



ORDINARY COUNCIL

PUBLIC MINUTES

TUESDAY 10 DECEMBER 2019 AT 1.02PM

Council Members >>

The Mayor, Councillor Jenny Hill
Councillor Russ Cook
Councillor Verena Coombe
Councillor Colleen Doyle
Councillor Ann-Maree Greaney
Councillor Paul Jacob
Councillor Mark Molachino
Councillor Kurt Rehbein
Councillor Margie Ryder
Councillor Maurie Soars
Councillor Les Walker

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Goals and Objectives that identify strategic intent of Townsville City Council >>

Corporate Plan >>

- Goal 1 -** A Prosperous City - Deliver a strong and innovative economy for Townsville with sustainable growth and support for local jobs and businesses.
- Goal 2 -** A City for People - Enhance people's experience of Townsville as a liveable and vibrant city by providing services that support the growth of an inclusive, knowledgeable, active, resilient, safe and healthy community.
- Goal 3 -** A Clean and Green City - Create a sustainable future for Townsville through the protection, maintenance and enhancement of our unique, natural and built environment.
- Goal 4 -** A Smarter, Faster, Better Council - Ensure the Townsville City Council remains a smarter, faster and better Council that is easy to work with, and for, and gains community trust by being transparent and managing its resources well.

Objectives >>

Goal 1 - A Prosperous City

- 1.1 Support local businesses, major industries, local innovation and employment growth.
- 1.2 Activate economic and geographic strengths and market Townsville as a vibrant and smart destination for commerce, education, research, tourism, entertainment and lifestyle.
- 1.3 Plan, support, provide and advocate for infrastructure and investment that supports innovation, residential and economic growth.
- 1.4 Maximize opportunities for economic growth by building and maintaining effective partnerships.

Goal 2 - A City for People

- 2.1 Provide services and local infrastructure that meet community expectations, support growth, build resilience and provide for the needs of our community.
- 2.2 Improve the liveability of Townsville and encourage active and healthy lifestyles by providing accessible public facilities, community infrastructure and creating placemaking activities.
- 2.3 Improve the vibrancy of Townsville by supporting the community's access to, and participation in, a range of artistic, cultural and entertainment activities.
- 2.4 Enhance community knowledge of and access to Council services to improve community wellbeing, health and safety.

Goal 3 - A Clean and Green City

- 3.1 Plan, design and deliver sustainable development and support this by actively managing the natural environment and increasing green infrastructure, at a city, suburb and place level.
- 3.2 Develop and implement long term waste and water security solutions that are socially, financially and environmentally sound.

Goal 4 - A Smarter, Faster, Better Council

- 4.1 Provide customer-focused services that enhance the customer experience and meet the expectations of our community in a dynamic and adaptive manner.
- 4.2 Ensure that Council's plans, services, decisions and priorities reflect the needs and expectations of the community.
- 4.3 Ensure that public funds are expended efficiently and that Council expenditure represents value for money whilst supporting the local economy.
- 4.4 Be a valued and committed employer who provides a productive, inclusive and respectful environment for staff and the community.
- 4.5 Improve financial sustainability and provide value and accountability to the community for the expenditure of public funds.

ACKNOWLEDGEMENT OF COUNTRY

The Townsville City Council would like to acknowledge the traditional owners and custodians of Townsville – the Wulgurukaba of Gurambilbarra and Yunbenun; and Bindal people. We pay our respect to their cultures, their ancestors and their elders, past and present, and all future generations.

MINUTES

Page

Officers' Reports

Infrastructure and Operations

1	Infrastructure Planning, Assets and Fleet - Minutes TLDMG Members Meeting - 23 October 2019	10879
2	Infrastructure Planning, Assets and Fleet - New Lease - Enterprise Centre, Vickers Road	10879
3	Infrastructure Planning, Assets and Fleet - New Lease for United Suburbs Junior Rugby League Inc	10880
4	Infrastructure Planning, Assets and Fleet - Lease Renewal for Townsville Polocrosse Club Inc	10880
5	Infrastructure Planning, Assets and Fleet - Lease Renewal for Brothers Cricket Club Inc over part of Lakeside Park	10881

Planning, Environmental and Cultural Services

6	Planning Services - Material Change of Use MCU18/0126 - Hotel (Tavern), Shop (Bottleshop and Pharmacy) and Health Care Service (Medical Centre) Combined with RAL18/0111 - 2-4 Ridge Drive, Alice River	10881
7	Community Engagement - Inclusive Community Advisory Committee - Minutes 2 October 2019	10902
8	Cultural Services- Art Acquisition Working Group Meeting - Minutes 29 October 2019	10903
9	Cultural Services- Art Acquisition Working Group Meeting - Minutes 19 November 2019	10903
10	Community Development - Grants and Partnerships Recommendation Report - Grant Value \$5,001 to \$25,000	10904
11	Community Programs - Regional Arts Discretionary Fund (RADF) Grant Assessment	10904

Business Services

12	Finance Services - Budget Variance Report - October 2019	10905
13	Finance Services - Treasury Report - October 2019	10905
14	Finance Services - Townsville City Council Annual Report and Financial Statements 2018-19	10906

Planning, Environmental and Cultural Services

21	Future Cities - Development Incentives Package 2019-2021	10907
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Confidential Items

15	CONFIDENTIAL REPORT - Infrastructure Planning, Assets and Fleet - Riverway Arts Centre - Variation Works under Cost-Plus Contract	10908
16	CONFIDENTIAL REPORT - Infrastructure Planning, Assets and Fleet - TCW00356 - Townsville City Council Landfill Upgrades (Stuart Cell 3A and Hervey Range Capping)	10909
17	CONFIDENTIAL REPORT - Infrastructure Planning, Assets and Fleet - TCW00355 - Paluma Dam Ogee Weir and Steel Weir Construction Works	10910

18	Procurement Services - Recommendation to Award Indigenous Supplier Panel	10910
19	CONFIDENTIAL REPORT - Procurement Services - Provision of Veterinary Supplies and Consumables	10911
22	CONFIDENTIAL REPORT - Future Cities - Major Event Proposal	10912
20	Finance Services - Mid Year Budget Review 2019/20	10913

General Business

(i)	Nathan Street Beautification Project	10914
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REPORT	COUNCIL MEETING
DATE	Tuesday 10 December 2019 at 1.02pm
ITEMS	1 TO 22
PRESENT	The Mayor, Councillor J Hill Councillor R Cook Councillor V Coombe Councillor C Doyle Councillor A Greaney Councillor P Jacob Councillor M Molachino (via teleconference) Councillor K Rehbein Councillor M Ryder Councillor M Soars Councillor L Walker

Opening of meeting and announcement of visitors

The Chair, the Mayor, Councillor J Hill opened the meeting at 1.02pm.

Acknowledgement to Country

The Chair acknowledged the traditional owners and custodians of Townsville - the Wulgurukaba of Gurambilbarra and Yunbenun; and Bindal people, and paid respect to their cultures, their ancestors and their elders, past and present, and all future generations.

Prayer

Reverend Jeff Coop of the Anglican Church delivered the opening prayer.

Apologies and requests for leave of absence

There were no apologies noted.

Councillor A Greaney requested leave of absence for the period 13 to 20 January 2020;
Councillor V Coombe requested leave of absence for the period 11 December 2019 to 8 January 2020;
Councillor K Rehbein requested leave of absence for the period 18 December 2019 to 6 January 2020; and
the Mayor, Councillor J Hill requested leave of absence for the period 23 December 2019 to 4 January 2020.

Council Decision

That the requests for leave of absence be approved as follows:

Councillor A Greaney - 13 to 20 January 2020;
Councillor V Coombe - 11 December 2019 to 8 January 2020;
Councillor K Rehbein - 18 December 2019 to 6 January 2020; and
the Mayor, Councillor J Hill - 23 December 2019 to 4 January 2020.

Confirmation of minutes of previous meeting

It was MOVED by Councillor V Coombe, SECONDED by Councillor M Soars:

"that the minutes of the Ordinary Council meeting of 26 November 2019 be confirmed."

CARRIED UNANIMOUSLY

Disclosure of interests

Following recent changes to the *Local Government Act 2009* the Acting Chief Legal Officer reminded Councillors of their obligations for disclosing conflicts of interests and material personal interests for items on the agenda.

- (i) Material personal interest - Item 22 - Councillor C Doyle -
 - 1. Councillor Doyle's husband and herself own a commercial property and business within in the Flinders Street East precinct of the PDA;
 - 2. their sons own a business within this property;and as such they stand to gain a benefit or suffer a loss depending upon the Council decision.
- (ii) Perceived conflict of interest - Item 21 - Councillors L Walker, C Doyle, M Soars, K Rehbein, V Coombe, R Cook, M Molachino, A Greaney, P Jacob, M Ryder and the Mayor, Councillor J Hill - Councillor Hill referred to legal advice provided by the Chief Legal Officer and supported by Tim Fynes-Clinton from King & Company.

The Councillors declared a perceived conflict of interest because the recommendation contained in the report – if adopted – would provide financial incentives to the carrying out of development in the Townsville CBD, and that has the potential to benefit developers who were donors to the Team Jenny Hill electoral campaign in 2016.

- (iii) Perceived conflict of interest - Item 16 - Councillors L Walker, C Doyle, M Soars, K Rehbein, V Coombe, R Cook, M Molachino, A Greaney, P Jacob, M Ryder and the Mayor, Councillor J Hill - BMD are one of the companies that has tendered for this contract and were a contributor to Team Jenny Hill through their wholly owned subsidiary Empower and donated \$10,000.
- (iv) Perceived conflict of interest - Item 22 - The Mayor, Councillor J Hill - Councillor Hill owns a unit in Palmer Street that is in a management pool for short term leasing.

Correspondence

There was no correspondence.

Petitions

There were no petitions.

