



**Minutes of Ordinary Meeting
Held Wednesday, 30 October 2024**

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

Present

Cr Jason Wendt	(Mayor)
Cr Helen Brieschke	(Deputy Mayor)
Cr Michael Bishop	(Councillor)
Cr Brett Freese	(Councillor)
Cr Tiara Hurley	(Councillor)
Cr Kylee Isidro	(Councillor)
Cr Sally Jess	(Councillor)
Mr G Smith	(Acting Chief Executive Officer)
Mr G Love	(Acting Director Operations)
Mr L Hannan	(Director Planning and Development)
Mrs A Brunton	(Customer Service Coordinator)
Mr D Rowe	(Director Corporate and Community Services)
Mrs H Golinski	(Minute Secretary / Executive Assistant)
Mrs M Janke	(Communications Manager)

C O N T E N T S

Application for Temporary Entertainment Event – Kilcoy Chainsaw Event 2024. 48	Leave of Absence 3
Board Member Appointment – Urban Utilities 104	Matters of Public Interest 3
Business arising out of minutes of previous meeting 3	Mayor and Councillor Reports..... 105
Closure of Meeting 106	Meetings authorised by Council 105
Confirmation of Minutes 3	Opening of Meeting..... 3
Consideration of notified motions 106	Operational Plan First Quarter Review 2024-25 102
Corporate and Community Services Monthly Report - August 2024 82	Planning and Development Department Monthly Report – September 2024 62
Council Meeting Dates – 2025 103	Prescribed Activity – Toogoolawah Christmas Tree 2024 55
Customer Service Report – September 2024 96	Receipt of Petition..... 106
Declarations of Interest 3	Reception of notices of motion for next meeting..... 106
Development Application No. 24521 - Eskdale Road, Toogoolawah 4	Request for Temporary Park Event Permit —World Remembrance Day for Road Traffic Victims 93
Development Application No. DA25072 – 39 Mack Street Esk..... 25	Somerset Regional Council Lease to Esk Men’s Shed Incorporated – Lot 138 on SP132929 12 Heap Street, Esk 71
Draft revised budget..... 69	Tourism and Promotions Report – September 2024 78
Housing Needs Assessment 72	Walking and Cycling Grant Funding Application – 2025-2026 Program..... 91
Items for reports for future meetings ... 106	Youth Engagement Strategy 73
Kilcoy Motorcycling Club – Land Management Plan and Lease 74	
Kilcoy Recreation Ground Advisory Committee 73	

Opening of Meeting

The Mayor, Cr Jason Wendt, opened the meeting at 9.02am.

Leave of Absence

Nil

Confirmation of Minutes**Resolution**

Moved – Cr Hurley

Seconded – Cr Brieschke

“THAT the Minutes of the Ordinary Meeting held 9 October 2024 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**Matters of public interest – Cr Brieschke**

October

31 Thursday Gallops at Kilcoy Racecourse
Spooky Somerset, Halloween event, Clock Park, Lowood 3.00 – 8.30 pm.

November

02 Council Free Tree Day, 8.00 am., Somerset Civic Centre, Esk

09 Esk Races
Lowood Rodeo

Matters of public interest – Cr Bishop

As the year speeds towards Christmas, there continues to be many activities across the Region. In particular, I am looking forward to the Halloween event in Lowood tomorrow night.

Given the community concerns about crime, I commend Councillors to consider that it is Neighbourhood Watch week this week. These volunteer groups make a valuable contribution to our community and I acknowledge and thank them.

Matters of public interest – Cr Isidro

November

2 Free Tree Day, Esk Somerset Civic Centre
2 Lowood Lions 50th Birthday Celebration
6 Rail Trail Conference, Somerset Civic Centre
11 Kilcoy Districts Progress Alliance
12 Tour Wivenhoe Pumped Hydro Facility
12 Kilcoy Show Society AGM
13 Council Meeting
13 Somerset Business Chamber executive meeting

Matters of public interest Cr Hurley

I want to start by extending my congratulations to the Mt Stanley Muster Committee for organising a wonderful family-friendly event.

Additionally, I'd like to wish our Year 12 students from local high schools the best of luck as they navigate their block exams. Your hard work will surely pay off, and we look forward to celebrating your graduations.

On Monday, October 21, I had the opportunity to attend the LGAQ Conference in Brisbane. It was a productive experience, as I explored several local government-themed trade stalls and established valuable contacts that will benefit our future council projects.

Matters of public interest – Cr Freese

Spooky Somerset, Clock Park Lowood. This Thursday, 31 October 2024. This is a great free event for kids and adults with Halloween arts and crafts, face painting, kids DJ, llamas, free barbeque and best dressed and also screening of "FrankenWeenie". Just bring a chair and blanket.

The next Free Tree Day is on at Somerset Civic Centre on Saturday 2 November.

Lowood Lions Club 50th Anniversary Celebration on Saturday 2 November. I would like to congratulate the Lowood Lions on 50 years of valuable service to the community.

November

06-07 Rail Trails Tourism Conference at Civic Centre

07 Screening of "Just a Farmer" at Alexandra Hall

09 Esk Races

Lowood Rodeo

11 Lowood State High School Awards Night

12 Lowood and Fernvale Community Bank AGM

Matters of public interest – Cr Jess

October

30 – 31 Grant Writing Workshops, Kilcoy and Lowood

31 Spooky Somerset, Clock Park Lowood

November

02 Free Tree Day, Esk

03 Tango Enigmatico, Somerset Civic Centre

07 Just a Farmer Screening, Toogoolawah

9-10 Garage Sale Trail

Declarations of Interest

Cr Brieschke declared an interest in agenda item 11 – Prescribed Activity – Toogoolawah Christmas Tree.

Subject:	Development Application No. 24521 - Eskdale Road, Toogoolawah
File No:	DA24521 Assessment No: 01946-00000-000
Action Officer:	SP—MO

1.0 APPLICATION SUMMARY**Property details**

Location: Eskdale Road, Toogoolawah
 Real property description: Lot 2 RP7751
 Site area: 8,094m²
 Current land use: Vacant
 Easements/encumbrances: Nil identified

South East Queensland Regional Plan

Land use category: Urban footprint

Planning scheme details

Planning scheme: Somerset Region Planning Scheme (Version 4.2)
 Zone: General residential zone
 Precinct: Not within a precinct
 Overlays: OM8 High impact activities management area overlay

Application details

Proposal: Subdivision (one lot into nine lots)
 Category of assessment: Code assessment
 Applicant details: Gallery Capital Investments Pty Ltd
 c/- PSA Consulting
 Owner details: HR Trading Co Pty Ltd and Gallery Capital Investments Pty Ltd HR Trading Trust
 Date application received: 21 December 2023
 Date application properly made: 21 December 2023

Referrals None required

Public notification Not required

RECOMMENDED DECISION

Approve the development application subject to the development conditions and requirements contained in the schedules and attachments of this report.



Locality Plan of Lot 2 RP7751
Situated at Eskdale Road, Toogoolawah

2.0 PROPOSAL

This development application seeks approval for a development permit for reconfiguring a lot by subdivision (one lot into nine lots), on land at Eskdale Road, Toogoolawah, formally described as Lot 2 RP7751.

The proposal creates nine residential allotments, with Proposed Lots 22 to 28 each having an area of 906m², Proposed Lot 29 having an area of 900m² and Proposed Lot 21 having an area of 847m², all exceeding the minimum lot size and frontage requirements.

The recommended development conditions require the development to provide kerb and channel along the full site frontage, which will include minor pavement widening.

The proposal has complied with, or can be conditioned to comply with, all of the requirements of the Somerset Region Planning Scheme (Version 4.2), as outlined in section 5 of this report. It is therefore recommended that the development application be approved, subject to the development conditions and requirements contained in the schedules and attachments of this report.

3.0 SITE DETAILS

3.1 Description of the land

The site is a regular shaped allotment with frontage to Eskdale Road at the southern boundary, George Street on the eastern boundary, and Annette Street on the northern boundary. The site is currently vacant.

Surrounding lots are also within the General residential zone and are being typically improved with dwelling houses and associated buildings and structures. The site gently slopes towards the George and Annette Street corner, with the lawful point of discharge being the kerb at the front of each allotment.

3.2 Site approval history

There are no relevant development approvals on the site.

3.3 Connection to electricity and telecommunications

The land is within the General residential zone, and as such the recommended development conditions require each lot to connect to the reticulated electricity and telecommunications networks in line with the planning scheme requirements.

4.0 PLANNING LEGISLATION

The application will be assessed against the matters set out in section 45 and decided in accordance with section 60 of the *Planning Act 2016*.

5.0 ASSESSMENT BENCHMARKS

The proposal requires assessment against the following assessment benchmarks.

5.1 State Planning Policy 2017

The State Planning Policy 2017 (SPP) came into effect on 3 July 2017 and is not identified as being reflected in the Somerset Region Planning Scheme. The application requires an assessment against the assessment benchmarks contained within Part E, and Council must have regard to each of the State Interests within the SPP, to the extent relevant to the application.

The application has been assessed against the assessment benchmarks and relevant state interests and the proposal is considered to comply (to the extent relevant).

5.2 South East Queensland Regional Plan

The site is located within the urban footprint. The application has been assessed against the provisions of the regional plan and the associated regulatory requirements and was considered to comply.

5.3 Schedule 10 of the *Planning Regulation 2017*

Schedule 10 of the *Planning Regulation 2017* establishes assessment triggers, requirements, and assessment benchmarks. No Council assessment of the development against an assessment benchmark from the Regulation was required. Where a referral agency undertakes an assessment against a matter as required by the Regulation, this is discussed in section 6.0 of this report.

The proposal:

- (a) does not impact on any regulated vegetation;
- (b) does not impact on any koala habitat areas;
- (c) is not located within a koala priority area;
- (d) is not located in proximity to a Queensland heritage place or local heritage place;
- (e) is not on land designated for infrastructure;
- (f) does not involve any environmentally relevant activities.

5.4 Temporary local planning instruments

There are currently no temporary local planning instruments in effect within the Somerset Region.

5.5 Variation approvals

The property is not benefitted by any variation approvals.

5.6 Somerset Region Planning Scheme (Version 4.2)

5.6.1 Relevant assessment benchmarks from the planning scheme

The following are the relevant sections of the planning scheme for the assessment of this application:

- (a) 8.3.4 Reconfiguring a lot code;
- (b) 8.3.5 Services works and infrastructure code; and
- (c) 8.3.6 Transport access and parking code.

The above relevant sections may be supported by additional information contained within the balance of the planning scheme.

The site is mapped within the OM008 High impact activities management area overlay. As the use is not a high impact activity, as defined in the planning scheme, the overlay code does not apply.

5.6.2 Strategic framework assessment

An assessment against the strategic framework was not required as this development application was subject to code assessment.

5.6.3 Code compliance summary

The assessment below identifies how the development proposal achieves the relevant assessment benchmarks from the planning scheme (other than the strategic framework) and the proposal seeks an alternative outcome:

- (a) to the identified acceptable outcomes satisfying or not satisfying the corresponding

- performance outcomes; or
- (b) where no acceptable outcome is stated in the code and the proposed outcome does not satisfy the performance outcome.

Relevant code	Compliance with overall outcomes	Performance outcomes
Reconfiguring a lot code	Yes	PO11
Services works and infrastructure code	Yes	No alternative outcomes proposed
Transport access and parking code	Yes	No alternatives outcomes proposed
Relevant overlay code	Compliance with overall outcomes	Performance outcomes
Not applicable	-	-

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

5.6.4 Performance outcome assessment

Reconfiguring a lot code

Performance outcome	Acceptable outcome
Movement and access network	
PO11 Access to existing or future public transport services is provided where practicable and reasonably necessary having regard to the location of the <i>site</i> and access to public transport.	AO11 All lots are located within 500 metres (radial distance) of an existing or potential public transport route.
Alternative outcome assessment The proposed subdivision is located approximately 520 metres (radial) from the Toogoolawah bus stop at its nearest point, and 690 metres (radial) at the furthest point. As such, no lots are located within the 500 metre radial distance nominated by the acceptable outcome. The proposal provides for infill subdivision that is within walking distance to the town centre as well as multiple parks and other amenities and is not an unreasonable distance from the public transport stop when regard is given to the level of public transport provided by the Queensland Government within Toogoolawah. It is considered that the access to public transport is reasonable having regard to the location of the site. It is recommended that the alternative outcome be accepted in this instance.	

5.6.5 Overall outcome assessment

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

5.7 Local government infrastructure plan

5.7.1 Priority infrastructure area

The development land is not located within the priority infrastructure area as shown in the Local government infrastructure plan mapping.

5.7.2 Infrastructure charges

5.7.2.1 Infrastructure charges notice

The proposed development is for a subdivision, which adopts a charge consistent with a three or more-bedroom dwelling under the *Somerset Regional Council Charges Resolution (No. 1) 2024*. The land is within Charge Area B for determining the relevant adopted charges.

The draft infrastructure charges notice is attached and includes charges for the networks identified in the below sections of this report.

5.7.2.2 Infrastructure agreement

During the decision period, in response to draft conditions, the applicant has requested Council consider a reduction in the infrastructure charges to offset the cost of carrying out the works for the kerb and channel.

The proposed works are non-trunk infrastructure, and as such are not eligible for offsets or refunds under Chapter 4 of the *Planning Act 2016*. However, Council may enter into an infrastructure agreement with the applicant about the value of infrastructure charges payable.

The draft Infrastructure Charges Notice (ICN) identifies the value of the initial levied charge as \$71,352.00, of which \$21,144.00 is allocated to transport network. Separate infrastructure charges for the water and wastewater networks will be levied by Urban Utilities and will not be affected by the requested reduction.

Officers have considered the applicant's request and believe there is merit in offering a development incentive that targets delivery of the development proposal. However, if an incentive is to be offered, a sunset clause should be included to ensure that the development occurs within a timely period.

The recommendation to this report includes authorising the Chief Executive Officer (noting that the CEO already has the necessary delegations under the *Planning Act 2016*) to enter into an infrastructure agreement:

- a. for a reduction in the value of the levied charge for the three Council networks by 50% (as increased until the time payable);
- b. with a maximum period to have the lots sealed of 4 years;
- c. to be drafted by Council's solicitor at the applicant's cost.

An infrastructure agreement executed subsequent to the decision of this application, may reduce the value of the levied charge for the local government infrastructure networks separately to the infrastructure charges notice.

5.7.3 Trunk infrastructure requirements

5.7.3.1 Drinking water and wastewater networks

The site is located within the connections area or future connections area for both the drinking water and wastewater networks as shown in Urban Utilities' Netserv Plan. The recommended conditions require the development to connect to both networks to the satisfaction of Urban Utilities.

Infrastructure charges for the drinking water and wastewater networks (where applicable) are managed by Urban Utilities separately from this development application.

5.7.3.2 Stormwater network

Stormwater as a result of the development is not anticipated to result in an adverse impact on Council's trunk stormwater network infrastructure, and no additional trunk infrastructure has been identified as being necessary to deliver the development.

Standard development conditions are recommended to ensure no actionable nuisances occur and discharge to a lawful point of discharge is achieved, as required by the Queensland Urban Drainage Manual (QUDM).

An adopted charge for the stormwater network applies.

5.7.3.3 Public parks and community land network

The proposal is not considered to result in an unreasonable impact on Council's trunk public park and community land network infrastructure, and no trunk infrastructure has been identified as being required to support the development.

An adopted charge for the public parks and community land network applies.

5.7.3.4 Transport network

The proposal is not anticipated to result in an adverse impact on Council's trunk transport network infrastructure, and no additional trunk infrastructure has been identified as being required to deliver the development.

An adopted charge for the transport network applies.

6.0 REFERRAL**6.1 Referral agencies**

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

6.2 Third party advice

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

7.0 PUBLIC NOTIFICATION

As the application is subject to code assessment, public notification was not required.

8.0 OTHER RELEVANT MATTERS

There are no other relevant matters applicable for code assessment.

9.0 CONCLUSION

The proposed development is for subdivision of one lot into nine lots. The proposal has demonstrated compliance with the relevant assessment benchmarks as outlined in this assessment.

Having undertaken the assessment, and considered the relevant matters identified within the report, the officer's recommendation is to approve the application.

11.0 ATTACHMENT

1. Proposal plans
2. Draft infrastructure charges notice

RECOMMENDATION

THAT Council:

1. approve Development Application No. 24521 for a Development Permit for Reconfiguring a Lot by Subdivision (one lot into nine lots) on land situated at Eskdale Road, Toogoolawah, formally described as Lot 2 RP7751, subject to the recommended conditions and requirements contained in the schedules and attachments to this report.
2. authorise the Chief Executive Officer to enter into an infrastructure agreement with the applicant for the incentivisation of the delivery of the development on the following basis:
 - a. the infrastructure agreement is to reduce the value of the levied charge for the local government trunk infrastructure networks by the amount that is 50% of the amount required 'on the day that Council approves the plan of subdivision'; and
 - b. the reduction is to apply 'on the day that Council approves the plan of subdivision'; and
 - c. the agreement is to have a sunset clause of four years from the day the approval takes effect; and
 - d. the infrastructure agreement is to be prepared by Council's solicitor at the applicant's cost.
3. publish the officer's report for this application to Council's website as the statement of reasons in accordance with section 63(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 application, supporting documentation, and the plans and documents listed below, except where amended by these development conditions. Subdivision Proposal Plan, drawn by AJS Surveys, reference 23236-P1-C Rev C, dated 08.12.2023.	At all times.
1.2	The development must comply with the relevant provisions of the Somerset Region Planning Scheme (Version 4.2) and Local Laws, to the extent they have not been varied by this Development Approval.	At all times.
1.3	A legible copy of this Development Approval, including the approved plans and documents bearing Council's stamp, must be available on the subject land for inspection.	During site works, building works or operational works phases.
1.4	Pay to Council any outstanding rates or charges or expenses that are a charge over the subject land levied by Council, including any charges that are levied but not fully paid over the subject land.	Prior to the approval of the Plan of Subdivision.

1.5	All development conditions of this Development Approval must be complied with at no cost to Council unless stated otherwise in any specific condition of approval.	At all times.
1.6	Repair any damage to existing infrastructure (e.g. kerb and channel, footpath, or roadway) that may have occurred as part of the development. Any damage that is deemed to create a hazard to the community must be repaired immediately.	At all times.
1.7	A Registered Cadastral Surveyor must install new Survey Marks in their correct positions in accordance with the Plan of Subdivision.	Prior to the request for approval of the Plan of Subdivision.
1.8	Provide certification to Council from a Registered Cadastral Surveyor that development condition 1.7 has been complied with.	As part of the request for approval of the Plan of Subdivision.
1.9	Pay to Council the applicable amount at the time of request for plan of subdivision endorsement for the issue of new valuations by the Department of Resources. Currently, the amount is set at \$47.00 per allotment.	As part of the request for approval of the Plan of Subdivision.
1.10	Undertake the development in one stage.	As indicated.
	SERVICES	
1.11	Connect each lot to the reticulated drinking water and wastewater networks in accordance with the standards and requirements of the Central SEQ Distributor-Retailer Authority, trading as Urban Utilities.	Prior to the request for approval of the Plan of Subdivision.
1.12	Provide written evidence (e.g. connection certificate) from Urban Utilities that the connection to the reticulated networks are available and that all requirements of Urban Utilities have been satisfied.	As part of the request for approval of the Plan of Subdivision.
1.13	Connect each lot to the reticulated electricity and telecommunications networks to the standards of the relevant service provider. Where proposed allotments front existing overhead electricity or telecommunication service, the development may connect direct to such service to the approval and requirements of the service provider.	Prior to the request for approval of the Plan of Subdivision.
1.14	Provide written evidence (e.g. certificate of supply or agreement) from the relevant service provider that each lot has been connected to the reticulated networks, connection is available at a standard connection, or has a current supply agreement.	As part of the request for approval of the Plan of Subdivision.

1.15	Provide certification from a Registered Cadastral Surveyor that all services (for example, water, wastewater, drainage, electricity, telecommunications) are wholly contained within the lot that they serve.	As part of the request for approval of the Plan of Subdivision.
1.16	Remove any services made redundant as a result of the development and reinstate the land.	Prior to the request for approval of the Plan of Subdivision.
SCHEDULE 2 – ENGINEERING <i>Assessment Manager</i>		
No	Condition	Timing
	GENERAL	
2.1	Make an Operational Work application to Council and pay the required fees where an application involves erosion and sediment control, roadworks, and stormwater drainage required as stated in the following conditions.	Prior to carrying out an assessable operational works.
2.2	All works are to be designed and constructed in accordance with the requirements of the <i>Somerset Region Planning Scheme</i> .	At all times.
2.3	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.
2.4	It is required that the design and construction of civil components of the Operational Work are to be certified by a Registered Professional Engineer Queensland (RPEQ), including: <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. 	As indicated.
	GENERAL SERVICES	
2.5	Install hydrant and valve location indicators and where serviced by kerb and channel, place brass markers in the kerb line at each service crossing (water, sewer, electricity and telecommunications).	Prior to the request for approval of the Plan of Subdivision.
	ROADWORKS	
2.6	Install all traffic signs and line markings in accordance with <i>Austroads</i> .	Prior to the request for approval of the Plan of Subdivision.
2.7	Road reserve and carriageway widths to be in accordance with the <i>Somerset Region Planning Scheme</i> .	Prior to the request for approval of the Plan of Subdivision.
2.8	All works on or adjacent to roadways must be adequately signed in accordance with the <i>"Austroads Guide to</i>	Prior to commencement of

	<i>Temporary Traffic Management</i> '. Any Road or lane closure must be applied for in writing to Council, and all conditions of that approval complied with during construction of the works.	and during construction of works.
2.9	Provide 6m x 3 chord truncations on property boundaries at all road intersections. Remove all improvements and obstructions from the area of the corner truncation(s) and area of dedicated road.	Prior to the request for approval of the Plan of Subdivision.
	KERB AND CHANNEL	
2.10	Provide kerb and channelling (including drainage and associated works) with asphalt concrete surfacing along the full frontage of the site. Note: The provision of kerb and channelling requires operational works approval from Council.	Prior to the request for approval of the Plan of Subdivision.
	STORMWATER	
2.12	Ensure Stormwater drainage is delivered to a lawful point of discharge	At all times.
2.13	Stormwater drainage and flows are to have no increase in peak discharge immediately downstream of this development for a selected range of storm durations, and a selected range of AEP's up to the defined flood event.	At all times.
2.14	Stormwater drainage and flows are to have no actionable nuisance effect on adjoining, upstream, or downstream landholders.	At all times.
2.15	Stormwater drainage and flows are to have no increase in flood levels on adjoining land that may damage or adversely effect the value or potential use of the land.	At all times.
2.16	Design and construction of all stormwater drainage works must comply with the relevant section/s of the Queensland Urban Drainage Manual (QUDM) and the <i>Somerset Region Planning Scheme</i> .	As part of Operational Works.
2.19	Where stormwater cannot be discharged to the kerb and channel, provide inter-allotment drainage in accordance with Queensland Urban Drainage Manual (QUDM) and <i>Somerset Region Planning Scheme</i> .	As part of Operational Works.
2.20	Submit permission for the discharge of stormwater drainage to a lawful point of discharge from the owners of properties affected by any stormwater discharge from the site. Note: Such consent may require supporting engineering plans and calculations.	As part of Operational Works.

2.21	<p>Submit a Site Based Stormwater Management Plan (SBSMP) prepared by a Registered Professional Engineer Queensland (RPEQ), which generally conforms to the approved development plan/s (including as amended by these development conditions) and <i>Somerset Region Planning Scheme</i>.</p> <p>The SBSMP should include the following:</p> <ul style="list-style-type: none"> • Quantity and quality of stormwater to be released from the development; • All sources of potential contamination (including but not limited to the actual and potential release of all contaminants; • The potential impact of these sources; • Impact of the release of stormwater from the development on the quality and integrity of the receiving environment; • Measures to be implemented to prevent the likelihood of stormwater contamination; and • Maintenance schedule. 	As part of the lodgement of the Operational Works application.
	EROSION AND SEDIMENT CONTROL	
2.22	<p>Erosion and sedimentation controls shall be implemented in accordance with current IECA best practice, 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.
2.23	Measures shall be applied to prevent site vehicles tracking sediment and other pollutants onto adjoining streets during the course of the project, and to prevent dust nuisance.	At all times.
2.24	Prepare an Erosion and Sediment Control Plan designed by a Registered Professional Engineer Queensland (RPEQ). Implement all relevant sediment and erosion control measures and temporary fencing as identified on the approved engineering drawings as part of the operational works. All sediment control devices and sediment collection points shall be regularly monitored, sediment removed as necessary and devices maintained responsibly during construction and maintenance period of the development works.	As part of the lodgement of the Operational Works application.

2.25	All wastes to be managed in accordance with the relevant legislation and regulations with regulated waste to be disposed of at a licensed facility and general solid waste to be disposed of at approved landfill sites with the contractor covering all costs incurred for the receipt and management of the waste.	At all times.
	VEGETATION	
2.26	Where vegetation is removed, the vegetation waste shall be disposed of by: <ul style="list-style-type: none"> i) Milling; ii) Chipping and/or mulching iii) Disposal at an approved waste disposal facility. <p>No incineration of vegetation or waste will be permitted at the site. Waste other than vegetation waste, generated as a result of the operations shall be disposed of to an approved disposal facility.</p>	At all times.
2.27	All declared weeds and pests are to be removed from the subject land and kept clear of such nuisance varieties during the course of operations.	At all times.
SCHEDULE 3 – ADVICE		
<i>Assessment Manager</i>		
This approval has effect in accordance with the provisions of section 71 of the <i>Planning Act 2016</i> .		
Currency Period - Pursuant to section 85 of the <i>Planning Act 2016</i> the approval will lapse if the plan of subdivision is not provided to the local government within the ‘currency period’ – being four (4) 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.		

The *Aboriginal Cultural Heritage Act 2003* 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.

Penalty provisions apply for failing to fulfil the Cultural Heritage Duty of Care.

Persons proposing an activity that involves additional surface disturbance beyond that which has already occurred at the proposed site need to be mindful of the Cultural Heritage Duty of Care requirement.

Details on how to fulfil the Cultural Heritage Duty of Care are outlined in the Cultural Heritage Duty of Care Duty Guidelines gazetted with the Act.

Council strongly advises that you obtain a copy of the Cultural Heritage Duty of Care Guidelines and seek further information on the responsibilities of proponents under the terms of the current Aboriginal Cultural Heritage Act.

Information about the cultural heritage duty of care is available at qld.gov.au/firstnations/environment-land-use-native-title/cultural-heritage/cultural-heritage-duty-of-care

Parts of the Somerset Region are within Fire Ant Biosecurity Zones.

If you are working with organic materials, you are legally obliged to check the fire ant biosecurity zones and use fire ant-safe practices before moving them to a new location (*Biosecurity Regulation 2016*).

If you are unable to do so, you must apply for a biosecurity instrument permit.

Penalties can also apply to individuals and businesses that do not use fire ant-safe practices before moving materials.

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 Biosecurity Zones as well as general information can be viewed on the DAF website www.daf.qld.gov.au/fireants

An Infrastructure Charges Notice accompanies this Development Approval and Levied Charges are applicable. Details of the current value of the Levied Charge, how the Levied Charges were calculated, how the Levied Charge may be escalated, and when payment of the Levied Charge is required can be found on the Infrastructure Charges Notice or the accompanying information notice.

From 1 July 2014, Infrastructure Charges related to the water supply and wastewater network are given by and paid to the Central SEQ Distributor-Retailer Authority, trading as Urban Utilities, and are separate from this Development Approval and the accompanying Infrastructure Charges Notice.

Additional advice about the Infrastructure Charges Notice may be sought from Council's planning section, on (07) 5424 4000 or mail@somerset.qld.gov.au.

Authorisation to connect the approved development to the water supply and wastewater networks and for property service connections require a Water Approval from the Central SEQ Distributor-Retailer Authority, trading as Urban Utilities.

For the approval of a Plan of Subdivision, written evidence from Urban Utilities must be provided to Council to verify that the conditions of any necessary Water Approval have been complied with.

Clearing native vegetation, including native vegetation that is a koala habitat, may require additional permits or notifications that are outside of this Development Approval. The landowner is responsible for ensuring that any clearing undertaken complies with requirements of any State or Federal agencies.

The Plan of Subdivision will not be released until all works are completed to Council's satisfaction or uncompleted works are suitably bonded.

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

Attachments for the Decision Notice include:

- Subdivision Proposal Plan, drawn by AJS Surveys, reference 23236-P1-C Rev C, dated 08.12.2023.

This completes the report for Development Application No. 24521.

Resolution

Moved – Cr Brieschke

Seconded – Cr Bishop

“THAT Council:

1. approve Development Application No. 24521 for a Development Permit for Reconfiguring a Lot by Subdivision (one lot into nine lots) on land situated at Eskdale Road, Toogoolawah, formally described as Lot 2 RP7751, subject to the recommended conditions and requirements contained in the schedules and attachments to this report.
2. authorise the Chief Executive Officer to enter into an infrastructure agreement with the applicant for the incentivisation of the delivery of the development on the following basis:
 - a. the infrastructure agreement is to reduce the value of the levied charge for the local government trunk infrastructure networks by the amount that is 50% of the amount required 'on the day that Council approves the plan of subdivision'; and
 - b. the reduction is to apply 'on the day that Council approves the plan of subdivision'; and
 - c. the agreement is to have a sunset clause of four years from the day the approval takes effect; and

d. the infrastructure agreement is to be prepared by Council's solicitor at the applicant's cost.

3. publish the officer's report for this application to Council's website as the statement of reasons in accordance with section 63(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 application, supporting documentation, and the plans and documents listed below, except where amended by these development conditions. Subdivision Proposal Plan, drawn by AJS Surveys, reference 23236-P1-C Rev C, dated 08.12.2023.	At all times.
1.2	The development must comply with the relevant provisions of the Somerset Region Planning Scheme (Version 4.2) and Local Laws, to the extent they have not been varied by this Development Approval.	At all times.
1.3	A legible copy of this Development Approval, including the approved plans and documents bearing Council's stamp, must be available on the subject land for inspection.	During site works, building works or operational works phases.
1.4	Pay to Council any outstanding rates or charges or expenses that are a charge over the subject land levied by Council, including any charges that are levied but not fully paid over the subject land.	Prior to the approval of the Plan of Subdivision.
1.5	All development conditions of this Development Approval must be complied with at no cost to Council unless stated otherwise in any specific condition of approval.	At all times.
1.6	Repair any damage to existing infrastructure (e.g. kerb and channel, footpath, or roadway) that may have occurred as part of the development. Any damage that is deemed to create a hazard to the community must be repaired immediately.	At all times.
1.7	A Registered Cadastral Surveyor must install new Survey Marks in their correct positions in accordance with the Plan of Subdivision.	Prior to the request for approval of the Plan of Subdivision.
1.8	Provide certification to Council from a Registered Cadastral Surveyor that development condition 1.7 has been complied with.	As part of the request for approval of the Plan of Subdivision.
1.9	Pay to Council the applicable amount at the time of request for plan of subdivision endorsement for the issue of new valuations by the Department of Resources.	As part of the request for approval of the Plan of

	Currently, the amount is set at \$47.00 per allotment.	Subdivision.
1.10	Undertake the development in one stage.	As indicated.
	SERVICES	
1.11	Connect each lot to the reticulated drinking water and wastewater networks in accordance with the standards and requirements of the Central SEQ Distributor-Retailer Authority, trading as Urban Utilities.	Prior to the request for approval of the Plan of Subdivision.
1.12	Provide written evidence (e.g. connection certificate) from Urban Utilities that the connection to the reticulated networks are available and that all requirements of Urban Utilities have been satisfied.	As part of the request for approval of the Plan of Subdivision.
1.13	Connect each lot to the reticulated electricity and telecommunications networks to the standards of the relevant service provider. Where proposed allotments front existing overhead electricity or telecommunication service, the development may connect direct to such service to the approval and requirements of the service provider.	Prior to the request for approval of the Plan of Subdivision.
1.14	Provide written evidence (e.g. certificate of supply or agreement) from the relevant service provider that each lot has been connected to the reticulated networks, connection is available at a standard connection, or has a current supply agreement.	As part of the request for approval of the Plan of Subdivision.
1.15	Provide certification from a Registered Cadastral Surveyor that all services (for example, water, wastewater, drainage, electricity, telecommunications) are wholly contained within the lot that they serve.	As part of the request for approval of the Plan of Subdivision.
1.16	Remove any services made redundant as a result of the development and reinstate the land.	Prior to the request for approval of the Plan of Subdivision.
SCHEDULE 2 – ENGINEERING		
<i>Assessment Manager</i>		
No	Condition	Timing
	GENERAL	
2.1	Make an Operational Work application to Council and pay the required fees where an application involves erosion and sediment control, roadworks, and stormwater drainage required as stated in the following conditions.	Prior to carrying out an assessable operational works.
2.2	All works are to be designed and constructed in accordance with the requirements of the <i>Somerset Region Planning Scheme</i> .	At all times.

2.3	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.
2.4	It is required that the design and construction of civil components of the Operational Work are to be certified by a Registered Professional Engineer Queensland (RPEQ), including: <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. 	As indicated.
	GENERAL SERVICES	
2.5	Install hydrant and valve location indicators and where serviced by kerb and channel, place brass markers in the kerb line at each service crossing (water, sewer, electricity and telecommunications).	Prior to the request for approval of the Plan of Subdivision.
	ROADWORKS	
2.6	Install all traffic signs and line markings in accordance with <i>Austroads</i> .	Prior to the request for approval of the Plan of Subdivision.
2.7	Road reserve and carriageway widths to be in accordance with the <i>Somerset Region Planning Scheme</i> .	Prior to the request for approval of the Plan of Subdivision.
2.8	All works on or adjacent to roadways must be adequately signed in accordance with the " <i>Austroads Guide to Temporary Traffic Management</i> ". Any Road or lane closure must be applied for in writing to Council, and all conditions of that approval complied with during construction of the works.	Prior to commencement of and during construction of works.
2.9	Provide 6m x 3 chord truncations on property boundaries at all road intersections. Remove all improvements and obstructions from the area of the corner truncation(s) and area of dedicated road.	Prior to the request for approval of the Plan of Subdivision.
	KERB AND CHANNEL	
2.10	Provide kerb and channelling (including drainage and associated works) with asphalt concrete surfacing along the full frontage of the site. Note: The provision of kerb and channelling requires operational works approval from Council.	Prior to the request for approval of the Plan of Subdivision.
	STORMWATER	
2.12	Ensure Stormwater drainage is delivered to a lawful point of discharge	At all times.

