



SPECIAL COUNCIL

PUBLIC MINUTES

WEDNESDAY 13 MARCH 2013 AT 11.30 AM

Council Members >>

The Mayor, Councillor Jenny Hill
Councillor Suzanne Blom
Councillor Colleen Doyle
Councillor Gary Eddiehausen APM
Councillor Pat Ernst
Councillor Ray Gartrell
Councillor Jenny Lane
Councillor Anthony Parsons
Councillor Trevor Roberts
Councillor Vern Veitch
Councillor Les Walker

At this meeting contributions made by members of the public may be recorded by way of audio recording which will be used for the purpose of developing minutes of the meeting and decision making of council. Townsville City Council is bound by the Information Privacy Act 2009 to protect the privacy of personal information.

Under Local Law 1 Section 35(3) a person must not make an audio or video recording of a local government meeting, a standing committee meeting, a special committee meeting or an advisory committee meeting unless the chairperson at the meeting gives consent in writing to the recording of the meeting.

Further information may be found on council's website at www.townsville.qld.gov.au.

Goals and Strategies of Townsville City Council >>

Corporate Plan >>

Goal 1 - Economic Sustainability. A robust, diverse and sustainable economy

The outcomes we want to achieve:

A robust, prosperous economy which provides opportunities for business and investment.

- 1.1 Promote investment and assist the development of emergent industries and businesses.
- 1.2 Engage with regional, state and national stakeholders in the creation of a strong and resilient economy.
- 1.3 Increase the city's profile through marketing initiatives, the delivery of festivals and events and support for other community based activities.
- 1.4 Promote the city's distinctive physical character and strong sense of place and identity.

An integrated approach to long term planning which supports a growing city.

- 1.5 Develop an integrated approach to the long term provision of infrastructure.
- 1.6 Undertake city and regional planning to reflect the aspirations of the community and create an attractive place to live, work and visit.

Infrastructure that meets community needs.

- 1.7 Provide and maintain timely and sustainable infrastructure.
- 1.8 Provide asset management practices which reflect the community's expectations regarding service levels and its ability to pay.

Goal 2 - Environmental Sustainability. Our environment is valued, protected and healthy

The outcomes we want to achieve:

Effective management and protection of our natural and built environment through sustainable growth and development.

- 2.1 Provide strategic and integrated planning and policy development to sustain our environment.
 - 2.2 Effective management, protection and conservation of our natural environment.
 - 2.3 Preserve and protect places of natural and heritage significance.
- Demonstrated environmental leadership.**
- 2.4 Develop and implement an Integrated Water Management Strategy.
 - 2.5 Develop and implement innovative waste management and recycling strategies.
 - 2.6 Minimise greenhouse gas emissions from council's infrastructure, operations and services through sustainable energy practices.
 - 2.7 Partner with the community and industry stakeholders to develop and promote environmental protection and sustainability initiatives.
 - 2.8 Develop and implement environmental compliance programs and promote community awareness.

Climatic effects on our community, natural and built environment are minimised.

- 2.9 Mitigate and communicate the risks and effects of climate change.

Goal 3 - Social Sustainability - Enhancement of opportunities for social engagement and wellbeing

The outcomes we want to achieve:

A safe and healthy community.

- 3.1 Improve the safety and well-being of the community through the management of public health risks.
- 3.2 Plan for and provide active and healthy lifestyle opportunities.
- 3.3 Coordinate council's response to natural disasters to minimise the effects on the community.

A cohesive and self reliant community.

- 3.4 Foster the development of the city as a learning community.
- 3.5 Encourage and facilitate the participation and integration of residents into the community.
- 3.6 Strengthen community networks to collaboratively deliver community services.

A community with access to services and facilities.

- 3.7 Plan for community facilities and services to meet the community's current and future needs.
- 3.8 Provide community services and facilities to meet the needs of the community.
- 3.9 Provide community support services to meet the needs of the community.

A creative community.