Deputations

There were no deputations.

Notices of motion

There were no notices of motion.

Presentations

(i) Update from Martin Locke Homes on Flinders Lane Project

Martin Locke, of Martin Locke Homes, provided a presentation on an update on the Flinders Lane project.

(ii) 3-Point Water Security Solution Update

The General Manager Townsville Water and Waste provided a presentation on an update of the 3-Point Water Security Solution, which included information on the following:

- Houghton Pipeline - Stage 1 - progress to date;
- Houghton Pipeline - Stage 1.1 - progress to date;
- Houghton Pipeline - next steps;
- recycled water - progress to date;
- recycled water - next steps;
- Water Smart Package;
- Garden Support Package results;
- water saving devices results; and
- Water Smart Package - next steps.

(iii) Phillip Thompson OAM MP – Federal Member for Herbert - Phillip's vision for Townsville

Phillip Thompson OAM MP, Federal Member for Herbert, outlined his vision for Townsville including tabling a document listing the proposed projects.

Mayoral Minute

The Mayor, Councillor J Hill provided the following Mayoral Minute:

"Today I rise to advise Council and to inform the community of the continuing effects of the monsoonal event on our community infrastructure.

The two weeks of deluge that began on Australia Day 2019 seems like a dream for some and a continuing nightmare for others in our City.

During this period about 39 local governments were declared disaster areas as flooding rains and torrents of water ripped through communities west to Cloncurry and North into the Gulf and Cape communities.

For Townsville it meant the loss of personal property, homes, cars and memories, life of a family on the front lawn.

During the event every person in a senior position within the Federal and State Governments came to the City, telling us all they were here to help.

Councillors, it's been more than 45 weeks since the monsoonal event began and I believe Council is working hard to deliver the recovery of community assets, the assets that belong to the people of Townsville.

At the time Council provided an indicative amount regarding damage to community and environmental infrastructure to the government agencies coordinating DFRA. The cost was about \$282 million. The amount set aside as part of the disaster recovery funding arrangements for 39 local governments is \$242 million and competition for funding is tight.

For example, the cost of the waste collection from the lawns of residents effected was \$1.7 million - to be paid for by the Townsville community.

Townsville parks and gardens, our road reserves our irrigation network are all part of our community infrastructure. These areas suffered incredible damage that is hard to quantify, the value of the plants and garden beds washed away. There is more than \$5million in damage to this alone along our river, roads and beyond.

Our irrigation network that services much of our community is worth \$70 million to the ratepayer. Again, extensive portions of this system were significantly damaged in the event. All this is NOT covered by Disaster Recovery Funding Arrangements. Areas such as Cluden, Wulguru, Idalia, Hermit Park, Rosslea, Mundingburra, Railway Estate all suffered immense damage to parks and gardens. Council cannot seek funding support under Disaster Recovery Funding Arrangements as parks, gardens, and irrigation, are not covered as they are not considered essential public assets. And while Council has received some funding for work needing to be done along our scoured riverbanks there is more than \$20 million identified in environmental damage. Council has lodged a business case for funding in these areas but, as I said earlier, there is a lot of competition from those 39 councils effected by the floods.

The state of the City is not as pristine as any of us would like - but Council is determined to restore our damaged parks and gardens to their former glory as soon as possible. We are all frustrated by the delays, however, I would like to acknowledge the hard work of the staff in their part of the community recovery.

I have asked Council officers to identify opportunities to action this restoration work within Council's existing operational budget.

However, with Council committed to maintaining a balanced budget, this may take some time and will need to be undertaken over a number of years.

Works will be prioritised, with the most urgent being undertaken first, and opportunities to restore damaged parks and gardens in other programmed worked will be explored.

I would like to thank the community for their patience as we work to restore our irrigation network and ensure our parks, gardens and open spaces remain in tip-top shape well into the future."

Officers' Reports

Infrastructure and Operations

1 Infrastructure Planning, Assets and Fleet - Minutes TLDMG Members Meeting - 23 October 2019

Executive Summary

The Townsville Local Disaster Management Group (TLDMG) Members meet five times per year and includes core members and deputies from the Townsville City Council, Queensland Fire & Emergency Services (Emergency Management and Fire & Rescue), Queensland Police Service, Queensland Ambulance Service, State Emergency Service, Ergon, Townsville Hospital & Health Services, Townsville Enterprise Limited and a number of other agencies.

Attached to the Report to Council are the minutes of the meeting held on 23 October 2019.

Officer's Recommendation

That Council endorse the minutes of the Townsville Local Disaster Management Group Members Meeting held on 23 October 2019.

Council Decision

It was MOVED by Councillor M Molachino, SECONDED by Councillor M Soars:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

2 Infrastructure Planning, Assets and Fleet - New Lease - Enterprise Centre, Vickers Road

Executive Summary

Negotiations have taken place for the renewal of the lease at the Enterprise Centre, on Vickers Road. The existing tenant, Townsville Business Development Centre, has been offered a new five year lease (2yrs + 2yrs + 1yr). The terms have been agreed to between the tenant and the Chief Executive Officer.

In order to finalise the negotiations, Council must seek an exemption to be able to deal directly with a community organisation, and not go out to tender on the site.

Officer's Recommendation

That Council resolve that the exception in section 236 (1)(b)(ii) of the *Local Government Regulation 2012* applies to this lease, enabling Council to deal directly with a community organisation.

Council Decision

It was MOVED by Councillor M Molachino, SECONDED by Councillor C Doyle:

- "1. that the officer's recommendation be adopted; and
2. prior to any signing of lease that at the January Council meeting the Townsville Business Development Centre provide a presentation regarding the operations and strategic vision for the Townsville Business Development Centre."

CARRIED UNANIMOUSLY

3 Infrastructure Planning, Assets and Fleet New Lease for United Suburbs Junior Rugby League Inc

Executive Summary

United Suburbs Junior Rugby League Club Inc has contacted Council to increase their existing lease area in Victoria Park for the purpose of constructing a clubhouse for their Club. The lease will be for a 10 year term, and the lessee will be the owner of the building once constructed.

Officer's Recommendation

That Council resolve that the exception in section 236 (1)(b)(ii) of the *Local Government Regulation 2012* applies to this lease as the disposal of the land is to a community organisation, being United Suburbs Junior Rugby League Inc.

Council Decision

It was MOVED by Councillor M Molachino, SECONDED by Councillor M Soars:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

4 Infrastructure Planning, Assets and Fleet - Lease Renewal for Townsville Polocrosse Club Inc

Executive Summary

Townsville Polocrosse Club Inc. currently hold a lease over part of Stuart Park. Their current lease is a 20 year lease that is due to expire on 28 February 2020.

The Townsville Polocrosse Club Inc have contacted Council requesting an additional 10 year lease extension.

Officer's Recommendation

That Council resolve that the exception in section 236 (1)(b)(ii) of the *Local Government Regulation 2012* applies to this lease as Townsville Polocrosse Club Inc is a community organisation and the existing tenant. The recommendation is for a new 10 year term, from the expiry of the current lease and will be under a peppercorn rental, being \$1.00 per annum, if and when requested.

Council Decision

It was MOVED by Councillor M Molachino, SECONDED by Councillor M Soars:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

5 Infrastructure Planning, Assets and Fleet - Lease Renewal for Brothers Cricket Club Inc over part of Lakeside Park

Executive Summary

Brothers Cricket Club Inc currently hold a lease over part of Lakeside Park. Their current lease is a 20 year lease that is due to expire on 31 December 2019.

Brothers Cricket Club Inc have contacted Council requesting an additional 10 year lease extension.

Officer's Recommendation

That Council resolve that the exception in section 236 (1)(b)(ii) of the *Local Government Regulation 2012* applies to this lease as Brothers Cricket Club Inc is a community organisation and the existing tenant.

Council Decision

It was MOVED by Councillor M Soars, SECONDED by Councillor M Molachino:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

Planning, Environmental and Cultural Services

6 Planning Services - Material Change of Use MCU18/0126 - Hotel (Tavern), Shop (Bottleshop and Pharmacy) and Health Care Service (Medical Centre) Combined with RAL18/0111 - 2-4 Ridge Drive, Alice River

Executive Summary

The combined development application seeks approval for two components being a Material change of use to establish a Hotel (Tavern) and Shop (bottle-shop) as well as a separate Health care services use and Shop (Pharmacy) and a Reconfiguring a lot application to enable a One into two allotments. The application is proposed over land at 2-4 Ridge Drive, Alice River, which has a split zoning. The land is partially designated within both the Neighbourhood centre zone and Rural residential zone. Under the Townsville City Plan the Material change of use component of the development is Impact Assessable development, while the Reconfiguring a lot component is Code Assessable development, given that both proposed lots are greater than 4,000m².

The proposal attracted five submissions during the public notification period carried out between 12 September 2019 and 3 October 2019. Four of the submissions objected the proposed development and one submission was in support of the proposed uses. Each of the objecting submissions shared similar themes, as follows:

- » inconsistency with local character and rural residential lifestyle and lack of need;
- » public disorder, increased crime rate and adverse impacts on safety and security;
- » noise impacts; and
- » traffic and access impacts to Ridge Drive.

Each of the submissions have been considered as part of the assessment. Ultimately, it is considered that the applicant has provided sufficient information demonstrating an identified need for the proposed development as well as demonstrating that the uses are not anticipated to have unreasonable impacts on local amenity. Further detailed design of the access arrangement will form a condition of approval for assessment at the Operational Works phase of the development. Detailed responses to the submissions are provided in Section 7 of this report.

The application has been assessed against the Townsville City Plan, where the proposed uses were able to demonstrate compliance with the relevant codes and the strategic intent of the planning scheme as well as the relevant state interests of the *State Planning Policy July 2017*. The proposed development is considered to meet a demonstrated need for the local community and has been appropriately designed and located so as to minimise any adverse impacts on nearby land uses. In accordance with the above, it is recommended that the proposed development be approved subject to reasonable and relevant conditions.