2.13	Stormwater drainage and flows are to have no increase in peak discharge immediately downstream of this development for a selected range of storm durations, and a selected range of AEP's up to the defined flood event.	At all times.
2.14	Stormwater drainage and flows are to have no actionable nuisance effect on adjoining, upstream, or downstream landholders.	At all times.
2.15	Stormwater drainage and flows are to have no increase in flood levels on adjoining land that may damage or adversely effect the value or potential use of the land.	At all times.
2.16	Design and construction of all stormwater drainage works must comply with the relevant section/s of the Queensland Urban Drainage Manual (QUDM) and the <i>Somerset Region Planning Scheme</i> .	As part of Operational Works.
2.19	Where stormwater cannot be discharged to the kerb and channel, provide inter-allotment drainage in accordance with Queensland Urban Drainage Manual (QUDM) and <i>Somerset Region Planning Scheme</i> .	As part of Operational Works.
2.20	Submit permission for the discharge of stormwater drainage to a lawful point of discharge from the owners of properties affected by any stormwater discharge from the site. Note: Such consent may require supporting engineering plans and calculations.	As part of Operational Works.
2.21	Submit a Site Based Stormwater Management Plan (SBSMP) prepared by a Registered Professional Engineer Queensland (RPEQ), which generally conforms to the approved development plan/s (including as amended by these development conditions) and <i>Somerset Region Planning Scheme</i> . The SBSMP should include the following: <ul style="list-style-type: none"> • Quantity and quality of stormwater to be released from the development; • All sources of potential contamination (including but not limited to the actual and potential release of all contaminants; • The potential impact of these sources; • Impact of the release of stormwater from the development on the quality and integrity of the receiving environment; • Measures to be implemented to prevent the likelihood of stormwater contamination; and • Maintenance schedule. 	As part of the lodgement of the Operational Works application.

	EROSION AND SEDIMENT CONTROL	
2.22	<p>Erosion and sedimentation controls shall be implemented in accordance with current IECA best practice, 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.
2.23	Measures shall be applied to prevent site vehicles tracking sediment and other pollutants onto adjoining streets during the course of the project, and to prevent dust nuisance.	At all times.
2.24	Prepare an Erosion and Sediment Control Plan designed by a Registered Professional Engineer Queensland (RPEQ). Implement all relevant sediment and erosion control measures and temporary fencing as identified on the approved engineering drawings as part of the operational works. All sediment control devices and sediment collection points shall be regularly monitored, sediment removed as necessary and devices maintained responsibly during construction and maintenance period of the development works.	As part of the lodgement of the Operational Works application.
2.25	All wastes to be managed in accordance with the relevant legislation and regulations with regulated waste to be disposed of at a licensed facility and general solid waste to be disposed of at approved landfill sites with the contractor covering all costs incurred for the receipt and management of the waste.	At all times.
	VEGETATION	
2.26	<p>Where vegetation is removed, the vegetation waste shall be disposed of by:</p> <ul style="list-style-type: none"> iv) Milling; v) Chipping and/or mulching vi) Disposal at an approved waste disposal facility. <p>No incineration of vegetation or waste will be permitted at the site. Waste other than vegetation waste, generated as a result of the operations shall be disposed of to an approved disposal facility.</p>	At all times.
2.27	All declared weeds and pests are to be removed from the subject land and kept clear of such nuisance varieties during the course of operations.	At all times.

SCHEDULE 3 – ADVICE		
<i>Assessment Manager</i>		
This approval has effect in accordance with the provisions of section 71 of the <i>Planning Act 2016</i> .		
Currency Period - Pursuant to section 85 of the <i>Planning Act 2016</i> the approval will lapse if the plan of subdivision is not provided to the local government within the 'currency period' – being four (4) 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.		
<p>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>Penalty provisions apply for failing to fulfil the Cultural Heritage Duty of Care.</p> <p>Persons proposing an activity that involves additional surface disturbance beyond that which has already occurred at the proposed site need to be mindful of the Cultural Heritage Duty of Care requirement.</p> <p>Details on how to fulfil the Cultural Heritage Duty of Care are outlined in the Cultural Heritage Duty of Care Duty Guidelines gazetted with the Act.</p> <p>Council strongly advises that you obtain a copy of the Cultural Heritage Duty of Care Guidelines and seek further information on the responsibilities of proponents under the terms of the current Aboriginal Cultural Heritage Act.</p> <p>Information about the cultural heritage duty of care is available at qld.gov.au/firstnations/environment-land-use-native-title/cultural-heritage/cultural-heritage-duty-of-care</p>		
<p>Parts of the Somerset Region are within Fire Ant Biosecurity Zones.</p> <p>If you are working with organic materials, you are legally obliged to check the fire ant biosecurity zones and use fire ant-safe practices before moving them to a new location (<i>Biosecurity Regulation 2016</i>).</p> <p>If you are unable to do so, you must apply for a biosecurity instrument permit.</p> <p>Penalties can also apply to individuals and businesses that do not use fire ant-safe practices before moving materials.</p> <p>It is a legal obligation to report any sighting or suspicion of fire ants within 24 hours to Biosecurity Queensland on 13 25 23.</p>		

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

An Infrastructure Charges Notice accompanies this Development Approval and Levied Charges are applicable. Details of the current value of the Levied Charge, how the Levied Charges were calculated, how the Levied Charge may be escalated, and when payment of the Levied Charge is required can be found on the Infrastructure Charges Notice or the accompanying information notice.

From 1 July 2014, Infrastructure Charges related to the water supply and wastewater network are given by and paid to the Central SEQ Distributor-Retailer Authority, trading as Urban Utilities, and are separate from this Development Approval and the accompanying Infrastructure Charges Notice.

Additional advice about the Infrastructure Charges Notice may be sought from Council's planning section, on (07) 5424 4000 or mail@somerset.qld.gov.au.

Authorisation to connect the approved development to the water supply and wastewater networks and for property service connections require a Water Approval from the Central SEQ Distributor-Retailer Authority, trading as Urban Utilities.

For the approval of a Plan of Subdivision, written evidence from Urban Utilities must be provided to Council to verify that the conditions of any necessary Water Approval have been complied with.

Clearing native vegetation, including native vegetation that is a koala habitat, may require additional permits or notifications that are outside of this Development Approval. The landowner is responsible for ensuring that any clearing undertaken complies with requirements of any State or Federal agencies.

The Plan of Subdivision will not be released until all works are completed to Council's satisfaction or uncompleted works are suitably bonded.

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

Carried

Vote - Unanimous

Subject:	Development Application No. DA25072 – 39 Mack Street Esk
File No:	Development Application for a Development Permit for a
Action Officer:	Material Change of Use for Short Term Accommodation.
	DA25072 Assessment No: 00783-00000-000
	PO - TO

1.0 APPLICATION SUMMARY

Property details

Location:	39 Mack Street, Esk
Real property description:	Lot 2 SP176575
Site area:	920m ²
Current land use:	Dwelling house and shed
Easements/encumbrances:	Nil identified

South East Queensland Regional Plan

Land use category: Urban footprint

Planning scheme details

Planning scheme Somerset Region Planning Scheme (Version 4.2)
Zone: General residential zone
Precinct: Not within a precinct
Desired settlement pattern: Not applicable
Overlays: OM4 Bushfire hazard overlay
OM8 High impact activities management area overlay

Application details

Proposal: Short Term Accommodation
Category of assessment: Impact assessment
Applicant details: J Pearson & A Parsons
C/- Diane Kerr & Associates
19 Frobisher Street
SPRINGWOOD QLD 4127
Owner details: J Pearson & A Parsons
Date application received: 19 June 2024
Date application properly made: 19 June 2024

Referrals None required

Public notification Required

Notification period 25 July 2024 - 16 August 2024

Submissions received One not properly made submission

RECOMMENDED DECISION

Approve the development application subject to the development conditions and requirements contained in the schedules and attachments of this report.



**Locality Plan of Lot 2 SP176575
Situated at 39 Mack Street Esk**

2.0 PROPOSAL

This development application seeks approval for a DA25072, on land at 39 Mack Street, Esk, formally described as Lot 2 SP176575.

The application is made under Version 4.2 of the Somerset Region Planning Scheme (the planning scheme). The site is located within the General residential zone. The application is required because the development for Short Term Accommodation is assessable development requiring impact assessment in the General Residential zone.

The proposed Short Term Accommodation will comprise of the entire 213m² dwelling house being used for Short Term Accommodation and not individual rooms. The maximum number of people that can be accommodated within the dwelling is six persons. The dwelling house contains the following:

Upper Floor:

- Three bedrooms
- Lounge
- Kitchen/dining room
- Bathroom and toilet
- Toilet
- Laundry
- Reading room/study
- Verandahs (front) and deck (rear)

Lower Floor:

- Garage
- Storage areas.

Vehicle access will be via the existing driveway off Mack Street.

The applicant has provided supporting documents demonstrating who the day to day operation of the Short Term Accommodation will be managed to protect the privacy and amenity of nearby sensitive receptors. These include a House Rules and Noise Complaint Management Procedure and Register.

3.0 SITE DETAILS

3.1 Description of the land

The site is a regular shaped allotment with frontage to Mack Street at the eastern boundary. The site is currently improved with a dwelling house and shed.

Surrounding lots are also within the General Residential zone and are typically improved with dwelling houses and associated buildings and structures. The lot slopes to the northeast.

3.2 Access

Access to the site will be via an existing driveway crossover to Mack Street, which is an Access Street – Major in Council's road hierarchy.

3.3 Connection to electricity and telecommunications

The land is within the General Residential zone. Given that the proposed development involves the reuse of the existing dwelling house, connection to electricity and telecommunications already exists.

4.0 PLANNING LEGISLATION

The application will be assessed against the matters set out in section 45 and decided in accordance with section 60 of the *Planning Act 2016*.

5.0 ASSESSMENT BENCHMARKS

The proposal requires assessment against the following assessment benchmarks.

5.1 State Planning Policy 2017

The State Planning Policy 2017 (SPP) came into effect on 3 July 2017 and is not identified as being reflected in the Somerset Region Planning Scheme. The application requires an assessment against the assessment benchmarks contained within Part E, and Council must have regard to each of the State Interests within the SPP, to the extent relevant to the application.

The application has been assessed against the assessment benchmarks and relevant state interests and the proposal is considered to comply (to the extent relevant).

Water Quality – Water Resource Catchments

Due to the scale and nature of the proposed development (converting an existing dwelling house to short term accommodation), there will be no adverse effects on the water resource catchments.

Natural Hazards Risk and Resilience – Flood hazard area – Local Government flood mapping and Bushfire Prone Area

The subject site is not identified as triggering Council's Flood Hazard overlay therefore no further assessment for flood is required for the proposed development.

The subject site is identified as triggering the Potential Impact Buffer within the Bushfire Prone Area. The proposed development involves converting an existing Dwelling house into Short Term Accommodation within the Esk township which is connected to reticulated water and has access to a bitumen road network with several evacuation routes.

In addition, it is recommended that conditions of approval are imposed requiring the change of building classification from a class 1a to class 1b structure which will assist in facilitating a reasonable level the evacuation of persons in a bushfire emergency as per current building standard requirements.

On this basis it is considered that the development mitigates the risks to people and property to an acceptable or tolerable level.

5.2 South East Queensland Regional Plan

The site is located within the urban footprint. The application has been assessed against the provisions of the regional plan and the associated regulatory requirements and was considered to comply.

5.3 Schedule 10 of the *Planning Regulation 2017*

Schedule 10 of the *Planning Regulation 2017* establishes assessment triggers, requirements, and assessment benchmarks. No Council assessment of the development against an assessment benchmark from the Regulation was required. Where a referral agency undertakes an assessment against a matter as required by the Regulation, this is discussed in section 6.0 of this report.

The proposal:

- (g) does not impact on any regulated vegetation;
- (h) does not impact on any koala habitat areas;
- (i) is not located within a koala priority area;
- (j) is not located in proximity to a Queensland heritage place or local heritage place;
- (k) is not on land designated for infrastructure;
- (l) does not involve any environmentally relevant activities.

5.4 Temporary local planning instruments

There are currently no temporary local planning instruments in effect within the Somerset Region.

5.5 Variation approvals

The property is not benefitted by any variation approvals.

5.6 Somerset Region Planning Scheme (Version 4.2)

5.6.1 Relevant assessment benchmarks from the planning scheme

As an impact assessment, the assessment is to be carried out against the entire planning scheme, to the extent relevant. The following are the relevant sections of the planning scheme for the assessment of this application:

- (d) Part 3 Strategic framework;
- (e) 6.2.4 General residential zone code;
- (f) 7.2.4 Bushfire hazard overlay code;

- (g) 7.2.8 High impact activities management area overlay code;
- (h) 8.2.19 Short Term Accommodation code;
- (i) 8.3.5 Services works and infrastructure code; and
- (j) 8.3.6 Transport access and parking code.

The above relevant sections may be supported by additional information contained within the balance of the planning scheme.

The site is mapped within the OM008 High impact activities management area overlay. As the use is not a high impact activity, as defined in the planning scheme, the overlay code does not apply.

5.6.2 Strategic framework assessment

The development application has been assessed against the strategic framework of the planning scheme and is considered to support Council's strategic intent for the region. The following represents an overview of how the proposal aligns with each of the seven themes that collectively represent the policy intent of the planning scheme.

3.3 Settlement Pattern

The settlement pattern theme aims to ensure that the Somerset Regional Council area has a network of strong and dynamic towns with a diverse range of the settlement opportunities. These towns are complemented by natural and managed open space and planned to ensure growth aligns with the existing and planned community and network infrastructure.

The proposed development is located within the extent of the urban growth for Esk. As the development relates to the reuse of an existing dwelling house, there will be no impact on the existing provision of urban infrastructure and services, existing environmental, landscape and scenic amenity values will continue to be protected and where natural hazards occur such as bushfire, measures can be put in place to minimise the risks to life and property.

The location of the proposed short-term accommodation is within the bounds of Esk and is approximately 750m to the east of the town centre. As such, the proposed use is considered to provide a service that promotes the town and in turn there is existing infrastructure and service networks to meet the needs of the proposed use.

It is considered that the proposed development complies with this theme.

3.4 Natural Environment

The natural environment theme aims to ensure that the Somerset Region has increased its contribution to the natural environmental values of the greater South East Queensland region in terms of both extent and quality.

The proposed development site is identified as a 'Town or Urban area' on the Natural Environment Strategic Framework map. As the site is not affected by any mapped areas of ecological or environmental significance, there are no applicable requirements under the Strategic Framework and associated elements that require assessment.

3.5 Natural Resources

The Natural Resources theme aims to ensure the region's natural resources are well managed. This includes ensuring that the use of land does not cause an adverse impact on

the environment. The proposal does not involve any impact on an identified natural resource, including agricultural land, extractive resources or forestry. There are no nearby watercourses or water bodies and as a result there will be no adverse impact on water quality.

It is considered that the proposed development complies with this theme.

3.6 Community identity and regional landscape character

The Community Identity and Regional Landscape Character theme seeks to plan for a diverse and vibrant community that is planned, designed and managed so that it is sustainable, safe and able to respond to the changing environment and regional landscape character. Of this theme, Element 3.6.2 Town Identity and Element 3.6.11 Scenic Amenity are applicable to the proposed development.

The town identity of Esk will not be impacted by the proposed development. The proposed development will encourage and promote Esk as a regional tourism destination. Significant areas of scenic amenity such as Mount Glen Rock as well as the Brisbane Valley Rail Trail are in close proximity and can be viewed and accessed respectively. The location of the proposed development will not compromise these elements but rather promote the diverse landscape character types found within the town.

It is considered that the proposed development complies with this theme.

3.7 Economic Development

The Economic Development theme is focused on ensuring the region promotes a diverse range of business, industry and tourism activities that contribute to the health and wellbeing of both the rural and urban populations. Of this theme, Element 3.7.6 Tourism and recreation is applicable to the proposed development.

The Tourism Strategy Strategic Framework Map 7 indicates that the subject site is located on the outskirts of a Major Tourism Hub (Esk). It is considered that the location of the short term accommodation will provide an opportunity for further value adding to outdoor and food based activities in particular. The proposed development is of an appropriate scale, nature and intensity that represents low impact tourism and recreational development within the Principal Future Strategic Tourism Focus Area of Esk. The proposed development is expected to cater for the social needs of Somerset Region and encourage visitors to the region. This may have positive flow-on effects for the local economy, particularly the service and retail sectors.

It is considered that the proposed development complies with this theme.

3.8 Infrastructure and services

The Infrastructure and Services theme ensures that infrastructure and services are well planned, managed and integrated in a manner to promote efficient development. This includes the design and provision within new developments of stormwater, wastewater and utilities infrastructure. However, this theme also extends to the management of general waste on sites.

The proposed development site is not affected by any mapped major infrastructure or services and the application proposes to reuse an existing dwelling house (with all applicable services) to be used for the Short Term Accommodation.

It is considered that the proposed development complies with this theme.

3.9 Transport

The Transport theme seeks to ensure that the local government area is provided with a sustainable, mixed mode integrated transport system that is protected from the encroachment of incompatible land uses through future planning. Of this theme, Element 3.9.2 Road Network is applicable to the proposed development.

The proposed development is located in an area that has an established road network and is accessible by higher order road (Brisbane Valley Highway) to the east. As such, the development is well connected to the region which will encourage use of the services offered.

It is considered that the proposed development complies with this theme.

5.6.3 Code compliance summary

The assessment below identifies how the development proposal achieves the relevant assessment benchmarks from the planning scheme (other than the strategic framework) and the proposal seeks an alternative outcome:

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

Relevant code	Compliance with overall outcomes	Performance outcomes
General Residential zone code	Yes	No alternate solutions provided.
Short Term Accommodation code	Yes	PO2 & PO6
Services works and infrastructure code	Yes	No alternate solutions provided.
Transport access and parking code	Yes	No alternate solutions provided.
Relevant overlay code	Compliance with overall outcomes	Performance outcomes
Bushfire overlay code	Yes	PO1

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

5.6.4 Performance outcome assessment

Short Term Accommodation

Performance outcome	Acceptable outcome
PO2 The use is small-scale and maintains the character and amenity of the local area.	AO2.1 Where located in the General residential zone - park residential precinct, Rural residential zone, Emerging community zone, or Rural zone, the <i>site</i> has a minimum area of 2,000 square metres. OR AO2.2

Performance outcome	Acceptable outcome
	<p>Where located in any other zone the site has a minimum area of 1,000 square metres.</p> <p>AO2.3 The short term accommodation is setback at least 50 metres from the boundary the Rural zone.</p>
<p>Alternative outcome assessment The development is proposed on a property with a site area of 920m² instead of 1,000m² as identified by AO2.2 of the Short-Term Accommodation code.</p> <p>The proposed short term accommodation development site is only 80m² short of the acceptable outcome. The site is surrounded by lots less than 1000m² in size. The development proposes to utilise an existing three bedroom dwelling, driveway and landscaping and there are no changes to the existing boundary setbacks, as such the local character will not be altered by the development.</p> <p>It is recommended that the alternative outcome be accepted in this instance.</p>	
Streetscape appearance	
<p>PO6 The frontage of the <i>site</i> is landscaped to enhance the streetscape appearance in an urban zone.</p>	<p>AO6 In an <i>urban area (except in the Centre zone)</i> a minimum 3 metre wide landscape strip is provided to the street frontage of the <i>site</i>.</p>
<p>Alternative outcome assessment The development proposes to utilise the existing landscaping instead of a three metre minimum landscape strip provided to the street frontage of the site as identified by AO6 of the code.</p> <p>The proposal is for the use of an existing dwelling which has established vegetation including a manicured hedge approximately 1.2m high and 1.0m wide along the full frontage. The existing landscaping provides an adequate level of streetscape appearance and is maintained.</p> <p>It is recommended that the alternative outcome be accepted in this instance.</p>	
Streetscape appearance	
<p>PO13 The frontage of the <i>site</i> is landscaped to enhance the streetscape appearance in an urban zone.</p>	<p>AO13 In an <i>urban area</i> a minimum 3 metre wide landscape strip is provided to the street frontage of the <i>site</i>.</p>
<p>Alternative outcome assessment The development proposes to utilise the existing landscaping instead of a three metre minimum landscape strip provided to the street frontage of the site as identified by AO13 of the code.</p> <p>The proposal is for the use of an existing dwelling which has established vegetation including a manicured hedge approximately 1.2m high and 1.0m wide along the full frontage. The existing landscaping provides an adequate level of streetscape appearance and is maintained.</p> <p>It is recommended that the alternative outcome be accepted in this instance.</p>	

Bushfire Hazard Overlay

Performance outcome	Acceptable outcome
<p>PO1 Development avoids being sited and does not increase the number of persons living or working on land subject to Very High (potential intensity) Bushfire Hazard or High (potential intensity) Bushfire Hazard identified on Bushfire hazard overlay map OM-004a-b; unless it is demonstrated that:</p> <p>(a) the subject land or the proposed siting of the development is in an area of the subject land that is a Medium (potential intensity) Bushfire Hazard (or lesser); or bushfire mitigation measures are adequate for the potential bushfire intensity level of the site, being supported by a bushfire hazard risk assessment and bushfire management plan which has been prepared by a suitably qualified person(s).</p> <p>Note- A bushfire management plan is prepared in accordance with SC6.6 Planning Scheme Policy 6 –</p>	<p>AO1.1 Uses within the following <i>Activity groups</i> are located outside of a Very High (potential intensity) Bushfire Hazard or High (potential intensity) Bushfire Hazard identified on Bushfire hazard overlay map OM-004a-b:</p> <p>(a) <i>Accommodation activities group</i>; (b) <i>Business activities group</i>; (c) <i>Community activities group</i>; and (d) <i>Entertainment activities group</i>;</p> <p>OR</p> <p>AO1.2 A site specific bushfire hazard and risk assessment is prepared to confirm that the subject land or proposed development site is not in a Bushfire Hazard Area or is in a Medium (potential intensity) Bushfire Hazard Area or lesser.</p> <p>Note- A bushfire hazard and risk assessment is prepared in accordance with SC6.6 Planning Scheme Policy 6 –</p> <p>OR</p> <p>AO1.3 The development is sited, designed and operated in accordance with a bushfire management plan prepared by a suitably qualified person(s) which demonstrates that appropriate measures will be put in place to mitigate risks to life and property and/or lessen the bushfire (potential intensity) hazard level to the site.</p> <p>Note- A bushfire management plan is prepared in accordance with SC6.6 Planning Scheme Policy 6 –</p> <p>OR</p> <p>AO1.4 New lots are designed with a size and shape:</p> <p>(a) capable of accommodating efficient emergency access to building for fire fighting vehicles through avoiding rear lot configurations and long narrow lots with long accessways to buildings on site; and</p>

Performance outcome	Acceptable outcome
	<p>(b) to ensure the buildings and structures are sited in the area of lowest potential intensity bushfire hazard on the lot and in accordance with a bushfire management plan to be conditioned on the Reconfiguring a Lot approval.</p> <p>Note- A bushfire management plan is prepared in accordance with SC6.6 Planning Scheme Policy 6 –</p>
<p>Alternative outcome assessment</p> <p>The proposed short term accommodation is located within an area identified as Very High Bushfire Intensity as a consequence of the potential impact buffer. AO1 of the code states that accommodation activities (including short term accommodation) are located outside of a Very High Bushfire Hazard area.</p> <p>The development will occur within an existing three bedroom dwelling which is connected to reticulated water supply and access to two sealed roads to leave the property should an evacuation be required. In addition, the short term accommodation does not result in an increase in the number of people on site then what is already accepted by the dwelling house.</p> <p>It is recommended that the alternative outcome be accepted in this instance.</p>	

5.6.5 Overall outcome assessment

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

5.7 Local government infrastructure plan

5.7.1 Priority infrastructure area

The development land is located within the priority infrastructure area as shown in the Local government infrastructure plan mapping.

5.7.2 Infrastructure charges

The proposed development is for Short Term Accommodation, which is identified as being an Accommodation (Short Term) under *Somerset Regional Council Charges Resolution (No. 1) 2024*. The land is within Charge Area B for determining the relevant adopted charge.

The draft infrastructure charges notice is attached and includes charges for the networks identified in the below sections of this report.

5.7.3 Trunk infrastructure requirements

5.7.3.1 Drinking water and wastewater networks

The existing Dwelling house is connected to the drinking water and wastewater networks as shown in Urban Utilities' Netserv Plan. Infrastructure charges for the drinking water and wastewater networks (where applicable) are managed by Urban Utilities separately from this development application.

5.7.3.2 Stormwater network

Stormwater as a result of the development is not anticipated to result in an adverse impact on Council's trunk stormwater network infrastructure, and no additional trunk infrastructure has been identified as being necessary to deliver the development.

An adopted charge for the stormwater network applies. As the short term accommodation adopted charge is less than the charge applied for a three bedroom dwelling house, as such in this instance no charge will be levied against the network.

5.7.3.3 Public parks and community land network

The proposal is not considered to result in an unreasonable impact on Council's trunk public park and community land network infrastructure, and no trunk infrastructure has been identified as being required to support the development.

There is no adopted charge for the public parks and community land network applicable to the proposal.

5.7.3.4 Transport network

The proposal is not anticipated to result in an adverse impact on Council's trunk transport network infrastructure, and no additional trunk infrastructure has been identified as being required to deliver the development.

An adopted charge for the transport network applies. As the short term accommodation adopted charge is less than the charge applied for a three bedroom dwelling house, as such in this instance no charge will be levied against the network.

6.0 REFERRAL

6.1 Referral agencies

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

6.2 Third party advice

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

7.0 PUBLIC NOTIFICATION

7.1 Notification requirements

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

- (a) a notice was published in The Sentinel newspaper on 24 July 2024;
- (b) a notice in the prescribed form was placed on the premises on 24 July 2024 and maintained for the minimum period of 15 business days; and
- (c) a notification was served to all adjoining landowners on 22 July 2024.

The public notification period was from 25 July 2024 to 16 August 2024.

Council received the notice of compliance on 19 August 2024, confirming that public notification had been undertaken in accordance with the statutory requirements.

7.2 Matters raised in submissions

During the public notification period, Council received one not properly made submission about the application. The submission objected to the application.

The matters raised in the submissions are outlined below:

Submission concern – No communication from landowners

The submitter raised concern that as a caretaker of a neighbouring property, no communication details had been provided from the owners of 39 Mack Street. We have no way to reach them should there be any issues with their short-term tenants.

As part of the application process, the applicant has submitted House Rules and Noise Complaint Management Procedure with the landowners contact details to be included (if the application is approved).

If approved, conditions will be included requiring compliance with these documents.

Submission concern – Use operating without an approval

The submitter raised concerns that 39 Mack Street has been used throughout this period (since December 2023) for short term accommodation.

The Material Change of Use application for Short Term Accommodation has been lodged as a result of compliance action for a use operating without a planning approval.

Submission concern – Rental vacancy

The submitter raised that as of the date of the submission (16 August 2024) that there were no rental properties available within Esk township on realestate.com and in the neighbouring suburb of Toogoolawah, one property appeared to be available.

Whether a property is utilised as a rental property or other accommodation purpose is the discretion of the owners and not planning application matter. The availability of rental accommodation within a township is a wider community issue.

Submission concern – Public notification compliance

The submitter alleges that the application was not properly notified as a Caretaker of a neighbouring property had not received the registered letter within the notification period.

Council officers have reviewed the notice of compliance and supporting documents and consider that notification has been carried out in accordance with the requirements of the *Planning Act 2016* and *Development Assessment Rules*.

Submission concern – Does not meet land size requirement for Short Term Accommodation

The submitter has identified that the property is less than the land size currently permitted for Short Term Accommodation.

As the proposal involves only the reuse of the existing dwelling house, it is anticipated that the use is small scale and not likely to impact the local character of the area. The land size identified within the Short Term Accommodation code is an acceptable outcome (AO2.2) and the planning application has provided an assessment against the Performance outcome as an alternative solution for the reduced land size.

It is considered that the proposal has demonstrated an appropriate performance outcome and this matter is not considered to be a reason for refusal.

8.0 OTHER RELEVANT MATTERS

No other relevant matters were considered in the assessment of this application.

9.0 CONCLUSION

The proposed development has been assessed with regard to the applicable assessment benchmarks as identified within this report (serves also as a Statement of Reasons). The

proposed development complies with the Strategic Framework and generally complies with the relevant aspects of the zone and development codes, or it can be conditioned to comply. Where the applicant has not provided sufficient information, conditions have been imposed to ensure compliance. Relevant matters also support the approval of the proposed development.

Having undertaken the assessment, and considered the relevant matters identified within the report, the officer's recommendation is to approve the application.

10.0 ATTACHMENT

1. Proposal plans
2. Noise Complaint Management Procedure
3. House Rules
4. Draft infrastructure charges notice

RECOMMENDATION

THAT Council:

1. approve Development Application No. 25072 for a Development Application for a Development Permit for a Material Change of Use for Short Term Accommodation on land situated at 39 Mack Street, Esk, formally described as Lot 2 SP176575, subject to the recommended conditions and requirements contained in the schedules and attachments to this report.
2. publish the officer's report for this application to Council's website as the statement of reasons in accordance with section 63(5) of the *Planning Act 2016*.

SCHEDULE 1 – Planning		
<i>Assessment Manager</i>		
No	Condition	Timing
1.1	<p>The development must be carried out generally in accordance with the material contained in the development application, supporting documentation, Approved Plans and Approved Document/s listed below, subject to the conditions of this Development Approval.</p> <ol style="list-style-type: none"> 1. Site Plan, Project Name. 39 Mack Street, Esk Drawing No, 000, dated 18 June 2024. 2. Ground Floor Plan, Project Name. 39 Mack Street, Esk Drawing No, 010, dated 18 June 2024. 3. First Floor Plan, Project Name. 39 Mack Street, Esk Drawing No, 011, dated 18 June 2024. 4. North and West Elevation Plan, Project Name. 39 Mack Street, Esk Drawing No, 110, dated 18 June 2024. 5. South and East Elevation Plan, Project Name. 39 Mack Street, Esk Drawing No, 111, dated 18 June 2024. 6. Noise Complaint Management Procedure 7. House Rules 	At all times.
1.2	The Short-Term accommodation is to be provided as a single accommodation unit, containing three bedrooms.	At all times.
1.3	Short-Term accommodation is providing accommodation of less than 3 consecutive months to tourists or travellers.	At all times.

1.4	The approved development shall not cause any adverse impact on the amenity of the neighbourhood by the emission of noise.	At all times.
1.4	This Development Approval does not imply or comprise an approval for any uses other than that listed in Condition 1.1.	At all times.
1.5	The development must comply with the provisions of Council's Local Laws, Planning Scheme Policies, Planning Scheme and Planning Scheme Codes to the extent they are not varied by this Development Approval.	At all times.
1.6	Unless otherwise stated, all conditions must be complied with prior to the commencement of use and thereafter.	Prior to commencement of use and undertaken at all times.
1.7	Pay outstanding rates and charges	
	Pay to Council any outstanding rates or charges or expenses that are a charge over the subject land levied by Council, including any charges that are levied but not fully paid over the subject land.	Prior to the commencement of use.
1.8	Complete all building work associated with this Development Approval, including work required by any conditions of this Development Approval prior to commencement of use. Such building work is to be carried out generally in accordance with the Approved Plans and Approved Document/s, where the building work is assessable development, in accordance with a current Development Permit for Building Work. <i>Note: There will be a requirement to change the building classification of the building to a Class 1b and requires a Development Application for a Development Permit for Building Work.</i>	Prior to commencement of use and when a Final Inspection Certificate has been issued.
1.9	The development must be maintained generally in accordance with the Approved Plans and Approved Document/s subject to or modified by any conditions of this Development Approval.	When the change occurs and maintained at all times.
	Operational Requirements	
1.10	Update the Noise Complaint Management Procedure and House Rules to include Contact Person (name, postal address, suburb, state, postcode, phone number and email address) and submit to Council for approval.	Prior to commencement of use.
1.11	As required, the Noise Complaint Management Procedure and House Rules are to be updated to ensure the details remain current.	As indicated.

	Availability of Approved Documentation	
1.12	A legible copy of the Development Approval bearing Council's approved stamp must be available on the subject land at all times.	At all times.
	Transport, Vehicular Access and Parking	
1.13	The premises must be provided with vehicular access and a minimum of one (1) on-site car parking space for the approved use. Car parking and manoeuvring areas must be: <ul style="list-style-type: none"> • Located generally as shown on the Approved Plans listed within this Development Approval; and • Maintained at all times. 	At all times.
1.14	Appropriate on-site directional signage must be provided for: <ul style="list-style-type: none"> • Safely directing pedestrian movement to the accommodation facilities and within the site; • Visitor car parking; and • Bicycle parking and storage. 	At all times.
SCHEDULE 2 – Environmental		
<i>Assessment Manager</i>		
No	Condition	Timing
2.1	All buildings, structures, fittings, fixtures and grounds forming part of this development approval 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.
	Outdoor Lighting Impact Mitigation	
2.2	Outdoor lighting associated with the use must be designed, sited, and installed to comply with the relevant parameters of <i>Australian Standard AS4282-1997 Control of the obtrusive effects of outdoor lighting</i> .	At all times.
	Waste Management (Bin Provision and Storage)	
2.3	Refuse storage facilities must be conveniently located for the approved use and regularly emptied by the owner/operator.	At all times.
	Operational Plan	
2.4	The approved use must be carried out generally in accordance with the Approved Noise Complaint Management Procedure and House Rules listed in this Development Approval.	When the change occurs and undertaken at all times.
	Acoustic Amenity – Noise Limits	

2.5	Noise from the activity associated with the use of the subject land must not exceed the Acoustic Quality Objectives listed in the <i>Environmental Protection (Noise) Policy 2019</i> when measured at any sensitive receptor.	When the change occurs and maintained at all times.
	Acoustic Amenity – Complaints Management	
2.6	Where a complaint is received about alleged noise nuisance caused by the use, the complaint must be investigated and actions taken to mitigate or prevent the noise nuisance in accordance with the requirements of an endorsed Complaints Management Procedure as listed in this development approval.	When the change occurs and undertaken at all times.
2.7	A record of all noise complaints and investigation results including corrective actions must be maintained and made available for inspection at any time upon request by Council.	When the change occurs and undertaken at all times.
	Visual Amenity	
2.8	All buildings, structures and fences as well as the subject site must be maintained in a clean and tidy manner at all times.	Maintained at all times.
2.9	Open storage areas, bin storage areas and other unsightly areas must be screened from view from all street frontages and public places.	Maintained at all times.
2.10	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 approval relates.	At all times.
	Fencing and Walls (General)	
2.11	Fences and walls must be maintained in a good stage of repair to ensure that their intended function (i.e. privacy, security, safety, acoustic, livestock, pest exclusion etc) is maintained.	Maintained at all times.
SCHEDULE 3 – Engineering		
<i>Assessment Manager</i>		
No	Condition	Timing
	Public Utilities/Infrastructure	
3.1	Any alterations necessary to public utilities resulting from compliance with the conditions of this Development Approval is at the cost of the property owner.	At all times.
3.2	Any works carried out to Council and utility services infrastructure and assets, including any alterations and repairs resulting from compliance with the conditions of this Development Approval whether carried out by Council, or otherwise is at the cost of the property owner.	At all times.