- 3.10 Facilitate and showcase artistic learning and expression through performances, exhibitions, activities and programs.
- 3.11 Support community participation in cultural activities, programs and events.

Goal 4 - Responsible Governance - Responsible leadership where decisions are made in a considered and transparent manner

The outcomes we want to achieve:

Transparent and accountable local government.

- 4.1 Develop and implement council's Corporate Governance Framework to ensure strategic planning, compliance with all legislation, policies, Codes of Practice and Standards.
- 4.2 Implement robust risk management strategies.
- 4.3 Encourage community participation and ensure that the community is informed and educated about matters that impact their lives.

A competent, productive and contributing workforce.

- 4.4 Foster a culture of employee health, safety and well-being.
- 4.5 Implement human resource strategies to become an employer of choice.
- 4.6 Foster diversity, merit and equity, reward and recognition in the workplace.

Excellence in customer service delivery and organisational management.

- 4.7 Provide responsive and efficient systems to enable the delivery of council services.
- 4.8 Establish and manage long term financial planning to ensure the future sustainability of council.

MINUTES

	Page
Officers Reports	
1 Strategic Planning - Economic Development and Strategic Projects - Application to Amend Trading Hours within the Townsville Tourism Area	6170
Confidential Items	
2 Strategic Planning - Economic Development and Strategic Projects - T8033 Feasibility Study for a New Sport, Entertainment and Convention Facility in Townsville	6171
3 Planning & Development - Progressing the Development of Townsville's CBD	6172

REPORT	COUNCIL MEETING
DATE	Wednesday 13 March 2013 at 11.30 am
ITEMS	1 TO 3
PRESENT	The Mayor, Councillor J Hill Councillor V Veitch Councillor S Blom Councillor C Doyle Councillor G Eddiehausen APM Councillor P Ernst Councillor R Gartrell Councillor J Lane Councillor T Roberts Councillor L Walker

Opening of Meeting and Announcement of Visitors

The Mayor, Councillor J Hill opened the meeting at 11.30 am.

Apologies and Leave of Absence

It was MOVED by Councillor V Veitch, SECONDED by Councillor P Ernst:

"that the apology from Councillor A Parsons be received and that for the purposes of Section 162(1)(e) of the *Local Government Act 2009*, Councillor A Parsons be granted leave of absence from this meeting."

CARRIED

Disclosure of Interests

There were no conflicts of interest or material personal interests.

Officers Reports

1 Strategic Planning - Economic Development and Strategic Projects - Application to Amend Trading Hours within the Townsville Tourism Area

REPORT TO COUNCIL

Authorised by Director Planning and Development
Department Strategic Planning
Date 8 March 2013

Executive Summary

The National Retailers Association has made an application to the Queensland Industrial Relations Commission to extend the trading hours for non-exempt shops operating within the Townsville Tourism Area. This report considers council's response to this application.

Officer's Recommendation

That council support the National Retailers Association's amended application (matter # TH/2012/8) to extend the hours of trade for non-exempt shops operating within the Townsville Tourism Area.

Hours non-exempt shops	Opening Time	Closing Time
Monday to Friday	7 am	9 pm
Saturday and Sunday	7 am	6 pm
Public Holidays (as defined) excluding Good Friday, 25 April, Labour Day, 25 December)	8:30 am	5:30 pm

Council Decision

It was **MOVED** by Councillor G Eddiehausen, **SECONDED** by Councillor T Roberts:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

Confidential Items

It was **MOVED** by Councillor R Gartrell, **SECONDED** by Councillor V Veitch:

"that council RESOLVE to close the meeting in accordance with Sections 275 (e) and (h) of the *Local Government Regulation 2012* which permits the meeting to be closed to the public for business relating to the following:

Section 275 (e) contracts proposed to be made by it; (Item 2)
Section 275 (h) other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage." (Item 3)

CARRIED

The council discussed the items.

It was **MOVED** by Councillor R Gartrell, **SECONDED** by Councillor V Veitch:

"that council RESOLVE to open the meeting".