Officer's Recommendation

That Council approve application MCU18/0126 and RAL18/0111 for a Development Permit for Material Change of Use and Reconfiguring a Lot under the *Planning Act 2016* on land described as Lot 131 RP 739519, more particularly 2-4 Ridge Drive Alice River subject to the following conditions:

SCHEDULE OF CONDITIONS

MATERIAL CHANGE OF USE (HOTEL (TAVERN) (STAGE A), SHOPS (BOTTLESHOP AND PHARMACY), AND HEALTH CARE SERVICES (MEDICAL CENTRE))

1. Approved Plans and Supporting Documentation

Condition

- a) The development must generally comply with the plan(s) *and supporting documentation* referenced in the table below and attached as stamped "Approved Subject to Conditions" which forms part of this approval, unless otherwise specified by any condition of this approval.

Plan Name	Drawing No.	Revision No.	Revision Date
Locality Plan	01.01	A	6/12/2018
Site Plan – Proposed Development [as amended in red by Council]	01.04	B	24/06/2019
Concept Landscape Plan [as amended in red by Council]	01.05	A	6/12/2018
Tavern Floor Plan	01.10	A	6/12/2018
Medical Center Floor Plan	01.11	A	6/12/2018
Site Elevations	02.01	A	6/12/2018
Tavern Elevations	02.02	A	6/12/2018
Medical Center Elevations	02.03	A	6/12/2018
Sections	05.01	A	6/12/2018
Tavern Perspective	06.01	A	07/03/2019
Medical Centre Perspective	06.02	A	07/02/2019
Associated Reports			
<i>Alice River Tavern and Medical Centre Ridge Drive, Alice River, Water Supply Planning Report, Revision 1, dated 13th March 2019 by DMP Water</i>			
<i>Preston's Tavern DRAFT Noise Impact Assessment, Report no: 197401.0228.R01V01_draft.docx, dated 22 August 2019</i>			

- b) One full set of the most up to date approved plans *and supporting documentation* must be held on site and available for inspection for the duration of the construction phase.
- c) The recommendations outlined in the above reports/s must be implemented prior to the commencement of the use.

- d) The subject Development Permit relates only to the portion of the Hotel use identified as 'Stage A' on the approved plans.

Reason

The development must comply with all planning scheme requirements and definitions as approved and conditioned by this development permit.

Timing

During the operation and life of the development.

2. Building Materials

Condition

The exterior surfaces of all buildings and structures associated with the use must be constructed from materials and/or painted or similarly treated with paint or pigment of a low reflective level which does not cause excessive glare.

Reason

To ensure protection of matters of public safety and amenity in accordance with relevant code/s and policy direction.

Timing

Prior to the commencement of the use and maintained for the life of the development.

3. Property Numbering

Condition

Legible property numbers must be erected at the premises and must be maintained.

The site identification numbers should be of reflective material, maintained free from foliage and other obstructions, and be large enough to be read from the street.

Reason

To allow the general public, service and emergency service providers to effectively identify the property.

Timing

Prior to the commencement of the use and maintained for the life of the development.

4. Hours of Operation (Health Care Services and Shop)

Condition

Unless otherwise agreed in writing by Council, the activities associated with the Health Care Services and Shop (Pharmacy) must only be conducted between 7am to 7pm Monday to Saturday inclusive.

The use is not to operate on Sunday or Public Holidays.

Reason

To ensure the development does not have a detrimental impact on the amenity of the surrounding land in accordance with relevant code/s and policy direction.

Timing

At all times following the commencement of the use.

5. Noise Management

Condition

In accordance with the *Draft Noise Impact Assessment* prepared by ASK Acoustics and Air Quality dated 22 August 2019, the following recommendations must be carried out:

- a) The activities associated with The Hotel and Shop (Bottle shop) must only be conducted between 7am to 10pm Sunday to Thursday and 7am to 12am (midnight) Friday and Saturday.
- b) The two (2) outside decks of the Hotel (Stage A) must be limited to 45 people each (i.e. a total of 90 people at all times).
- c) The use of the outside decks of the Hotel (Stage A) must only be used between the hours of 7am to 10pm.

Reason

To ensure that the use does not cause a noise nuisance to nearby sensitive receptors in accordance with the *Environmental Protection (Noise) Policy 2019*.

Timing

Technical details are to be submitted to Council as part of an application for Certificate of Compliance.

6. Acoustic Control Measures and Building Materials

Condition

Following completion of detailed design drawings of the proposed development, detail of the proposed building materials and acoustic treatments must be submitted to Council for review and approval. Certification from a suitably qualified acoustic consultant must be provided demonstrating that the building materials are appropriate to achieve (at a minimum) the assumed acoustic performance of the buildings, as per the *Draft Noise Impact Assessment* prepared by ASK Acoustics and Air Quality dated 22 August 2019.

Reason

To ensure that the use does not cause a noise nuisance to nearby sensitive receptors in accordance with the *Environmental Protection (Noise) Policy 2019*.

Timing

Technical details are to be submitted to Council as part of an application for Certificate of Compliance.

7. Acoustic Control Measures – Post Construction Certification

Condition

The developer must submit to Council post construction certification demonstrating that the development is compliant with the relevant noise limits as identified in the *Draft Noise Impact Assessment* prepared by ASK Acoustics and Air Quality dated 22 August 2019 including any subsequent addendum to the Noise Impact Assessment.

Certification must be provided by a suitably qualified acoustic consultant.

Reason

To ensure that the use does not cause a noise nuisance to nearby sensitive receptors in accordance with the *Environmental Protection (Noise) Policy 2019*.

Timing

Within one (1) month from the commencement of the use.

8. Relocation of Services or facilities

Condition

Any required relocation and/or alteration to any public service or facility installation must be carried out at no cost to Council.

Reason

To ensure development is appropriately serviced by public services and/or in accordance with relevant code/s and policy direction.

Timing

Prior to the commencement of use.

9. Dust Management

Condition

- a) Dust resulting from the construction of the development must be managed so as to not cause a nuisance to adjoining properties;
- b) During Level 3 and 4 water restrictions, water for dust management purposes must not be drawn from Council's reticulated supply.

Reason

To mitigate potential adverse impacts of dust hazards in accordance with SC6.4 Development manual planning scheme policy specifically SC6.4.5.2.1(12) Suppression of dust of the Townsville City Plan.

The drawing of water from a non-reticulated source is to provide the ongoing protection of Council's reticulated supply.

Timing

During the construction phase of the development.

10. On-site Sewage Disposal

Condition

The development must be serviced by an on-site sewage facility.

Reason

Development is not located within a service area for a sewerage service under the *Water Supply (Safety and Reliability) Act 2008* and must be appropriately serviced by a wastewater treatment and disposal facility that is appropriate for the level of demand generated by the development.

Timing

Following issue of a Hydraulics permit and prior to the commencement of use.

Advice

On-site sewage information supplied with this application is not permission to install the facility or commence building work. Under the Plumbing and Drainage Act 2018, an application must be lodged with the Assets and Hydraulics team of Townsville City Council before any building work or installation of an on-site facility can be carried out. The sewerage treatment plant for the tavern and bottle shop component of the development requires an ERA in accordance with onsite wastewater management report 'Proposed Tavern and Medical Centre 2-4 Ridge Drive, Alice River Domestic Waste Water Report', revision A, dated 27/11/2017, by Parker Hydraulics Consulting Group.

11. Water Supply

Condition

The development must connect to Council's reticulated water system. All required upgrades to the public water network must be carried out at no cost to Council in accordance with the recommendations of the accepted *Alice River Tavern and Medical Centre Ridge Drive, Alice River, Water Supply Planning Report*, as referenced in Condition 1, above.

Reason

To ensure that the premises is appropriately serviced by reticulated water supply infrastructure in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for Operational Work.

12. Electricity and Telecommunication

Condition

Electricity and telecommunications must be provided in accordance with Part 9.3.6 Works code of the Townsville City Plan.

Reason

To provide an appropriate level of electricity and telecommunication services for the development in accordance with relevant code/s and policy direction.

Timing

Prior to the commencement of use.

13. Stormwater Drainage

Condition

An appropriately qualified and experienced Registered Professional Engineer of Queensland (RPEQ) must certify that stormwater drainage achieves the prescribed outcomes in accordance with Part 9.3.2 Healthy waters code of the Townsville City Plan.

Reason

To convey stormwater legally and in an environmentally responsible manner in accordance with Part 9.3.2 Healthy waters code of the Townsville City Plan.

Timing

Technical details are to be submitted to Council as part of an application for Operational Work and to be maintained for the life of the development.

14. Stormwater Quality Management

Condition

A Stormwater Quality Management Plan (SQMP) must be prepared by a suitably qualified person in accordance with Part 9.3.2 Healthy waters code of the Townsville City Plan.

The SQMP must be implemented in accordance with the guideline. All works must be carried out in accordance with SC6.4 Development manual planning scheme policy of the Townsville City Plan.

Reason

To manage and to minimise the risk of causing environmental harm to receiving waters, damage to Council infrastructure, and unnecessary financial burdens to Council and the community in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for Operational Work and maintained for the life of the development.

15. Flood Impact Assessment**Condition**

A Flood Impact Assessment must be prepared in accordance with SC6.4.7 Flood hazard planning scheme policy of the Townsville City Plan and submitted to Council for approval. The Flood Impact Assessment must demonstrate there are no adverse flood impacts on surrounding infrastructure or properties as a result of the development.

Reason

To ensure the development does not result in adverse flood impacts external to the site, as required by Part 8.2.6 Flood hazard code of the Townsville City Plan.

Timing

Technical details are to be submitted to Council as part of an application for Operational Works.