3.3	Where required, repair any damage to Council's infrastructure that occurs during works carried out in association with the approved use.	At all times.
	Stormwater Drainage	
3.4	All land adjoining the development must be protected from ponding or nuisance from stormwater resulting from the development for the life of the development.	At all times.
	Stormwater Discharge	
3.5	The act of on-site stormwater discharge must not cause erosion and scouring and must utilise appropriate control devices at outlets to prevent such erosion and scouring.	At all times.
3.6	Stormwater must be dispersed as sheet flow.	At all times.
3.7	Ensure Stormwater drainage is delivered to a lawful point of discharge	At all times.
SCHEDULE 4 – Advice		
<i>Assessment Manager</i>		
Infrastructure charges are levied by way of an Infrastructure Charges Notice, issued pursuant to Section 119 of the <i>Planning Act 2016</i> .		
This approval has effect in accordance with the provisions of section 71 of the <i>Planning Act 2016</i> , and development may commence in accordance with section 72.		
Currency Period - Pursuant to section 85 of the <i>Planning Act 2016</i> the approval will lapse if the development does not commence 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.		
Dust pollution arising from the construction and maintenance of the works required by this approval are the applicant's responsibility. The applicant must comply with any lawful instruction from Council Operations department if in Council's opinion a dust nuisance exists.		
Landowners are responsible for the construction and maintenance of any vehicular access for the property, from the road carriageway to the property boundary in accordance with Council's engineering standards.		
The rights of applicants to appeal to a tribunal or the Planning and Environment Court against decisions about a development application are set out in chapter 6, part 1 of the <i>Planning Act 2016</i> . For particular applications, there may also be a right to make an application for a declaration by a tribunal (see chapter 6, part 2 of the <i>Planning Act 2016</i>).		

The development has only been assessed in accordance with the provision of the *Somerset Region Planning scheme*. No assessment has been made in respect of the provision of the *Building Code of Australia* and/or the *Queensland Development Code*.

This Development Approval relates to development requiring approval under the *Planning Act 2016* only. It is the approval holder's responsibility to obtain any other necessary approvals, licences or permits required under State and Federal legislation or Council local law, prior to carrying out the development. Information pertaining to other Council approvals, licences or permit can be obtained on Council's website or consult directly with agencies pertaining to any State and Federal requirements."

Attachments for the Decision Notice include:

- Site Plan, Project Name. 39 Mack Street, Esk Drawing No, 000, dated 18 June 2024.
- Ground Floor Plan, Project Name. 39 Mack Street, Esk Drawing No, 010, dated 18 June 2024.
- First Floor Plan, Project Name. 39 Mack Street, Esk Drawing No, 011, dated 18 June 2024.
- North and West Elevation Plan, Project Name. 39 Mack Street, Esk Drawing No, 110, dated 18 June 2024.
- South and East Elevation Plan, Project Name. 39 Mack Street, Esk Drawing No, 111, dated 18 June 2024.
- Noise Complaint Management Procedure
- House Rules

This completes the report for Development Application DA25072.

Resolution

Moved – Cr Hurley

Seconded – Cr Bishop

“THAT Council:

1. approve Development Application No. 25072 for a Development Application for a Development Permit for a Material Change of Use for Short Term Accommodation on land situated at 39 Mack Street, Esk, formally described as Lot 2 SP176575, subject to the recommended conditions and requirements contained in the schedules and attachments to this report.

2. publish the officer’s report for this application to Council’s website as the statement of reasons in accordance with section 63(5) of the *Planning Act 2016*.

SCHEDULE 1 – Planning

Assessment Manager

No	Condition	Timing
1.1	The development must be carried out generally in accordance with the material contained in the development application, supporting documentation, Approved Plans and Approved Document/s listed below, subject to the conditions of this Development Approval.	At all times.
	8. Site Plan, Project Name. 39 Mack Street, Esk Drawing No, 000, dated 18 June 2024.	
	9. Ground Floor Plan, Project Name. 39 Mack Street, Esk Drawing No, 010, dated 18 June 2024.	

	10. First Floor Plan, Project Name. 39 Mack Street, Esk Drawing No, 011, dated 18 June 2024.	
	11. North and West Elevation Plan, Project Name. 39 Mack Street, Esk Drawing No, 110, dated 18 June 2024.	
	12. South and East Elevation Plan, Project Name. 39 Mack Street, Esk Drawing No, 111, dated 18 June 2024.	
	13. Noise Complaint Management Procedure	
	14. House Rules	
1.2	The Short-Term accommodation is to be provided as a single accommodation unit, containing three bedrooms.	At all times.
1.3	Short-Term accommodation is providing accommodation of less than 3 consecutive months to tourists or travellers.	At all times.
1.4	The approved development shall not cause any adverse impact on the amenity of the neighbourhood by the emission of noise.	At all times.
1.4	This Development Approval does not imply or comprise an approval for any uses other than that listed in Condition 1.1.	At all times.
1.5	The development must comply with the provisions of Council's Local Laws, Planning Scheme Policies, Planning Scheme and Planning Scheme Codes to the extent they are not varied by this Development Approval.	At all times.
1.6	Unless otherwise stated, all conditions must be complied with prior to the commencement of use and thereafter.	Prior to commencement of use and undertaken at all times.
1.7	Pay outstanding rates and charges	
	Pay to Council any outstanding rates or charges or expenses that are a charge over the subject land levied by Council, including any charges that are levied but not fully paid over the subject land.	Prior to the commencement of use.
1.8	Complete all building work associated with this Development Approval, including work required by any conditions of this Development Approval prior to commencement of use. Such building work is to be carried out generally in accordance with the Approved Plans and Approved Document/s, where the building work is assessable development, in accordance with a current Development Permit for Building Work.	Prior to commencement of use and when a Final Inspection Certificate has been issued.

	<i>Note: There will be a requirement to change the building classification of the building to a Class 1b and requires a Development Application for a Development Permit for Building Work.</i>	
1.9	The development must be maintained generally in accordance with the Approved Plans and Approved Document/s subject to or modified by any conditions of this Development Approval.	When the change occurs and maintained at all times.
	Operational Requirements	
1.10	Update the Noise Complaint Management Procedure and House Rules to include Contact Person (name, postal address, suburb, state, postcode, phone number and email address) and submit to Council for approval.	Prior to commencement of use.
1.11	As required, the Noise Complaint Management Procedure and House Rules are to be updated to ensure the details remain current.	As indicated.
	Availability of Approved Documentation	
1.12	A legible copy of the Development Approval bearing Council's approved stamp must be available on the subject land at all times.	At all times.
	Transport, Vehicular Access and Parking	
1.13	The premises must be provided with vehicular access and a minimum of one (1) on-site car parking space for the approved use. Car parking and manoeuvring areas must be: <ul style="list-style-type: none"> Located generally as shown on the Approved Plans listed within this Development Approval; and Maintained at all times. 	At all times.
1.14	Appropriate on-site directional signage must be provided for: <ul style="list-style-type: none"> Safely directing pedestrian movement to the accommodation facilities and within the site; Visitor car parking; and Bicycle parking and storage. 	At all times.
SCHEDULE 2 – Environmental		
<i>Assessment Manager</i>		
No	Condition	Timing
2.1	All buildings, structures, fittings, fixtures and grounds forming part of this development approval 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.

	Outdoor Lighting Impact Mitigation	
2.2	Outdoor lighting associated with the use must be designed, sited, and installed to comply with the relevant parameters of <i>Australian Standard AS4282-1997 Control of the obtrusive effects of outdoor lighting</i> .	At all times.
	Waste Management (Bin Provision and Storage)	
2.3	Refuse storage facilities must be conveniently located for the approved use and regularly emptied by the owner/operator.	At all times.
	Operational Plan	
2.4	The approved use must be carried out generally in accordance with the Approved Noise Complaint Management Procedure and House Rules listed in this Development Approval.	When the change occurs and undertaken at all times.
	Acoustic Amenity – Noise Limits	
2.5	Noise from the activity associated with the use of the subject land must not exceed the Acoustic Quality Objectives listed in the <i>Environmental Protection (Noise) Policy 2019</i> when measured at any sensitive receptor.	When the change occurs and maintained at all times.
	Acoustic Amenity – Complaints Management	
2.6	Where a complaint is received about alleged noise nuisance caused by the use, the complaint must be investigated and actions taken to mitigate or prevent the noise nuisance in accordance with the requirements of an endorsed Complaints Management Procedure as listed in this development approval.	When the change occurs and undertaken at all times.
2.7	A record of all noise complaints and investigation results including corrective actions must be maintained and made available for inspection at any time upon request by Council.	When the change occurs and undertaken at all times.
	Visual Amenity	
2.8	All buildings, structures and fences as well as the subject site must be maintained in a clean and tidy manner at all times.	Maintained at all times.
2.9	Open storage areas, bin storage areas and other unsightly areas must be screened from view from all street frontages and public places.	Maintained at all times.
2.10	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 approval relates.	At all times.
	Fencing and Walls (General)	

2.11	Fences and walls must be maintained in a good stage of repair to ensure that their intended function (i.e. privacy, security, safety, acoustic, livestock, pest exclusion etc) is maintained.	Maintained at all times.
SCHEDULE 3 – Engineering		
<i>Assessment Manager</i>		
No	Condition	Timing
Public Utilities/Infrastructure		
3.1	Any alterations necessary to public utilities resulting from compliance with the conditions of this Development Approval is at the cost of the property owner.	At all times.
3.2	Any works carried out to Council and utility services infrastructure and assets, including any alterations and repairs resulting from compliance with the conditions of this Development Approval whether carried out by Council, or otherwise is at the cost of the property owner.	At all times.
3.3	Where required, repair any damage to Council's infrastructure that occurs during works carried out in association with the approved use.	At all times.
Stormwater Drainage		
3.4	All land adjoining the development must be protected from ponding or nuisance from stormwater resulting from the development for the life of the development.	At all times.
Stormwater Discharge		
3.5	The act of on-site stormwater discharge must not cause erosion and scouring and must utilise appropriate control devices at outlets to prevent such erosion and scouring.	At all times.
3.6	Stormwater must be dispersed as sheet flow.	At all times.
3.7	Ensure Stormwater drainage is delivered to a lawful point of discharge	At all times.
SCHEDULE 4 – Advice		
<i>Assessment Manager</i>		
Infrastructure charges are levied by way of an Infrastructure Charges Notice, issued pursuant to Section 119 of the <i>Planning Act 2016</i> .		
This approval has effect in accordance with the provisions of section 71 of the <i>Planning Act 2016</i> , and development may commence in accordance with section 72.		
Currency Period - Pursuant to section 85 of the <i>Planning Act 2016</i> the approval will lapse if the development does not commence 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 *Planning Act 2016* 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.

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

Landowners are responsible for the construction and maintenance of any vehicular access for the property, from the road carriageway to the property boundary in accordance with Council's engineering standards.

The rights of applicants to appeal to a tribunal or the Planning and Environment Court against decisions about a development application are set out in chapter 6, part 1 of the *Planning Act 2016*. For particular applications, there may also be a right to make an application for a declaration by a tribunal (see chapter 6, part 2 of the *Planning Act 2016*).

The development has only been assessed in accordance with the provision of the *Somerset Region Planning scheme*. No assessment has been made in respect of the provision of the *Building Code of Australia* and/or the *Queensland Development Code*.

This Development Approval relates to development requiring approval under the *Planning Act 2016* only. It is the approval holder's responsibility to obtain any other necessary approvals, licences or permits required under State and Federal legislation or Council local law, prior to carrying out the development. Information pertaining to other Council approvals, licences or permit can be obtained on Council's website or consult directly with agencies pertaining to any State and Federal requirements."

Carried

Vote - Unanimous

Subject:	Application for Temporary Entertainment Event – Kilcoy Chainsaw Event 2024
File:	Environmental Management/Reports/Environmental Health Reports
Action Officer:	EHO-BW

Background/Summary

Council has received a temporary entertainment event application from Liquid Operations Pty Ltd (Ref: 1667431) to conduct a temporary entertainment event in Kilcoy. The event is proposed to be located at the Kilcoy Exchange Hotel, 13 William Street, and on the footpath and service road in front of the hotel. The event is called "Kilcoy Chainsaw Event 2024".

The event is proposed to be operated on Saturday 9 November 2024 from 10am until 10pm. Set up will occur from 1am prior to the event commencing. Total attendance for the one-day event is predicted to be 200 - 300 persons.

Council regulates this activity through *Local Law No. 1 (Administration) 2011*, and *Subordinate Local Law 1.12 (Operation of Temporary Entertainment Events) 2011*. The applicant has prepared an Event Management Plan (EMP) which outlines how the event will comply with Council's local law requirements for temporary entertainment events.

It is noted that Council has approved previous events hosted by the applicant at this location, including the Kilcoy Woodchop 2023 and Australia Day Woodchop 2024.

Assessment of Application

Under section 9 of *Local Law No. 1 (Administration) 2011*, Council may grant an approval for a temporary entertainment event 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 Queensland Police Department for consideration for any temporary road closures. A condition of approval will require the applicant to provide a copy of the Road Closure Permit prior to the event.</p> <p>The applicant is required to obtain approval from the Officer of Liquor and Gaming Regulation for the sale of alcohol on the footpath and a temporary increase to their licensed area. A condition of approval will require the applicant to provide a copy of the approval from the Office of Liquor and Gaming Regulation prior to the event.</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 has provided an Event Management Plan for the event detailing provisions for public safety and environmental harm.</p> <p>Medical and Security Crowd Controllers and staff trained in first aid will be present on the premises.</p> <p>Staff and security briefings will occur prior to the event. Crowd controllers are employed to ensure the safety of the event space.</p> <p>Temporary fencing will be erected to ensure the safety of event attendees and passers-by.</p> <p>Post Event Report A condition of approval will require the approval holder to submit to Council, within 14 days of the event, a Post Event Report detailing:</p> <ul style="list-style-type: none"> • Total number of attendees and staff; • Any incidents during the event relating to public health and safety and the outcomes of those incidents; • Any incidents during or associated with the event where the Queensland Police Service, Queensland Ambulance Service or Queensland Fire and Emergency Services assistance was required, and the outcomes of those incidents.
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	It is considered that the grant of approval would be consistent with the objective of the local law.
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 design and construction of the place of the temporary entertainment event must be safe and appropriate to the nature of the entertainment proposed and the number of people expected to attend the place.
Officer Comment	The applicant has provided an Event Management Plan for the event detailing provisions for safety and security. The design and construction of the event is considered appropriate for hosting an event of this nature and scale.
Criteria – SLL, section 4(2)	Entertainment provided at the place must not unreasonably detract from the amenity of the area in which the entertainment is, or is proposed to be, situated.
Officer Comment	It is unlikely that the proposed event will unreasonably detract from the amenity of the surrounding area. Similar events have been held at the site in the past which have not resulted in complaints in relation to amenity.
Criteria – SLL, section 4(3)	Entertainment provided at the place must not generate significant noise, dust or light pollution or other significantly adverse effects on the surrounding neighbourhood.
Officer Comment	The chainsaw element of the event will commence at 2pm and end at 7pm. Noise sources associated with the event include an amplified PA address and general MC duties, chainsaw noise and patron noise. A condition of approval will require that no nuisance, as defined by the <i>Environmental Protection Act 1994</i> , is caused by the event. Dust nuisance is not anticipated for this event.

	Lights will be used to illuminate the event space and for safety. A condition of approval would require the applicant to ensure lights are positioned in such a way that they do not cause a nuisance.
Criteria – SLL, section 4(4)	There must be enough toilets and sanitary conveniences provided for the event.
Officer Comment	Required numbers for toilets and sanitary conveniences will be conditioned if the event is approved.
Criteria – SLL, section 4(5)	Adequate provision must exist for the disposal of waste generated by the use of the place for the temporary entertainment event.
Officer Comment	Waste will be managed by Exchange Hotel staff who will also be responsible for clearing any rubbish left on the footpath and roadway. Wood debris from the chainsaw event will also be removed by staff for disposal.
Criteria – SLL, Section 4(6)	Adequate provision must exist for people and (if relevant) vehicles to enter and leave the place of the temporary entertainment event.
Officer Comment	The applicant has submitted a Traffic Guidance Scheme for the event as part of the application material to the satisfaction of council's Operations Department. The traffic guidance scheme is the same as has been used for previous events held at this location. 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).

Attachments

1. Site Plan
2. Event Management Plan
3. Traffic Guidance Scheme

Recommendation

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

No.	CONDITION
1.0	ENVIRONMENTAL/ LOCAL LAW
1.1	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.
1.2	The operation of the temporary entertainment event must not unreasonably detract from the amenity of the area in which the event is located.
1.3	The temporary entertainment event is limited to the operation of the Kilcoy Chainsaw Event 2024 on Lot 8 RP864209, located at 13 William Street service road, Kilcoy, and adjoining footpath located immediately to the front of the Kilcoy Exchange Hotel from 10am to 10pm on Saturday 9 November 2024.
1.4	The approval holder must provide Somerset Regional Council with a copy of a public liability insurance certificate of currency for a minimum of \$20 million dollars and must note Somerset Regional Council as an interested party. The insurance certificate must cover all relevant aspects of the event. The insurance certificate must be provided to Council by no later than 7 November 2024.
1.5	The approval holder must provide the following number of toilets, sanitary conveniences and

	<p>showers for the event:</p> <p>Males: 3 toilets; 8 urinals; 2 hand basins.</p> <p>Females: 13 toilets; 2 hand basins; 1 sanitary convenience bin per female toilet.</p> <p>Unisex: at least 1 unisex toilet for patrons with a disability at each group of toilet facilities.</p> <p>The approval holder must also provide separate toilet and hand washing facilities for food handlers.</p>
1.6	The approval holder must provide an appropriate number of waste bins that are to be serviced by an appropriately licensed waste contractor. The number of waste bins provided must be sufficient to accept all waste generated by the event, including waste from attendees, event staff, and food vendors.
1.7	All waste generated from the event must be disposed of at an appropriately licenced waste disposal facility.
1.8	The approval holder must maintain insurance that is applicable to the activity including without limitation, a public liability insurance policy which provides indemnity for each individual occurrence in an amount not less than \$20 million dollars. The insurance certificate must cover the permit holder and the Somerset Regional Council against any claims whatsoever arising from the operation of the event.
1.9	<p>The approval holder must indemnify and keep indemnified, the Somerset Regional Council, their officers, employees and agents (the indemnified) against any or all losses suffered or incurred (except to the extent that any losses are caused through the negligent act or omission of the indemnified) in connection with the erection, existence or operation of the works or activities, the subject of this approval.</p> <p>“Losses” include liabilities, losses, damages, expenses and costs (including legal costs on a full indemnity basis and whether incurred or awarded) of any kind or nature, whether arising in contract or tort (including, but not limited to, negligence) or under a statute; and also include loss or profits, loss of revenue, loss of anticipated saving, loss of opportunity, pure economic loss and loss of data any other consequential special or indirect loss or damage.</p>
1.10	The temporary entertainment event must not cause an environmental nuisance as defined by the <i>Environmental Protection Act 1994</i> .
1.11	<p>Noise associated with the event must not exceed the following levels at a sensitive receptor:</p> <p>(a) before 7am, if the use causes audible noise; or</p> <p>(b) from 7am to 10pm, if the use causes noise of more than 70dB(A); or</p> <p>(c) from 10pm to midnight, if the use causes noise of more than the lesser of the following—</p> <p>(i) 50dB(A).</p> <p>(ii) 10dB(A) above the background level.</p>
1.12	The operation of the temporary entertainment event must not create a traffic nuisance or increase an existing traffic nuisance or detrimentally affect the efficiency of the road network in which the activity is undertaken.
1.13	The approval holder must provide appropriate lighting to all areas of the temporary entertainment event to ensure the safety of the public.
1.14	<p>All buildings, structures, vehicles, facilities or equipment used in the operation of the temporary entertainment event must be maintained at all times:</p> <ul style="list-style-type: none"> • In good working order. • In good state of repair. • In a clean and sanitary condition.
1.15	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.
1.16	The approval holder must ensure that the temporary entertainment event is run generally in accordance with the approved Event Management Plan.
1.17	The approval holder is to provide a contact number for any complaints received during the event.

1.18	The approval holder must ensure that all electrical installations or distributions to be utilised for the event are installed and signed off by a licenced electrician.
1.19	The approval holder must ensure that the construction of any structures onsite, including temporary stages and shade sails, are installed by appropriately qualified persons holding riggers licences with Workplace Health and Safety Queensland where required.
1.20	The approval holder must provide Council with evidence of an approval issued by the Office of Liquor and Gaming Regulation for the sale of alcohol on the footpath and a temporary increase to the licensed area. Evidence of this approval must be provided to Council by no later than 7 November 2024.
1.21	<p>The approval holder must submit to Council, within 14 days of the event, a Post Event Report detailing:</p> <ul style="list-style-type: none"> • Total number of attendees, performers and staff. • Any incidents during the event relating to public health and safety and the outcomes of those incidents. <p>Any incidents during or associated with the event where the Queensland Police Service, Queensland Ambulance Service or Queensland Fire Emergency Services assistance was required and the outcomes of those incidents.</p>
2.0	OPERATIONS
2.1	A Road Closure Permit is to be obtained from the Queensland Police Service in consultation with Council prior to the event. The Road Closure Permit must be provided to Council by no later than 7 November 2024.
2.2	The approval holder must comply with the Traffic Guidance Scheme for the event which was submitted as part of the application material.
2.3	The approval holder must maintain free access for the general public to use the footpath within the event footprint.
2.4	The approval holder must conduct an 'emu parade' and clean and sanitise the footpath and parking area around the event site to remove any accumulated litter.
2.5	The approval holder must not use tent pegs or stakes within the car park or footpath area for the purpose of setting up of any temporary structures (e.g. temporary fences, stages, etc.).
2.6	The approval holder is liable for any damages to Council infrastructure caused by the operation of the entertainment event.

Resolution

Moved – Cr Hurley

Seconded – Cr Jess

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

No.	CONDITION
1.0	ENVIRONMENTAL/ LOCAL LAW
1.1	<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.
1.2	The operation of the temporary entertainment event must not unreasonably detract from the amenity of the area in which the event is located.
1.3	The temporary entertainment event is limited to the operation of the Kilcoy Chainsaw Event 2024 on Lot 8 RP864209, located at 13 William Street service road, Kilcoy, and adjoining footpath located immediately to the front of the Kilcoy Exchange Hotel from 10am to 10pm on Saturday 9 November 2024.
1.4	The approval holder must provide Somerset Regional Council with a copy of a public liability insurance certificate of currency for a minimum of \$20 million dollars and must note Somerset Regional Council as an interested party. The insurance certificate must cover all relevant

	aspects of the event. The insurance certificate must be provided to Council by no later than 7 November 2024.
1.5	The approval holder must provide the following number of toilets, sanitary conveniences and showers for the event: Males: 3 toilets; 8 urinals; 2 hand basins. Females: 13 toilets; 2 hand basins; 1 sanitary convenience bin per female toilet. Unisex: at least 1 unisex toilet for patrons with a disability at each group of toilet facilities. The approval holder must also provide separate toilet and hand washing facilities for food handlers.
1.6	The approval holder must provide an appropriate number of waste bins that are to be serviced by an appropriately licensed waste contractor. The number of waste bins provided must be sufficient to accept all waste generated by the event, including waste from attendees, event staff, and food vendors.
1.7	All waste generated from the event must be disposed of at an appropriately licenced waste disposal facility.
1.8	The approval holder must maintain insurance that is applicable to the activity including without limitation, a public liability insurance policy which provides indemnity for each individual occurrence in an amount not less than \$20 million dollars. The insurance certificate must cover the permit holder and the Somerset Regional Council against any claims whatsoever arising from the operation of the event.
1.9	The approval 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. “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.
1.10	The temporary entertainment event must not cause an environmental nuisance as defined by the <i>Environmental Protection Act 1994</i> .
1.11	Noise associated with the event must not exceed the following levels at a sensitive receptor: (a) before 7am, if the use causes audible noise; or (b) from 7am to 10pm, if the use causes noise of more than 70dB(A); or (c) from 10pm to midnight, if the use causes noise of more than the lesser of the following— (i) 50dB(A). (ii) 10dB(A) above the background level.
1.12	The operation of the temporary entertainment event must not create a traffic nuisance or increase an existing traffic nuisance or detrimentally affect the efficiency of the road network in which the activity is undertaken.
1.13	The approval holder must provide appropriate lighting to all areas of the temporary entertainment event to ensure the safety of the public.
1.14	All buildings, structures, vehicles, facilities or equipment used in the operation of the temporary entertainment event must be maintained at all times: <ul style="list-style-type: none"> • In good working order. • In good state of repair. • In a clean and sanitary condition.
1.15	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.
1.16	The approval holder must ensure that the temporary entertainment event is run generally in

	accordance with the approved Event Management Plan.
1.17	The approval holder is to provide a contact number for any complaints received during the event.
1.18	The approval holder must ensure that all electrical installations or distributions to be utilised for the event are installed and signed off by a licenced electrician.
1.19	The approval holder must ensure that the construction of any structures onsite, including temporary stages and shade sails, are installed by appropriately qualified persons holding riggers licences with Workplace Health and Safety Queensland where required.
1.20	The approval holder must provide Council with evidence of an approval issued by the Office of Liquor and Gaming Regulation for the sale of alcohol on the footpath and a temporary increase to the licensed area. Evidence of this approval must be provided to Council by no later than 7 November 2024.
1.21	<p>The approval holder must submit to Council, within 14 days of the event, a Post Event Report detailing:</p> <ul style="list-style-type: none"> • Total number of attendees, performers and staff. • Any incidents during the event relating to public health and safety and the outcomes of those incidents. <p>Any incidents during or associated with the event where the Queensland Police Service, Queensland Ambulance Service or Queensland Fire Emergency Services assistance was required and the outcomes of those incidents.</p>
2.0	OPERATIONS
2.1	A Road Closure Permit is to be obtained from the Queensland Police Service in consultation with Council prior to the event. The Road Closure Permit must be provided to Council by no later than 7 November 2024.
2.2	The approval holder must comply with the Traffic Guidance Scheme for the event which was submitted as part of the application material.
2.3	The approval holder must maintain free access for the general public to use the footpath within the event footprint.
2.4	The approval holder must conduct an 'emu parade' and clean and sanitise the footpath and parking area around the event site to remove any accumulated litter.
2.5	The approval holder must not use tent pegs or stakes within the car park or footpath area for the purpose of setting up of any temporary structures (e.g. temporary fences, stages, etc.).
2.6	<p>The approval holder is liable for any damages to Council infrastructure caused by the operation of the entertainment event.</p> <p style="text-align: right;"><i>Carried</i></p> <p><i>Vote - Unanimous</i></p>

Declarable Conflict of Interest - Cr Brieschke– Agenda Item 11 – Prescribed Activity – Toogoolawah Christmas Tree 2024

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

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. of which the Toogoolawah Christmas Tree Committee is a sub committee.

I propose to leave and stay away from the place where the meeting is being held while this matter is discussed and voted on.

Cr Brieschke left the meeting at 9.16am.

Subject: Prescribed Activity – Toogoolawah Christmas Tree 2024

File Ref:	Environmental Management – Reports - Environmental Health Reports
Action Officer:	EHO-BW

Background/Summary

Council has received an application (Ref: 1666163) from the Toogoolawah Christmas Tree Sub Committee of the Toogoolawah and District Progress Association Inc. to hold a public place activity, specifically a Christmas Street Carnival. The carnival is proposed to take place on Cressbrook Street, Toogoolawah between Gunyah Street and Dingyarra Street, on Saturday 14th December 2024. Setup would start at 11.30am, with the event commencing at 4.30pm and closing at 8.30pm. Pack-up and dismantling would take place from 8.30pm until 10.30pm.

The applicant has advised that 1000 persons are expected to attend the event. Entertainment will be provided in the form of amusement rides, musical performances, a fireworks display and arrival of Santa via parachute in McConnel Park.

The Committee will also hold a BBQ and will provide a food van. Two dessert vans and approximately 25 market stalls are also expected to attend. No alcohol will be served at the event.

It is noted that Council has approved similar Christmas Street Carnivals in this location in past years.

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*.

Assessment of Application

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 has provided a temporary road closure permit obtained from the Queensland Police Department.</p> <p>The applicant has provided the details of a fireworks contractor licenced under the <i>Explosives Act 1999</i> who will be responsible for the fireworks display.</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.</p> <p>The applicant has advised that no alcohol will be served at the event.</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	The applicant has submitted a traffic management plan developed by an appropriately qualified person.

	<p>The applicant has provided copies of the following to Council:</p> <ul style="list-style-type: none"> • engineer's inspection reports for the amusement rides; and • a Certificate of Registrable Plant for the amusement rides; and • a Certificate of Currency for Public Liability Insurance for each ride operator; and • Hazard Identification and risk assessment for the amusement rides. <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 event is a community event run by a not-for-profit organisation.
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 local government-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	A temporary road closure permit has been obtained from Queensland Police permitting the closure of the road.
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	It is considered that there is a public demand for the event.
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. Adequate space is available to accommodate the various rides, amusements, and stalls, including the expected number of attendees at the event.
Criteria – SLL, section 4(4)	The prescribed activity must not cause nuisance, inconvenience, or annoyance to – (a) The occupier of any land which adjoins the location of the prescribed activity; or (b) Vehicular traffic; or (c) Pedestrian traffic.
Officer Comment	Onstage entertainment will consist of a church band and a solo musical performance. The event will close at 8.30pm, after which time there may be some noise relating to pack up and dismantling of equipment. A condition of approval will require that no nuisance, as defined by the <i>Environmental Protection Act 1994</i> , is caused by the event. The applicant has advised that surrounding residents will be informed of the time and date of the fireworks display. Vehicular and pedestrian traffic are not expected to be inconvenienced by the event.
Criteria – SLL, section 4(5)	The prescribed activity must not have a detrimental effect on the amenity of the surrounding area.
Officer Comment	It is unlikely that the proposed event will unreasonably detract from the amenity of the surrounding area. 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.
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 – (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 (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 (c) Adequate provision must exist for the disposal of waste generated by the undertaking of the prescribed activity; and (d) Adequate provision must exist for people and (if relevant) vehicles to enter and leave the site of the prescribed activity.
Officer Comment	(a) Noise – noise is likely to be generated through the operation of rides, amusements and stage entertainment throughout the night. The event will cease at 8.30pm. Noise nuisance will be appropriately conditioned if the event is approved. Dust – No dust nuisance is expected for this event. Light – Light nuisance will be appropriately conditioned if the event is approved. (b) Required numbers for toilets and sanitary conveniences will be conditioned if the event is approved.

	<p>(c) A requirement for adequate waste facilities will be conditioned if the event is approved. The applicant has asked for Council to supply 10 community bins for use during the event.</p> <p>(d) The submitted traffic management plan has been developed to provide safe access to the event site.</p>
--	--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

Operations Department Assessment

Council's Operations Department has assessed the traffic management plan and have no objection. Council can also assist with the provision of 10 community bins and providing access to power supply at the public toilet area.

Attachments

1. Site plan
2. Map of Fireworks Exclusion Zone
3. TMP Plan

Recommendation

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

No.	CONDITION																		
1.0	ENVIRONMENTAL/ LOCAL LAW																		
1.1	The approval is limited to Cressbrook Street, Toogoolawah, between Gunyah Street and Dingyarra Street, as identified on the approved site plan and application material.																		
1.2	The approval is limited to operation on Saturday 14 December 2024 between the hours of 4.30pm and 8.30pm. Set-up may start from 11.30am and pack-up and dismantling is to be completed by 10.30pm.																		
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 activity must not unreasonably detract from the amenity of the area in which the event is located.																		
1.6	The activity must not create a safety risk.																		
1.7	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.																		
1.8	<div>The approval holder must provide and maintain the following number of toilets and sanitary conveniences:<table><tr><th></th><th colspan="3">Males</th><th colspan="2">Females</th></tr><tr><th>Patrons</th><th>WC</th><th>Urinals</th><th>Hand Basins</th><th>WC</th><th>Hand Basins</th></tr><tr><td><1000</td><td>2</td><td>3</td><td>3</td><td>7</td><td>3</td></tr></table></div>		Males			Females		Patrons	WC	Urinals	Hand Basins	WC	Hand Basins	<1000	2	3	3	7	3
	Males			Females															
Patrons	WC	Urinals	Hand Basins	WC	Hand Basins														
<1000	2	3	3	7	3														
1.9	The approval holder must ensure sufficient lighting and illumination is provided throughout the event area.																		
1.10	The activity must not cause a nuisance as defined by the <i>Environmental Protection Act 1994</i> .																		

1.11	Noise associated with the event must not exceed the following levels at a sensitive receptor: (a) before 7am, if the use causes audible noise; or (b) from 7am to 10pm, if the use causes noise of more than 70dB(A); or (c) from 10pm to midnight, if the use causes noise of more than the lesser of the following— (i) 50dB(A). (ii) 10dB(A) above the background level.
1.12	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.
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 contactor.
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	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. “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.
1.17	The approval holder must obtain an engineer’s inspection report for each ride. A copy of the report must be provided to Council prior to the event.
1.18	The approval holder must provide a Certificate of Registrable Plant for each ride, issued through Workplace Health and Safety Queensland. Each certificate must be provided to Council prior to the event.
1.19	<ul style="list-style-type: none"> The approval holder must receive a Certificate of Currency for Public Liability Insurance for each amusement operator, fireworks display operator, and skydiving operator. 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.
2.0	OPERATIONS
2.1	A temporary road closure permit has been obtained from the Queensland Police Department for the temporary road closure. A copy of the permit has been provided to Council.
2.2	The approval holder must comply with the traffic management plan for the event which has been submitted as part of the application material.
3.0	FIREWORKS DISPLAY
3.1	The Proposed fireworks display must only be conducted by a contractor licenced under the <i>Explosives Act 1999</i> .
3.2	The approval holder must ensure that no persons other than the designated fireworks personnel enter the fireworks exclusion zone. This will require the organiser to erect signage and temporary fencing in the RV area to prevent access.

