

Northern Australia's foremost eco-industrial precinct for advanced manufacturing, processing, technology and emerging industries

Registration of Interest in Council Land within the Lansdown Eco-Industrial Precinct

Overview

Townsville City Council (Council) is the master developer of the Lansdown Eco-Industrial Precinct (LEIP) which is being developed on a vacant 2,200 ha (22km²) land parcel, 40 km south of Townsville at Calcium, Queensland, with convenient access to rail, road, port, airport, water, power and natural gas. The precinct aims to bring together innovative organisations, passionate about driving positive change for our economy, community and the environment in alignment with Council's key planning objectives for the precinct, namely:

- best-practice, low-emission, energy-efficient ecologically sustainable industrial development
- innovative and dynamic enterprises that support the creation of new job opportunities for Townsville residents
- co-location of industrial uses, such as advanced manufacturing, processing and technology, with supporting and complementary enterprises that grow the domestic and international profile of Townsville
- minimising adverse amenity impacts upon lands outside the precinct.

Several rounds of Council-managed tenders have resulted in different proponents receiving conditional allocations of land within the precinct. These tender processes assessed responses to consider:

- alignment with Council's economic, social and environmental objectives and its vision and planning objectives for LEIP
- ability to comply with relevant legislation, government policy and Council's requirements, strategies and values and adequately mitigate and manage risk
- feasibility of the proposal
- proponent experience, capability and financial capacity to successfully deliver the project
- financial and other outcomes for the community, e.g., value for money, local content, and Indigenous procurement targets.

Council is inviting Interested Parties to submit Registrations of Interest (ROIs), including high level overview of proposed development/activities if allocated Council land within the precinct. This information will support Council to assess future land requirements for the LEIP.

Register your interest

Parties wishing to register their interest to establish at Lansdown should complete the ROI Form attached and submit it via email to LEIP@townsville.qld.gov.au. ROIs will be subject to the terms and conditions stated in this document.

For detailed information about the Lansdown Eco-Industrial Precinct visit www.townsville.qld.gov.au/lansdown. For further information about future land allocation opportunities in the precinct, please contact Scott Muller at LEIP@townsville.qld.gov.au.

Registration of Interest Form

Interested Party – Business Information	<p>Business Name:</p> <p>ABN/ACN:</p> <p>Registered Business Address:</p> <p>Contact Person:</p> <p>Overview of Organisation:</p> <p><i>Please provide a brief description of the organisation, management team and major shareholders (if any) and operating history in Australia.</i></p>
Proposed Project/Activity	<p><i>Please describe the proposed project/ activity to be developed.</i></p>
Indicative Land Area	<p><i>Please provide details of the indicative land area or land area range required to develop the proposed project/activity.</i></p>
Infrastructure Requirements	<p><i>Please provide details of the required infrastructure necessary to operate the facility (where known) including for example heavy vehicle access requirements, services (water, electrical, telecoms, gas etc.)</i></p>
Capability & Experience	<p><i>Please provide details of the capability and experience of the organisation in delivering projects of a similar scale, value and complexity.</i></p>
Economic & Social Impact	<p><i>Please provide details of the expected economic and/or social outcomes arising for the region from the project, such as direct and indirect investment and employment.</i></p>
Indicative Project Timelines	<p><i>Please provide details of the indicative project timeline required to deliver the proposed project including project approvals, project commencement and completion, staging and any other key milestone dates</i></p>
Special Conditions/ Requirements (if any)	<p><i>Please provide details of any special requirements and/or conditions precedent which would likely be required by the Interested Party to enter into a binding agreement for land in the LEIP (subject to suitability, availability and FIRB, Investment Committee Approval, Board approval or otherwise.</i></p>

I/we, as a director(s) and company office holder(s) wish to submit to Townsville City Council (Council) as the landowner and master developer of the Lansdown Eco-Industrial Precinct our Registration of Interest (ROI). We understand that information provided in ROIs will help shape any future market tender processes for land within the precinct.

Signed by Interested Party

[ENTITY NAME]

ACN: [XX XXX XXX XXX])

in accordance with section 127 of the)
Corporations Act 2001 (Cth))
by its duly authorised representative,)

.....

(Insert duly authorised representative's name, role)

(Signature of duly authorised representative)

General Terms & Conditions

Conflict of Interest

Respondents must advise the Council immediately of any conflict of interest in relation to their potential establishment in the Lansdown Eco-Industrial Precinct, whether actual or perceived, which exists or arises or has the potential to arise. If the Council is of the opinion that a conflict of interest exists or could reasonably exist, the Council may exclude the Respondent from the future market tender process.

No contact with the Council

All contact with Council is to be through the nominated personnel referenced in this document. Respondents may not contact any other officer within the Council or otherwise initiate contact with any of the Council's personnel or technical advisers in relation to this ROI document.

Confidentiality

All information supplied to or obtained by the Council is to be treated as commercial in confidence.

Any interested party, its related parties or any of its advisors or consultants must not publicise its ROI or proposed future market tender process in any way.

Cost Borne by Respondents

Any and all costs and expenses incurred by interested parties in relation to the development, preparation and submission of an ROI document, including attending meetings and discussions and providing additional information if required, will be solely borne by the interested party.

Absence of Obligations

No legal or other obligation will arise between an Interested Party and the Council (including its advisors). This ROI document does not constitute an offer, and no legal or contractual obligation exists or will arise between any Respondent or any other person and the Council. The Council has no obligations or liabilities to any Interested Party or to any person submitting an ROI and will not be liable whether in contract, tort, under statute or otherwise for any costs, losses, expenses or damages incurred or suffered by a Respondent or another person arising out of, or in connection with, any use of or reliance on information contained in this document.

The review of information provided in ROIs will be the responsibility of the Council, who may share information with its advisers to shape future procurement processes.