16. Upgrades to Ridge Drive and Access Arrangement**Condition**

- a) An amended access arrangement design including, but not limited to, the following requirements must be prepared and provided to Council for approval:
 - i. The traffic impact assessment report (report number 18295MP/R01, revision A dated 11 November 2018 by SMCE) must be updated incorporating impacts on surrounding premises including, but not limited to, turn warrants assessments for residential and commercial properties. The design for the access must comply with these findings;
 - ii. The bus stops must be provided with 'sealed bus set down areas';
 - iii. Design and construct necessary stormwater infrastructure along Ridge Drive (table drains, etc.) to convey stormwater effectively and efficiently during minor and major storm events.
- b) Any infrastructure required to be relocated to enable necessary upgrades of Ridge Drive must be completed at no cost to Council.

Reason

To ensure development provides appropriate access arrangements in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for Operational Work.

Advice

The Traffic management report (report number 18295MP/R01, revision A dated 11 November 2018 by SMCE) is not accepted as part of this approval.

17. Roadworks and Traffic**Condition**

- a) New access driveways and crossovers from the edge of bitumen to the property boundary must be constructed generally in accordance with Part 9.3.5 Transport impact, access and parking code of the Townsville City Plan to service the Hotel (Stage A) and Shop, and the Health care services and Shop.

- b) During the construction phase, any damage to the road reserve (i.e. footpath/kerb and channel) must be replaced in accordance with Council's standards.

Reason

To ensure development is appropriately serviced by access in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for Operational Work.

18. Car Parking

Condition

- a) All car parking facilities, associated ramps, and driveways must be provided in accordance with Part 9.3.5 Transport impact, access and parking code and designed in accordance with SC6.4 Development manual planning scheme policy specifically SC6.4.3.5 Car parking and public transport facilities guidelines of the Townsville City Plan and as detailed in the latest amendment of the Australian/New Zealand Standard AS/NZ 2890. All car parking facilities must be maintained to a safe operating standard at all times thereafter.
- b) A minimum of 63 car parking spaces including disabled parking must be provided on site in accordance with SC6.10 Parking rates planning scheme policy of the Townsville City Plan, to service the Hotel (Stage A) and Shop.
- c) A minimum of 22 car spaces including disabled parking must be provided on site in accordance with SC6.10 Parking rates planning scheme policy of the Townsville City Plan, to service the Health care services and shop.

Reason

To ensure development is appropriately serviced by parking and access facilities in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for Operational Work and maintained for the life of the development.

19. Screen Fencing

Condition

Boundary screen fencing must be provided along the entire eastern and southern boundaries of the site. Unless otherwise agreed in writing by Council, screen fences must be a minimum of 1.8 metres in height from the finished ground level and have a maximum separation of 15mm between screen panels/palings.

Reason

To ensure the development does not have a detrimental effect on the amenity of the surrounding land and to address Crime Prevention through Environmental Design principles in accordance with the relevant code/s and policy direction.

Timing

Prior to the commencement of the use and maintained for the life of the development.

20. Screening and Acoustic Requirements of Plant and Utilities

Condition

Unless otherwise agreed to by Council, all plant and utilities must be screened or located so as not to be visible from the street and to reduce audible outputs onto surrounding residential properties.

All refrigeration equipment, pumps, compressors and air-conditioning units, and mechanical ventilation systems must be located, designed and installed to achieve a maximum noise level of:

- 5dB(A) above background levels between the times of 7am to 10pm; and
- 3dB(A) above background levels between the times of 10pm to 7am.

Details of necessary screening treatments to achieve compliance with the maximum noise requirements are to be provided to Council for assessment.

Reason

To ensure the development does not have a detrimental effect on the amenity of the surrounding land in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for a Certificate of Compliance and maintained for the life of the development.

21. Landscaping

Condition

Landscape and Irrigation Design Plans must be prepared and provided to Council for approval in accordance with Part 9.3.3 Landscape code of the Townsville City Plan. Landscaping and Irrigation must be constructed in accordance with the approved landscaping plan(s) and constructed to the relevant standards in accordance with relevant code/s and policy direction.

Reason

To achieve the desired streetscape character of the location in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for Operational Work and maintained for the life of the development.

22. Minimum Floor Levels

Condition

Floor levels must achieve immunity from flood hazards by ensuring floor levels of all non-habitable rooms are above the defined flood event level.

Documentation signed by a RPEQ must be submitted to a Building Certifier identifying the required minimum floor height of all habitable rooms to achieve flood immunity.

Reason

To ensure the development is appropriately immune from rising flood water in accordance with relevant code/s and policy direction.

Timing

Prior to the issuing of a Development Permit for Building Works.

23. Signage

Condition

- a) Plans of any signage to be associated with the use that is deemed to be assessable development in accordance with Part 5.8 Categories of development and assessment - Operational work specifically Table 5.8.2 Operational work being placing an advertising device on premises of the Townsville City Plan must be submitted to Council for assessment; and
- b) Signs must be designed in accordance with Part 9.3.1 Advertising devices code of the Townsville City Plan; and
- c) To maintain amenity for the adjoining properties, no illumination of the signage is to occur unless otherwise approved by Council.

Reason

Signage not approved as part of this Development Permit or deemed either Accepted development or Accepted development subject to requirements will require a Code assessable Operational work development application to be lodged with Council in accordance with relevant code/s and policy direction.

Timing

Prior to the commencement of the use.

Advice

Signage has been included as a Plan Right development type, see Council's website for a list of accredited consultants that can assist with the submission of an application.

24. Soil Erosion Minimisation, Sediment Control

Condition

Erosion and sediment control management must be installed and maintained in accordance with Part 9.3.2 Healthy waters code of the Townsville City Plan.

The contingent design, implementation and maintenance of measures must be provided in accordance with SC6.4 Development manual planning scheme policy, specifically SC6.4.3.8.6 MUSIC modelling requirements of the Townsville City Plan.

Reason

To ensure that receiving waters during construction of the development are managed from the effects of increased sediment run-off in accordance with relevant code/s and policy direction.

Timing

At all times during the construction phase.

25. Refuse Facilities

Condition

Refuse collection arrangements must be provided by the developer so as to achieve the requirements of the Part 9.3.6 Works code of the Townsville City Plan and in particular:

- a) The approved waste storage area is to be of sufficient size to house all bins including recycling bins. The developer must provide a storage area that is to be suitably paved, with a hose cock fitted in close proximity to the enclosure and drain to sewer via a legal sewer connection.
- b) All waste generated as a result of the demolition of existing building or structures, and construction of the premises is to be effectively controlled and contained entirely within the boundaries of the site before disposal. All waste is to be disposed of in accordance with the *Environmental Protection (Waste Management) Regulation 2000*.

Reason

To ensure the premises is appropriately serviced and to protect matters of public health and amenity in accordance with relevant code/s and policy direction.

Timing

Prior to commencement of the use and to be maintained for the life of the development.

26. Service and Deliveries**Condition**

Service and delivery vehicle activity for all uses on the site must be limited to the hours of 7am to 7pm, Monday to Saturday inclusive. Deliveries are not permitted on Sundays and Public Holidays.

Reason

To ensure the development does not have a detrimental effect on the amenity of the surrounding land in accordance with relevant code/s and policy direction.

Timing

Following the commencement of use and to be maintained for the life of the development.

27. Outdoor Lighting**Condition**

Any outdoor lighting fixtures must be installed and maintained so that they do not emit glare or light above the levels stated in *Australian Standard 4282 – 1997 Control of the Obtrusive Effects of Outdoor Lighting*.

Reason

To ensure that the use does not cause a light nuisance to nearby sensitive receptors, and to ensure that a nuisance is not caused to the use from other nearby light sources in accordance with the *Queensland Environmental Protection Act 1994* Section 440.

Timing

Prior to commencement of the use and to be maintained for the life of the development.

Referral Agency Conditions**Concurrence Agency Conditions – Department of State Development, Manufacturing, Infrastructure and Planning**

Pursuant to Section 56 of the *Planning Act 2016*, the Department of State Development, Manufacturing, Infrastructure and Planning advises that it has no objection to Townsville City Council issuing a Development Permit for Material Change of Use, subject to the conditions, as attached.

Advice**1. Infrastructure Charges****Advice Condition**

An Infrastructure Charges Notice outlining the estimated infrastructure contributions payable relevant to the Development Permit is attached for your information.

2. Water Restrictions

Advice Condition

- a) To manage Townsville's water resources, Council regulates water restrictions on a permanent basis. All development undertaken in Townsville must be mindful of the current and projected level of water restrictions that may affect development activities such as landscaping establishment and/or soil erosion and sediment control;
- b) Developers remain responsible for compliance with any water restrictions as directed by Council;
- c) During times of significant water shortage, Council may refuse to grant developers exemptions from water restrictions for the purposes of landscaping works or soil erosion and sediment control activities;
- d) In circumstances where exemptions to water restrictions are no longer issued by Council, bonding of soft landscaping works will be permitted to enable the release of plans of survey and / or compliance certificates. In cases where the soft landscaping is a component of permanent soil erosion and sediment control (such as an open drain) the use of "bonded fibre matrix" type hydro-mulch products or other suitable soil erosion and sediment control methods can be carried out as alternatives to demonstrate compliance with water restrictions.
- e) The responsibility for compliance with all relevant environmental protection requirements (in particular sediment and erosion control) remains with the developer; and
- f) All existing approvals should already include appropriate conditions to allow for the bonding of landscaping works. Should you find that an existing approval does not provide for this flexibility, a permissible change request to amend the conditions of approval can be lodged with Council free of charge (provided no other changes are requested).

3. Assessment Manager Advice

Advice Condition

Before an onsite sewerage facility can be installed on a property, the applicant is required to apply for a permit to install the treatment facility on that property as per the *Plumbing and Drainage Act 2018*. Applications to install an onsite sewerage facility are to be lodged with the Hydraulic and Building Services Unit of Council as part of the plumbing/drainage application. Applicants should also refer to the Onsite sewerage facilities for non-sewered properties guidelines which provides details on the application and installation stages of an onsite sewerage facility. This document may be found on Council's website.