Resolution

Moved – Cr Hurley

Seconded – Cr Jess

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

No.	CONDITION																		
1.0	ENVIRONMENTAL/ LOCAL LAW																		
1.1	The approval is limited to Cressbrook Street, Toogoolawah, between Gunyah Street and Dingyarra Street, as identified on the approved site plan and application material.																		
1.2	The approval is limited to operation on Saturday 14 December 2024 between the hours of 4.30pm and 8.30pm. Set-up may start from 11.30am and pack-up and dismantling is to be completed by 10.30pm.																		
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 activity must not unreasonably detract from the amenity of the area in which the event is located.																		
1.6	The activity must not create a safety risk.																		
1.7	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.																		
1.8	<div>The approval holder must provide and maintain the following number of toilets and sanitary conveniences:</div> <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><1000</td><td>2</td><td>3</td><td>3</td><td>7</td><td>3</td></tr></table>		Males			Females		Patrons	WC	Urinals	Hand Basins	WC	Hand Basins	<1000	2	3	3	7	3
	Males			Females															
Patrons	WC	Urinals	Hand Basins	WC	Hand Basins														
<1000	2	3	3	7	3														
1.9	The approval holder must ensure sufficient lighting and illumination is provided throughout the event area.																		
1.10	The activity must not cause a nuisance as defined by the <i>Environmental Protection Act 1994</i> .																		
1.11	Noise associated with the event must not exceed the following levels at a sensitive receptor: (a) before 7am, if the use causes audible noise; or (b) from 7am to 10pm, if the use causes noise of more than 70dB(A); or (c) from 10pm to midnight, if the use causes noise of more than the lesser of the following— (i) 50dB(A). (ii) 10dB(A) above the background level.																		
1.12	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.																		
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 contactor.																		
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	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. "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.
1.17	The approval holder must obtain an engineer's inspection report for each ride. A copy of the report must be provided to Council prior to the event.
1.18	The approval holder must provide a Certificate of Registrable Plant for each ride, issued through Workplace Health and Safety Queensland. Each certificate must be provided to Council prior to the event.
1.19	<ul style="list-style-type: none"> The approval holder must receive a Certificate of Currency for Public Liability Insurance for each amusement operator, fireworks display operator, and skydiving operator. 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.
2.0	OPERATIONS
2.1	A temporary road closure permit has been obtained from the Queensland Police Department for the temporary road closure. A copy of the permit has been provided to Council.
2.2	The approval holder must comply with the traffic management plan for the event which has been submitted as part of the application material.
3.0	FIREWORKS DISPLAY
3.1	The Proposed fireworks display must only be conducted by a contractor licenced under the Explosives Act 1999.
3.2	The approval holder must ensure that no persons other than the designated fireworks personnel enter the fireworks exclusion zone. This will require the organiser to erect signage and temporary fencing in the RV area to prevent access.
	<i>Vote - Unanimous</i> <u>Carried</u>

Cr Brieschke returned to the meeting at 9.17am.

Subject:	Planning and Development Department Monthly Report – September 2024
File Ref:	Governance – Reporting - Officer Reports
Action Officer:	DPAD, ESM, SP, NRMO, BRO

Report

A summary of the Department's activities during the month of September 2024 is provided for Council's information.

Planning

	September 2023	September 2024	FYTD
Received			
Building Works assessable against the Planning Scheme	11	6	33
Material Change of Use	4	4	17
Reconfiguring a Lot	1	1	5
Operational Works	1	1	4
Combined Applications	3	-	1
Referral Applications	-	2	7

Total	20	14	67
Decided			
Refused - Council	-	-	-
Refused - Delegated Authority	-	-	1
Approved - Council	2	1	3
Approved - Delegated Authority	21	19	55
Total	23	20	59

For a full list of applications received in the past 30 days, please refer to [eServices](#).

Planning and Environment Court Appeals

Rayland Development Pty Ltd v Somerset Regional Council

Planning and Environment Court Appeal No. BD1370 of 2023

DA22581 – Reconfiguring a Lot by Subdivision (two lots into 83 lots in five stages) at 60 Millar Road and 169 Fairneyview Fernvale Road, Fernvale.

Refused by Council on 12 April 2023.

FVLH Developments Pty Ltd v Somerset Regional Council

Planning and Environment Court Appeals No. BD1952 and BD1954 of 2023

DA9400 at Muckerts Lane, Fernvale.

Deemed Refusal.

Energex Limited v Somerset Regional Council

Planning and Environment Court Appeal No. BD2126 of 2023

DA21832 – Material Change of Use for a Low Impact Industry, Warehouse and Office and Operational Works for Vegetation Clearing at Highland Street, Esk.

Refused by Council on 21 June 2023.

Building

	September 2023	September 2024	FYTD
Status			
Accepted Applications	58	93	228
Approved - Council	6	6	12
Approved - Private Certifier	44	65	189
Referral Applications	-	4	11

An overview of the building approvals across the region is provided in Appendix 1.

Plumbing

	September 2023	September 2024	FYTD
Status			
Approved	33	36	114
Info Request	2	0	10
Total	35	36	124
Plumbing Inspections	110	117	324

Mid-Brisbane (Black Snake Creek Catchment) Wastewater Risk Mitigation Program

Council's plumbing inspectors have continued working through the next phase of the Wastewater Risk Mitigation Program within Mid-Brisbane (Black Snake Creek Catchment).

Twenty-one eligible properties in the Glamorgan Vale area were sent invitations to apply for an upgrade subsidy; eight of which have volunteered for an inspection, with six inspections resulting in the allocation of funding.

Mid-Brisbane (Fernvale Catchment) Wastewater Risk Mitigation Program

Councils plumbing inspectors have started the next phase of the Wastewater Risk Mitigation Program within the Mid-Brisbane (Fernvale Catchment). Forty-Six properties in the Fernvale Area were sent invitations to apply for an upgrade subsidy. Seven properties have volunteered for an inspection, with six inspections resulting in allocation of funding.

Development Compliance

Planning Compliance Matters

Non-compliant planning / land use activities under investigation in this period include but are not limited to:

- Function Facilities
- Animal Keeping
- Workshops / Vehicle Sales
- Transport Depot
- Vegetation Clearing
- Large scale operational works (earthmoving).

Activities located in Esk, Toogoolawah, Wanora, Coal Creek, Winya, Glamorgan Vale, Clarendon, Fernvale, Hazeldean.

Building Compliance Matters

The following are non-compliant building activities in September:

- Permit completion reminders have been sent about existing permits in Lowood.
- Unlawful use of a building or caravan in Lowood.
- Unapproved or non-compliant buildings in Vernor.

Notices Issued – September 2024



Environmental Health and Regulatory Services

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 12 users completed the training during the month of September.

Swimming Pool Water Quality Monitoring

Water sampling was conducted at Council's swimming pools located at the Toogoolawah, Kilcoy and Lowood. Samples were submitted to Queensland Health for analysis to check compliance with the *Queensland Health Water Quality Guidelines for Public Aquatic Facilities, 2019*.

Mosquito Monitoring

Officers completed the annual mosquito surveillance program in March, for the 2023-2024 financial year. Officers have commenced planning for next year's program in conjunction with Queensland Health. 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.

An overview of the section activities for the month can be seen in Appendix 2.

Invasive Animal Control

Wild Dogs – September 2024

1080 Baits

655



71

Scalps presented

Area's baiting: Kingaham, Moore, Coal Creek, Bryden, Dundas, Harlin, Coominya.

Feral Pigs – September 2024

1080 Grain

0Kg



87

Scalps presented

Rabbits

Officers have been working with landholders to control rabbit infestations in the following areas:

- Pine Mountain
- Coominya



Officers are continuing to work closely with Seqwater in controlling rabbits around Somerset Dam and on ground baiting at Kirkleah campgrounds.

Fox

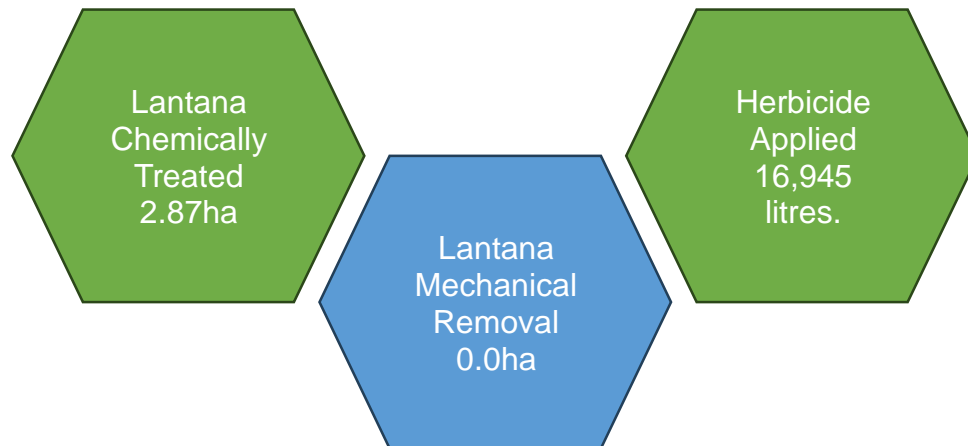
Pest Management Officers are continuing to monitor den sites that have been found and fumigated.



Fox breeding season - there has been an increase in reports of poultry being attacked and taken.

• Minden

Pest Management Invasive Plant Control



Fire Ant Suppression – Council Land

- Preventative baiting was conducted at the Esk Landfill by Operations and Pest Management staff along with operations staff from the National Fire Ant Eradication Program (NFEP). NFEP staff provided advice and demonstrations on fire ant baiting and use of equipment.
- Officers from the Planning and Development Department and the Operations Department have formed a Fire Ant Working Group. The working group has been finalising the SRC Self-Management Plan in line with a letter of Cooperation signed by Council and DAF in July 2024.

Other Pest Weed Treatments

Mother of Millions
Fernvale, Neurum, Jimna, Glamorgan Vale,
Esk,

Giant Rats Tail Grass
Mount Kilcoy, Wivenhoe Pocket

Leucaena
Sandy Creek, Stanley Pocket

Groundsel
Neurum, Mary Smokes Creek

Yellow Bells
Toogoolawah, Kilcoy

Annual Ragweed
Moore, Harlin

Fireweed
Fernvale, Mount Tarampa, Esk, Atkinson Dam,
Sandy Creek

Salvinia
Jimna

Prickly Pear
Colinton

Lantana
Mary Smokes, Spring Creek, Harlin, Colinton,
Murrumba, Linville, Moore,

Element 15
Kilcoy Murgon Road

Element 5
Brisbane Valley Highway, D'Aguilar Highway

Lantana Chemical Subsidy Program

The 2024/25 lantana subsidy program first round has been closed at 60 applicants.

Compliance under the *Biosecurity Act 2014*:

	August 2024	September 2024
Information notices	-	-
Biosecurity Orders	-	-
Enter and Clear action	-	-

Natural Resource Management

Land for Wildlife

- Officer representation at the SEQ Land for Wildlife Steering sub - Committee meeting – 24 September 2024.



Somerset Flora and Fauna

- Ongoing engagement with Griffith University Social Marketing team to promote Koala awareness in the Somerset region through to December 2024, including Free Tree Day representation.

Catchment Management

- Resilient Rivers Project Updates:
 - A maintenance program (1 year) is delivering across all (6) Black Snake Creek properties (Somerset) treated through this program since inception.
 - Mid Brisbane River reserves project FDoA has been signed, with anticipate on-ground commencement in November 2024. This project will include environmental infrastructure and management activities across 8 reserve locations along the Mid-Brisbane Catchment.
 - Officer representation at the Resilient Rivers consultation – 16 September 2024.



Offsets – Planting

Delivery of Council's Capital Works Offsets:

- A maintenance contract is ongoing to support all of Somerset Regional Councils Brisbane Valley Rail Trail offset delivery (to date). Ongoing tasks will include a maintenance audit, opportunistic enhancements, and additional planting/s in Spring/Summer 2024.

- Site preparations (mulch delivery) arrangements are ongoing at Eskdale Road, Toogoolawah to facilitate a future community planting/s. The intent of the planting/s is to enhance the existing vegetation/corridor linkage through town, supporting Koala habitat and safe passage.

Collaborations

- Officer participation and liaison with consultants investigating Council Fire Risk profile/s across Council managed land – 2 August 2024. The subsequent report will outline ranked risk areas, and priority mitigation options.
- Project development with University of the Sunshine Coast to progress a disease/vaccination program for Koala's (in respect of State funding facilitated by Healthy Land and Water) – 11 September 2024
- Officer participation in the Healthy Land and Water project development – Koala Threat Management, and Restore and reconnect – 4 September 2024



Economic Development

Major Projects

- Final planning for launch of 'Buy Local' marketing campaign, set for 10 October.
- Final planning for launch of Somerset Business Disaster Management 'Plan on a Page', set to launch on 12 October at the Disaster Management Expo.
- Planning underway for the first meetings of the Lowood Futures Strategy and Kilcoy Streetscape Revitalisation Master Plan Community Advisory Committees in early October.
- Funding received through Disaster Recovery Funding for tree planting. Project scoping is currently underway. Implementation Plan returned to funding body and awaiting funding agreement.
- Funding application for the Federal Government's Urban Precincts and Partnerships Program is in draft and almost ready for submission.
- Meetings with Qld Hydro to progress funding opportunity that might be offered to Council.



Events

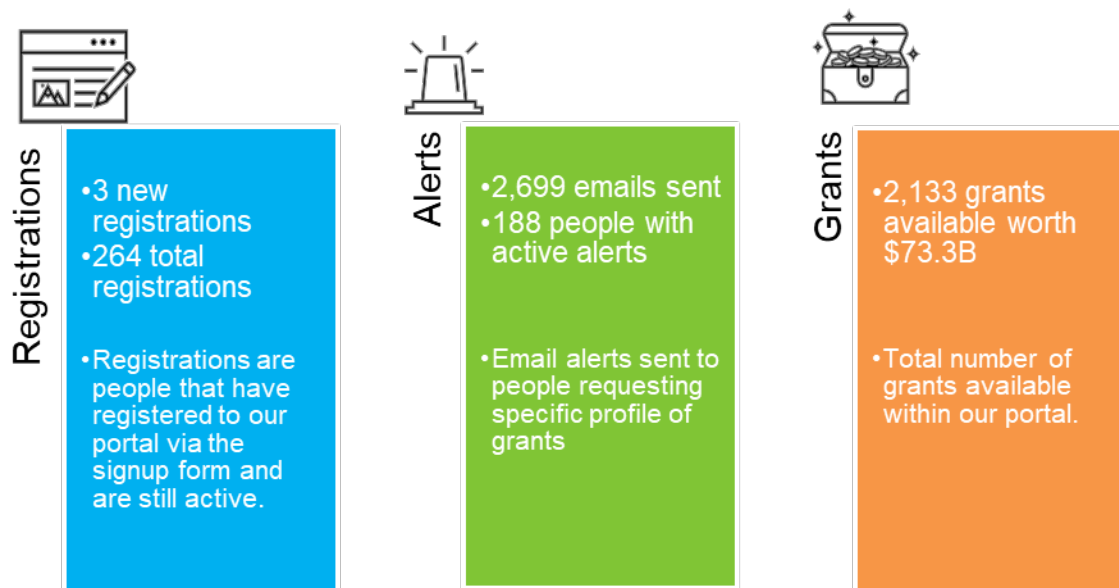
- The Department of Employment Small Business and Training continued to host their Business Hubs in Esk and Lowood.
- Planning continued for delivery of 'Small Business Boost' events using the LLER grant funding.

Stakeholder Engagement

- Proactive engagement with State Government agencies, including:
 - Small Business Friendly Commissioners Office
 - Department of Employment, Small Business and Training
 - Queensland Rural Industry and Development Authority
 - Department of Agriculture and Fisheries.
- Plus, other peak industry organisations including Healthy Land and Water and University of the Sunshine Coast.
- 12 interactions with small business owners, primary producers and/or tourism operators via town walks or workshops.
- Continued efforts to meet and build relationships with local businesses and primary producers.



Somerset Regional Council Grant Finder – September 2024



Recommendation

THAT the Department of Planning and Development Monthly Report for September 2024 be received and the contents noted.

Resolution

Moved – Cr Bishop

Seconded – Cr Hurley

“THAT the Department of Planning and Development Monthly Report for September 2024 be received and the contents noted.”

Carried

Vote - Unanimous

Subject: Draft revised budget
 File Ref: Budget FY2025
 Action Officer: DFIN

Background/Summary

A draft revised budget for FY2025 is attached together with a list of proposed changes from the original budget.

The purpose of the draft revised budget is:

- To bring forward the estimated remaining expenditure and funding under Disaster Recovery Funding Arrangements (DRFA) where extensions of time have been granted (\$22M)
- To add Kilcoy Multipurpose Recreation Facility Upgrade to the capital works program (\$5.7M) (and 50% government funding under the competitive portion of the SEQ Community Stimulus Program)
- To add Toogoolawah Swimming Pool Upgrade to the capital works program (\$5.3M) (and 50% government funding under the competitive portion of the SEQ Community Stimulus Program)
- To add Heatwave mitigation/ mature tree planting in low SEIFA greater western Brisbane - component of Lowood Futures Strategy and Kilcoy Streetscape to the capital works program (\$4.1M) (and 50% government funding)
- To add Toogoolawah Gym extension to the capital works program (\$0.5M) (and 50% government funding)
- To add Lowood-Tarampa shared path to the capital works program (\$2.4M) (and 50% government funding)
- To add SEQ City Deal Resilient Rivers Project - Mid-Brisbane River sites to the capital works program (\$0.8M) (and 100% external funding)
- To add DTMR projects at Toogoolawah and Minden State Schools to the capital works program (\$0.7M) (and 100% external funding)
- To add projects funded under the allocated portion of the SEQ Community Stimulus Program as resolved by Council on 26 June 2024 (\$4.69M) (and 100% funding)
- To increase expected FY2025 depreciation expense on infrastructure following FY2024 audit and 15% increase in valuations (\$1,045,000)
- To engage consulting engineers to undertake infrastructure revaluations during FY2025 and to seek optimisation of depreciation expense (\$120,000)
- To engage consulting engineers - lease of new RACAS unit, assessment and GIS mapping of star ratings of assets, development of draft transport maintenance manual, maintenance manual (\$72,080)
- To fund Legends of Beef Sponsorship consistent with a Council resolution of 28 August 2024 (\$10,000)
- To migrate Council's website platform to new LGAQ recommended Granicus platform (\$32,890)
- To carry forward \$3.4M of FY2024 and previously announced projects and funding that were either not expended or not fully expended as at 30 June 2024 and which were not included in the original FY2025 budget

The draft revised budget shows an increased expected operating deficit for FY2025, mainly as a result of increasing depreciation expense.

Council has prepared infrastructure asset revaluations including depreciation calculations inhouse – notably for transport infrastructure - for the past 16 years at significant cash saving relative to other councils.

While this has historically been a very successful strategy for Council, it is recommended that Council engage external valuers during FY2025 to provide independent support for Council's future infrastructure asset values and to support the optimisation of future depreciation expense.

Depreciation expense is a major input into three of the audited statutory financial sustainability measures - operating surplus ratio, asset sustainability ratio and asset consumption ratio.

The long-term financial forecast attached to the budget assumes that growth in infrastructure depreciation expense will slow from the current very high levels (15% for FY2024).

The long-term financial forecast also assumes that Council will revert to undertaking annual infrastructure revaluations internally after one year of outsourcing this work at a cost of \$120,000.

Attachments

List of proposed draft budget review changes from the original budget
Budget Review Appendix A including statements of cash flows, income and expenditure, changes in equity and financial position for FY2025, FY2026 and FY2027, long-term financial forecast and measures of financial sustainability for FY2025 to FY2035

Recommendation

THAT the revised budget (attached as Budget Review Appendix A) incorporating:

- the revised budget including relevant measures of financial sustainability and other details (section 169 of the Local Government Regulation 2012)
- long-term financial forecast (section 171 of the Local Government Regulation 2012)
- long-term asset management plan (section 167 of the Local Government Regulation 2012) be adopted; and

further THAT Council confirms that the budget and long-term asset management plan 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
- Asset management policy – general
- Asset management policy – bridges
- Asset management policy – buildings and other structures
- Roads Asset Management Policy
- Footpath Asset Management Policy

Resolution

Moved – Cr Bishop

Seconded – Cr Freese

“THAT the revised budget (attached as Budget Review Appendix A) incorporating:

- the revised budget including relevant measures of financial sustainability and other details (section 169 of the Local Government Regulation 2012)
- long-term financial forecast (section 171 of the Local Government Regulation 2012)
- long-term asset management plan (section 167 of the Local Government Regulation 2012) be adopted; and

further THAT Council confirms that the budget and long-term asset management plan 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
- Asset management policy – general

- Asset management policy – bridges
- Asset management policy – buildings and other structures
- Roads Asset Management Policy
- Footpath Asset Management Policy.”

Carried*Vote - Unanimous*

Subject: Somerset Regional Council Lease to Esk Men's Shed Incorporated – Lot 138 on SP132929 12 Heap Street, Esk
File Ref: Council Properties - Leasing
Action Officer: CAO

Background/Summary

Council has an existing Lease with the Esk Men's Shed Incorporated for the use of the building located at 12 Heap Street, Esk, commencing on 1 January 2022 and expiring on 31 December 2024. The lease has an option for a further three (3) years.

The Esk Men's Shed provides a valued service to the community by providing a safe and busy environment for men to connect and contribute to the community through their initiatives.

The Esk Men's Shed has provided a written request to Council to exercise the option under the terms of the Lease for a further three (3) years commencing on 1 January 2025 and ending on 31 December 2028.

Attachments

Nil.

Recommendation

THAT Council accept the request from the Esk Men's Shed Incorporated to exercise the option under the terms of the Lease for a further period of three (3) years commencing on 1 January 2025 and ending on 31 December 2027 for the use of the building located on Lot 138 on SP132929 at 12 Heap Street, Esk for the purposes of conducting Men's Shed activities.

Resolution

Moved – Cr Jess

Seconded – Cr Brieschke

“THAT Council accept the request from the Esk Men's Shed Incorporated to exercise the option under the terms of the Lease for a further period of three (3) years commencing on 1 January 2025 and ending on 31 December 2027 for the use of the building located on Lot 138 on SP132929 at 12 Heap Street, Esk for the purposes of conducting Men's Shed activities”

Carried*Vote - Unanimous*

Subject: Housing Needs Assessment
File Ref: Community Services - Service Provision - Community Development
Action Officer: CDC

Background/Summary

To implement one of the actions within the Somerset Social Plan (July 2023), Council appointed consultants to undertake a Housing Needs Assessment. The assessment focused on three key vulnerable groups; older persons, people living with a disability and homeless persons and those at risk of homelessness.

The assessment used desktop data, resident surveys and information obtained from two focus groups to understand the background, needs and preferences of residents, to understand the current housing situation and needs for vulnerable groups of the community. The first focus group included older persons and a representative for people living with a disability, whereas the second focus group included service providers and community and church groups, who support homeless people in our region, rather than the homeless people directly.

The report includes 12 recommendations for Council's action to address the existing and future housing needs of the Somerset Region, in the areas of housing for an ageing population, housing for people with a disability and emergency and crisis accommodation.

Attachment

Housing Needs Assessment (September 2024)

Recommendation

THAT Council receive the Somerset Housing Needs Assessment and endorse the recommendations to address housing needs of the Somerset Region, in the areas of housing for an aging population, housing for people with a disability and emergency and crisis accommodation.

Resolution

Moved – Cr Bishop

Seconded – Cr Freese

“THAT Council receive the Somerset Housing Needs Assessment and endorse the recommendations to address housing needs of the Somerset Region, in the areas of housing for an aging population, housing for people with a disability and emergency and crisis accommodation.”

Carried

Vote - Unanimous

Subject:	Youth Engagement Strategy
File Ref:	Community Services - Service Provision - Youth Engagement
Action Officer:	YCDO

Background/Summary

Council adopted its Draft Youth Engagement Strategy in May 2013, which established a strategic approach to Council's youth engagement, and mapped out potential youth engagement models that Council could utilise. In October that year a Youth Development Officer commenced at Council with a key responsibility to develop this strategy, and identify a model of youth engagement, leadership and active citizenship that would suit the local context and available resources.

Key elements of the model which were identified in the original strategy included the Somerset Youth Leadership Program, a framework for digital communication with young people, a range of activities which foster young people's leadership and connection to their community and culture, and extensive use of partnerships to address issues that impact on young people's wellbeing.

Over the past eight years the needs and challenges experienced by young people in the region have changed. The strategy was last edited in 2018, hence a full review of the strategy has now been undertaken. Extensive consultation has been conducted by Council officers and engagement with local youth has been completed. A draft Youth Engagement Strategy has been drafted based on consultation with Somerset youth, a review of the existing Strategy and consultation with Council officers.

Attachments

Somerset Youth Engagement Strategy (October 2024)

Recommendation

THAT Council receive and adopt the Somerset Youth Engagement Strategy (October 2024).

Resolution

Moved – Cr Isidro

Seconded – Cr Bishop

“THAT Council receive and adopt the Somerset Youth Engagement Strategy (October 2024).”

Carried

Vote - Unanimous

Subject:	Kilcoy Recreation Ground Advisory Committee
File Ref:	Kilcoy Recreation Ground Advisory Committee
Action Officer:	DCORP

Background/Summary

The Kilcoy Recreation Ground Advisory Committee meets each quarter to review the operations of the Kilcoy Recreation Grounds. The quarterly meeting of the Committee was held on 29 August 2024, with representatives from each of the user groups present.

Items of note from the meeting include:

- Further discussions regarding the proposed works to reconfigure internal road network;
- A discussion regarding post event inspections; and
- A discussion regarding casual - one-off cattle sale bookings.

Attachments

Meeting Report Kilcoy Recreation Grounds Advisory Committee Meeting – 29 August 2024.

Recommendation

THAT Council receive the meeting report for the quarterly meeting of the Kilcoy Recreation Ground Advisory Committee held on 29 August 2024 and the contents be noted.

Resolution

Moved – Cr Hurley

Seconded – Cr Brieschke

“THAT Council receive the meeting report for the quarterly meeting of the Kilcoy Recreation Ground Advisory Committee held on 29 August 2024 and the contents be noted.”

Carried

Vote - Unanimous

Subject:	Kilcoy Motorcycling Club – Land Management Plan and Lease
File Ref:	Leasing-Out - 2024 – 2025 - Kilcoy Motorcycling Club
Action Officer:	DCORP

Background / Summary

At the 18 January 2023 Ordinary Meeting, Council resolved to:

- authorise the CEO to enter into a lease agreement with the Kilcoy Motorcycling Club (KMC / Club) for 18 months (expiring 31 December 2024) on the basis that the club will negotiate and agree to terms and conditions of a new Land Management Plan for the site; and
- subject to the registration of a new Land Management Plan, enter into a five-year lease (1 January 2025 to 31 December 2030) with the Kilcoy Motorcycling Club subject to the KMC undertaking a needs analysis for their club, and a site assessment and masterplan outlining the future direction of the club and facility, including the potential need for alternate location(s).

The KMC occupies Lots 1 and 2 on Plan SP134321, located on Neurum Road, Glenfern (refer to Image 1 for further information). The site is a reserve for recreational purposes and zoned rural under Council’s planning scheme. Council is the trustee of the reserve and provides tenure to the KMC via a trustee lease for five-year terms.

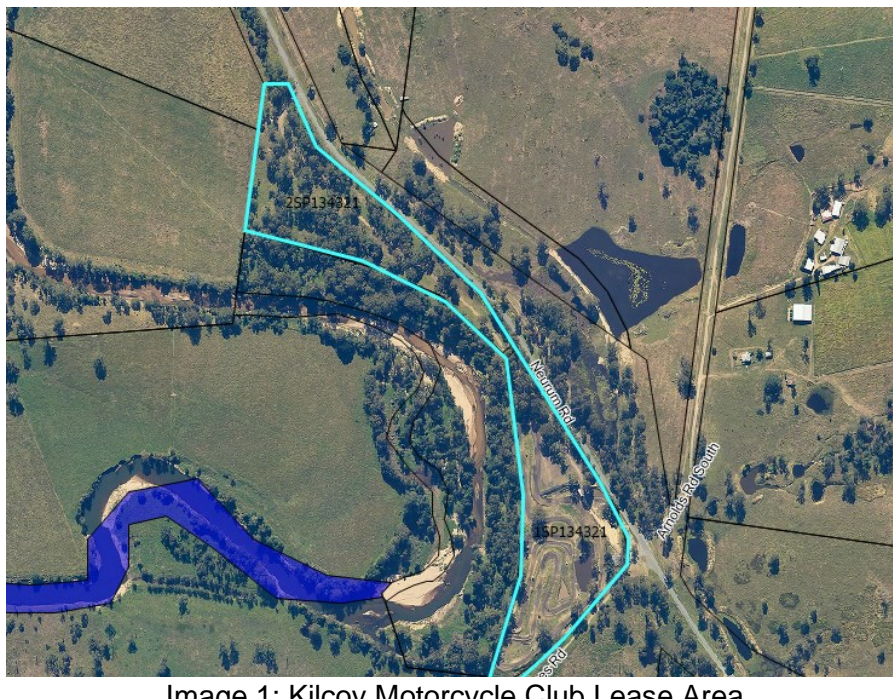


Image 1: Kilcoy Motorcycle Club Lease Area

The current site is exclusively utilised for motocross events and was established by local motorcycling enthusiasts in approximately 1985. The Club was originally called the Brisbane Valley Motorcycling Club. The Club has now grown to approximately 700 members and is understood to be one of the largest motocross clubs in Australia.

The Club may currently facilitate up to 300 riders per day. Rider numbers are limited due to starting gate numbers, track regulations and time frames set for noise control.

Underpinning the current lease agreement is the Event Management Plan (EMP). The Club submits the EMP to Council annually for approval. In the absence of development approval, the EMP dictates the parameters of the activities to be undertaken on site; e.g. when events may commence and must conclude by, how much noise can be generated. Additionally, events are permitted by Motorcycling Queensland. The permits provide another layer of the compliance and ensure Club events maintain adequate insurance cover.

Per the Council decision (18 January 2023) a Land Management Plan (LMP) has been prepared. The LMP provides the compliance framework for managing the site and will replace the need for the annual EMP. The current EMP forms the basis for the draft LMP. The LMP would become a 'living' document that Council may amend as required.

Motocross and Kilcoy Motorcycling Club Issues

Per the decision (18 January 2023), Council gave the KMC the undertaking of completing a needs analysis for their club, and an assessment and masterplan for the site, including potential need for alternate location/s.

The Club has now provided a range of documents that outline the Club's intent to safely operate the facility. The Club do recognise that they are operating a facility at capacity and that a long-term solution, such as additional regional facilities or relocation, are required. These solutions are outside the capability or capacity of the Club.

The Club, and the sport, are facing pressures throughout South East Queensland (SEQ). In recent years, the Tivoli (2022) and Coolum (2023) motocross facilities have closed, placing additional pressure on the Kilcoy facility to accommodate demand.

SEQ Local Government Authorities have previously collaborated to address the regional shortage of motorcycling facilities through the development of the Queensland Moto Park in Wyaralong. The park opened in 2011 and was developed after the Council of Mayors (SEQ) recognised that a dedicated trail-riding and motorcycling facility would protect the environment and reduce trail bike-related deaths and injuries. The facility has grown since its establishment and now features five motocross tracks, a junior modified (peewee track), a freestyle motocross track, and over 50 kilometres of trails, as well as ancillary camping and café facilities.

Given a significant proportion of KMC members reside in the City of Moreton Bay Council officers have made representations to the City of Moreton Bay regarding support for the commencement of feasibility research for a similar facility to be developed in the northern area of SEQ. The City of Moreton Bay have provided in-principle support for a motion to be put forward to the Council of Mayors (SEQ) regarding such a proposal.

Have Your Say Survey Results

The draft KMC LMP was released for community consultation on 20 August 2024 through a 'Have Your Say' survey published on Council's website. The survey was promoted through

social media posts on Council's corporate Facebook page, with hard copies of the draft LMP and survey made available for viewing and completion respectively at the Kilcoy Customer Service Centre.

The '*Have Your Say*' Survey closed at 5pm on Monday, 16 September 2024.

Council received a total of 462 unique responses to the Survey.

Of the responses, 452 (98%) were supportive of the LMP and Council entering into a new lease with the KMC. 10 respondents (2%) were not supportive.

Of the responses, 155 identified as Somerset residents via their postcode. Of these responses 145 (94%) were supportive of the LMP and Council entering into a new lease with the KMC. 10 respondents (6%) were not supportive.

Of the responses, 307 identified as non-Somerset resident via their postcode. All responses from non-Somerset residents were supportive of the LMP and Council entering into a new lease with the KMC.

Those respondents supportive of the LMP and new lease, identified the following themes in their response, noting the club and facility:

- Support the community and local businesses (160 mentions)
- Provide a family friendly environment (103 mentions)
- Provide a safe and controlled environment for motocross, including a place for people to compete and develop riding skills (97 mentions)
- Provide a place for community connectivity and long-term relationships / friendships (25 mentions)
- Promotes outdoor activity, and physical and mental health (22 mentions)
- Prevents anti-social behaviour (21 mentions)
- Provides an inclusive environment, welcoming all ages (16 mentions)

Those respondents that were not supportive of the LMP and new lease, identified the following themes / concerns in their response regarding the facility:

- Noise (eight mentions)
- Environment (e.g. erosion control, stormwater management, vegetation management) (five mentions)
- Parking / traffic (four mentions)
- Site capacity (four mentions)
- Lack of detail in the LMP (three mentions)
- Impacts on native animals (e.g. distress caused by noise) (one mention)
- Waste management (one mention)
- Inadequate toilet facilities (one mention)

Next Steps

Council officers have revised the LMP based on feedback from the '*Have Your Say*' survey, with further consideration given to noise attenuation, event scheduling and traffic management (refer to attachment). It should be re-iterated, that the LMP is a 'living' document and may be amended by Council at its discretion.

The below table shows the number of proposed events that the KMC may hold in 2025 in accordance with the proposed LMP.

