and infrastructure											
Replacement or renewals of assets	12,275,191	10,459,833	9,177,438	8,876,571	7,963,513	9,824,317	9,779,171	7,703,113	10,507,073	7,624,752	7,501,215
New assets including upgrading, extending and improving assets and infrastructure	40,274,681	275,644	1,691,023	2,126,168	3,170,172	1,439,370	1,699,555	3,907,417	1,236,316	4,252,761	4,511,686
Total capital expenditure	52,549,872	10,735,477	10,868,461	11,002,739	11,133,685	11,263,687	11,478,726	11,610,530	11,743,389	11,877,513	12,012,901
STATEMENT OF CHANGES IN EQUITY											
Accumulated (Surplus)/ Deficit	(17,592,565)	-	-	-	-	-	-	-	-	-	-
Appn to-Constr'd Wks Res-Works & Roads	-	-	-	-	-	-	-	-	-	-	-
Trfr from-Constrained Works Reserve	-	-	-	-	-	-	-	-	-	-	-
Trfr from-Land Sale Reserve	-	-	-	-	-	-	-	-	-	-	-
Depreciation	8,970,533	9,086,283	9,203,792	9,323,088	9,444,205	9,567,174	9,692,028	9,818,801	9,947,530	10,078,248	10,210,992
Depreciation funding adjustment	(8,970,533)	(9,086,283)	(9,203,792)	(9,323,088)	(9,444,205)	(9,567,174)	(9,692,028)	(9,818,801)	(9,947,530)	(10,078,248)	(10,210,992)
TOTAL RESERVES AND EQUITY MOVEMENTS	(17,592,565)	-	-	-	-	-	-	-	-	-	-
BALANCE SHEET OR STATEMENT OF FINANCIAL POSITION											
Assets											
Operating and trust cash to account	25,439,851	25,439,851	25,439,851	25,439,851	25,439,851	25,439,851	25,439,851	25,439,851	25,439,851	25,439,851	25,439,851
Rate debtors	2,105,000	2,113,375	2,121,829	2,130,359	2,138,939	2,147,554	2,156,627	2,165,726	2,174,846	2,183,983	2,193,134
Other receivables	4,388,000	4,405,459	4,423,081	4,440,862	4,458,747	4,476,706	4,495,620	4,514,587	4,533,598	4,552,645	4,571,720
Store inventories/ gravel stockpiles	535,000	537,129	539,278	541,446	543,627	545,817	548,123	550,436	552,754	555,076	557,402
Urban Utilities balances	43,804,000	43,804,000	43,804,000	43,804,000	43,804,000	43,804,000	43,804,000	43,804,000	43,804,000	43,804,000	43,804,000
Equity in Urban Utilities	29,024,000	29,024,000	29,024,000	29,024,000	29,024,000	29,024,000	29,024,000	29,024,000	29,024,000	29,024,000	29,024,000
Property, plant, equipment, work in progress, land	414,505,536	416,154,730	417,819,399	419,499,050	421,188,530	422,885,043	424,671,741	426,463,470	428,259,329	430,058,594	431,860,503
Total assets	519,801,386	521,478,543	523,171,437	524,879,567	526,597,693	528,322,970	530,139,961	531,962,069	533,788,377	535,618,148	537,450,609
Liabilities											
Trade creditors, accruals and other current liabilities	16,176,000	16,203,963	16,232,188	16,260,667	16,289,313	16,318,077	16,348,370	16,378,749	16,409,198	16,439,704	16,470,256
Total liabilities	16,176,000	16,203,963	16,232,188	16,260,667	16,289,313	16,318,077	16,348,370	16,378,749	16,409,198	16,439,704	16,470,256
Net community assets	503,625,386	505,274,580	506,939,249	508,618,900	510,308,380	512,004,893	513,791,591	515,583,320	517,379,179	519,178,444	520,980,353
Community equity	503,625,386	505,274,580	506,939,249	508,618,900	510,308,380	512,004,893	513,791,591	515,583,320	517,379,179	519,178,444	520,980,353
ANALYSIS OF PROPERTY, PLANT, EQUIPMENT, WORK IN PROGRESS, LAND											
Gross current replacement cost	561,929,189	562,204,833	563,895,856	566,022,024	569,192,196	570,631,566	572,331,121	576,238,538	577,474,854	581,727,615	586,239,301
Accumulated depreciation	(147,423,653)	(146,050,103)	(146,076,457)	(146,522,974)	(148,003,666)	(147,746,523)	(147,659,380)	(149,775,068)	(149,215,525)	(151,669,021)	(154,378,798)
Property, plant, equipment, work in progress, land - WDV	414,505,536	416,154,730	417,819,399	419,499,050	421,188,530	422,885,043	424,671,741	426,463,470	428,259,329	430,058,594	431,860,503
Opening accumulated depreciation	(138,453,120)										

Somerset Regional Council
Revised budget, long term financial forecast and financial plan, long term asset management plan and ratios - adoption level
Years ending 30 June 2022 to 2032

Year	FY2022	FY 2023	FY 2024	FY 2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032
Current year and long term financial sustainability statement											
LOCAL GOVERNMENT REGULATION 2012 RATIOS/ financial sustainability measures											
Asset sustainability ratio - capital expenditure on the replacement of assets (renewals) divided by depreciation expense	137%	115%	100%	95%	84%	103%	101%	78%	106%	76%	73%
Net financial liabilities ratio - total liabilities less current assets divided by total operating revenue	(39%)	(39%)	(39%)	(38%)	(38%)	(37%)	(37%)	(36%)	(36%)	(35%)	(35%)
Operating surplus ratio - net operating surplus divided by total operating revenue	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Percentage change in total gross rates and charges revenue from the previous year incorporating growth in the number of properties as well as expected change in rates per property	8.01%	1.39%	1.39%	1.39%	1.39%	1.39%	1.40%	1.40%	1.40%	1.40%	1.40%
Percentage change in total nett rates and charges revenue from the previous year incorporating growth in the number of properties as well as expected change in rates per property	8.13%	1.38%	1.39%	1.39%	1.39%	1.39%	1.39%	1.40%	1.40%	1.40%	1.40%