4. Further Approvals Required

Advice Condition

a) Operational Work

An Operational Work application associated with the following conditions must be submitted to Council for approval prior to the issue of a Development Permit for Building Works, unless otherwise approved by Council.

- Condition 11 – Water supply
- Condition 13 – Stormwater Drainage
- Condition 14 – Stormwater Quality Management
- Condition 15 – Flood Impact Assessment
- Condition 16 – Upgrades to Ridge Drive Access Arrangement
- Condition 17 – Roadworks and Traffic
- Condition 18 – Carparking
- Condition 21 – Landscaping

All engineering, soil erosion and sediment control and landscaping designs/documentation associated with such an application must be prepared and where necessary, certified by a suitably qualified/experience person.

b) **Certificate of Compliance**

An application for Certificate of Compliance associated with the following conditions must be submitted to Council for approval prior to the issue of a Development Permit for Building Works, unless otherwise approved by Council.

Condition 5 – Noise Management

Condition 6 - Acoustic Control Measures and Building Materials

Condition 7 - Acoustic Control Measures – Post Construction Certification

Condition 20 – Screening and Acoustic Requirements of Plant and Utilities

c) **Plumbing and Drainage Works**

A Compliance Permit to carry out plumbing and drainage works prior to the commencement of sanitary drainage works.

d) **Building Works**

A Development Permit for Building Works to carry out building works prior to works commencing on site.

e) **Road Works Permit**

A Roadworks permit for the construction of a driveway or access within the road reserve must be obtained.

f) **Operational work – Signage**

A Development Permit for Operational work is required for signage deemed to be code assessable in accordance with the Planning Scheme.

5. Further Inspections Required

Advice Condition

Compliance with Conditions

The following inspections will be required to be undertaken by Council to determine compliance with conditions that are not subject to a further approval.

Condition 2 – Building Materials

Condition 3 – Property Numbering

Condition 19 – Screen Fencing

Condition 25 – Refuse Facilities

6. Shop Fit Out

Advice Condition

a) Prior to any fit out of the intended food premises, an application for food licence including details on the fit out of the premises must be submitted to Council's Environmental Health Services. No fit out or construction may take place before approval is granted. A food premise is anywhere food or beverages are prepared, packed, stored, handled, serviced, supplied or delivered for sale.

b) Prior to any fit out of the intended Skin Penetration Establishment, a separate application must be submitted to Council's Environmental Health Services for Licence issue. No fit out or construction may take place before approval is granted.

- c) Where the premises is intended to be used for carrying out an Environmentally Relevant Activity (ERA) that has been devolved to Council, as defined in Schedule 2 of the *Environmental Protection Regulation 2019*, an application for development approval under the *Sustainable Act 2009* must be submitted to the relevant administering authority prior to the commencement of the activity. To operate an ERA, an Environmental
- d) Authority is required. The application for the DA is also taken to be the application for the Environmental Authority.

Maximum penalties may be imposed for operating an Environmentally Relevant Activity (ERA) without a development approval.

Further to this; to operate an ERA the operator needs to be a registered suitable operator. Applications for this can be submitted to local government with the EA application or can be sent direct to Department of Environment and Science (DES). DES assess all suitable operator applications.

Maximum penalties may be imposed for operating an EA as an unregistered operator.

7. Connection to Council Water Supply

Advice Condition

A copy of this permit and the approved water reticulation design must be submitted to Council with the appropriate application form for connection to Council's water supply. Council will respond to the application with a quotation for the work and upon payment will schedule the works for connection.

8. Storage of Materials and Machinery

Advice Condition

All materials and machinery to be used during the construction period are to be wholly stored on the site, unless otherwise approved by Council.

9. Building Work Noise

Advice Condition

The hours of audible noise associated with construction and building work on site must be limited to between the hours of:

- 6.30 a.m. to 6.30 p.m. Monday to Saturday; with
- No work on Sundays or Public Holidays.

10. Specifications and Drawings

Advice Condition

Details of Council's specifications and standard drawings can be viewed on Council's website.

11. Environmental Considerations

Advice Condition

Department of Environment and Science requirements.

Construction must comply with relevant Legislation, Policies and Guidelines.

12. Liquid Trade Waste Approval/Agreement

Advice Condition

The developer is advised that a Trade Waste Approval/Agreement may be required under the *Water Supply (Safety and Reliability) Act 2008*. This should be discussed with Council's Planning Services team at an early stage of project development.

Contact Tradewaste@townsville.qld.gov.au or 13 48 10.

13. Roadworks Approval

Advice Condition

The developer is responsible for obtaining a Roadworks permit in accordance with Subordinate Local Law No. 1.15 (Carry out Works or Interfering with a Road or its Operation) 2011 for the installation of any hoardings, gantries or temporary road closures of the footpath or road prior to the commencement of works. The application must indicate the following:

- a) Completed Roadworks permit application form;
- b) Prescribed fee;
- c) Traffic Management Plan prepared by a suitable qualified traffic professional detailing the traffic management measures put in place to manage all Roadworks including pedestrians, cyclists and vehicles in accordance with the Manual of Uniform Traffic Control Devices (Queensland) Part 3 – Works on Roads.

If the works require closure of part of the road reserve, a temporary Road Closure Permit will be required. This permit allows for a section of road reserve to be closed for the purpose of works. The Queensland Police Service is the issuing authority for these permits. An application will need to be made to Council for a letter of 'no objection' prior to applying to the Queensland Police Service for the permit. The Traffic Management Plan will need to be included with the application to Council.

14. Environmentally Relevant Activities

Advice Condition

Where the premises is intended to be used for carrying out an Environmentally Relevant Activity as defined by the *Environmental Protection Regulation 2019*, an application under the *Planning Act 2016* and the *Environmental Protection Act 1994* must be submitted to the relevant administering authority prior to the commencement of the use.

15. Clinical/Medical waste

Advice Condition

This development has the potential to generate or handle clinical and regulated waste material. Clinical and medical related waste is to be handled in accordance with *AS/NZS 3816:1998 Australian Standard/New Zealand Standard – Management of clinical and related wastes*.

16. Food Business

Advice Condition

Where a food business is required to be licensed under the *Food Act 2006* Section 49, a Food Licence Application must be made prior to construction of the food premises.

Please contact Council's Environmental Health team on 13 48 10 for further information.

SCHEDULE OF CONDITIONS

RECONFIGURING A LOT (LOT CREATION – ONE (1) INTO TWO (2) LOTS)

1. Approved Plans and Supporting Documentation

Condition

- a) The development must generally comply with the plan(s) referenced in the table below and attached as stamped “Approved Subject to Conditions” which forms part of this approval, unless otherwise specified by any condition of this approval.

Plan Name	Drawing No.	Revision No.	Revision Date
Site Plan – Existing	01.02	A	6/12/2018
Site Plan – Proposed Sub-Division	01.03	A	6/12/2018

- b) One full set of the most up to date approved plans must be held on site and available for inspection for the duration of the construction phase.

Reason

The development must comply with all planning scheme requirements as approved by this development permit.

Timing

During the operation and life of the development.

2. Water Supply (Public System)

Condition

The development must be serviced by the public water supply. In particular, a reticulated water supply must be provided to the frontage of each lot within the proposed development and connected to Council’s infrastructure in accordance with Part 9.3.4 Reconfiguring a lot code and Part 9.3.6 Works code of the Townsville City Plan.

Reason

To ensure that the development is appropriately serviced by reticulated water supply infrastructure in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for Operational Work.

3. Confirmation of Existing Services

Condition

The existing services for each lot must be contained within the individual allotments. Any existing water meters must be contained within the individual lot which they service, at the property road frontage.

Reason

To ensure the development is appropriately serviced by public services and/or facilities in accordance with relevant code/s and policy direction.

Timing

Prior to the release of the Plan of Survey.

4. Relocation of Utilities

Condition

Any relocation and/or alteration to any public utility installation required as a result of any works carried out in connection with this development must be carried out at no cost to Council.

Reason

To ensure development is appropriately serviced by public services and/or facilities in accordance with relevant code/s and policy direction.

Timing

Prior to the release of the Plan of Survey.

5. Soil Erosion Minimisation, Sediment Control

Condition

During construction, the installation and maintenance of erosion and sediment control management must be provided in accordance with Part 9.3.2 Healthy waters code of the Townsville City Plan.

Reason

To ensure that receiving waters during construction of the development are managed from the effects of increased sediment run-off in accordance with relevant code/s and policy direction.

Timing

SEMSC plans to be submitted to Council as part of an application for Operational Work and control measures maintained during the construction phase of the development.

Advice

The contingent design, implementation and maintenance of measures must be provided in accordance with SC6.4 Development manual planning scheme policy, specifically SC6.4.3.8.7 Erosion and sediment control plans of the of the Townsville City Plan.

6. Minimum Levels

Condition

The finished level on all building envelopes and sewer disposal areas created within the development site must be above the 1% AEP flood.

Where works are required to achieve this immunity, a hydraulic report must be submitted that:

- determines these levels;
- identifies the works required to achieve this level of immunity; and
- demonstrates that the works have no impact on flooding of surrounding lots.

Reason

To ensure lots are developed to be appropriately flood immune without impacting on surrounding lots in accordance with relevant code/s and policy direction.

Timing

Prior to the issuing of a Development Permit for Building Works.

7. On-site Sewage Disposal

Condition

The development must be serviced by an on-site sewage disposal system.

Prospective purchasers of the land must be notified of the on-site sewerage requirements.

Reason

Development is not located within a service area for a sewerage service under the *Water Supply (Safety and Reliability) Act 2008* and must be appropriately serviced by a wastewater treatment and disposal facility that is appropriate for the level of demand generated by the development.