Activity	Days – 2025 (Proposed)	Days – 2024	Days – 2023
Practice	13	13	13
Competition (Club Race Days 8 Somerset Series 2) 1 National / State 2 day Event with the possibility of a second. [Note: Date for the 2 day National Event TBC with Motorcycling Queensland.] The second event is an allowance for the use of the track by MQ for a national event should the official race day at a different track be rained out.	12 (8 club events, 2 Somerset Series and 1 MQ event which is a 2-day event)	12 (8 club events, 2 Somerset Series and 1 MQ event which is a 2-day event)	12 (10 events, 2 of which are 2-day events)
Coaching (Saturdays)	5	10	10
Weekday Coaching Clinics (afternoon only)	0	24	24
Coaching School (school holidays)	3 clinics - 1 to 4 days 9 days proposed	3 clinics - 1 to 4 days 9 days proposed	3 clinics - 1 to 4 days 9 days proposed

Council officers will also prepare a new five-year lease for the KMC based on Council's adoption of the LMP.

Attachments

Draft Land Management Plan – Kilcoy Motorcycle Club Inc. as of 21 October 2024

Recommendation

THAT Council:

1. Adopt the Kilcoy Motorcycle Club Inc. Land Management Plan for Lots 1 and 2 SP134321, located on Neurum Road, Glenfern.
2. In accordance with Local Government Regulation 2012 Section 236 (b) (ii), enter into a new Lease agreement with the Kilcoy Motorcycling Club Inc. for Lots 1 and 2 SP134321 located on Neurum Road in Glenfern, for a period of five (5) years, commencing 1 January 2025 and concluding 31 December 2030.
3. Make representation to the Council of Mayors South East Queensland regarding a regional fit-for-purpose motorcycling facility in the northern area of South East Queensland.

Resolution

Moved – Cr Brieschke

Seconded – Cr Bishop

“THAT Council:

1. Adopt the Kilcoy Motorcycle Club Inc. Land Management Plan for Lots 1 and 2 SP134321, located on Neurum Road, Glenfern.

2. In accordance with Local Government Regulation 2012 Section 236 (b) (ii), enter into a new Lease agreement with the Kilcoy Motorcycling Club Inc. for Lots 1 and 2 SP134321 located on Neurum Road in Glenfern, for a period of five (5) years, commencing 1 January 2025 and concluding 31 December 2030.
3. Make representation to the Council of Mayors South East Queensland regarding a regional fit-for-purpose motorcycling facility in the northern area of South East Queensland."

Withdrawn

Pursuant to clause 17.7 of the Standing Orders, the reason for Council not adopting the recommendation provided by an advisor is that a change of the term of the lease will provide improved opportunities to manage the lease and the future use of the site.

Resolution

Moved – Cr Freese

Seconded – Cr Bishop

"THAT Council:

1. Adopt the Kilcoy Motorcycle Club Inc. Land Management Plan for Lots 1 and 2 SP134321, located on Neurum Road, Glenfern.
2. In accordance with Local Government Regulation 2012 Section 236 (b) (ii), enter into a new Lease agreement with the Kilcoy Motorcycling Club Inc. for Lots 1 and 2 SP134321 located on Neurum Road in Glenfern, for a period of two (2) years, commencing 1 January 2025 and concluding 31 December 2026 with an option for Council to extend the agreement for a further three (3) years.
3. Make representation to the Council of Mayors South East Queensland regarding a regional fit-for-purpose motorcycling facility in the northern area of South East Queensland."

Carried*Vote - Unanimous*





Subject:	Tourism and Promotions Report – September 2024
File Ref:	Tourism – Promotions
Action Officer:	CTM

Background/Summary













The following is the September 2024 summary of activities for Somerset Visitor Information Centres (VIC) and the Tourism team members.


Visitor Statistics

Somerset	Brisbane	Other SEQ	Rest of state	Interstate	International	Total
----------	----------	-----------	---------------	------------	---------------	-------

 Esk VIC	63	55	52	25	28	9	232
 Fernvale VIC	168	249	152	51	68	13	701
 Kilcoy VIC	69	109	265	67	134	43	687
 The Condensery	222	87	140	16	18	4	487

Motivators

	First	Second	Third
Esk	 Glen Rock Gallery	 Maps and Directions	 Brisbane Valley Rail Trail
Fernvale	 Brisbane Valley Rail Trail	 Maps and Directions	 Tourist Drives
Kilcoy	 Maps and Directions	 Outdoor Activities	 Caravanning and Camping
The Condensery	 Exhibitions	 Workshops/events	 Culture and Heritage

Active Volunteers 	
Esk	10
Fernvale	16
Kilcoy	5
TOTAL	31

Digital Media

Facebook



Likes 4K
Followers 4.7K (+20)
Reach 101.5K (+7%)

Website



Page Views: 25,099
Visitors: 4578 new, 433 returning
Peak Time: Wednesday, 23 September

Engagement 340
Link clicks 2.1K

Most Popular Pages: Spring Campaign landing page, Experience Somerset, Listing – Lake Wivenhoe Camp Grounds, What's On
Device type: Desktop: 31%, Mobile 63%, Tablet 6%

Instagram



Followers 1804 (+2)
Reach: 775 (+14%)

Glen Rock Art Gallery (Esk Visitor Information Centre)

The September exhibition at Glen Rock Art Gallery was titled “Family Ties” with five members of the same family exhibiting their work in a variety of media.

Robin Garland-Sticovich has been and artistic inspiration for her family for decades. The “Family Ties” exhibition brings the family together to express their own unique styles and interests, showing the diverse range of artistic endeavours of four generations.

“Family Ties” includes professional artists Robin Garland-Sticovich, Blair Garland and Russell Solomon, local artists and art from their families. Robin Garland-Sticovich has exhibited in Sydney, Melbourne and had sculpture acquired by Lord McAlpine.

It includes the work of four award-winning artists, including Blair Garland who was shortlisted amongst an international field in 2023 in the Woollahra Small Sculpture Prize exhibition. Russell Solomon’s work is being exhibited again this year at Swell, the Sculpture exhibition on Currumbin Beach from 6-15 September. Blair and Russell jointly won the Swell Emerging Artists award in 2021.

Tony Sticovich is a former President of the Somerset Art Society and locally award-winning sculptor. The art explores themes of home, family, community, culture and the environment.

Visitor Information Centre Volunteer Famil

The VIC Volunteer famil was held on Wednesday 25 September 2024, with 32 volunteers in attendance from all four centres. The famil focused on Somerset experiences at Prenzlau, Coominya and Lake Atkinson and gave the volunteers a first hand experience to share with visitors at their VICs.

Regional Tourism Organisation

Queensland Country Tourism (QCT) will be launching their new brand on Tuesday, 29 October 2024. QCT requested food and produce displays from the regions for the event and the TDO has encouraged Somerset producers to participate in this event with two businesses expressing their interest.

Tourism Operator Development

Quarterly Somerset tourism operator networking events started on Wednesday, 11 September 2024 and allowed tourism businesses to connect with each other in an informal environment. Eight tourism businesses registered for the session, with four attending the catchup at the Tree Change Café in Fernvale. The next event is scheduled in Kilcoy in November.

A sustainability workshop will be held in November in Kilcoy for tourism businesses to learn about sustainability practices and accreditation programs available to them, with representatives from Earthcheck and Ecotourism Australia. This workshop will be run as part of the University of Queensland PhD Student placement with Council’s tourism team.

The Event Pathway Program participants (Valley of the Lakes Garden Club for Esk Garden Fair) are progressing well in the program started earlier this year. The committee members have completed a post event review with the facilitators and QCT representatives and are currently working through the online component of the course with facilitators, before additional face to face sessions with the facilitators begin to put procedures in place for next year's event.

Regional Event Support and Development 2024-2025

Officers are actively working with event organisers to encourage and support the development of new and existing regional events in 2024 and beyond, including agritourism, sporting, adventure race events and more.

Council and Experience Somerset have agreed to sponsor and provide event support to the following upcoming regional events:

- Somerset Multisport Festival, hosted by Atlas Events (Lake Wivenhoe / Logan's Inlet, 12 and 13 October 2024)
- Rogue Escape, hosted by Rogue Adventures (Lake Wivenhoe / Logan's Inlet, 19 and 20 October 2024)
- Legends of Beef 2025, hosted by Brisbane Valley Farm Direct (Toogoolawah Showgrounds, 29 March 2025)

Marketing Implementation Plan

Officers are actioning the Experience Somerset Marketing Plan and associated documents. Progress to date:

<i>Complete</i>	<i>On track</i>	<i>Yet to be progressed</i>	<i>Behind/Beyond 2025</i>
62%	18%	18%	2%

Marketing Campaigns

Spring 2024 campaign: "Unlock Next-Level Adventures in Somerset" Season: Spring 2024 Campaign objective: Drive traffic to campaign landing page on experiencesomerset.com.au	Campaign currently in progress. Results will be available after campaign completion in November 2024.
----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	-------------------------------------------------------------------------------------------------------

Rail Trails and Tourism Conference

Officers are well underway with planning for the Rail Trails and Tourism Conference in partnership with Bicycle Queensland, to be held on 6-7 November 2024 at the Somerset Civic Centre. Registrations for the free event are tracking well, with an expected attendance of 80 on day one and 60 on day two. Registered attendees include several from interstate and out-of-region, and an increase in accommodation bookings in Esk on 6 November has been noted.

Attachments

Nil.

Recommendation

THAT Council receive the Tourism and Promotions Report for the month of September 2024 and that the contents be noted.

Resolution

Moved – Cr Bishop

Seconded – Cr Freese

"THAT Council receive the Tourism and Promotions Report for the month of September 2024 and that the contents be noted."

Carried

Vote - Unanimous

Subject:	Corporate and Community Services Monthly Report - September 2024
File Ref:	Governance - Reporting
Action Officer:	DCORP

Background/Summary

Details of the Corporate and Community Services report for the month of September 2024 are as follows:

Records

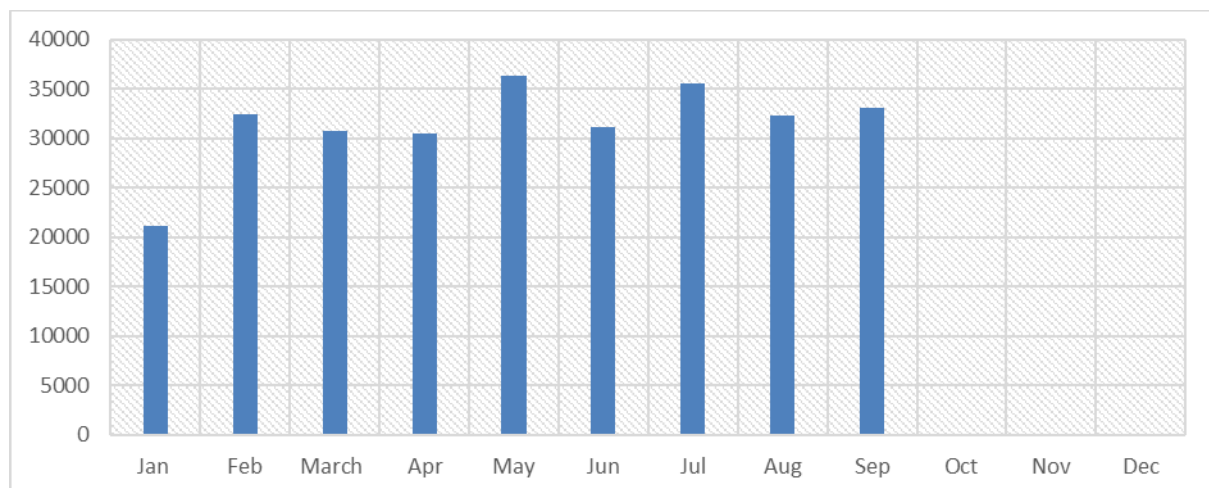
Documentation – At a Glance – September 2024

Inward/Actioned Documents – 3,092	Outward Correspondence – 1,532
Customer Service Requests – 402	Councillor Requests – 8
Emails Processed by the Records Team	
Corporate Mailbox - mail@ - 9,068	Internal Only Records Email – 11,211
Decision Notices/Workshop Outcomes – Decision Notices – 44 Workshop Actions – 17	Tender/Quotation – Tenders – Tenders Zero (0) Numbered Quotations – Zero (0)

Total Documents Registered for the month of September 2024 – 10,559

Email Traffic

Somerset Regional Council mail@somerset.qld.gov.au (Corporate Mailbox)



Graph: Monthly total records for 2024

Information and Communication Technology (ICT)

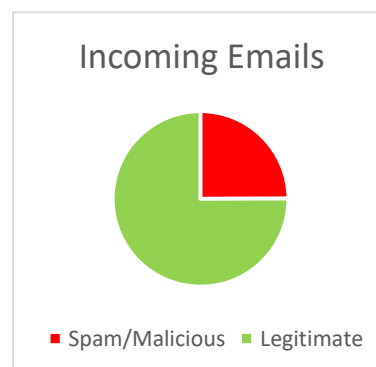
ICT's software and infrastructure upgrades continue in line with budgetary considerations and operational requirements. Work continues with implementing audit recommendations in line with target dates. ICT is working with the Operations Department, for an equipment overhaul to improve service delivery and organisational tasks. The continued review of all Council data

systems is still in progress; this is regarding existing systems and processes up for analysis ensuring appropriate data handling by all relevant departments.

Cyber Security

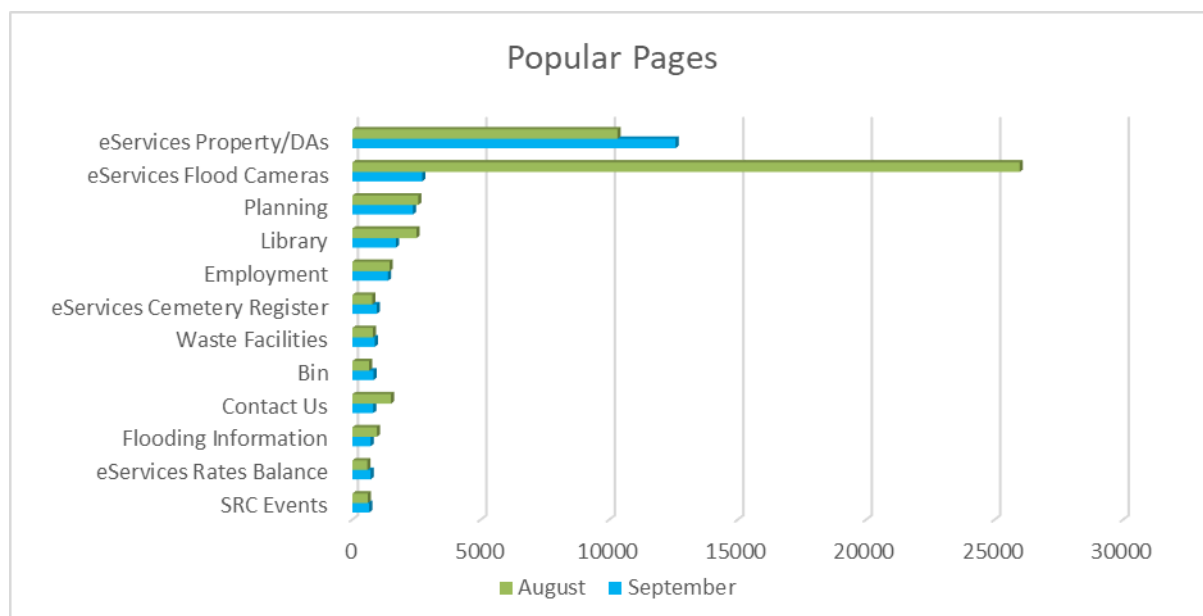
Total incoming emails have decreased by 6.6 per cent over September, with a decrease of 7.2 per cent to legitimate emails and a decrease of 5 per cent for Spam/Malicious. During September, there had been 7 failed malicious sign-in attempts to staff Office365 accounts, showing the importance of Multi-factor Authentication as a defence.

Phishing emails continue to target Office365, file sharing services and videoconferencing utilities, with several incoming malicious emails received from compromised email accounts at vendors and other government entities including Councils. Council continues to conduct internal quarterly phishing tests, which any staff member who fails the test will require additional training for compliance.



Websites

The primary corporate website (someraset.qld.gov.au) received 47,027 page views for September, a 4 per cent decrease from August. eServices (eservices.someraset.qld.gov.au) received 20,818, with a 52 per cent decrease in views.



Governance and Business Improvement

Annual Report

In accordance with the Local Government Regulation 2012, s190(1), the Chief Executive Officer is required to provide an assessment of the local government's progress towards implementing the 5 year corporate plan and the annual operational plan in Council's annual report. Contributions from staff across the organisation have been included in a draft Annual Report for the 2023-2024 period.

Section 182 of the Local Government Regulation 2012 specifies that the annual report must be adopted within one (1) month after the day the auditor-general gives its audit report about the local government's financial statements. It is anticipated that the annual report will be




presented for Council's consideration at an Ordinary Council meeting scheduled for November (pending receipt of the audit report).

Delegations Annual Review

LGAQ released an update to its delegations registers on 30 September 2024. These will be reviewed, and a report prepared for Council's consideration.

In accordance with Section 257 of the LGA, Council must review its delegations to the Chief Executive Officer on an annual basis. Traditionally, this task has been undertaken following the February release of the templates maintained by the Local Government Association of Queensland (LGAQ). However, there have been delays in the February updates being made available to Councils which puts undue pressure on staff to complete this task when end of financial year deadlines are imminent. As such, it has been decided that the annual review will be undertaken upon the release of LGAQ's August updates, or in this case the documents made available on 30 September 2024.

Arts and Culture

		
Attendance at Cultural Venues	Events	Partnerships
8,986	91	2

Events

Ready, Set, Somerset

Saturday, 12 October 2024

Final preparations for the inaugural Disaster Preparedness and Emergency Services Expo are in full swing. Promotion of the event has commenced with the following mediums being utilised:





- Radio station River 94.9
- Facebook campaign
- DL flyers to strategic businesses across the region

The event will showcase guest speakers, varied emergency service demonstrations, information booths, activities and competitions.

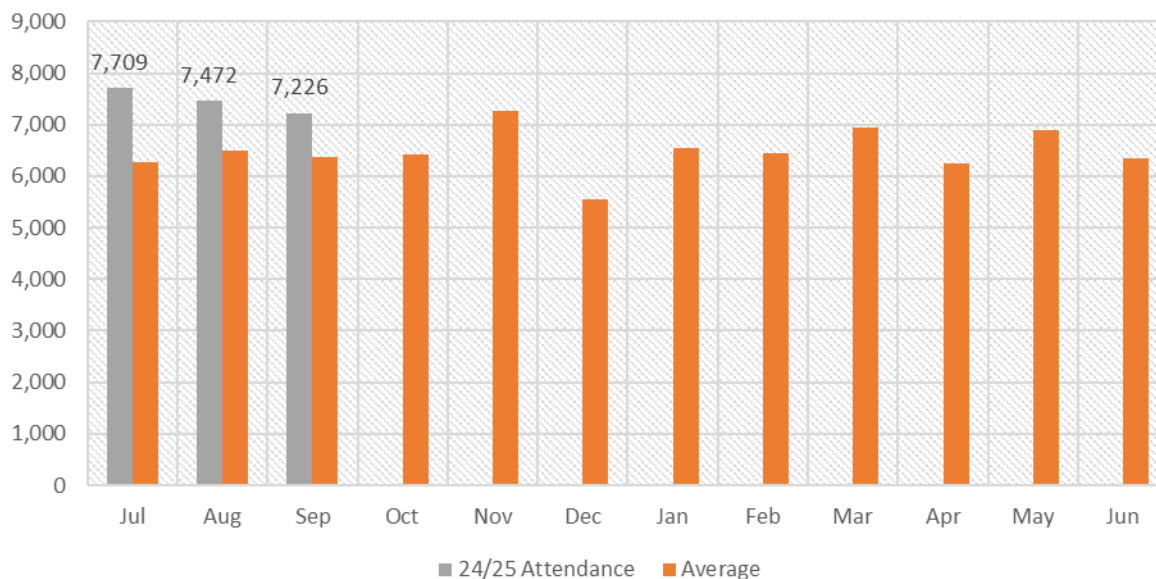
2025 Australia Day Awards

The refresh of the Australia Day Awards nomination pack and accompanying collateral has been finalised and approved. Nominations open Tuesday, 1 October 2024 and close Sunday, 1 December 2024.

Somerset Libraries

			
Physical Items Circulated	Visitation	Events	New members
12,922	7,626	54	81

Somerset Libraries Attendance 24/25

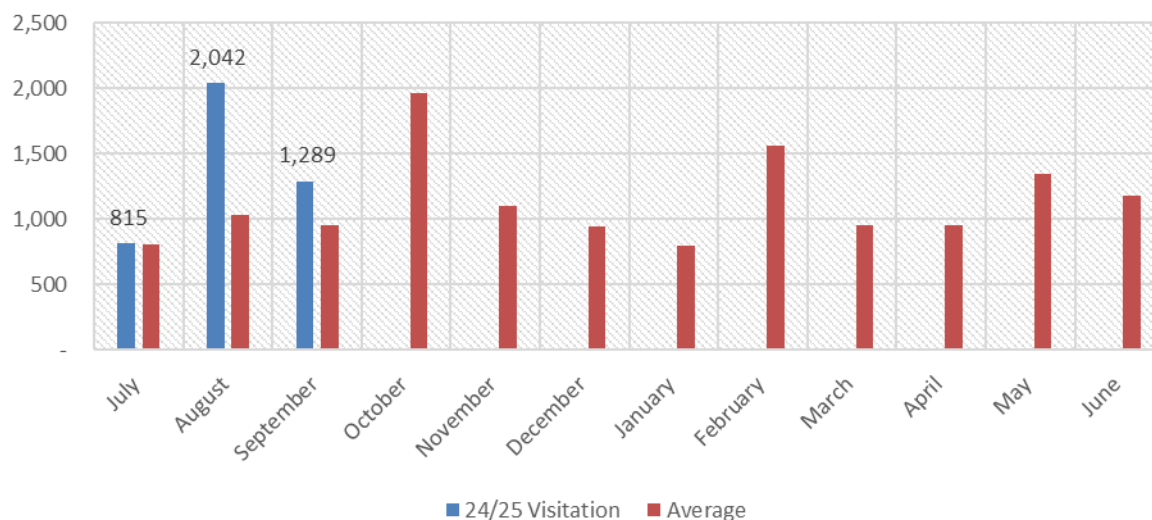


- In September libraries carried out the quarterly State Library of Queensland statistical reporting. Over 1,500 general and technical enquiries were answered across libraries in a two-week period, an average of 113 per day.
- Somerset Libraries continued to be busy with 54 events held in libraries and four community outreach activities. In total 872 children, teens and adults participated in creative and learning programs that included 13 school holiday programs, and Under 8's days at Prenzlau and Toogoolawah State Schools.
- An eCard was enabled in September which allows the community to sign up for a library card online. eCard members can access digital resources instantly. So far 15 people have made use of this new membership type.
- Library visitation continued to exceed the historical average with a 13.5 per cent overall increase in customers through the doors. Kilcoy experienced a 31 per cent increase in visitation, followed by a 28 per cent increase at Lowood and an 11 per cent increase at Toogoolawah.

Somerset Civic Centre

		
Visitation	Private/ Council Events	Programmed Events
1,289	35	1

Civic Centre Attendance 24/25






- Activation at the Somerset Civic Centre for September was slightly up on the previous two years with over 1,200 guests attending 35 bookings. These included our regular stakeholder rehearsals, as well as external hires, council training and one procured show.

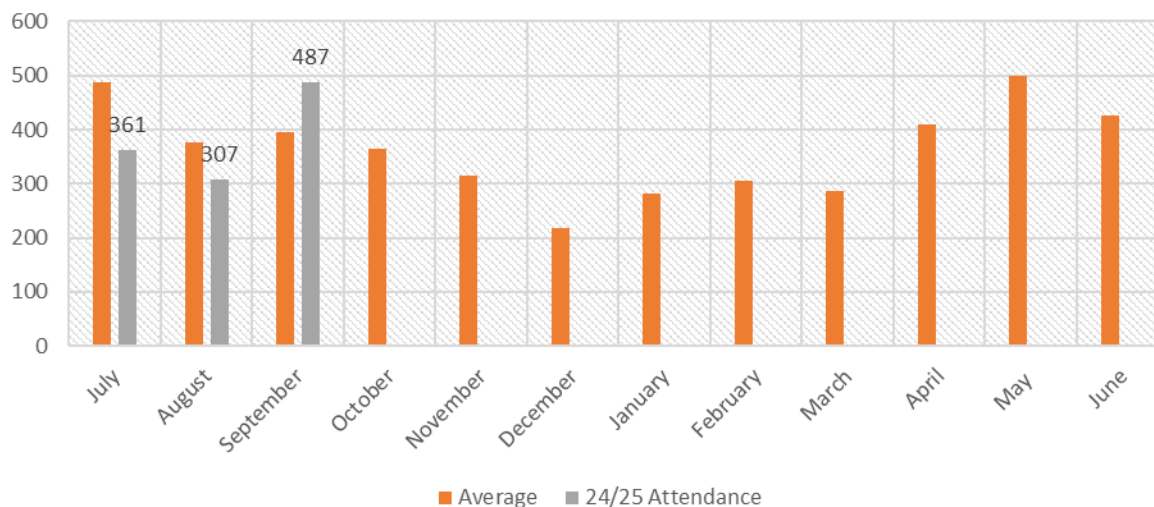
Highlights for September include;

- Regular hirers Murphy's Pigs performed their Swine Song Esk show with approximately 250 tickets sold. The following local groups were coordinated by the Murphy's Pigs team to be able to fundraise at their show; including the Esk Hospital Auxiliary, the Esk CWA and Esk and District Kindergarten.
- School holiday events included the Teddy Bears Picnic, held for our smallest guests and their families and Acting Up In Esk drama classes for physical theatre, and singing and acting provided by the teams at Grin & Tonic Theatre and BeXD Create, which were aimed at the region's young adults.
- The Esk Community Choir supported the Opera Eagles Nest team with a Sunday afternoon opera concert with 50 ticket holders attending.

The Condensery

		
Visitation	Public programs	Exhibitions in development
487	2	11

The Condensery Attendance 24/25



Exhibitions and Events

- Two new exhibitions opened at The Condensery in September: **Soft Pressing** by Simon Degroot and **Something Blue** by LeAnne Vincent.

Both LeAnne Vincent and Simon Degroot have been running workshops in the Somerset Region in the lead up to their exhibitions. Simon's artwork is site responsive to The Condensery's architecture and LeAnne's images in the bomb shelter are drawn from a survey distributed to Somerset residents.

The opening event was successful, with over 160 people visiting the gallery throughout the day.

- Lionel Fogarty and Elysha Rei's exhibitions are in development for the upcoming holiday period, set to open 23 November 2024.
- Preparations are underway for The Condensery's 2025 exhibition program

Youth Engagement and Community Development

- The Ipswich and West Moreton Child Protection Week Committee, of which the Community Development Coordinator (CDC) has been a member for seven years, organises and participates in activities to celebrate Child Protection Week. This year the symposium was held on 3 September and the Gala Ball on Friday 6 September. The Youth and Community Development Officer (YCDO) and the CDC attended the symposium, and the CDC attended the Gala Ball. Judged by an independent panel, the Lowood YouthFest won an award, demonstrating the strong collaboration between the Ipswich Community Youth Service, Council, PCYC and Police in creating a youth and family friendly event which addressed a number of issues raised by youth in the region.
- The YCDO and CDC participated in RUOK Day at the Lowood State Primary and High Schools on 12 September. Around 350 high school students and 100 primary school students were involved in activities. The YCDO also provided snow cones and helped with the breakfast barbecue at the high school.

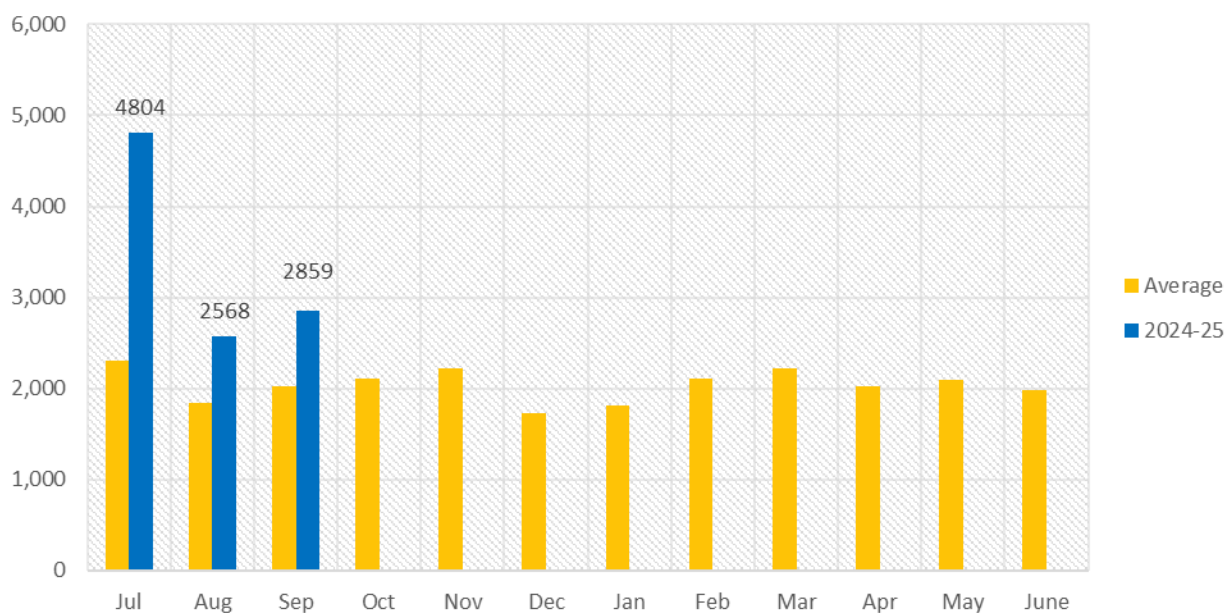
- The annual Teddy Bears Picnic was held on 19 September at the Somerset Civic Centre. Around 180 members of the public attended. 15 support services provided child friendly activities to engage the children providing them with an opportunity to promote their services with family members. All activities were free including a sausage sizzle cooked by Council workers.
- Planning for upcoming events; the Regional Seniors Day, Spooky Somerset and Just a Farmer movie evening are well advanced and will take place in October or early November.

Sport and Recreation

The following contains an overview of Sport and Recreation facilities, programs and projects for the month of September 2024.

Fernvale Indoor Sports Centre (PCYC Fernvale)

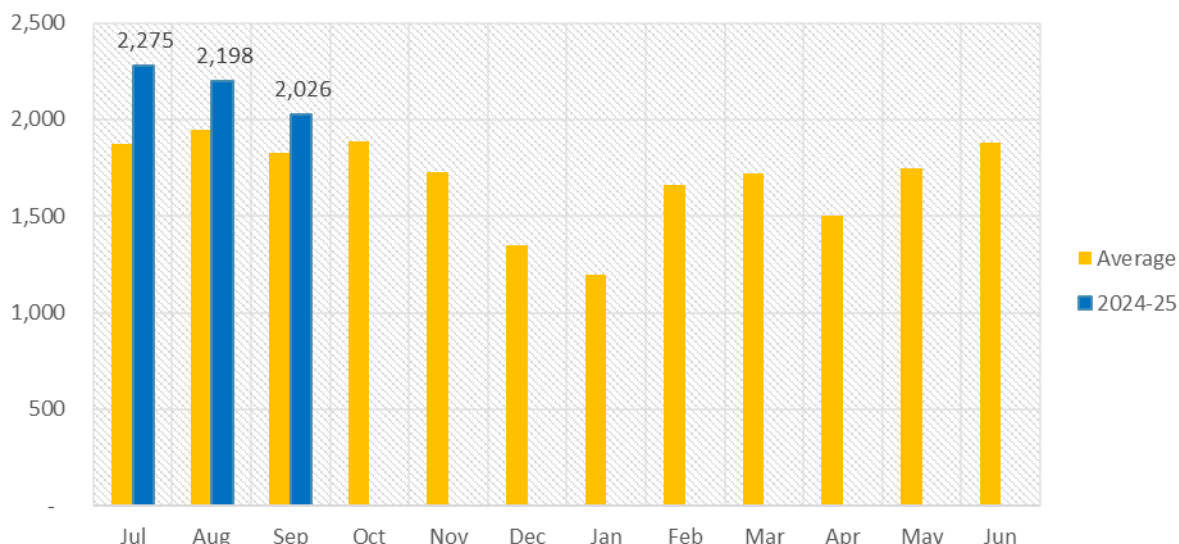
- Comparative to Monthly Historical Average – POSTIVE +833 (Average – 2,026).
- Gym Membership Change – POSITIVE +3 (Current Membership – 1,021).
- High numbers in social programs, including 78 participants in Boxing After Dark.
- 240 Term 4 Gymnastics members and 66 Term 4 Little n Active members.
- Eight injury or illness incidents reported – no follow up required by Council.
- One property theft/damage incidents reported.



Graph: Monthly Attendance of the Fernvale Indoor Sports Centre - 2024-25 versus Average

Kilcoy Indoor Sports Centre

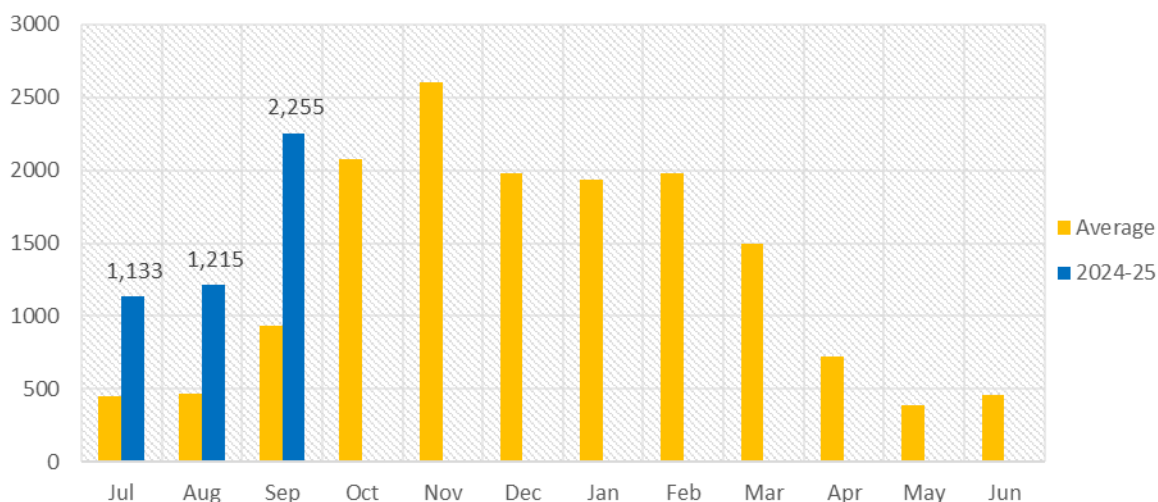
- Comparative to Monthly Historical Average - POSTIVE +196 (Average – 1,828).
- Gym Membership Change – POSITIVE +4 (Current Membership – 101).
- 135 participants in Army Cadets.
- 270 participants in school programs.
- 240 participants in Gymnastics.
- One incident reported – injury to knee – no follow up by Council required.