CARRIED

2 Strategic Planning - Economic Development and Strategic Projects - T8033 Feasibility Study for a New Sport, Entertainment and Convention Facility in Townsville

CONFIDENTIAL REPORT TO COUNCIL

Authorised by Director Planning and Development
Department Strategic Planning
Date 7 March 2013

Executive Summary

The Townsville City Council and the Queensland Government have committed to undertaking a feasibility study for a new stadium, entertainment and convention facility for Townsville. Requests for Tender were issued and announced on 19 January 2013. Six tenders have been received. This report provides a recommendation on the appointment of the successful tenderer. The report also provides information for council on the form of the State Government's financial contribution for the proposed study.

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 (9) of the *Local Government Act 2009* and that the document remain confidential unless council decides otherwise by resolution.
2. That council approve the recommendation that tender T8033 - Feasibility Study for a New Stadium, Entertainment and Convention Facility for Townsville – be awarded to KPMG at a cost of \$200,000 excluding GST.
3. That council note for information the proposed treatment of the State Government's agreed financial contribution for the feasibility study for a new stadium, entertainment and convention facility for Townsville.

Council Decision

It was **MOVED** by Councillor V Veitch, **SECONDED** by Councillor T Roberts:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

3 Planning & Development - Progressing the Development of Townsville's CBD

REPORT TO COUNCIL

Authorised by Director Planning and Development

Department Planning and Development

Date 11 March 2013

Executive Summary

At the full council meeting on 26 February 2013 when considering the report entitled '*Meeting Standard - Ordinary Council*' the Council resolved:-

1. That council delegate to a panel comprised of the Mayor, the Chair of Planning & Development Committee, and the Chief Executive Officer, the decision about commencing a due diligence process for the potential acquisition of the Queensland Rail (QR) North Yards Lands and former TAFE building.
2. That council authorise the Chief Executive Officer to commission necessary resourcing to carry out a detailed investigation about the desirability of forming a development corporation, and if appropriate develop formal documentation to create a development corporation, and submit that material to a subsequent meeting of council for consideration.
3. That the Chief Executive Officer advise on the cost of proposed due diligence process and establishment of a development corporation.

Costings that enable the provision of the advice required by the third of those resolutions are provided with this report.

The information now available has highlighted the need to protect the council's position during the due diligence period and following the expiration of the exclusive dealing period, by limiting Queensland Rail's ability to contract with another purchaser. The information also provides a basis for recommending a proposed purchase price.

The council is requested to approve the making of a conditional offer for the land. It is emphasised that the proposed offer will not become binding upon the council unless - after considering the findings of a due diligence investigation that is presently underway - the council decided to proceed with the purchase. It is anticipated that that decision will be made at the May 2013 council meeting.

The making of a conditional offer now is intended to protect the council by preventing Queensland Rail from contracting with another party and establish the price that will be payable for the land if the council elects to proceed with the purchase.

Officers Recommendation

1. That the report/attachment be deemed a confidential document and be treated as such in accordance with sections 171 and 200 (9) of the *Local Government Act 2009* and that the document remain confidential unless council decides otherwise by resolution.
2. That the council resolve to immediately seek to enter into an agreement with Queensland Rail that gives the council the right to purchase the QR North Yards land, conditional upon the council in its absolute discretion resolving to proceed with the contract after considering all information collected during a due diligence process.

Council Decision

It was MOVED by Councillor L Walker, SECONDED by Councillor G Eddiehausen:

1. "that officer's recommendations no.s 1 and 2 be adopted; and
2. that the Chief Executive Officer be delegated the responsibility to negotiate terms of contract to purchase QR North Yards land with the contract not to become binding upon council until the terms have been approved by council."

CARRIED

Close of Meeting

The Chair, the Mayor J Hill declared the meeting closed at 12.29 pm.

CONFIRMED this

day of

2013

MAYOR

CHIEF EXECUTIVE OFFICER