Timing

Following issue of a Hydraulics permit and prior to the issue of a Certificate of Classification for any future structure constructed on the lot(s).

Advice

On site sewerage information supplied with this application is not permission to install the plant or commence building work. Under the *Plumbing and Drainage Act 2018*, an application must be lodged with the Assets and Hydraulics team of Townsville City Council before any building work or installation of an on-site treatment plant can be carried out.

8. Stormwater Drainage**Condition**

An appropriately qualified and experienced Registered Professional Engineer of Queensland (RPEQ) must certify that stormwater drainage achieves the prescribed outcomes in accordance with Part 9.3.2 Healthy waters code of the Townsville City Plan.

Reason

To convey stormwater legally and in an environmentally responsible manner in accordance with relevant code/s and policy direction.

Timing

Technical details are to be submitted to Council as part of an application for Certificate of Compliance and implemented prior to the release of survey plan.

9. Access**Condition**

New access driveways and crossovers from the edge of the bitumen to the property boundary of Lot 1 and New Lot 2 must be constructed in accordance with Council's relevant Standard Drawings for Driveway Access and Driveway Crossovers. An application for a Roadworks Permit for the invert and crossover must be submitted and approved by Council.

Reason

To provide appropriate access in accordance with relevant code/s and policy direction.

Timing

Prior to the issuing of a Development Permit for Building Works.

Referral Agency Conditions**Concurrence Agency Conditions – Department of State Development, Manufacturing, Infrastructure and Planning**

Pursuant to Section 56 of the *Planning Act 2016*, the Department of State Development, Manufacturing, Infrastructure and Planning advises that it has no objection to Townsville City Council issuing a Development Permit for Reconfiguring a Lot subject to the conditions, as attached.

Advice

1. Infrastructure Charges

Advice Condition

An Infrastructure Charges Notice outlining the estimated infrastructure contributions payable relevant to the Development Permit is attached for your information.

2. Water Restrictions

Advice Condition

- a) To manage Townsville's water resources, Council regulates water restrictions on a permanent basis. All development undertaken in Townsville must be mindful of the current and projected level of water restrictions that may affect development activities such as landscaping establishment and/or soil erosion and sediment control;
- b) Developers remain responsible for compliance with any water restrictions as directed by Council;
- c) During times of significant water shortage, Council may refuse to grant developers exemptions from water restrictions for the purposes of landscaping works or soil erosion and sediment control activities;
- d) In circumstances where exemptions to water restrictions are no longer issued by Council, bonding of soft landscaping works will be permitted to enable the release of plans of survey and / or compliance certificates. In cases where the soft landscaping is a component of permanent soil erosion and sediment control (such as an open drain) the use of "bonded fibre matrix" type hydro-mulch products or other suitable soil erosion and sediment control methods can be carried out as alternatives to demonstrate compliance with water restrictions;
- e) The responsibility for compliance with all relevant environmental protection requirements (in particular, sediment and erosion control) remains with the developer; and,
- f) All existing approvals should already include appropriate conditions to allow for the bonding of landscaping works. Should you find that an existing approval does not provide for this flexibility, a permissible change request to amend the conditions of approval can be lodged with Council free of charge (provided no other changes are requested).

3. Further Approvals Required

Advice Condition

a) **Plumbing and Drainage Works**

A Compliance Permit to carry out plumbing and drainage works prior to the commencement of sanitary drainage works must be obtained from Council.

b) **Operational Works**

An Operational Work application must be submitted to Council for approval prior to works commencing on site, unless otherwise approved by Council.

All engineering, soil sediment and erosion control and landscaping designs/documentation associated with such an application must be prepared and where necessary, certified by a suitably qualified/experienced person.

Submission of "As constructed" documentation in the Operational Work stage of development must appropriately denote and differentiate future private and public assets.

c) **Certificate of Compliance**

An application for Certificate of Compliance associated with the following conditions must be submitted to Council for approval prior to the issue of a Development Permit for Building Works, unless otherwise approved by Council.

Condition 7 – On-site Sewage disposal

Condition 8 – Stormwater Drainage

d) **Roadworks Approval**

A Roadworks Approval in accordance with Local Laws 4 for the installation of any hoardings, gantries or temporary road closures of the footpath or road prior to the commencement of works must be obtained from Council. The application must include the following:

- (i) Completed Roadworks approval application form;
- (ii) Prescribed fee;
- (iii) Traffic Management Plan prepared by a suitably qualified traffic professional detailing the traffic management measures put in place to manage all roadworks including pedestrians, cyclists and vehicle in accordance with the Manual of Uniform Traffic Control Devices Part 3 – Works on Roads.

If the works require closure of part of the road reserve, a temporary Road Closure Permit will be required. This permit allows for a section of road reserve to be closed for the purpose of works. The Queensland Police Service is the issuing authority for these permits. An application will need to be made to Council for a letter of no objection prior to applying to the Queensland Police Service for the permit. The Traffic Management Plan will need to be included with the application to Council.

4. **Flood Overlay Management**

Advice Condition

Where the development will address the flood risk for the 1% AEP flood, the applicant can seek to have the Flood Overlay mapping amended to remove the property (or a portion thereof) from the high and medium flood hazard areas. Should the applicant wish to apply this mapping amendment, the applicant must provide Council a digital map clearly showing a polygon of areas of the development site where land is now situated above the 1% AEP flood level. The polygon supplied must be as follows:

File format:	ESRI Feature Class; Shapefile; Digital Exchange Format (DXF); or AutoCAD Drawing (DWG).
Coordinate System:	MGA94, Zone 55

Mapping updates will be compiled following the development being accepted as complete, but will not be formally incorporated as mapping amendment until the following annual planning scheme amendment is made.

The provision of mapping information must be provided as part of 'as constructed' documentation prior to the release of the Plan of Survey.

5. Connection to Council Water Supply

Advice Condition

A copy of this permit and the approved water reticulation design must be submitted to Council with the appropriate application form for connection to Council's water supply. Council will respond to the application with a quotation for the work and upon payment will schedule the works for connection.

6. Portable Long Service Leave Notification

Advice Condition

As per Qleave – Building and Construction Industry Authority Guidelines, for works over \$150,000, Council must sight a copy of the receipted Portable Long Service Notification and Payment form prior to the issue of a Development Permit to carry out Operational Work.

7. Payment of Rates, Charges and Expenses

Advice Condition

Prior to signing the Plan of Survey, payment is required of any outstanding rates or charges levied by the Council or any expenses being a charge over the subject land.

8. Satisfaction of Approval Conditions

Advice Condition

- a) Unless explicitly stated elsewhere in this permit, all requirements of the conditions of this approval must be satisfied prior to Council signing the Plan of Survey.
- b) Council may, at its absolute discretion, agree to accept other forms of security to guarantee compliance with conditions to enable an early signing of a Plan of Survey.

9. Limitation of Approval

Advice Condition

The Council and its officers make no representations and provide no warranties as to the accuracy of the information contained in the application including its supporting material provided to it by the applicant.

The Council and its officers rely upon the applicant concerning the accuracy and completeness of the application and its supporting material and accepts the application and supporting material as constituting a representation by the applicant as to its accuracy and completeness. Insofar as the application and its supporting material may be incomplete and/or inaccurate giving rise to any claim by a third party the applicant agrees to indemnify and save the Council harmless in respect of any claim so arising.

10. Specifications and Drawings

Advice Condition

Details of Council's specifications and standard drawings can be viewed on Council's website.

Council Decision

It was MOVED by Councillor L Walker, SECONDED by Councillor A Greaney:

- "1. that the officer's recommendation be adopted; and
- 2. that any changes that trigger a code or an impact assessable application be brought back to Council for determination."

CARRIED UNANIMOUSLY

7 Community Engagement - Inclusive Community Advisory Committee - Minutes 2 October 2019

Executive Summary

The Inclusive Community Advisory Committee (ICAC) purpose is to be a peak body of community representatives to provide advice to Council on current and emerging social and community planning needs and opportunities, policy matters and to promote community leadership through a 'collective impact' approach.

The Inclusive Community Advisory Committee meeting was held on 2 October 2019, with this Report to Council presenting the ICAC meeting minutes to Council.

Key presentations delivered during the ICAC meeting were:

- » Sally Butler – Acting Principal Inclusive Communities, who provided an update on the World Mental Health Day – Townsville World Record.
- » Kirsty Geaney – Acting Social
- » Sally Butler – Acting Principal Inclusive Communities, who provided a presentation on the Diversity and Inclusion Strategy.

Officer's Recommendation

That Council note the Report of the Inclusive Community Advisory Committee meeting held on 2 October 2019.

Council Decision

It was MOVED by Councillor C Doyle, SECONDED by Councillor A Greaney:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

8 Cultural Services- Art Acquisition Working Group Meeting - Minutes 29 October 2019

Executive Summary

Attached to the Report to Council are the minutes of the Art Acquisition Working Group Meeting held on Tuesday 29 October 2019

Officer's Recommendation

That Council note the minutes and endorse the recommendations of the Art Acquisition Working Group meeting 29 October 2019

Council Decision

It was MOVED by Councillor C Doyle, SECONDED by Councillor V Coombe:

"that this item be referred back to staff and then come back to the January Council meeting."

CARRIED UNANIMOUSLY

9 Cultural Services- Art Acquisition Working Group Meeting - Minutes 19 November 2019

Executive Summary

Attached to the Report to Council are the minutes of the Art Acquisition Working Group Meeting held on Tuesday 19 November 2019

Officer's Recommendation

That Council note the minutes and endorse the recommendations of the Art Acquisition Working Group meeting 19 November 2019

Council Decision

It was MOVED by Councillor C Doyle, SECONDED by Councillor V Coombe:

"that this item be referred back to staff and then come back to the January Council meeting."