Graph: Monthly Attendance of the Kilcoy Indoor Sports Centre - 2024-25 versus Average

Toogoolawah Swimming Pool and Community Gym

- Monthly Attendance Record for September (2,255).
- Comparative to Monthly Historical Average – POSTIVE +1,318 (Average – 937).
- Gym Membership Change – POSTIVE +11 (Current Membership - 101).
- 104 gym entries via Fitness Passport.
- The swimming pool reopened on 14 September with positive attendances. The pool now has extended operating hours on weekends including 9am to 5pm on Saturdays and 10am to 5pm on Sundays.
- No incidents to report.

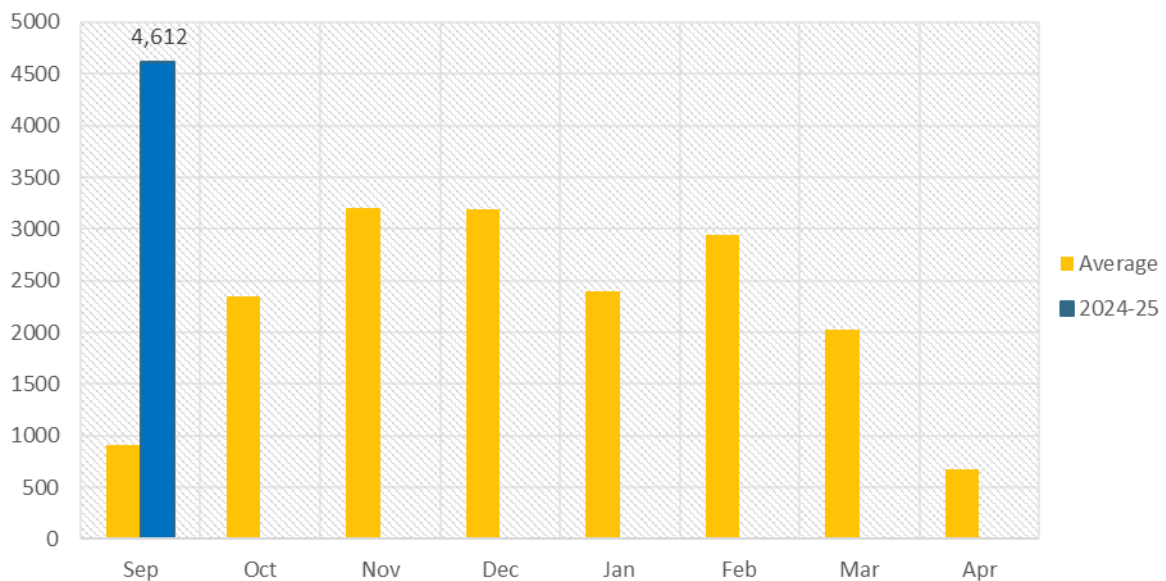


Graph: Monthly Attendance of the Toogoolawah Swimming Pool and Community Gym - 2024-25 versus Average

Lowood Swimming Pool

- Highest Monthly Attendance for September (4,612).
- Comparative to Monthly Historical Average – POSTIVE +3,701 (Average – 911).
- 199 children enrolled in Learn to Swim.
- Record Aqua Aerobic numbers.
- Lowood Swimming Club held weekly on Tuesday nights.

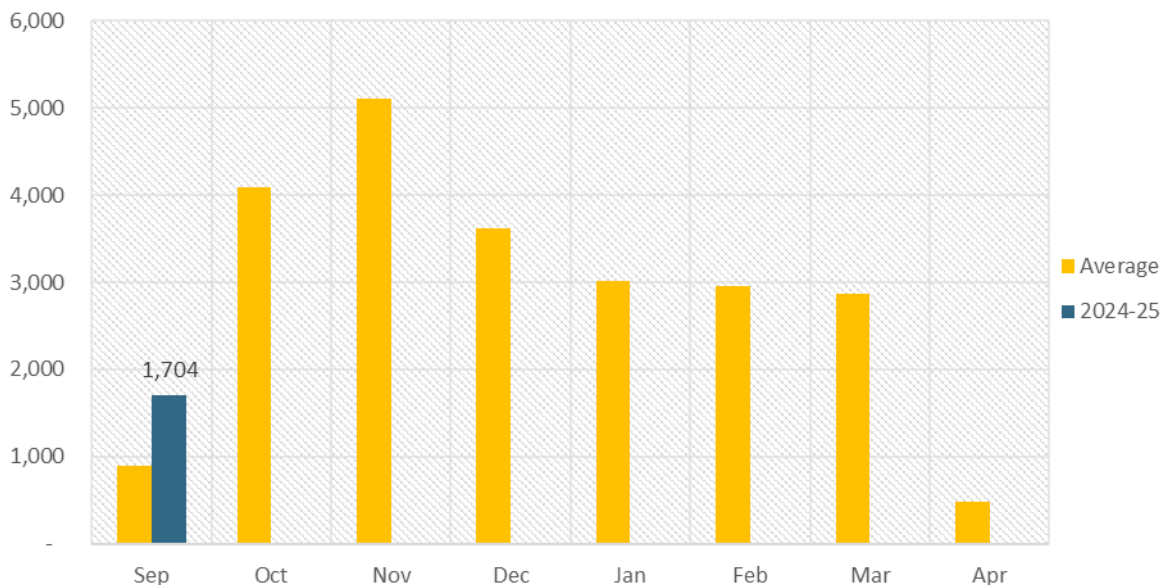
- No incidents reported.



Graph: Monthly Attendance of the Lowood Swimming Pool - 2024-25 versus Average

Kilcoy Aquatic Centre

- Second highest Monthly Attendance for September (1,704)
- Comparative to Monthly Historical Average – POSTIVE +804 (Average – 900)
- No incidents reported



Graph: Monthly Attendance of the Kilcoy Aquatic Centre - 2024-25 versus Average

Sport & Recreation Highlights and Projects

- A request for the pre-construction conditions end date to be extended to 30 April 2025 for the Fernvale Sports Park Field Upgrade project has been approved. Tender documents for the Toogoolawah Community Gym Extension project are nearing completion. The projects are co-funded by the Queensland Government through the Minor Infrastructure and Inclusive Facilities program.

- An extension of time for the practical completion of the Brisbane Valley Soccer Club clubhouse extension project was approved and works are expected to be completed in October. The projects are co-funded by the Queensland Government through the Minor Infrastructure Program.
- The SRO continues to promote active and healthy lifestyles in the community by attending community events. This included two Under 8s Day events, held at Toogoolawah State School and Prenzlau State School, as well as the Teddy Bears' Picnic event. The SRO delivered a variety of sporting and healthy activities to children and families.
- The SRO, together with the Youth and Community Development Officer, delivered the Sport and Movie Magic event in Kilcoy on September 24 as a part of the School Holiday Program. The event was well attended with approximately 120 community members in attendance.
- The first Old Esk Railway Parkrun event was held on 21 September starting from Pipeliner Park, Esk, with the course including the Brisbane Valley Rail Trail and Esk Recreation Grounds. The event was well attended with around 170 attendees. The event will now run weekly on Saturdays from 7am through the efforts of local volunteers.

Attachments

Nil

Recommendation

THAT Council receive the Corporate and Community Services monthly report for September 2024 and the contents be noted.

Resolution

Moved – Cr Freese

Seconded – Cr bishop

“THAT Council receive the Corporate and Community Services monthly report for September 2024 and the contents be noted.”

Carried

Vote - Unanimous

Subject:	Walking and Cycling Grant Funding Application – 2025-2026 Program
File Ref:	Grants and Subsidies – Council Projects - Programs – Cycle Grants
Action Officer:	CD

Background/Summary

The Queensland Government, through its Department of Transport and Main Roads (DTMR), has invited applications for 2025-2026 Cycle and Walking Network Local Government Grant programs. Successful projects can commence from July 2025.

Council officers have reviewed the Program Guidelines for each of the two programs in order to propose the most cost-effective projects for Somerset Regional Council. A summary of the program guidelines are:

Cycling grants categories and maximum funding

- Priority route options analysis (planning) - funded at 50/50
- Detailed design - funded at 50/50
- Priority design treatments - funded at 100% with minimum 3 metre separated cycling only facility.

Walking grants categories and maximum funding

- Planning - funded at 50/50
- Design and Construction - funded at 50/50

After careful consideration of above guidelines, Council officers aimed to propose projects with least financial contribution from Council. The following projects have been proposed for submission to the 2025-2026 round of funding:

1. Principal Cycle network extension from Twin Bridges to Brisbane Valley Rail Trail multi criteria options planning – concept planning at 50/50 funding; Refer to Attachment 1 – Twin Bridges to Brisbane Valley Rail Trail option planning. Total fees required for a third-party option planning are estimated at \$150,000 with Council to contribute 50% of this cost (\$75,000 excluding GST).
2. Causeway upgrade on Brisbane Valley Rail Trail at Ferny Gully – design and construction at 50/50 funding. Refer to Attachment 2 – Causeway Upgrade on Brisbane Valley Rail Trail at Ferny Gully. Total design and construct cost required for delivery are estimated at \$471,350 with Council to contribute 50% of this cost (\$235,675.00 excluding GST).
3. Principal Cycle network connection on Clive Street to Brisbane Valley Rail Trail - construction at 50/50 funding. Refer to Attachment 3 – Clive Street to Brisbane Valley Rail Trail. Total to construct cost required for delivery is estimated at \$2,940,000 with Council to contribute 50% of this cost (\$1,470,000 excluding GST).

Total financial contribution required by Council if all three submissions are successful would be \$1,780,675.00 required in the next 2025-2026 financial year.

Attachments

Attachment 1 – Twin Bridges to Brisbane Rail Trail option planning

Attachment 2 – Causeway upgrade on Brisbane Valley Rail Trail at Ferny Gully

Attachment 3 – Clive Street to Brisbane Valley Rail Trail

Recommended Action

THAT Council commit to fund in the 2025-2026 capital works program, if submissions are successful:

- Principal Cycle network extension from Twin Bridges to Brisbane Rail Trail multi criteria options planning for \$75,000 excluding GST;
- Causeway upgrade on Brisbane Valley Rail Trail at Ferny Gully for \$235,675.00 excluding GST; and
- Principal Cycle network connection on Clive Street to Brisbane Valley Rail Trail for \$1,470,000 excluding GST.

Resolution	Moved – Cr Brieschke	Seconded – Cr Jess
-------------------	----------------------	--------------------

“THAT Council commit to fund in the 2025-2026 capital works program, if submissions are successful:

- Principal Cycle network extension from Twin Bridges to Brisbane Rail Trail multi criteria options planning for \$75,000 excluding GST;
- Causeway upgrade on Brisbane Valley Rail Trail at Ferny Gully for \$235,675.00 excluding GST; and
- Principal Cycle network connection on Clive Street to Brisbane Valley Rail Trail for \$1,470,000 excluding GST.”

Carried

Vote - Unanimous

Subject:	Request for Temporary Park Event Permit –World Remembrance Day for Road Traffic Victims
File Ref:	2024-2025 – bookings – parks and reserves (1673019)
Action Officer:	CSSA

Background/Summary

An application to hold a temporary park event at Fernvale Memorial Park on Friday, 15 November 2024 from Fernvale PCYC for World Remembrance Day for Road Victims has been received.

World Remembrance Day for Road Traffic Victims is held annually on the third Sunday of November each year.

Fernvale PCYC in collaboration with Department of Transport and Main Roads and Queensland Police Service are planning to hold an event in the Fernvale Memorial Park on Friday, 15 November 2024 as part of World Remembrance Day for Road Traffic Victims.

The event will include a static display, community engagement activities and a sausage sizzle. In honour of road traffic victims, the event will also hold a one-minute silence in remembrance of all road victims.

The event will start at 2pm and finish at 4pm.

Attachments

Nil

Recommendation

THAT approval is granted under Council's Local Law No. 1 (Administration) 2001 and Subordinate Local Law No. 1.14 (Undertaking Regulated Activities on Local Government Controlled Areas and Roads) 2011 to Fernvale PCYC to hold an event for World Remembrance Day for Road Traffic Victims in Fernvale Memorial Park on Friday, 15 November 2024 subject to the following conditions:

1. The approval is limited to the area of the park as identified on the approved site plan.
2. The approval holder must display this approval at the approved event and must produce the approval on demand by an authorised person.
3. The event is to be held between the hours of 2pm and 4pm. Set up for the event may start from 1.30pm.

4. All displays are to be removed from the site by 4.30pm on Friday, 15 November 2024.
5. No tent pegs or stakes to be used within the park for setting up of gazebos.
6. The approval holder must keep the area in a clean and tidy state and is required to adequately provide for the collection and disposal of waste generated by the event.
7. Vehicles are not permitted in the park unless the approval holder has sought prior approval.
8. It is noted that toilet facilities in Fernvale Memorial Park are being used and the approval holder is required to ensure that these facilities are kept clean and stocked during and after the event.
9. Noise is to be kept to a minimum and as such not to cause a nuisance for neighbouring properties.
10. Activities at this event must not cause a nuisance as defined by the *Environmental Protection Act 1994* and not cause a nuisance for neighbouring properties.
11. The event must not create a traffic nuisance or increase in existing traffic nuisance detrimentally affecting the efficiency of the road network in which the activity is undertaken.
12. The approval holder must make all arrangements associated with the safe running of the event.
13. Stalls and any activities must not unreasonably detract from the amenity of the area in which the event is located.
14. Stalls and activities at this event must not create a safety risk.
15. The approval holder must provide all necessary equipment and take all practical measures to ensure the safety of the people attending the activity.
16. The approval holder must ensure that the design and construction of all structures that form part of the market stalls and activities are safe and appropriate to the nature of the activity proposed and the number of people expected to attend.
17. All buildings, structure, vehicles, facilities or equipment used in the operation of the event must be always maintained:
 - In good working order; and
 - In good state of repair; and
 - In a clean and sanitary condition.
18. All temporary signage for the event must be displayed on private property only and are only to be displayed 14 days prior to the event and all signage must be removed from display one day after the event.
19. The approval holder must ensure that there is adequate parking available and that the through traffic is not impeded due to this event.
20. Any change to the details provided to Council regarding this event shall be notified to Council in writing.
21. In the event of prevailing wet weather, a joint inspection of ground conditions is to be conducted with the approval holder and Council's Park and Gardens Supervisor. Should the grounds be deemed unsuitable for the purpose of the event and no other arrangements can be made, the event will be cancelled.

Licences/Permits

22. The approval holder must ensure that a food licence issued under the *Food Act 2006* is obtained (to the extent that is required) by all stall holders selling food at the event by contacting the Environmental Health Section of Somerset Regional Council for further information.
23. The approval holder is responsible to ensure food operators have required appropriate food business licences.

Public Liability Insurance

24. The approval holder must have public liability insurance in an amount not less than \$20,000,000 to hold this event and it must state that Somerset Regional Council is an interested party. A copy of the public liability certificate of currency must be provided to Council before the commencement of the event.

25. The approval holder is responsible to ensure all operators of activities taking part in this event have current public liability insurance in an amount of not less than \$20,000,000. The approval holder must produce copies of these public liability certificates of currencies for inspection by an authorised person on demand.

Assistance provided by Council

26. Council will assist by supplying two community bins to Fernvale PCYC to assist with waste management for this event.

Resolution	Moved – Cr Isidro	Seconded – Cr Bishop
<p>“THAT approval is granted under Council’s Local Law No. 1 (Administration) 2001 and Subordinate Local Law No. 1.14 (Undertaking Regulated Activities on Local Government Controlled Areas and Roads) 2011 to Fernvale PCYC to hold an event for World Remembrance Day for Road Traffic Victims in Fernvale Memorial Park on Friday, 15 November 2024 subject to the following conditions:</p> <ol style="list-style-type: none"> 1. The approval is limited to the area of the park as identified on the approved site plan. 2. The approval holder must display this approval at the approved event and must produce the approval on demand by an authorised person. 3. The event is to be held between the hours of 2pm and 4pm. Set up for the event may start from 1.30pm. 4. All displays are to be removed from the site by 4.30pm on Friday, 15 November 2024. 5. No tent pegs or stakes to be used within the park for setting up of gazebos. 6. The approval holder must keep the area in a clean and tidy state and is required to adequately provide for the collection and disposal of waste generated by the event. 7. Vehicles are not permitted in the park unless the approval holder has sought prior approval. 8. It is noted that toilet facilities in Fernvale Memorial Park are being used and the approval holder is required to ensure that these facilities are kept clean and stocked during and after the event. 9. Noise is to be kept to a minimum and as such not to cause a nuisance for neighbouring properties. 10. Activities at this event must not cause a nuisance as defined by the <i>Environmental Protection Act 1994</i> and not cause a nuisance for neighbouring properties. 11. The event must not create a traffic nuisance or increase in existing traffic nuisance detrimentally affecting the efficiency of the road network in which the activity is undertaken. 12. The approval holder must make all arrangements associated with the safe running of the event. 13. Stalls and any activities must not unreasonably detract from the amenity of the area in which the event is located. 14. Stalls and activities at this event must not create a safety risk. 15. The approval holder must provide all necessary equipment and take all practical measures to ensure the safety of the people attending the activity. 		

16. The approval holder must ensure that the design and construction of all structures that form part of the market stalls and activities are safe and appropriate to the nature of the activity proposed and the number of people expected to attend.
17. All buildings, structure, vehicles, facilities or equipment used in the operation of the event must be always maintained:
 - In good working order; and
 - In good state of repair; and
 - In a clean and sanitary condition.
18. All temporary signage for the event must be displayed on private property only and are only to be displayed 14 days prior to the event and all signage must be removed from display one day after the event.
19. The approval holder must ensure that there is adequate parking available and that the through traffic is not impeded due to this event.
20. Any change to the details provided to Council regarding this event shall be notified to Council in writing.
21. In the event of prevailing wet weather, a joint inspection of ground conditions is to be conducted with the approval holder and Council's Park and Gardens Supervisor. Should the grounds be deemed unsuitable for the purpose of the event and no other arrangements can be made, the event will be cancelled.

Licences/Permits

22. The approval holder must ensure that a food licence issued under the *Food Act 2006* is obtained (to the extent that is required) by all stall holders selling food at the event by contacting the Environmental Health Section of Somerset Regional Council for further information.
23. The approval holder is responsible to ensure food operators have required appropriate food business licences.

Public Liability Insurance

24. The approval holder must have public liability insurance in an amount not less than \$20,000,000 to hold this event and it must state that Somerset Regional Council is an interested party. A copy of the public liability certificate of currency must be provided to Council before the commencement of the event.
25. The approval holder is responsible to ensure all operators of activities taking part in this event have current public liability insurance in an amount of not less than \$20,000,000. The approval holder must produce copies of these public liability certificates of currencies for inspection by an authorised person on demand.

Assistance provided by Council

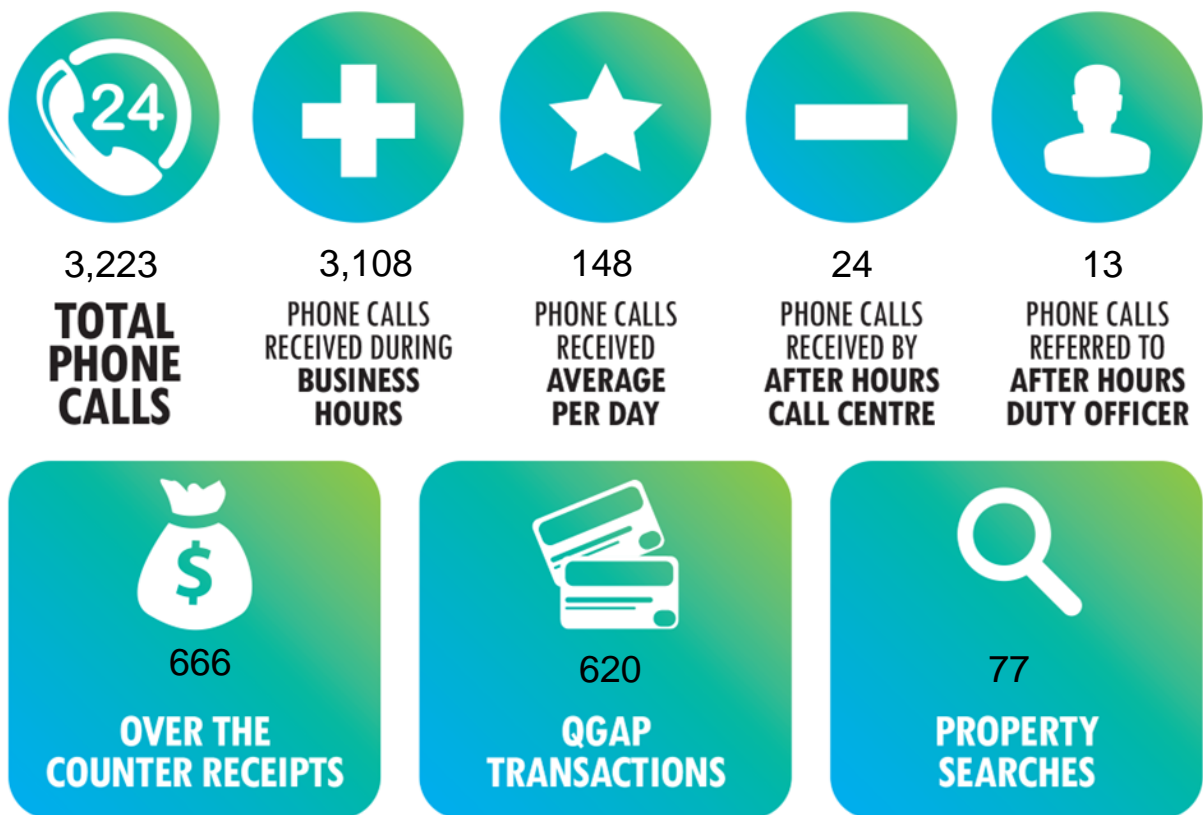
26. Council will assist by supplying two community bins to Fernvale PCYC to assist with waste management for this event."

Carried

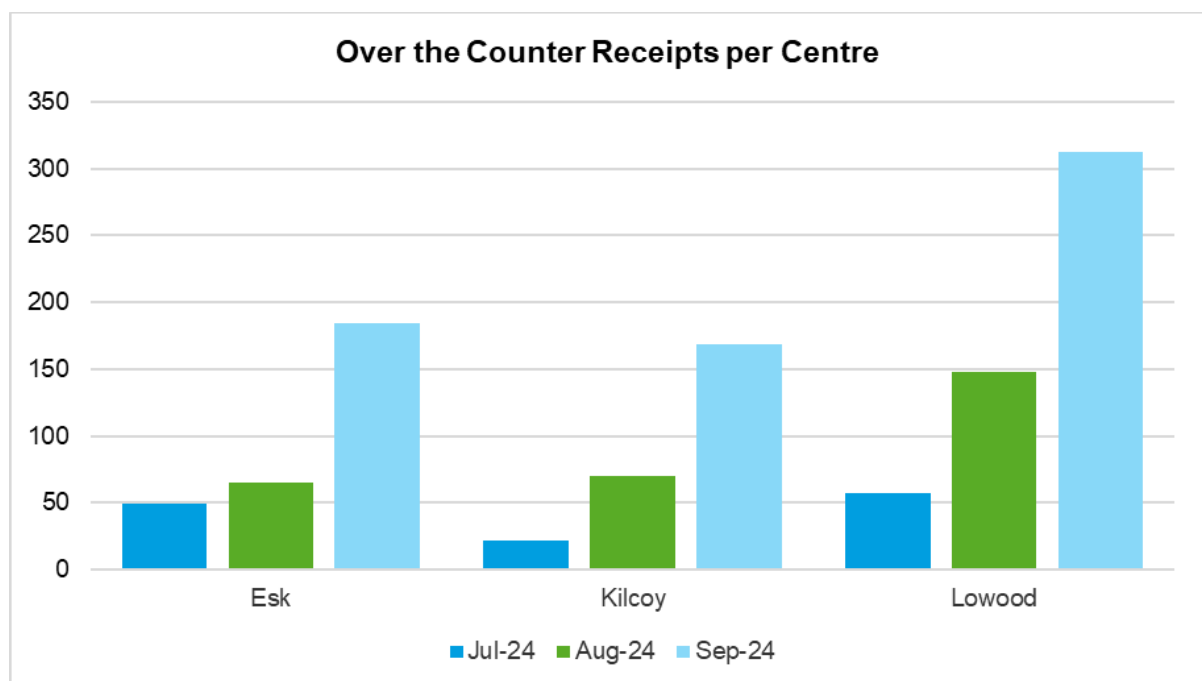
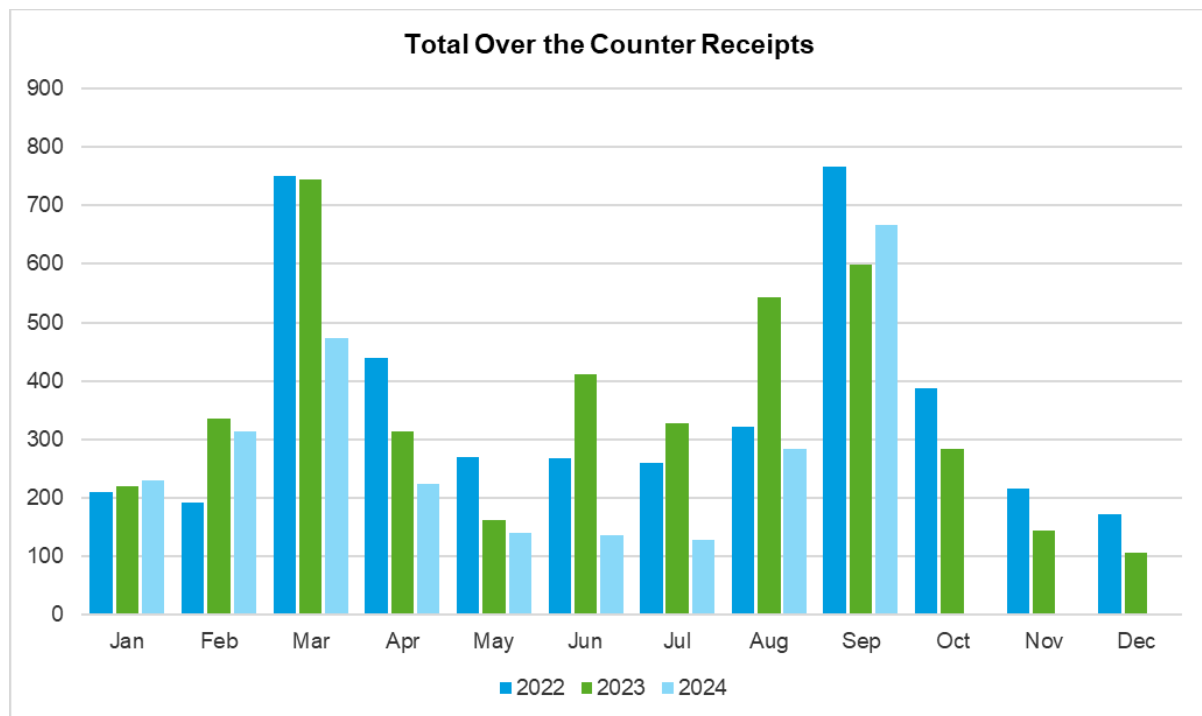
Vote - Unanimous

Action Officer: CSC**Background/Summary**

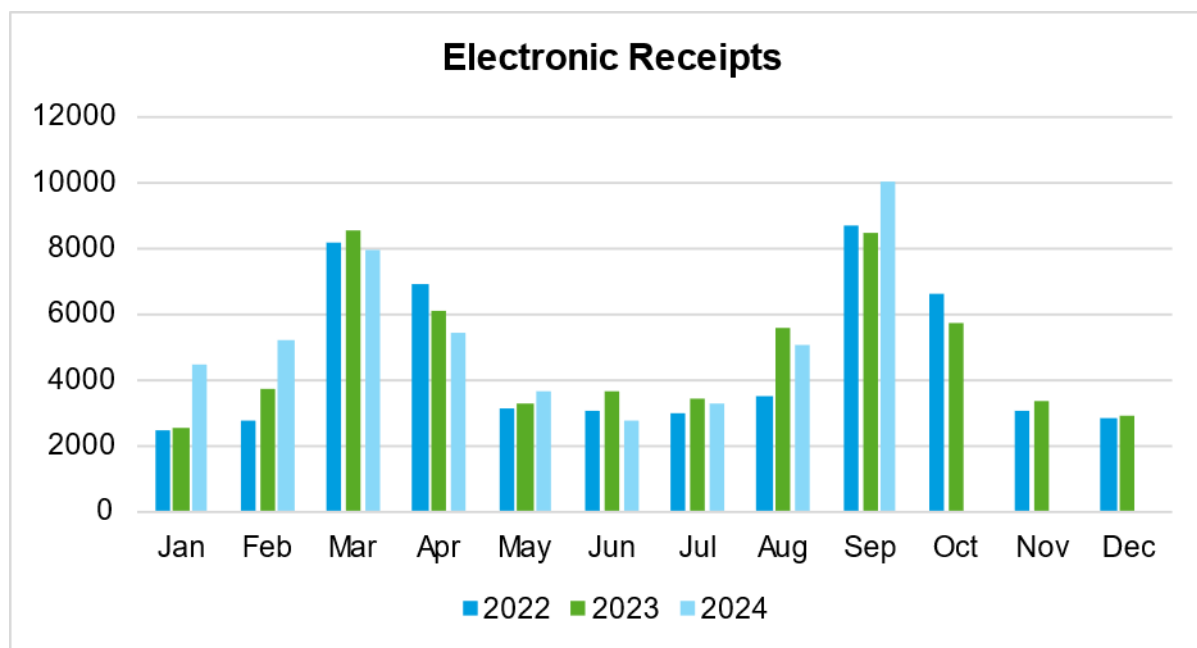
In delivering on Council's Operational Plan and commitment to excellent customer service, a summary of the customer service section activities for the month of September 2024 is provided below for Council's information.

Summary for September 2024

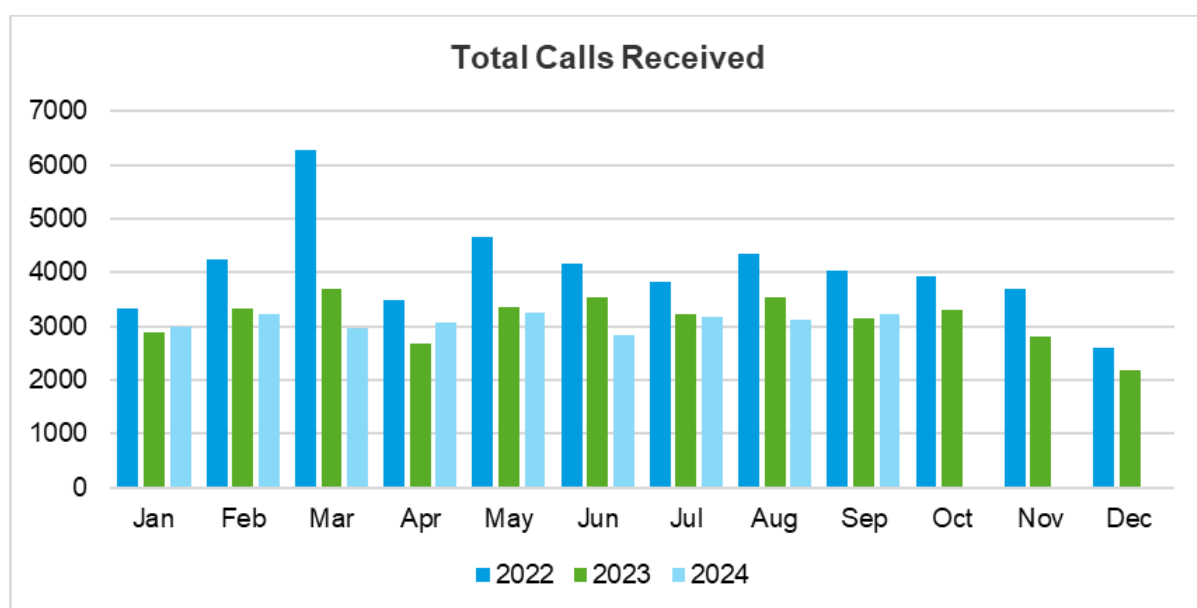
The below table shows the number of Council financial transactions that were taken over the counter at each of the customer service centres in the region for September 2024. These numbers include cheques that were posted into the Council. In total there was 666 financial transactions across the three customer service centres with 184 at Esk Administration Centre, 169 at Kilcoy Customer Service Centre and 313 at Lowood Customer Service Centre for September 2024.



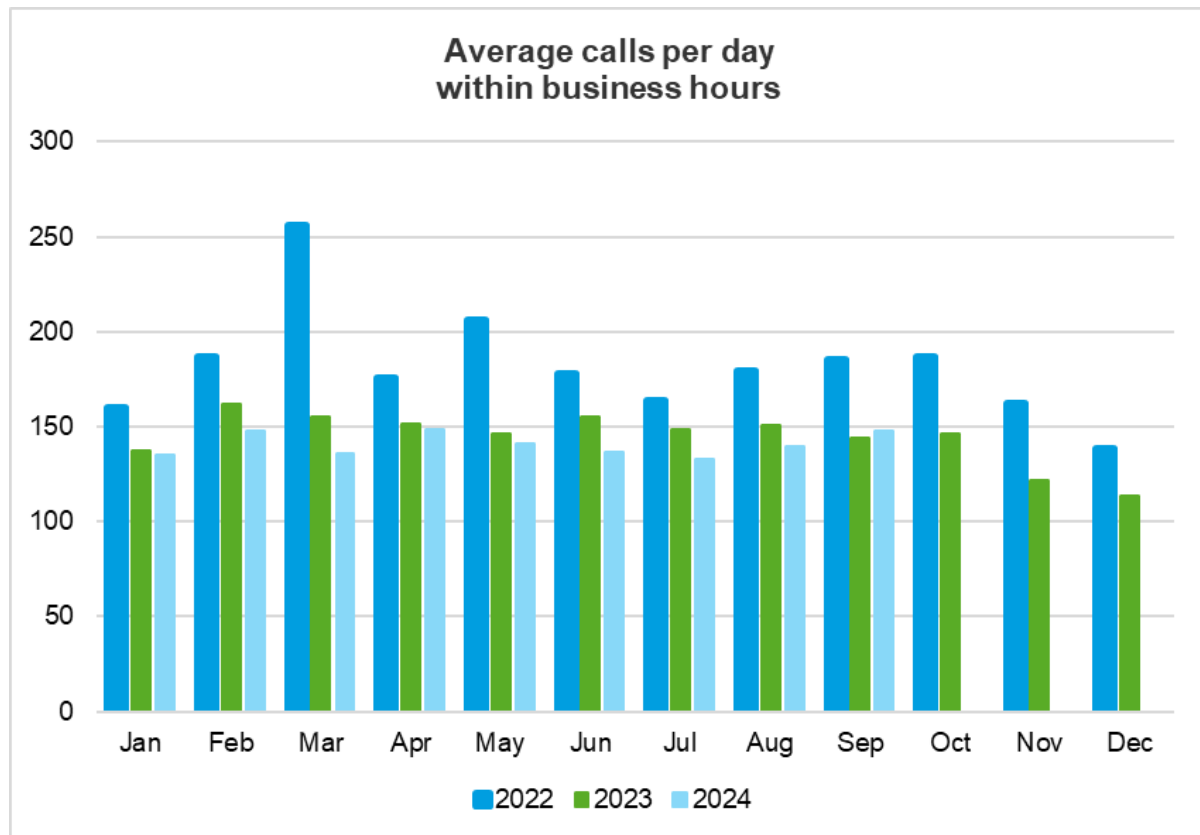
The below table illustrates all other financial transactions (excluding over the counter receipts) received at Council and processed by the finance department. These are BPay and EFT (electronic funds transfer) transactions for payments such as rates, animal registration etc. For the month of September there were 10,068 transactions. Compared to August 2024 there was an increase of 5,031 transactions, this increase was due to rates being issued in August and due early October. This is the first time Council exceeded over 10,000 electronic transactions for a month.



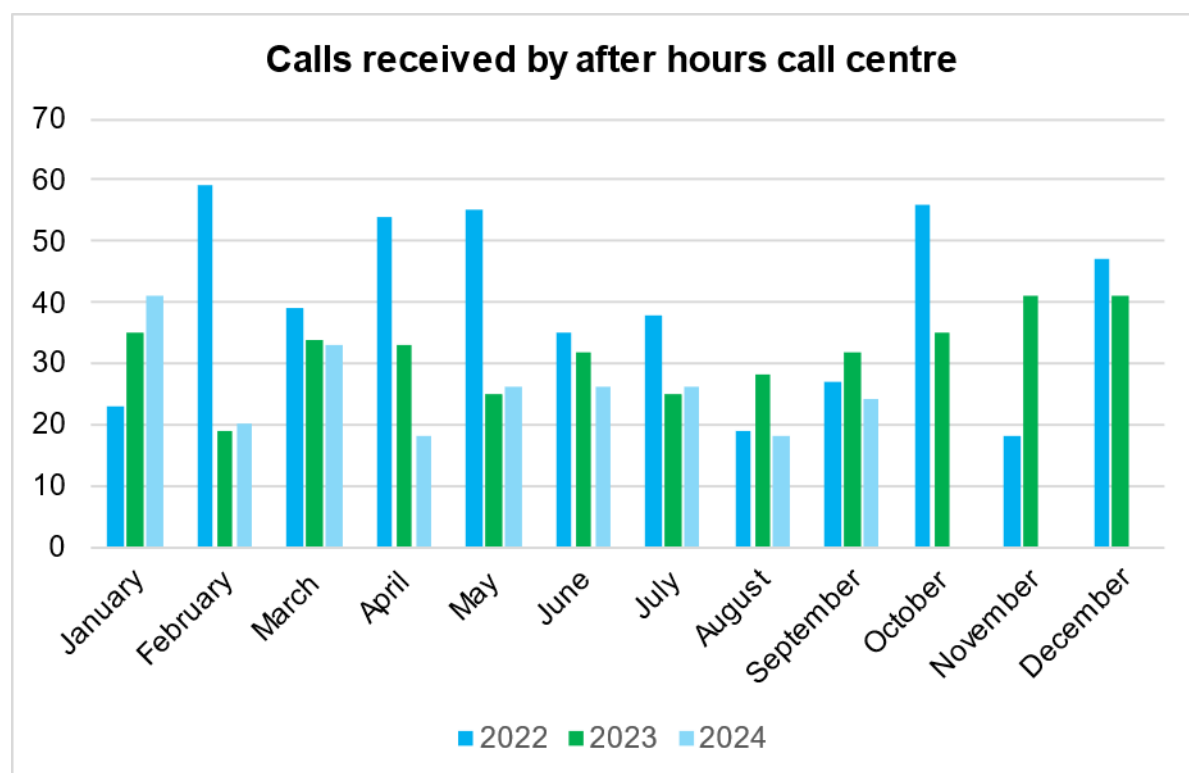
Below are the total number of calls received into the Council main phone line (07 5424 4000), including out of hours, compared to previous calendar years. Calls received does not include internal calls made within Council, or outbound calls. There were 3,223 calls received for the month September 2024. This is an increase of 97 calls compared to August 2024. Compared to September 2023 there was an increase of 71 calls for the month.



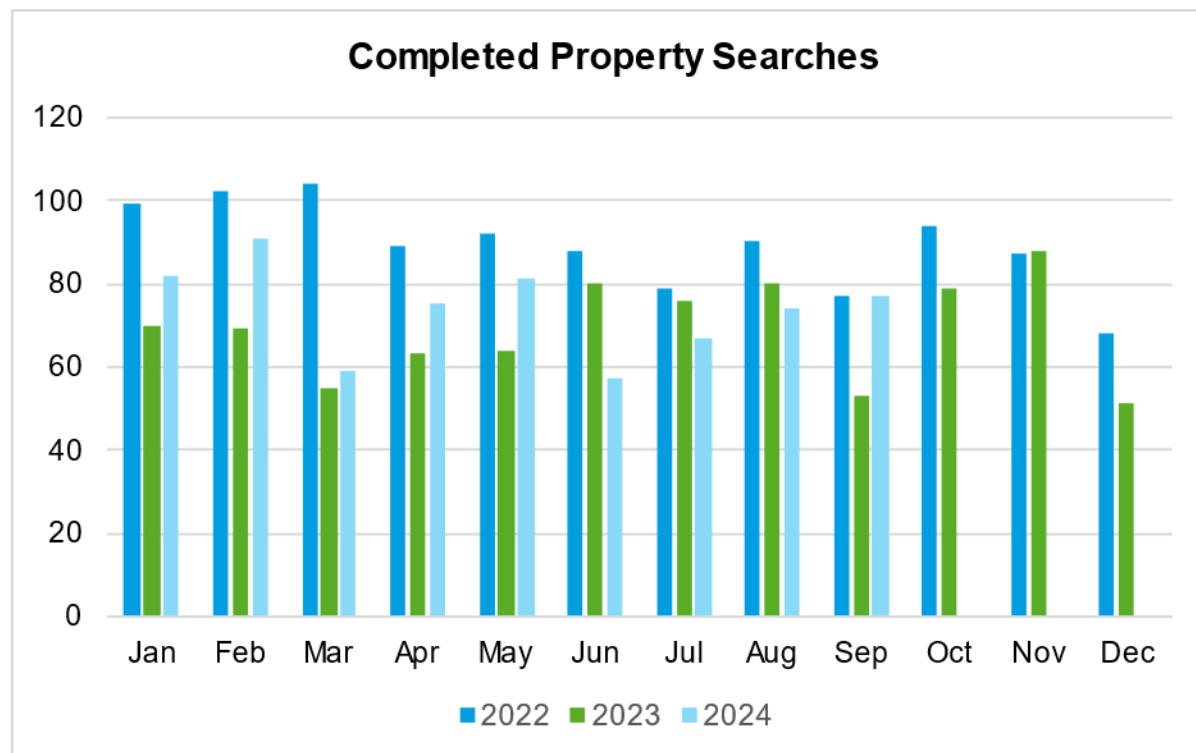
Listed below is a comparison of the average calls received per day within business hours. On average there were 148 calls received each business day for September 2024, which was an increase of 8 calls on average per day from August 2024. Compared to September 2023 there was an increase of four calls on average per day.



There were 3,108 calls received during business hours and 115 out of hours. Of the 115 calls received out of hours, 24 calls were transferred to the afterhours call centre. There was an increase of 6 calls to Council's afterhours provider compared to August 2024.

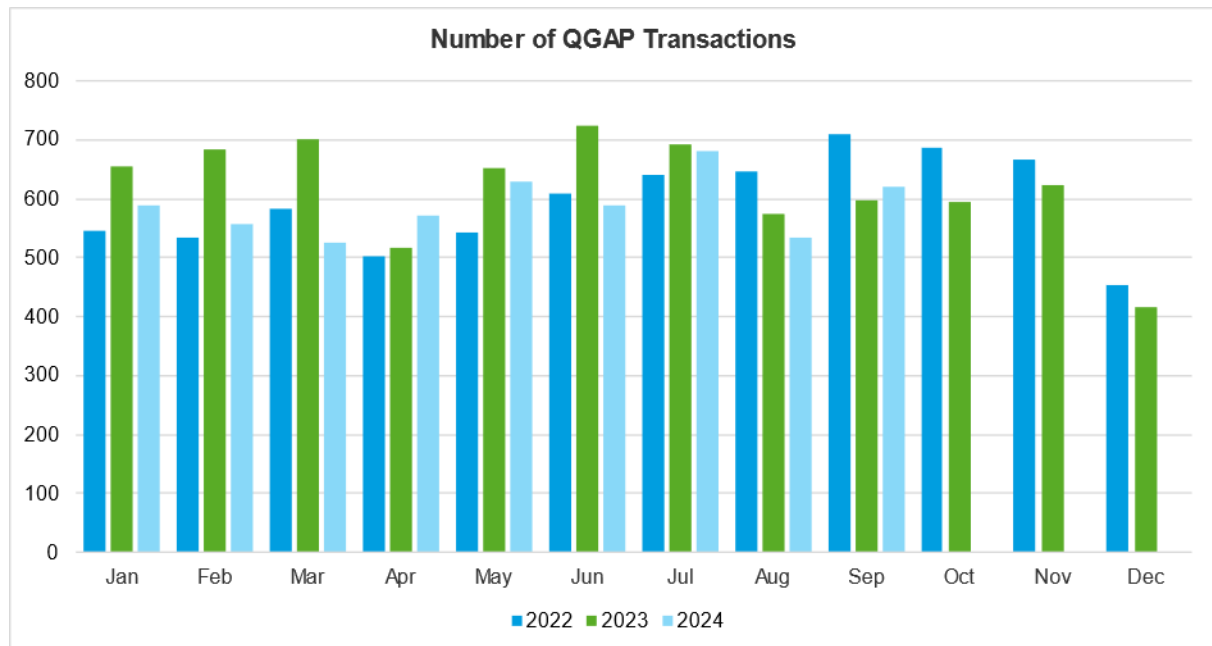


For the month of September 2024 there were 77 property searches completed for prospective purchasers. This increased by three completed searches for the month compared to August 2024.



There were 620 Queensland Government Agent Program (QGAP) transactions for the Lowood QGAP agency in September 2024. On average there were 30 transactions per

business day in September which there was an increase of five transaction on average per day compared to August 2024.



Attachments

Nil

Recommendation

THAT Council receive the *Customer Service Report for September 2024* and the contents be noted.

Resolution

Moved – Cr Brieschke

Seconded – Cr Freese

“THAT Council receive the *Customer Service Report for September 2024* and the contents be noted.”

Carried

Vote - Unanimous

Subject: Operational Plan First Quarter Review 2024-25
File Ref: Operational Plan
Action Officer: DCORP

Background/Summary

The Operational Plan for Somerset Regional requires reviewing at each quarter to determine progress of the items within the Plan. The 2024 - 25 plan was developed at the same time as the Budget and has a close alignment with the 2024 - 25 Budget.

The first quarter review contains feedback from responsible officers and includes updating of the “traffic light” system.

Council's progress of the action items within the Operational Plan 2024 - 25 is measured by the number of items that are completed or achieved for the year. Officers tasked with responsibility for ongoing operational items are managing and progressing those items as expected.

There are no actions within the current operational plan that are reported as a red traffic light. This means that there are no external factors, budget or resourcing issues that will at this stage of the year hinder the achievement of any of the operational plan actions.

Attachments

Operational Plan 2024 – 25 first quarter review

Recommendation

THAT Council receive the Operational Plan 2024 - 25 first quarter review and note the progress of the action items within the plan.

Resolution

Moved – Cr Bishop

Seconded – Cr Hurley

“THAT Council receive the Operational Plan 2024 - 25 first quarter review and note the progress of the action items within the plan.”

Carried

Vote - Unanimous

Subject: Council Meeting Dates – 2025
File Ref: Notices of Motion
Action Officer: EA

Background/Summary

Council is requested to adopt the Schedule of Meeting dates for the period January to December 2025 set out below:

22 January 2025	9 July 2025
12 February 2025	23 July 2025
26 February 2025	13 August 2025
12 March 2025	27 August 2025
26 March 2025	10 September 2025
9 April 2025	24 September 2025
23 April 2025	8 October 2025
14 May 2025	22 October 2025
28 May 2025	12 November 2025
11 June 2025 (budget)	26 November 2025
25 June 2025	18 December 2025 (Thursday)

Attachments

Nil

Recommendation

THAT Council adopt the meeting dates as proposed in the below schedule of meeting dates for the period January to December 2025.

22 January 2025	9 July 2025
12 February 2025	23 July 2025
26 February 2025	13 August 2025
12 March 2025	27 August 2025
26 March 2025	10 September 2025
9 April 2025	24 September 2025
23 April 2025	8 October 2025
14 May 2025	22 October 2025
28 May 2025	12 November 2025
11 June 2025 (budget)	26 November 2025
25 June 2025	18 December 2025 (Thursday)

Resolution

Moved – Cr Isidro

Seconded – Cr Brieschke

“THAT Council adopt the meeting dates as proposed in the below schedule of meeting dates for the period January to December 2025.

22 January 2025	9 July 2025
12 February 2025	23 July 2025
26 February 2025	13 August 2025
12 March 2025	27 August 2025
26 March 2025	10 September 2025
9 April 2025	24 September 2025
23 April 2025	8 October 2025
14 May 2025	22 October 2025
28 May 2025	12 November 2025
11 June 2025 (budget)	26 November 2025
25 June 2025	18 December 2025 (Thursday)

”

Carried*Vote - Unanimous*

Subject:	Board Member Appointment – Urban Utilities
File Ref:	2024 - 2025 Urban Utilities
Action Officer:	CEO

Background/Summary

Council is in receipt of a request from Paul Vincent, Chair of Urban Utilities seeking Council's endorsement for the reappointments as follows:

- Lucia Cade as a continuing board member from 1 July 2025, for a period of 4 years (to 1 July 2029); and
- Gerard Pender as a continuing board member from 1 July 2025, for a period of 4 years (to 1 July 2029).

The re-appointments are recommended to ensure that the Board maintains the right balance between continuity and renewal, particularly given that four of the eight Board members commenced their first terms in 2024.

Should Lucia and Gerard not be reappointed, as at 1 July 2025, Urban Utilities will be left with only three Board members having a tenure of longer than 12 months and only two members with a tenure greater than two years. The Board considers that it is highly desirable to ensure sufficient continuity in its membership given the complexity of the business and the value in retaining corporate memory.

The Board also wishes to avoid overlap between appointment and reappointment processes and the timing of local government elections (with the next due in March 2028), as these may impact Councils' capacity to consider re/appointments both in the period leading up to elections and in the transition period immediately after. This will allow for orderly Board appointment processes in the future.

Attachments

Confidential information pack and instrument of appointment.

Recommendation

THAT Council supports the re-appointments to the Urban Utilities Board as follows:
Lucia Cade as a continuing board member from 1 July 2025, for a period of 4 years (to 1 July 2029); and
Gerard Pender as a continuing board member from 1 July 2025, for a period of 4 years (to 1 July 2029).

Resolution

Moved – Cr Jess

Seconded – Cr Brieschke

“THAT Council supports the re-appointments to the Urban Utilities Board as follows:
Lucia Cade as a continuing board member from 1 July 2025, for a period of 4 years (to 1 July 2029); and
Gerard Pender as a continuing board member from 1 July 2025, for a period of 4 years (to 1 July 2029).”

Carried

Vote - Unanimous

Meetings authorised by Council

Nil

Mayor and Councillor Reports

Cr Brieschke – Councillor Report

October

- 09 Ordinary Council Meeting
Workshop Meeting
- 10 Sunrise at Brisbane Valley Roasters event, Esk
Brisbane Valley Interagency meeting, via Teams
Meeting with Save Somerset, Kilcoy office.

- 11 Toogoolawah & District History Group meeting
- 12 Esk Bowls & Community Association AGM
- Ready, Set, Somerset Disaster Preparedness event, Esk
- 14 Somerset Assist AGM, Esk VIC
- Meeting re LGAQ President election
- Councillor Team Building workshop, Esk
- 16 Come and Chat with a Councillor, Pipeliner Park, Esk
- 17 Toogoolawah High School Awards Ceremony
- 18 Somerset Social Plan Advisory Committee meeting, Esk
- Meeting re DA discussion, Esk
- 19 SRC Free Tree Day, Fernvale
- 21-23 Local Government Association Queensland Conference, Brisbane.
- 24 Pest Management Working Group meeting, Esk
- 25 Regional Seniors Week Event, Somerset Civic Centre
- 26 Brisbane Valley History Expo, Somerset Civic Centre

It has been a busy few weeks since our last meeting commencing with a very early start on the 10 October with the filming of Sunrise at Brisbane Valley Roasters in Esk which was a wonderful opportunity to showcase our region with local businesses stepping up in front of the camera.

Council also facilitated the Ready, Set Somerset Disaster Preparedness event, the Council's Free Tree Day in Fernvale and the Regional Seniors Week event.

All events were well supported, and thanks must go to staff for their work in presenting these activities.

Esk Bowls Club held their AGM reporting a challenging but successful year and are looking forward to new ideas for the facility.

Somerset Assist held their second AGM with the service proud to have assisted over 200 Seniors in the past 12 months and now expanding to Kilcoy.

I along with fellow Councillor's attended the Brisbane Valley History Expo on the weekend and I am sure everyone will agree many locals and visitors enjoyed the program.

Lastly, I would like to thank Council for the opportunity to attend the Local Government Association Queensland convention in Brisbane last week.

I think my favourite discussion was with a representative from Containers for Change/COEX and discovered they have created another solution for community bottle/can collection in 'Container Exchange Points'. These are placed on park and community facility rubbish bins which could see a decrease of rubbish going to land fill from these areas.

Cr Bishop – Councillor Report

It has been a busy few weeks, but I have most appreciated the opportunity to attend Highschool award ceremonies at Toogoolawah and Kilcoy. These school communities showcased their vibrant cultures and student achievements. I wish to congratulate the staff, the students and their families.

October

- 16 Meet the Councillors at Esk.
- 12 The Disaster Preparedness Expo was well attended and really has an ongoing impact on the feeling of safety in the community.
- 25 Seniors Expo.
- 26 Heritage Expo was held in Esk and this event was the first for the region. The strength of this sector bodes well for the future. The significant contribution made by these

volunteers to our community is acknowledged. I would hope that this event occurs in the future.

Cr Isidro – Councillor Report

October

- 09 Somerset Business Chamber Executive Meeting
- 10 Seven Sunrise, Brisbane Valley Roasters
- 10 Kilcoy Revitalisation Advisory Committee, Kilcoy
- 14 Somerset Assist AGM
Kilcoy Districts Progress Alliance, Kilcoy
- 15 Councillor Training
- 16 Councillor Community Chat, Esk
- 17 Toogoolawah State High School Awards
- 18 Kilcoy State High School Awards
- 19 Free Tree Day, Fernvale
- 21-23 LGAQ Annual Conference
- 25 Regional Seniors Event
- 26 Brisbane Valley History Expo
- 30 Council Meeting

Cr Hurley – Councillor Report

October

- 10 Sunrise at Brisbane Valley Roasters
Kilcoy Streetscape Advisory Committee Meeting
- 12 Ready Set Somerset Disaster Preparedness Expo
Somerset Dam and District Neighbourhood Watch meeting
- 15 Team Building Exercise Esk
- 16 Come and Chat with a Councillor – Esk
Somerset Business Chamber Executive Meeting
- 17 Meeting in Kilcoy
Toogoolawah State High School Awards Night
- 18 Kilcoy State High School Awards Ceremony
- 19 Mount Stanley Muster Campdraft
- 21 LGAQ Conference and Young Councillor Cohort Meeting Brisbane

Cr Freese – Councillor Report

October

- 10 Sunrise Weather Broadcast
- 12 Disaster Preparedness and Emergency Services Expo at the Civic Centre
- 15 Everyday AI for Small Business at the Esk Library
Team Building Training
- 16 Meet and Greet, Esk
Somerset Wivenhoe Fish Stocking Association (SWFSA) Meeting
Of note the SWFSA reported that Asian Gulf claim has been found in both Somerset and Wivenhoe Dams.
- 17 Toogoolawah State High School Award Night
- 18 Kilcoy State High School Awards Ceremony
- 21-23 Annual LGQA Annual Conference
- 25 Seniors Day at Esk Civic Centre
- 26 Lowood Masonic Proclamation Banquet
- 29 Qld Country Tourism Brand Reveal at Toowoomba

Cr Jess – Councillor Report

October

- 10 Channel 7 Sunrise
- 12 Disaster Preparedness and Emergency Expo
- 16 Community Chat, Esk
- 17 Toogoolawah State High School Awards
- 21-23 LGAQ Conference, Brisbane
- 26 Brisbane Valley Heritage Expo

Mayor Wendt – Councillor Report

I attended the LGAQ conference in Brisbane last week on 21-23 October. It was very well attended by councils from all over Queensland. The conference is an important opportunity to discuss critical issues that affect Local government and therefore our residents. Issues like infrastructure, roads and cost of living impacts on our communities. I had discussions with many councillors and Mayors about recurrent problems and cost shifting and how as the closest government to the people we are the ones hammered regardless of whether they are local, state or federal issues.

There was some excitement from a local government point of view with the announcement from the Leader of the Opposition now Premier to look at reducing some of the restrictions placed on local government that inhibit their ability to govern effectively. We will see what the future holds for this, exciting times ahead!

Congratulations to local members of parliament who were returned at the State government elections on the weekend. Member for Lockyer Jim McDonald and Member for Nanango Deb Frecklington, we look forward to working with you and the LNP Government to deliver projects such as the Brisbane Valley Highway which will include the additional \$20 million to the City deals funding.

Resolution

Moved – Cr Wendt

Seconded – Cr Hurley

“THAT the Council write to the newly elected members of parliament for the seats of Nanango and Lockyer offering to work with the members and arranging future meetings with Council.”

Carried

Vote - Unanimous

Resolution

Moved – Cr Hurley

Seconded – Cr Isidro

“THAT the verbal and written reports of Mayor Wendt and Councillors Brieschke, Bishop, Freese, Hurley, Isidro and Jess be received.”

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

Nil

Closure of Meeting**Summary**

There being no further business, the Mayor, Cr Jason Wendt closed the meeting at 10.23 am.

Appendix A

Somerset Regional Council
 Budget - adoption level - first revised budget
 Year Ending 30 June 2025

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of cash flows								
FUNDS IN								
Capital grants and subsidies	45,441,348	-	-	-	-	45,441,348	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,179,345	-	-	2,179,345	-	-	-	-
Fees and charges	2,066,522	-	-	480,082	-	194,500	1,280,500	111,440
Interest earned	4,190,748	-	-	4,190,748	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	29,554,337	412,108	-	4,913,706	120,000	24,108,523	-	-
Other revenue	2,350,658	547,300	-	1,803,358	-	-	-	-
Sales revenue	3,485,762	-	-	-	-	3,485,762	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(4,125,774)	-	-	(4,125,774)	-	-	-	-
Rates and utility charges excluding discounts and rebates	38,184,504	-	-	33,405,560	-	-	115,726	4,663,218
TOTAL FUNDS IN	123,327,450	959,408	-	42,847,025	120,000	73,230,133	1,396,226	4,774,658
FUNDS OUT								
Interest paid and finance costs	162,640	-	-	-	-	162,640	-	-
Labour, plant and materials	144,315,762	9,246,859	2,149,887	2,528,167	3,380,481	115,348,790	5,445,451	6,216,127
Internal recovery	-	(141,123)	-	-	-	(202,095)	-	343,218
Plant purchases	1,482,600	-	-	-	-	1,482,600	-	-
Loan redemption	-	-	-	-	-	-	-	-
TOTAL FUNDS OUT	145,961,002	9,105,736	2,149,887	2,528,167	3,380,481	116,791,935	5,445,451	6,559,345
NET FUNDS MOVEMENT	(22,633,552)	(8,146,328)	(2,149,887)	40,318,858	(3,260,481)	(43,561,802)	(4,049,225)	(1,784,687)
CHANGES IN RESERVES AND EQUITY MOVEMENTS	(22,633,552)	-	-	(35,803,462)	-	12,926,380	-	243,530
NET FUNDS MOVEMENT AND EQUITY MOVEMENTS	-	(8,146,328)	(2,149,887)	76,122,320	(3,260,481)	(56,488,182)	(4,049,225)	(2,028,217)

Somerset Regional Council
Budget - adoption level - first revised budget
Year Ending 30 June 2025

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of income and expenditure								
OPERATING REVENUE								
Capital grants and subsidies	45,441,348	-	-	-	-	45,441,348	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,179,345	-	-	2,179,345	-	-	-	-
Fees and charges	2,066,522	-	-	480,082	-	194,500	1,280,500	111,440
Interest earned	4,190,748	-	-	4,190,748	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	29,554,337	412,108	-	4,913,706	120,000	24,108,523	-	-
Other revenue	2,350,658	547,300	-	1,803,358	-	-	-	-
Sales revenue	3,485,762	-	-	-	-	3,485,762	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(4,125,774)	-	-	(4,125,774)	-	-	-	-
Rates and utility charges excluding discounts and rebates	38,184,504	-	-	33,405,560	-	-	115,726	4,663,218
Less capital items	(45,441,348)	-	-	-	-	(45,441,348)	-	-
TOTAL OPERATING REVENUE	77,886,102	959,408	-	42,847,025	120,000	27,788,785	1,396,226	4,774,658
OPERATING EXPENDITURE								
Labour, plant and materials	144,315,762	9,246,859	2,149,887	2,528,167	3,380,481	115,348,790	5,445,451	6,216,127
Interest paid and finance costs	162,640	-	-	-	-	162,640	-	-
Plant purchases	1,482,600	-	-	-	-	1,482,600	-	-
Internal recovery	-	(141,123)	-	-	-	(202,095)	-	343,218
Depreciation	13,169,910	-	-	-	-	12,926,380	-	243,530
Less used for capital purposes	(79,181,273)	-	-	-	-	(77,395,671)	-	(1,785,602)
TOTAL OPERATING EXPENDITURE	79,949,639	9,105,736	2,149,887	2,528,167	3,380,481	52,322,644	5,445,451	5,017,273
NET RESULT OR NET OPERATING POSITION	(2,063,537)	(8,146,328)	(2,149,887)	40,318,858	(3,260,481)	(24,533,859)	(4,049,225)	(242,615)
Dissection of capital expenditure								
New assets including upgrading, extending and improving assets and infrastructure	43,419,432							
Replacement or renewals of assets	35,761,841							
Total capital expenditure	79,181,273							

Somerset Regional Council
Budget - adoption level - first revised budget
Year Ending 30 June 2025

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of changes in equity								
Accumulated (Surplus)/ Deficit	(22,633,552)	-	-	(22,633,552)	-	-	-	-
Appn to-Constr'd Wks Res-Works & Roads	-	-	-	-	-	-	-	-
Trfr from-Constrained Works Reserve	-	-	-	-	-	-	-	-
Trfr from-Land Sale Reserve	-	-	-	-	-	-	-	-
Depreciation	13,169,910	-	-	-	-	12,926,380	-	243,530
Depreciation funding adjustment	(13,169,910)	-	-	(13,169,910)	-	-	-	-
TOTAL RESERVES AND EQUITY MOVEMENTS	(22,633,552)	-	-	(35,803,462)	-	12,926,380	-	243,530

Somerset Regional Council
Budget - adoption level - first revised budget
Year Ending 30 June 2025

Balance sheet or statement of financial position	30-Jun-25	30-Jun-24
<u>Assets</u>		
Operating and trust cash to account	24,254,548	29,238,100
Rate debtors	3,178,000	3,178,000
Other receivables	3,359,100	21,009,100
Store inventories/ gravel stockpiles	779,700	779,700
Urban Utilities balances	53,804,000	53,804,000
Equity in Urban Utilities	31,929,500	31,929,500
Property, plant, equipment, work in progress, land	588,737,053	522,725,690
<u>Total assets</u>	<u>706,041,901</u>	<u>662,664,090</u>
<u>Liabilities</u>		
Trade creditors, accruals and other current liabilities	36,780,300	36,780,300
<u>Total liabilities</u>	<u>36,780,300</u>	<u>36,780,300</u>
<u>Net community assets</u>	<u>669,261,601</u>	<u>625,883,790</u>
Community equity	669,261,601	625,883,790

Somerset Regional Council
 Budget - adoption level - second year forecast - first revised budget
 Year Ending 30 June 2026

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of cash flows								
FUNDS IN								
Capital grants and subsidies	2,684,019	-	-	-	-	2,684,019	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,233,829	-	-	2,233,829	-	-	-	-
Fees and charges	2,118,186	-	-	492,084	-	199,363	1,312,513	114,226
Interest earned	4,176,748	-	-	4,176,748	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	5,736,147	422,410	-	5,061,117	123,000	129,620	-	-
Other revenue	2,409,351	560,909	-	1,848,442	-	-	-	-
Sales revenue	3,572,906	-	-	-	-	3,572,906	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(4,241,067)	-	-	(4,241,067)	-	-	-	-
Rates and utility charges excluding discounts and rebates	39,234,816	-	-	34,336,399	-	-	118,619	4,779,798
TOTAL FUNDS IN	57,924,935	983,319	-	43,907,552	123,000	6,585,908	1,431,132	4,894,024
FUNDS OUT								
Interest paid and finance costs	166,706	-	-	-	-	166,706	-	-
Labour, plant and materials	56,297,829	9,170,370	2,203,636	2,468,373	3,463,884	29,278,762	5,171,506	4,541,298
Internal recovery	-	(144,651)	-	-	-	(207,147)	-	351,798
Plant purchases	1,460,400	-	-	-	-	1,460,400	-	-
Loan redemption	-	-	-	-	-	-	-	-
TOTAL FUNDS OUT	57,924,935	9,025,719	2,203,636	2,468,373	3,463,884	30,698,721	5,171,506	4,893,096
NET FUNDS MOVEMENT	-	(8,042,400)	(2,203,636)	41,439,179	(3,340,884)	(24,112,813)	(3,740,374)	928
CHANGES IN RESERVES AND EQUITY MOVEMENTS	-	-	-	(13,292,820)	-	13,043,202	-	249,618
NET FUNDS MOVEMENT AND EQUITY MOVEMENTS	-	(8,042,400)	(2,203,636)	54,731,999	(3,340,884)	(37,156,015)	(3,740,374)	(248,690)

Somerset Regional Council
Budget - adoption level - second year forecast - first revised budget
Year Ending 30 June 2026

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of income and expenditure								
OPERATING REVENUE								
Capital grants and subsidies	2,684,019	-	-	-	-	2,684,019	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,233,829	-	-	2,233,829	-	-	-	-
Fees and charges	2,118,186	-	-	492,084	-	199,363	1,312,513	114,226
Interest earned	4,176,748	-	-	4,176,748	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	5,736,147	422,410	-	5,061,117	123,000	129,620	-	-
Other revenue	2,409,351	560,909	-	1,848,442	-	-	-	-
Sales revenue	3,572,906	-	-	-	-	3,572,906	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(4,241,067)	-	-	(4,241,067)	-	-	-	-
Rates and utility charges excluding discounts and rebates	39,234,816	-	-	34,336,399	-	-	118,619	4,779,798
Less capital items	(2,684,019)	-	-	-	-	(2,684,019)	-	-
TOTAL OPERATING REVENUE	55,240,916	983,319	-	43,907,552	123,000	3,901,889	1,431,132	4,894,024
OPERATING EXPENDITURE								
Labour, plant and materials	56,297,829	9,170,370	2,203,636	2,468,373	3,463,884	29,278,762	5,171,506	4,541,298
Interest paid and finance costs	166,706	-	-	-	-	166,706	-	-
Plant purchases	1,460,400	-	-	-	-	1,460,400	-	-
Internal recovery	-	(144,651)	-	-	-	(207,147)	-	351,798
Depreciation	13,292,820	-	-	-	-	13,043,202	-	249,618
Less used for capital purposes	(15,627,462)	-	-	-	-	(15,627,462)	-	-
TOTAL OPERATING EXPENDITURE	55,590,293	9,025,719	2,203,636	2,468,373	3,463,884	28,114,461	5,171,506	5,142,714
NET RESULT OR NET OPERATING POSITION	(349,377)	(8,042,400)	(2,203,636)	41,439,179	(3,340,884)	(24,212,572)	(3,740,374)	(248,690)
Dissection of capital expenditure								
New assets including upgrading, extending and improving assets and infrastructure	6,198,799							
Replacement or renewals of assets	9,428,663							
Total capital expenditure	15,627,462							

Somerset Regional Council
Budget - adoption level - second year forecast - first revised budget
Year Ending 30 June 2026

	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	13,292,820	-	-	-	-	13,043,202	-	249,618
Depreciation funding adjustment	(13,292,820)	-	-	(13,292,820)	-	-	-	-
TOTAL RESERVES AND EQUITY MOVEMENTS	-	-	-	(13,292,820)	-	13,043,202	-	249,618

Somerset Regional Council
Budget - adoption level - second year forecast - first revised budget
Year Ending 30 June 2026