CARRIED UNANIMOUSLY

10 Community Development - Grants and Partnerships Recommendation Report - Grant Value \$5,001 to \$25,000

Executive Summary

Council recognises the vital contribution that community organisations make to the social, economic, community and cultural wellbeing of the Townsville community. Council provides community grants to support the creation, implementation and delivery of community initiatives that align with Council's corporate priorities and that demonstrate a positive contribution to improving the wellbeing of the Townsville community.

The following report outlines the Open Quarterly Community Grants that were received between 2 August 2019 and 14 October 2019. Council received three applications during this period, all of which were deemed eligible for assessment. The eligible applications were assessed by internal Council Subject Matter Experts (SME) and have been recommended for funding, as outlined in Table 1 of the Report to Council.

The list includes applications received in the following category:

- » Social Grants and Partnerships (grant value \$5,001 - \$25,000)

Officer's Recommendation

That Council approve the grant funding amount recommended as outlined in table 1 in the Report to Council.

Council Decision

It was MOVED by Councillor C Doyle, SECONDED by Councillor M Ryder:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

11 Community Programs - Regional Arts Discretionary Fund (RADF) Grant Assessment

Executive Summary

The first round of the 2019/20 Regional Arts Development Fund (RADF) Grants closed on 11 November 2019. The RADF Committee have assessed the applications received against the RADF Program Guidelines and eligibility requirements. The assessment outcome funding recommendations are presented for Council approval.

This round of applications was the first round from the 2019/20 financial year.

The total value of the recommended grant funding for this round is \$41,955.00

Officer's Recommendation

That Council approve the grants as recommended by the RADF Committee as outlined in Table 1 within the Report to Council.

Council Decision

It was MOVED by Councillor M Ryder, SECONDED by Councillor V Coombe:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

Business Services

12 Finance Services - Budget Variance Report - October 2019

Executive Summary

This report outlines the progress that has been made in relation to the whole of Council budget for the 2019/20 financial year as at October 2019, pursuant to section 204 of the *Local Government Regulation 2012*.

Officer's Recommendation

That Council note the financial report for October 2019 and budget variance explanations, pursuant to section 204 of the *Local Government Regulation 2012*.

Council Decision

It was MOVED by Councillor V Coombe, SECONDED by Councillor C Doyle:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

13 Finance Services - Treasury Report - October 2019

Executive Summary

This report is an internal treasury report to provide Council with information on cash, investments and debt. The report informs Council on its monthly cash position.

Officer's Recommendation

That Council note the treasury report for October 2019 and the information contained therein.

Council Decision

It was MOVED by Councillor V Coombe, SECONDED by Councillor C Doyle:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

14 Finance Services - Townsville City Council Annual Report and Financial Statements 2018-19

Executive Summary

Chapter 5 Part 3 of the *Local Government Regulations 2012* prescribes the required information that must be included in Council's annual report and financial statements.

Included in Chapter 5 Part 3 is:

- » Section 182 that requires Council to prepare and adopt its annual report and financial statements within one month of the Auditor-General's report on the annual financial statements;
- » Section 183 that prescribes information that the annual financial statements must contain; and
- » Section 184 to 190 that prescribes information that the annual report must contain.

The Townsville City Council Annual Report and Annual Financial Statements for the 2018/19 financial year meets the requirements of the Regulation and is presented for adoption.

At its 22 November 2019 meeting, Council's Audit Committee endorsed the annual financial statements for the year ended 30 June 2019.

On 20 June 2019 the Minister provided Council with a two-month extension of time until 31 December 2019 to finalise its 2018-19 annual financial statements and audit.

Officer's Recommendation

In accordance with section 182 of the *Local Government Regulations 2012*, it is recommended that Council adopt the Townsville City Council Annual Report and Annual Financial Statements for the year ended 30 June 2019.

Council Decision

It was MOVED by the Mayor, Councillor J Hill, SECONDED by Councillor V Coombe:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

The Mayor, Councillor J Hill provided an overview of the Annual Report and thanked the Directors, the General Managers and the Chief Executive Officer for putting the Report together, but more importantly for ensuring that we maintained a strong and vibrant community. Councillor Hill commended this Report to Council.

Councillor V Coombe thanked the finance team and the marketing and communications team for the preparation on the document. Councillor Coombe expressed that it has been an amazing 12 months and acknowledged the business as usual that was achieved was done so in such trying circumstances.

Council agreed to deal with item 21 as the next item of business.

In accordance with section 175E of the *Local Government Act 2009*, Councillors L Walker, C Doyle, M Soars, K Rehbein, V Coombe, R Cook, M Molachino, A Greaney, P Jacob, M Ryder and the Mayor, Councillor J Hill declared a perceived conflict of interest in regards to item 21.

(a) **the name of the Councillor who has a real conflict of interest or perceived conflict of interest in the matter;**

Councillors L Walker, C Doyle, M Soars, K Rehbein, V Coombe, R Cook, M Molachino, A Greaney, P Jacob, M Ryder and the Mayor, Councillor J Hill.

(b) **the Councillor's personal interests in the matter, including the particulars mentioned in section 175E (2) as described by the Councillor;**

Councillor Hill referred to legal advice provided by the Chief Legal Officer and supported by Tim Fynes-Clinton from King & Company.

The Councillors declared a perceived conflict of interest because the recommendation contained in the report – if adopted – would provide financial incentives to the carrying out of development in the Townsville CBD, and that has the potential to benefit developers who were donors to the Team Jenny Hill electoral campaign in 2016.

(c) **the decisions made under section 175E (4) and the reasons for the decisions;**

This item was referred to the Chief Executive Officer for a decision.

(d) **whether the Councillor participated in the meeting, or was present during the meeting, under an approval under section 175F;**

This item was referred to the Chief Executive Officer for a decision.

(e) **if the Councillor voted on the matter—how the Councillor voted on the matter;**

This item was referred to the Chief Executive Officer for a decision.

(f) **how the majority of Councillors who were entitled to vote at the meeting voted on the matter.**

This item was referred to the Chief Executive Officer for a decision.

Planning, Environmental and Cultural Services

21 Future Cities - Development Incentives Package 2019-2021

Executive Summary

This report provides information and recommendations in relation to incentives to encourage economic development in Townsville.

Officer's Recommendation

It is recommended that Council resolve to adopt the Development Incentives Package 2019- 2021 detailed in Attachment 1 to this Report to Council.

Council Decision

It was MOVED by the Mayor, Councillor J Hill, SECONDED by Councillor L Walker:

"that this item be referred to the Chief Executive Officer for a decision."

CARRIED UNANIMOUSLY

The order of business resumed.

Due to Councillor M Molachino participating in the meeting via teleconference he did not take part in the closed session. (The teleconference call was resumed when Council opened the meeting).

Confidential Items

It was MOVED by Councillor V Coombe, SECONDED by Councillor L Walker:

"in relation to items 15 to 20 and 22, pursuant to Section 275 of the *Local Government Regulation 2012*, that this meeting be closed to the public so that Councillors can discuss:

- (e) contracts proposed to be made by Council; and
- (c) the local government's budget."

CARRIED UNANIMOUSLY

It was MOVED by Councillor V Coombe, SECONDED by Councillor L Walker:

"that Council RESOLVE to open the meeting."

CARRIED UNANIMOUSLY

15 CONFIDENTIAL REPORT Infrastructure Planning, Assets and Fleet - Riverway Arts Centre - Variation Works under Cost-Plus Contract

Executive Summary

Hutchinson Builders were appointed by the insurer through their supplier panel arrangement following the 2019 NQ monsoonal event to manage the completion of restoration and resultant damage repair activity at the Riverway Arts Centre and Lagoons. This report outlines resultant damage works to be completed.

Officer's Recommendation

1. That the report/attachment be deemed a confidential document and be treated as such in accordance with sections 171 and 200 (5) of the *Local Government Act 2009* and that the document remain confidential unless Council decides otherwise by resolution.
2. That Council adopt the recommendation and approve to proceeding with Hutchinson Builders to complete maintenance tasks as private variations to the existing cost-plus contract arrangement.

Council Decision

It was MOVED by Councillor M Soars, SECONDED by Councillor V Coombe:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

In accordance with section 175E of the *Local Government Act 2009*, Councillors L Walker, C Doyle, M Soars, K Rehbein, V Coombe, R Cook, M Molachino, A Greaney, P Jacob, M Ryder and the Mayor, Councillor J Hill declared a perceived conflict of interest in regards to item 16.

- (a) **the name of the Councillor who has a real conflict of interest or perceived conflict of interest in the matter;**
Councillors L Walker, C Doyle, M Soars, K Rehbein, V Coombe, R Cook, M Molachino, A Greaney, P Jacob, M Ryder and the Mayor, Councillor J Hill.
- (b) **the Councillor's personal interests in the matter, including the particulars mentioned in section 175E (2) as described by the Councillor;**
BMD are one of the companies that has tendered for this contract and were a contributor to Team Jenny Hill through their wholly owned subsidiary Empower and donated \$10,000.
- (c) **the decisions made under section 175E (4) and the reasons for the decisions;**
This item was referred to the Chief Executive Officer for a decision.
- (d) **whether the Councillor participated in the meeting, or was present during the meeting, under an approval under section 175F;**
This item was referred to the Chief Executive Officer for a decision.
- (e) **if the Councillor voted on the matter—how the Councillor voted on the matter;**
This item was referred to the Chief Executive Officer for a decision.
- (f) **how the majority of Councillors who were entitled to vote at the meeting voted on the matter.**
This item was referred to the Chief Executive Officer for a decision.

16 CONFIDENTIAL REPORT - Infrastructure Planning, Assets and Fleet - TCW00356 - Townsville City Council Landfill Upgrades (Stuart Cell 3A and Hervey Range Capping)

Executive Summary

Council waste facilities, Stuart and the Hervey Range Waste Facility both require upcoming works, which will be split in two separable portions. Contract TCW00356 was tendered to complete these works. Stuart facility requires a new cell and the Hervey Range facility requires capping.