Balance sheet or statement of financial position		
	30-Jun-26	30-Jun-25
<u>Assets</u>		
Operating and trust cash to account	24,254,548	24,254,548
Rate debtors	3,181,178	3,178,000
Other receivables	3,362,459	3,359,100
Store inventories/ gravel stockpiles	780,480	779,700
Urban Utilities balances	53,804,000	53,804,000
Equity in Urban Utilities	31,961,430	31,929,500
Property, plant, equipment, work in progress, land	591,071,694	588,737,053
<u>Total assets</u>	<u>708,415,790</u>	<u>706,041,901</u>
<u>Liabilities</u>		
Trade creditors, accruals and other current liabilities	36,819,547	36,780,300
<u>Total liabilities</u>	<u>36,819,547</u>	<u>36,780,300</u>
<u>Net community assets</u>	<u>671,596,243</u>	<u>669,261,601</u>
Community equity	671,596,243	669,261,601

Somerset Regional Council
Budget - adoption level - third year forecast - first revised budget
Year Ending 30 June 2027

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of cash flows								
FUNDS IN								
Capital grants and subsidies	2,731,575	-	-	-	-	2,731,575	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,289,675	-	-	2,289,675	-	-	-	-
Fees and charges	2,171,141	-	-	504,386	-	204,347	1,345,326	117,082
Interest earned	4,162,888	-	-	4,162,888	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	5,904,318	432,971	-	5,212,951	126,075	132,321	-	-
Other revenue	2,453,331	558,678	-	1,894,653	-	-	-	-
Sales revenue	3,662,229	-	-	-	-	3,662,229	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(4,359,611)	-	-	(4,359,611)	-	-	-	-
Rates and utility charges excluding discounts and rebates	40,314,068	-	-	35,293,190	-	-	121,585	4,899,293
TOTAL FUNDS IN	59,329,614	991,649	-	44,998,132	126,075	6,730,472	1,466,911	5,016,375
FUNDS OUT								
Interest paid and finance costs	170,874	-	-	-	-	170,874	-	-
Labour, plant and materials	57,829,540	9,380,870	2,258,731	2,530,086	3,549,366	30,231,783	5,223,873	4,654,831
Internal recovery	-	(148,267)	-	-	-	(212,326)	-	360,593
Plant purchases	1,329,200	-	-	-	-	1,329,200	-	-
Loan redemption	-	-	-	-	-	-	-	-
TOTAL FUNDS OUT	59,329,614	9,232,603	2,258,731	2,530,086	3,549,366	31,519,531	5,223,873	5,015,424
NET FUNDS MOVEMENT	(0)	(8,240,954)	(2,258,731)	42,468,046	(3,423,291)	(24,789,059)	(3,756,962)	951
CHANGES IN RESERVES AND EQUITY MOVEMENTS	-	-	-	(13,418,688)	-	13,162,830	-	255,858
NET FUNDS MOVEMENT AND EQUITY MOVEMENTS	-	(8,240,954)	(2,258,731)	55,886,734	(3,423,291)	(37,951,889)	(3,756,962)	(254,907)

Somerset Regional Council
Budget - adoption level - third year forecast - first revised budget
Year Ending 30 June 2027

	TOTAL	Corporate	Executive	Finance	Human Resources	Operations	Planning	Waste mgt
Statement of income and expenditure								
OPERATING REVENUE								
Capital grants and subsidies	2,731,575	-	-	-	-	2,731,575	-	-
Contributions from developers	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,289,675	-	-	2,289,675	-	-	-	-
Fees and charges	2,171,141	-	-	504,386	-	204,347	1,345,326	117,082
Interest earned	4,162,888	-	-	4,162,888	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-
Operating grants and subsidies	5,904,318	432,971	-	5,212,951	126,075	132,321	-	-
Other revenue	2,453,331	558,678	-	1,894,653	-	-	-	-
Sales revenue	3,662,229	-	-	-	-	3,662,229	-	-
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(4,359,611)	-	-	(4,359,611)	-	-	-	-
Rates and utility charges excluding discounts and rebates	40,314,068	-	-	35,293,190	-	-	121,585	4,899,293
Less capital items	(2,731,575)	-	-	-	-	(2,731,575)	-	-
TOTAL OPERATING REVENUE	56,598,039	991,649	-	44,998,132	126,075	3,998,897	1,466,911	5,016,375
OPERATING EXPENDITURE								
Interest paid and finance costs	170,874	-	-	-	-	170,874	-	-
Labour, plant and materials	57,829,540	9,380,870	2,258,731	2,530,086	3,549,366	30,231,783	5,223,873	4,654,831
Plant purchases	1,329,200	-	-	-	-	1,329,200	-	-
Internal recovery	-	(148,267)	-	-	-	(212,326)	-	360,593
Depreciation	13,418,688	-	-	-	-	13,162,830	-	255,858
Less used for capital purposes	(16,060,934)	-	-	-	-	(16,060,934)	-	-
TOTAL OPERATING EXPENDITURE	56,687,368	9,232,603	2,258,731	2,530,086	3,549,366	28,621,427	5,223,873	5,271,282
NET RESULT OR NET OPERATING POSITION	(89,329)	(8,240,954)	(2,258,731)	42,468,046	(3,423,291)	(24,622,530)	(3,756,962)	(254,907)
Dissection of capital expenditure								
New assets including upgrading, extending and improving assets and infrastructure	11,130,382							
Replacement or renewals of assets	4,930,552							
Total capital expenditure	16,060,934							

Somerset Regional Council
Budget - adoption level - third year forecast - first revised budget
Year Ending 30 June 2027

	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	13,418,688	-	-	-	-	13,162,830	-	255,858
Depreciation funding adjustment	(13,418,688)	-	-	(13,418,688)	-	-	-	-
TOTAL RESERVES AND EQUITY MOVEMENTS	-	-	-	(13,418,688)	-	13,162,830	-	255,858

Somerset Regional Council
Budget - adoption level - third year forecast - first revised budget
Year Ending 30 June 2027

Balance sheet or statement of financial position	30-Jun-27	30-Jun-26
<u>Assets</u>		
Operating and trust cash to account	24,254,548	24,254,548
Rate debtors	3,184,359	3,181,178
Other receivables	3,365,821	3,362,459
Store inventories/ gravel stockpiles	781,260	780,480
Urban Utilities balances	53,804,000	53,804,000
Equity in Urban Utilities	31,993,391	31,961,430
Property, plant, equipment, work in progress, land	593,713,941	591,071,694
<u>Total assets</u>	<u>711,097,320</u>	<u>708,415,790</u>
<u>Liabilities</u>		
Trade creditors, accruals and other current liabilities	36,858,831	36,819,547
<u>Total liabilities</u>	<u>36,858,831</u>	<u>36,819,547</u>
<u>Net community assets</u>	<u>674,238,489</u>	<u>671,596,243</u>
Community equity	674,238,489	671,596,243

Somerset Regional Council
Budget, long term financial forecast and financial plan, long term asset management plan and financial sustainability measures/ratios - adoption level - first revised budget
Years ending 30 June 2025 to 2035

Year	FY2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	FY 2034	FY 2035
STATEMENT OF CASH FLOW											
FUNDS IN											
Capital grants and subsidies	45,441,348	2,684,019	2,731,575	2,780,474	2,830,755	2,882,456	2,935,619	2,990,285	3,046,496	3,104,297	3,163,733
Contributions from developers	-	-	-	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,179,345	2,233,829	2,289,675	2,346,917	2,405,590	2,465,730	2,527,373	2,590,557	2,655,321	2,721,704	2,789,747
Fees and charges	2,066,522	2,118,186	2,171,141	2,225,419	2,281,055	2,338,083	2,396,535	2,456,449	2,517,860	2,580,807	2,645,326
Interest earned	4,190,748	4,176,748	4,162,888	4,149,167	4,135,583	4,122,135	4,108,821	4,095,640	4,082,591	4,069,673	4,056,884
Internal recovery	-	-	-	-	-	-	-	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-	-	-	-
Operating grants and subsidies	29,554,337	5,736,147	5,904,318	6,077,453	6,255,697	6,439,202	6,628,124	6,822,624	7,022,868	7,229,023	7,441,266
Other revenue	2,350,658	2,409,351	2,453,331	2,514,593	2,577,383	2,641,742	2,707,709	2,775,328	2,844,637	2,915,681	2,988,502
Sales revenue	3,485,762	3,572,906	3,662,229	3,753,785	3,847,629	3,943,820	4,042,415	4,143,475	4,247,062	4,353,238	4,462,069
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(4,125,774)	(4,241,067)	(4,359,611)	(4,481,494)	(4,606,809)	(4,735,650)	(4,868,113)	(5,004,298)	(5,144,309)	(5,288,251)	(5,436,233)
Rates and utility charges excluding discounts and rebates	38,184,504	39,234,816	40,314,068	41,423,057	42,562,601	43,733,549	44,936,762	46,173,134	47,443,578	48,749,035	50,090,473
TOTAL FUNDS IN	123,327,450	57,924,935	59,329,614	60,789,371	62,289,484	63,831,067	65,415,245	67,043,194	68,716,104	70,435,207	72,201,767
FUNDS OUT											
Interest paid and finance costs	162,640	166,706	170,874	175,146	179,525	184,013	188,613	193,328	198,161	203,115	208,193
Labour, plant and materials	144,315,762	56,297,829	57,829,540	59,655,725	60,564,259	62,941,254	64,025,632	65,333,866	67,894,443	68,380,527	70,095,720
Plant purchases	1,482,600	1,460,400	1,329,200	958,500	1,545,700	705,800	1,201,000	1,516,000	623,500	1,851,565	1,897,854
Loan redemption	-	-	-	-	-	-	-	-	-	-	-
TOTAL FUNDS OUT	145,961,002	57,924,935	59,329,614	60,789,371	62,289,484	63,831,067	65,415,245	67,043,194	68,716,104	70,435,207	72,201,767
NET FUNDS MOVEMENT	(22,633,552)	-	-	-	-	-	-	-	-	-	-
CHANGES IN RESERVES AND EQUITY MOVEMENTS	(22,633,552)	-	-	-	-	-	-	-	-	-	-
NET FUNDS MOVEMENT AND EQUITY MOVEMENTS	-	-	-	-	-	-	-	-	-	-	-
Non-cash cost											
Depreciation	13,169,910	13,292,820	13,418,688	13,547,591	13,679,607	13,814,818	13,953,307	14,095,160	14,240,464	14,389,309	14,541,788

Somerset Regional Council

Budget, long term financial forecast and financial plan, long term asset management plan and financial sustainability measures/ratios - adoption level - first revised budget

Years ending 30 June 2025 to 2035

Year	FY2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	FY 2034	FY 2035
STATEMENT OF INCOME AND EXPENDITURE											
INCOME											
Capital grants and subsidies	45,441,348	2,684,019	2,731,575	2,780,474	2,830,755	2,882,456	2,935,619	2,990,285	3,046,496	3,104,297	3,163,733
Contributions from developers	-	-	-	-	-	-	-	-	-	-	-
Associated entity profit share and tax equivalents	2,179,345	2,233,829	2,289,675	2,346,917	2,405,590	2,465,730	2,527,373	2,590,557	2,655,321	2,721,704	2,789,747
Fees and charges	2,066,522	2,118,186	2,171,141	2,225,419	2,281,055	2,338,083	2,396,535	2,456,449	2,517,860	2,580,807	2,645,326
Interest earned	4,190,748	4,176,748	4,162,888	4,149,167	4,135,583	4,122,135	4,108,821	4,095,640	4,082,591	4,069,673	4,056,884
Internal recovery	-	-	-	-	-	-	-	-	-	-	-
Loan advance	-	-	-	-	-	-	-	-	-	-	-
Operating grants and subsidies	29,554,337	5,736,147	5,904,318	6,077,453	6,255,697	6,439,202	6,628,124	6,822,624	7,022,868	7,229,023	7,441,266
Other revenue	2,350,658	2,409,351	2,453,331	2,514,593	2,577,383	2,641,742	2,707,709	2,775,328	2,844,637	2,915,681	2,988,502
Sales revenue	3,485,762	3,572,906	3,662,229	3,753,785	3,847,629	3,943,820	4,042,415	4,143,475	4,247,062	4,353,238	4,462,069
Profit on sale/ Proceeds from sale	-	-	-	-	-	-	-	-	-	-	-
Rates and utility charges discounts and rebates	(4,125,774)	(4,241,067)	(4,359,611)	(4,481,494)	(4,606,809)	(4,735,650)	(4,868,113)	(5,004,298)	(5,144,309)	(5,288,251)	(5,436,233)
Rates and utility charges excluding discounts and rebates	38,184,504	39,234,816	40,314,068	41,423,057	42,562,601	43,733,549	44,936,762	46,173,134	47,443,578	48,749,035	50,090,473
Less capital items	(45,441,348)	(2,684,019)	(2,731,575)	(2,780,474)	(2,830,755)	(2,882,456)	(2,935,619)	(2,990,285)	(3,046,496)	(3,104,297)	(3,163,733)
TOTAL INCOME	77,886,102	55,240,916	56,598,039	58,008,897	59,458,729	60,948,611	62,479,626	64,052,909	65,669,608	67,330,910	69,038,034
EXPENDITURE											
Interest paid and finance costs	162,640	166,706	170,874	175,146	179,525	184,013	188,613	193,328	198,161	203,115	208,193
Labour, plant and materials	144,315,762	56,297,829	57,829,540	59,655,725	60,564,259	62,941,254	64,025,632	65,333,866	67,894,443	68,380,527	70,095,720
Plant purchases	1,482,600	1,460,400	1,329,200	958,500	1,545,700	705,800	1,201,000	1,516,000	623,500	1,851,565	1,897,854
Loan redemption	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
TOTAL EXPENDITURE BEFORE DEPRECIATION BUT AFTER CAPITAL EXPENDITURE	145,961,002	57,924,935	59,329,614	60,789,371	62,289,484	63,831,067	65,415,245	67,043,194	68,716,104	70,435,207	72,201,767
Add depreciation	13,169,910	13,292,820	13,418,688	13,547,591	13,679,607	13,814,818	13,953,307	14,095,160	14,240,464	14,389,309	14,541,788
Less used for capital purposes	(79,181,273)	(15,627,462)	(16,060,934)	(16,486,510)	(16,907,004)	(17,331,926)	(17,841,857)	(18,290,570)	(18,753,149)	(19,230,784)	(19,724,157)
TOTAL OPERATING EXPENDITURE	79,949,639	55,590,293	56,687,368	57,850,452	59,062,087	60,313,959	61,526,695	62,847,784	64,203,419	65,593,732	67,019,398
NET RESULT / OPERATING SURPLUS OR (DEFICIT)	(2,063,537)	(349,377)	(89,329)	158,445	396,642	634,652	952,931	1,205,125	1,466,189	1,737,178	2,018,636

Somerset Regional Council
Budget, long term financial forecast and financial plan, long term asset management plan and financial sustainability measures/ratios - adoption level - first revised budget
Years ending 30 June 2025 to 2035

Year	FY2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	FY 2034	FY 2035
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	35,761,841	9,428,663	4,930,552	7,034,275	8,307,906	2,518,221	5,115,918	5,736,622	1,822,640	4,461,485	6,411,601
New assets including upgrading, extending and improving assets and infrastructure	43,419,432	6,198,799	11,130,382	9,452,235	8,599,098	14,813,705	12,725,939	12,553,948	16,930,509	14,769,299	13,312,556
Total capital expenditure	79,181,273	15,627,462	16,060,934	16,486,510	16,907,004	17,331,926	17,841,857	18,290,570	18,753,149	19,230,784	19,724,157
STATEMENT OF CHANGES IN EQUITY											
Accumulated (Surplus)/ Deficit	(22,633,552)	-	-	-	-	-	-	-	-	-	-
Appn to-Constr'd Wks Res-Works & Roads	-	-	-	-	-	-	-	-	-	-	-
Trfr from-Constrained Works Reserve	-	-	-	-	-	-	-	-	-	-	-
Trfr from-Land Sale Reserve	-	-	-	-	-	-	-	-	-	-	-
Depreciation	13,169,910	13,292,820	13,418,688	13,547,591	13,679,607	13,814,818	13,953,307	14,095,160	14,240,464	14,389,309	14,541,788
Depreciation funding adjustment	(13,169,910)	(13,292,820)	(13,418,688)	(13,547,591)	(13,679,607)	(13,814,818)	(13,953,307)	(14,095,160)	(14,240,464)	(14,389,309)	(14,541,788)
TOTAL RESERVES AND EQUITY MOVEMENTS	(22,633,552)	-	-	-	-	-	-	-	-	-	-
BALANCE SHEET OR STATEMENT OF FINANCIAL POSITION											
Assets											
Operating and trust cash to account	24,254,548	24,254,548	24,254,548	24,254,548	24,254,548	24,254,548	24,254,548	24,254,548	24,254,548	24,254,548	24,254,548
Rate debtors	3,178,000	3,181,178	3,184,359	3,187,543	3,190,731	3,193,922	3,197,116	3,200,313	3,203,513	3,206,717	3,209,924
Other receivables	3,359,100	3,362,459	3,365,821	3,369,187	3,372,556	3,375,929	3,379,305	3,382,684	3,386,067	3,389,453	3,392,842
Store inventories/ gravel stockpiles	779,700	780,480	781,260	782,041	782,823	783,606	784,390	785,174	785,959	786,745	787,532
Urban Utilities balances	53,804,000	53,804,000	53,804,000	53,804,000	53,804,000	53,804,000	53,804,000	53,804,000	53,804,000	53,804,000	53,804,000
Equity in Urban Utilities	31,929,500	31,961,430	31,993,391	32,025,384	32,057,409	32,089,466	32,121,555	32,153,677	32,185,831	32,218,017	32,250,235
Property, plant, equipment, work in progress, land	588,737,053	591,071,694	593,713,941	596,652,860	599,880,256	603,397,365	607,285,914	611,481,325	615,994,010	620,835,485	626,017,854
Total assets	706,041,901	708,415,790	711,097,320	714,075,563	717,342,324	720,898,836	724,826,829	729,061,721	733,613,928	738,494,965	743,716,935
Liabilities											
Trade creditors, accruals and other current liabilities	36,780,300	36,819,547	36,858,831	36,898,155	36,937,519	36,976,923	37,016,366	37,055,848	37,095,370	37,134,932	37,174,533
Total liabilities	36,780,300	36,819,547	36,858,831	36,898,155	36,937,519	36,976,923	37,016,366	37,055,848	37,095,370	37,134,932	37,174,533
Net community assets	669,261,601	671,596,243	674,238,489	677,177,408	680,404,805	683,921,913	687,810,463	692,005,873	696,518,558	701,360,033	706,542,402
Community equity	669,261,601	671,596,243	674,238,489	677,177,408	680,404,805	683,921,913	687,810,463	692,005,873	696,518,558	701,360,033	706,542,402
ANALYSIS OF PROPERTY, PLANT, EQUIPMENT, WORK IN PROGRESS, LAND											
Gross current replacement cost	809,400,693	815,599,492	826,729,874	836,182,109	844,781,207	859,594,912	872,320,851	884,874,799	901,805,308	916,574,607	929,887,163
Accumulated depreciation	(220,663,640)	(224,527,798)	(233,015,933)	(239,529,249)	(244,900,951)	(256,197,547)	(265,034,937)	(273,393,474)	(285,811,298)	(295,739,122)	(303,869,309)
Property, plant, equipment, work in progress, land - WDV	588,737,053	591,071,694	593,713,941	596,652,860	599,880,256	603,397,365	607,285,914	611,481,325	615,994,010	620,835,485	626,017,854
Opening accumulated depreciation	(207,493,730)										

Somerset Regional Council
Budget, long term financial forecast and financial plan, long term asset management plan and financial sustainability measures/ratios - adoption level - first revised budget
Years ending 30 June 2025 to 2035

Year	FY2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	FY 2034	FY 2035
Current year and long term financial sustainability statement											
LOCAL GOVERNMENT REGULATION 2012 RATIOS/ financial sustainability measures	FY2025	FY 2026	FY 2027	FY 2028	FY 2029	FY 2030	FY 2031	FY 2032	FY 2033	FY 2034	FY 2035
Operating surplus ratio - net operating surplus divided by total operating revenue - target >0%	-3%	-1%	0%	0%	1%	1%	2%	2%	2%	3%	3%
Operating cash ratio - (operating result plus depreciation plus finance costs) divided by total operating revenue - target >0%	14%	24%	24%	24%	24%	24%	24%	24%	24%	24%	24%
Asset sustainability ratio - capital expenditure on the replacement of assets (renewals) divided by depreciation expense - target >80%	272%	71%	37%	52%	61%	18%	37%	41%	13%	31%	44%
Asset consumption ratio - written down replacement cost of depreciable infrastructure assets divided by current replacement cost of depreciable infrastructure assets - target >60%	73%	72%	72%	71%	71%	70%	70%	69%	68%	68%	67%
Unrestricted cash expense cover ratio - (total cash and equivalents plus current investments) divided by (total operating expenditure less depreciation less finance costs) - target >4 (months)	4	7	7	7	6	6	6	6	6	6	6
Net financial liabilities ratio - total liabilities less current assets divided by total operating revenue - target <+60%	7%	9%	9%	9%	9%	9%	9%	8%	8%	8%	8%
Council controlled revenue ratio - (net rates, levies and charges plus fees and charges) divided by total operating revenue	46%	67%	67%	68%	68%	68%	68%	68%	68%	68%	69%
Population growth ratio - (prior year estimated population divided by previous year estimated population) minus 1	2.1%	1.3%	1.3%	1.3%	1.3%	1.3%	1.3%	1.3%	1.3%	1.3%	1.3%
Asset renewal funding ratio - total of planned capital expenditure on infrastructure asset renewals over 10 years divided by total of required capital expenditure on infrastructure asset renewals over 10 years	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council	Not yet required for a tier 4 council
Leverage ratio - (book value of debt divided by total operating revenue less total operating expenditure) add depreciation and amortisation	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt	Not required for councils with no debt
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	10.4%	2.8%	2.8%	2.8%	2.8%	2.8%	2.8%	2.8%	2.8%	2.8%	2.8%
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	11.1%	2.7%	2.7%	2.7%	2.7%	2.7%	2.7%	2.7%	2.7%	2.7%	2.7%

Somerset Regional Council
Revised budget - list of proposed changes from original budget
For the year ending 30 June 2025

\$ -

Ref	Comment	Proposed funding source/ comment	Change \$
1	Kilcoy Multipurpose Recreation Facility Upgrade (KMRFU)	Successful state SEQCSP competitive grant (50%)/ retained earnings (50%)	\$ 5,715,520
2	Toogoolawah Swimming Pool Upgrade Project (TSPU)	Successful state SEQCSP competitive grant (50%)/ retained earnings (50%)	\$ 5,280,000
3	Heatwave mitigation/ mature tree planting in low SEIFA greater western Brisbane - component of Lowood Futures Strategy and Kilcoy Streetscape Design	Successful federal Disaster Ready Fund round 2 competitive grant (50%)/ retained earnings (50%)	\$ 4,170,000
4	Toogoolawah Gym extension - funding announced under MIIFF post budget	Minor Infrastructure and Inclusive Facilities Fund (50%)/ retained earnings (50%)	\$ 498,473
5	Sea Eagle Drive to- Lowood Minden - Lowood - Installation of Shared Path - Lowood Minden (TMR Cycle grant funding at 50%)	TMR Cycle grant funding at 50%/ retained earnings	\$ 945,455
6	Sea Eagle Drive to- Lowood Minden - Lowood - Installation of Shared Path - Foresthill Fernvale (TMR Cycle grant funding at 50%)	TMR Cycle grant funding at 50%/ retained earnings	\$ 1,454,545
7	SEQ City Deal Resilient Rivers Project - Mid-Brisbane River sites	100% funded by SEQ City Deal component	\$ 776,998
8	Cressbrook Street - Toogoolawah - renew bus bay, construct underground drain with K and C, build footpath - 100% funded by STIP	Projects 100% funded by DTMR STIP	\$ 312,500
9	Lowood Minden Road - Minden State School - Provision of barrier kerb, footpath, pavement reconstruction and drainage structure	Projects 100% funded by DTMR STIP	\$ 432,500
10	Sawmill Lane, Toogoolawah - Strengthen and widen to suit heavy vehicles (\$400,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 400,000

Somerset Regional Council
Revised budget - list of proposed changes from original budget
For the year ending 30 June 2025

\$ -

Ref	Comment	Proposed funding source/ comment	Change \$
11	Coominya Main St and toilet including parking area, Coominya - Concrete Entry Pad, kerb and channel and sealed parking area in front of toilets, kerb and channel, drainage, and footpath on west side from Railway Street to Bunney Road car park (60m), connect park to shops and complete missing section of kerb and channel and footpath. (\$391,000) (carryover project)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 391,000
12	Burns Street, Fernvale - Provision of Kerb and channel along Burns Street from Banks Creek Road to drain at park (\$449,000) (carryover project)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 449,000
13	Kleinhans Court, Lowood - Construct turnaround within the Lowood Industrial Estate (\$75,000) (carryover project)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 75,000
14	Litzows Road, Lowood - Request for end of Litzows Road to be sealed 150m and turnaround area. (\$250,000) (carryover project)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 250,000
15	Rural Stormwater Replacement, Various - Replacement and of rural culverts which have LOS 4 and 5 asset condition. (\$100,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 100,000
16	Off Lead Dog Areas, Various locations - Shelters, bench, play equipment, fencing for small dogs for Yowie Park, Honeywood and Esk (\$125,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 125,000
17	Esk Administration Building, Esk - Landscaping, Rendering and painting of Rear and walkway and Safety System for Roof Access (\$65,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 65,000
18	Somerset Civic Centre, Esk - Lighting bar replacement and acoustic treatments (\$140,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 140,000
19	Esk Animal Compound, Esk - Drainage and Roadworks and Car port, wash down area and additional security measures/ fencing - Stages 1 and 2 (\$50,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 50,000

Somerset Regional Council
Revised budget - list of proposed changes from original budget
For the year ending 30 June 2025

\$ -

Ref	Comment	Proposed funding source/ comment	Change \$
20	Esk Recreation Grounds, Esk - Other facility improvements (\$40,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 40,000
21	Fernvale Recreation Grounds, Fernvale - Arena re-surfacing (\$150,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 150,000
22	Kilcoy Aquatic Centre, Kilcoy - Electro Salt Chlorination and Replace Media/Sand in the Filters (6 x Filters) (\$115,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 115,000
23	Kilcoy Showgrounds, Kilcoy - Realign the internal road network and facility improvements (\$425,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 425,000
24	Lowood Swimming Pool, Lowood - Amenities Upgrade / Refurbishments and Fencing (\$105,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 105,000
25	Main Street, Lowood - Stage 1 - Telstra Site (\$150,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 150,000
26	Toogoolawah Swimming Pool, Toogoolawah - Motorised Electric Door (Splash Pad Plant Room), Splash Pad Fencing (2 Sides Between Splash Pad and Pool) and New Hyronite Activator Post, Booster Pump (\$41,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 41,000
27	Fernvale Community Hall, Fernvale - Industrial Oven, Stove and ventilation (\$19,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 19,000
28	Fernvale School Site DA, Fernvale - Designs by School Provider – Development Application by Council (\$100,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 100,000
29	Council Depot Facilities, Various locations - Depot Improvements to comply with current standards (\$400,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 400,000
30	Somerset Region, various locations - Replacement of CCTV cameras (\$140,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 140,000

Somerset Regional Council
Revised budget - list of proposed changes from original budget
For the year ending 30 June 2025

\$ -

Ref	Comment	Proposed funding source/ comment	Change \$
31	Simeon Lord Park Amenities, Harlin - Simeon Lord Park Amenities Upgrade (\$100,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 100,000
32	Somerset Region, various locations - Pavement reseals throughout the Somerset Region (\$435,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 435,000
33	Capital Works Planning, Various locations - Exploration, concept, design work for future projects (\$400,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 400,000
34	Somerset Region, various locations - Road Safety Audits (\$25,000)	Allocated SEQCSP funding as resolved by Council on 26 June 2024	\$ 25,000
35	Allocated SEQCSP funding - 2024/2027	Operating	\$ (1,190,000)
36	Allocated SEQCSP funding - 2024/2027	Less used for capital purposes	\$ (3,500,000)
37	Competitive funding - SEQ Community Stimulus Program - Kilcoy Multipurpose Recreation Facility Upgrade	Successful grant applications	\$ (2,857,760)
38	Competitive funding - SEQ Community Stimulus Program - Toogoolawah Swimming Pool Upgrade Project	Successful grant applications	\$ (2,640,000)
39	Retained earnings - KMRFU/ TSPU project funding	Retained earnings required for SEQCSP competitive projects	\$ (5,497,760)
40	Disaster Ready Fund round 2 - Kilcoy/Lowood streetscaping/ mature tree planting	Successful grant application	\$ (2,085,000)
41	Retained earnings - Kilcoy/Lowood streetscaping/ mature tree planting	Retained earnings required for DRF2 competitive project	\$ (2,085,000)

Somerset Regional Council
Revised budget - list of proposed changes from original budget
For the year ending 30 June 2025

\$ -

Ref	Comment	Proposed funding source/ comment	Change \$
42	Grants-Principal Cycle Route/ TMR cycle grant funding	TMR cycle grant funding	\$ (1,200,000)
43	Retained earnings required for TMR cycle grant project	Retained earnings required for TMR cycle grant project	\$ (1,200,000)
44	SEQ City Deal Resilient Rivers Project	100% funded by SEQ City Deal component	\$ (776,998)
45	Projects 100% funded by DTMR STIP	Projects 100% funded by DTMR STIP	\$ (745,000)
46	DRFA expenditure	Estimated DRFA expenditure and funding during FY2025 - final estimated cost of \$66M less 30/6/2024 progress of \$44M	\$ 22,000,000
47	DRFA funding	Estimated DRFA expenditure and funding during FY2025 - final estimated cost of \$66M less 30/6/2024 progress of \$44M	\$ (22,000,000)
48	Depreciation expense - roads	Rapidly increasing depreciation expense is a function of rapidly increasing asset values/ non-cash expense	\$ 700,000
49	Depreciation expense - underground drainage	Rapidly increasing depreciation expense is a function of rapidly increasing asset values/ non-cash expense	\$ 40,000
50	Depreciation expense - bridges	Rapidly increasing depreciation expense is a function of rapidly increasing asset values/ non-cash expense	\$ 100,000
51	Depreciation expense - paths	Rapidly increasing depreciation expense is a function of rapidly increasing asset values/ non-cash expense	\$ 55,000
52	Depreciation expense - other buildings/ structures	Rapidly increasing depreciation expense is a function of rapidly increasing asset values/ non-cash expense	\$ 150,000
53	Depreciation capital funding	To recognise that depreciation is a non-cash expense	\$ (1,045,000)

Somerset Regional Council
Revised budget - list of proposed changes from original budget
For the year ending 30 June 2025

\$ -

Ref	Comment	Proposed funding source/ comment	Change \$
54	Toogoolawah Gym extension - funding announced under MIFFF post budget - Minor Infrastructure and Inclusive Facilities Fund capital grant	Minor Infrastructure and Inclusive Facilities Fund capital grant	\$ (250,000)
55	Toogoolawah Gym extension - funding announced under MIFFF post budget - retained earnings funding required	Retained earnings for MIFFF competitive project	\$ (248,473)
56	Infrastructure comprehensive revaluation and condition assessment/ depreciation optimisation	Recommended action to optimise depreciation expense and better manage assets	\$ 120,000
57	Asset management software/ hardware - Includes lease of new RACAS unit, assessment and GIS mapping of star ratings of assets, development of draft transport maintenance manual, maintenance manual	Recommended action to optimise depreciation expense and better manage assets	\$ 72,080
58	Legends of Beef Event Sponsorship	Refer Council decision of 28 August 2024	\$ 10,000
59	New website platform - Migration to Granicus - please note, this excludes website design	Recommended action to improve Council communication	\$ 32,890
60	CARRY OVER - Lowood Futures Stage 1 (Design and Construction)	Carry over funding	\$ 267,000
61	CARRY OVER - Lowood Recreation Complex MIP upgrades	Carry over funding	\$ 117,137
62	CARRY OVER - Kilcoy Memorial Hall - Kilcoy - Improvements to Wall external loading bay, protection against water intrusion, kitchen upgrades, other upgrades	Carry over funding	\$ 269,874
63	CARRY OVER - Brown Street - Kilcoy - Provision of turnaround area for the rubbish trucks and larger vehicles. Also kerb and channel on houses side of road	Carry over funding	\$ 148,008

Somerset Regional Council
Revised budget - list of proposed changes from original budget
For the year ending 30 June 2025

\$ -

Ref	Comment	Proposed funding source/ comment	Change \$
64	CARRY OVER - Kilcoy Murgon Rd - Kilcoy - Extension of underground drainage to Kennedy St (120m).	Carry over funding	\$ 140,000
65	CARRY OVER - Railway Street - Lowood - Station St to Prospect St (350m) path along residential area. Includes replacement of Leopard trees and K&C sections.	Carry over funding	\$ 150,000
66	CARRY OVER - Jensen Swamp Sensory Garden - Lowood - Reestablishment of sensory garden within Jensen Swamp Reserve	Carry over funding	\$ 25,000
67	CARRY OVER - Parslow Park - Fernvale - Progressive Upgrade of Playground / Park equipment / add shade shelter	Carry over funding	\$ 150,000
68	CARRY OVER - Toogoolawah Cemetery - Toogoolawah - Cemetery improvements - Cement skirt around coloumbarium and issue in lawn section	Carry over funding	\$ 30,000
69	CARRY OVER - Bin Surrounds - Various - Replacement Bin Surrounds	Carry over funding	\$ 25,000
70	CARRY OVER - Street Tree Plantings - Various - Carry out street tree plantings and tree hazard reduction program.	Carry over funding	\$ 40,000
71	CARRY OVER - Lakeview Park - Esk - New Sheter and Picnic Table	Carry over funding	\$ 30,000
72	CARRY OVER - Minden Park - Minden - Replace shelters and picnic tables and benches	Carry over funding	\$ 70,000
73	CARRY OVER - Glamorgan Vale Road - Lowood - Additional funding for the Glamorgan Vale Culvert wideing (allowance to include footpath)	Carry over funding	\$ 25,000
74	CARRY OVER - Lester Kropp Bridge - Villeneuve - Detailed Design and Construction	Carry over funding	\$ 320,997
75	CARRY OVER - Rehabilitation of Kilcoy landfill	Carry over funding	\$ 1,685,602

Somerset Regional Council
Revised budget - list of proposed changes from original budget
For the year ending 30 June 2025

\$ -

Ref	Comment	Proposed funding source/ comment	Change \$
76	Retained earnings funding for items 56 to 75	Retained earnings funding for items 56 to 75	\$ (3,728,587)