Officer's Recommendation

1. That the report/attachment be deemed a confidential document and be treated as such in accordance with sections 171 and 200 (5) of the *Local Government Act 2009* and that the document remain confidential unless Council decides otherwise by resolution.
2. That Council award Tender TCW00356 Townsville City Council Landfill Upgrades (Stuart Cell 3A and Hervey Range Capping) as per the recommendation made in the Recommendation to Award Report.
3. That Council delegate authority to the Chief Executive Officer, or his delegate, to award variations up to the approved project budget provided the variations are for the completion of the work under the contract.

Council Decision

It was MOVED by the Mayor, Councillor J Hill, SECONDED by Councillor K Rehbein:

"that this item be referred to the Chief Executive Officer for a decision."

CARRIED UNANIMOUSLY

17 CONFIDENTIAL REPORT - Infrastructure Planning, Assets and Fleet - TCW00355 Paluma Dam Ogee Weir and Steel Weir Construction Works

Executive Summary

Council owns and operates the Paluma Dam. This report recommends a preferred tenderer to carry out some maintenance works on the Ogee Weir and Steel Weir.

Officer's Recommendation

1. That the report/attachment be deemed a confidential document and be treated as such in accordance with sections 171 and 200 (5) of the *Local Government Act 2009* and that the document remain confidential unless Council decides otherwise by resolution.
2. That Council award Tender TCW00355 Paluma Dam Ogee Weir Works and Steel Weir Works to TEI Services Pty Ltd for the price of \$398,500.00 excluding GST as per the recommendation made in the Recommendation to Award Report.
3. That Council delegate authority to the Chief Executive Officer, or his delegate, to award variations up to the approved project budget provided the variations are for the completion of the work under the contract.

Council Decision

It was MOVED by Councillor L Walker, SECONDED by Councillor A Greaney:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

18 Procurement Services - Recommendation to Award Indigenous Supplier Panel

Executive Summary

With the recent Council endorsement to increase spend with Indigenous Suppliers by 3% over the next 5 years, a tender was completed to establish a Register of Pre-qualified Indigenous Suppliers.

Council issued a public tender for RPS00092 – Indigenous Supplier Panel on 31 August 2019. The tender closed 25 October 2019. There were 60 responses received, with all suppliers successful in the tender.

Officer's Recommendation

1. That the report/attachment be deemed a confidential document and be treated as such in accordance with sections 171 and 200 (5) of the *Local Government Act 2009* and that the document remain confidential unless Council decides otherwise by resolution.
2. That Council award tender RPS00092 – Indigenous Supplier Panel to the nominated suppliers for a period of three years with six monthly refresh options conducted through an open tender process.

Council Decision

It was MOVED by the Mayor, Councillor J Hill, SECONDED by Councillor V Coombe:

"that officer's recommendation no 2 be adopted."

CARRIED UNANIMOUSLY

19 CONFIDENTIAL REPORT - Procurement Services - Provision of Veterinary Supplies and Consumables

Executive Summary

To streamline the procurement process a tender was conducted to establish a Register of Prequalified Suppliers (RPS) for the provision of Veterinary Supplies and Consumables for Townsville City Council.

Council issued a public tender for the (RPS00089) Provision of Veterinary Supplies and Consumables in July 2019. The tender closed 23 August 2019 with four responses received.

Having completed an evaluation of the responses it is recommended to award the Provision of Veterinary Supplies and Consumables contract to two suppliers in a panel arrangement.

Officer's Recommendation

1. That the report/attachment be deemed a confidential document and be treated as such in accordance with sections 171 and 200 (5) of the *Local Government Act 2009* and that the document remains confidential unless Council decides otherwise by resolution.
2. That Council award tender RPS00089 Provision of Veterinary Supplies and Consumables to the nominated suppliers for a period of three years with a further two (2) twelve (12) month extension options.

Council Decision

It was MOVED by Councillor A Greaney, SECONDED by Councillor V Coombe:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

20 Finance Services - Mid-Year Budget Review 2019/20

Council agreed to consider item 20 subsequent to item 22.

Refer page 10913 of the Council Minutes for item 20 - Finance Services - Mid-Year Budget Review 2019/20

21 Future Cities - Development Incentives Package 2019-2021

Refer to page 10906 of the Council Minutes where Council agreed to deal with item 21 (subsequent to item 14).

Refer page 10907 of the Council Minutes for item 21 - Future Cities - Development Incentives Package 2019-2021

The order of business resumed.

In accordance with section 175C of the *Local Government Act 2009*, Councillor C Doyle declared a material personal interest in regards to item 22.

- (a) the name of the councillor who has a material personal interest in the matter;**
Councillor C Doyle.
- (b) the material personal interest, including the particulars mentioned in section 175C (2)(a) as described by the councillor;**
 - 1. Councillor Doyle's husband and herself own a commercial property and business within in the Flinders Street East precinct of the PDA;
 - 2. their sons own a business within this property;and as such they stand to gain a benefit or suffer a loss depending upon the Council decision.
- (c) whether the councillor participated in the meeting, or was present during the meeting, under an approval under section 175F.**
Councillor C Doyle vacated the meeting for item 22.

In accordance with section 175E of the *Local Government Act 2009*, the Mayor, Councillor J Hill declared a perceived conflict of interest in regards to item 22.

- (a) the name of the Councillor who has a real conflict of interest or perceived conflict of interest in the matter;**
The Mayor, Councillor J Hill.
- (b) the Councillor's personal interests in the matter, including the particulars mentioned in section 175E (2) as described by the Councillor;**
Councillor Hill owns a unit in Palmer Street that is in a management pool for short term leasing.
- (c) the decisions made under section 175E (4) and the reasons for the decisions;**
The Mayor, Councillor J Hill vacated the meeting for item 22.
- (d) whether the Councillor participated in the meeting, or was present during the meeting, under an approval under section 175F;**
The Mayor, Councillor J Hill vacated the meeting for item 22.
- (e) if the Councillor voted on the matter—how the Councillor voted on the matter;**
The Mayor, Councillor J Hill did not vote on the matter.
- (f) how the majority of Councillors who were entitled to vote at the meeting voted on the matter.**
The majority of persons entitled to vote at the meeting voted to adopt the officer's recommendation.

22 CONFIDENTIAL REPORT – Future Cities – Major Event Proposal

Executive Summary

With ongoing activities to activate the CBD, the purpose of this report is to inform Council of potential CBD economic activation opportunities through the promotion of major events, and seek support in progressing with the recommendations outlined within the report.

Officer's Recommendation

- 1. That the report/attachment be deemed a confidential document and be treated as such in accordance with sections 171 and 200 (5) of the *Local Government Act 2009* and that the document remain confidential unless Council decides otherwise by resolution.
- 2. That Council approve the recommendations made in the conclusion of the Report to Council.

Council Decision

It was MOVED by Councillor V Coombe, SECONDED by Councillor A Greaney:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

20 Finance Services - Mid Year Budget Review 2019/20

Executive Summary

The mid-year budget review for the 2019/20 financial year is presented in accordance with section 170 of the *Local Government Regulation 2012*, considering financial results to the end of November 2019.

Council's financial policies, including rates and utility charges adopted in the 2019/20 budget, remain unchanged as a result of budget review. The mid-year budget review is consistent with the Corporate Plan 2020-2024.

The mid-year budget review with supporting documentation and commentary will be available to the public on Council's website following the full Council meeting.

Officer's Recommendation

1. That the report/attachment be deemed a confidential document and be treated as such in accordance with sections 171 and 200 (5) of the *Local Government Act 2009* and that the document remains confidential unless Council decides otherwise by resolution.
2. **2019/20 Mid – Year Budget Review**
 - 2.1. That, pursuant to section 169 of the *Local Government Regulation 2012*, Council note the 2019/20 mid-year budget review is consistent with the Corporate Plan 2020-2024;
 - 2.2. That, pursuant to section 170 of the *Local Government Regulation 2012*, Council adopt the mid-year budget review as set out in Tables 2 – 6 of Attachment 1 of the Report to Council.
 - 2.3. That, pursuant to section 171 of the *Local Government Regulation 2012*, Council adopt the reviewed long-term financial forecast as set out in Tables 7-9 of Attachment 1 of the Report to Council.

Council Decision

It was MOVED by the Mayor, Councillor J Hill, SECONDED by Councillor L Walker:

"that officer's recommendation no 2 be adopted."

CARRIED UNANIMOUSLY

The Mayor, Councillor J Hill provided an overview of the mid year budget review and commended the staff for ensuring the Council is still in a strong and very financially stable position at this point of time. Councillor Hill commended and thanked the Chief Executive Officer and staff including Stacey Coburn (Director Business Services), Shane Cagney (General Manager Finance), Rebecca Fraser (Team Leader Business Partners) and Julia Pietrobon (Team Manager Financial Services) for their work on the budget review.

The Chief Executive Officer commended the officers, the Mayor and Councillors for their support.

General Business

(i) Nathan Street Beautification Project

Councillor K Rehbein provided an overview of the Nathan Street Beautification Project and thanked the Chief Executive Officer and his team as well as thanking colleagues for their support.

The Mayor, Councillor J Hill wished everyone in the Chambers and all staff a very merry Christmas and happy new year. Councillor Hill expressed that its been a difficult year and thanked the Councillors, staff and the Chief Executive Officer for the tremendous work they have undertaken over the last 12 months.

Close of Meeting

The Chair, the Mayor, Councillor J Hill declared the meeting closed at 4.07pm.

CONFIRMED this TWENTY-EIGHTH day of JANUARY 2020

MAYOR

CHIEF EXECUTIVE OFFICER