



Ordinary Meeting

MINUTES

Wednesday, 15 October 2025

Opening of Meeting

The Chair, Acting Mayor, Councillor Ann-Maree Greaney opened the meeting at 9:30am.

Present

Acting Mayor, Councillor Ann-Maree Greaney - Chair
Councillor Suzy Batkovic
Councillor Vera Dirou
Councillor Brady Ellis
Councillor Paul Jacob
Councillor Liam Mooney
Councillor Brodie Phillips
Councillor Kristian Price
Councillor Kurt Rehbein
Councillor Andrew Robinson

Acknowledgement of Country

The Chair acknowledged the Wulguruukaba of Gurambilbarra and Yunbenun, Bindal, Gugu Badhun and Nywaigi as the Traditional Owners of this land. We pay our respects to their cultures, their ancestors and their Elders - past and present - and all future generations.

Prayer

Reverend Anne Harley of the Combined Churches delivered the opening prayer.

Apologies and Leave of Absence

The Chair requested leave of absence for 17 October 2025.

Councillor Paul Jacob requested leave of absence for 16 October to 15 November 2025, without pay for the duration of the leave.

Councillor Kristian Price requested leave of absence for 20 October 2025.

It was MOVED by Acting Mayor, Councillor Ann-Maree Greaney, SECONDED by Councillor Brodie Phillips:

"that the requests for leave of absence from the Acting Mayor, Councillor Ann-Maree Greaney and Councillor Kristian Price be received and that for the purposes of Section 162(1)(e)(ii) of the *Local Government Act 2009*, Acting Mayor, Councillor Ann-Maree Greaney and Councillor Kristian Price be granted leave of absence as follows:

Acting Mayor, Councillor Ann-Maree Greaney - 17 October 2025; and Councillor Kristian Price - 20 October 2025."

CARRIED UNANIMOUSLY

It was MOVED by Councillor Paul Jacob, SECONDED by Councillor Kristian Price:

"that the request for leave of absence from Councillor Paul Jacob be received and that for the purposes of Section 162(1)(e)(ii) of the *Local Government Act 2009*, Councillor Paul Jacob be granted leave of absence as follows:

Councillor Paul Jacob - 16 October to 15 November 2025, without pay for the duration of the leave."

CARRIED UNANIMOUSLY

Confirmation of Minutes of Previous Meetings

It was MOVED by Councillor Suzy Batkovic, SECONDED by Councillor Brady Ellis:

"that the minutes of the Special Meeting of 29 September 2025 and the minutes of the Ordinary Meeting of 1 October 2025 be confirmed."

CARRIED UNANIMOUSLY

Disclosure of Interests and Confidentiality - Statement by Acting Chief Legal Officer

The Acting Chief Legal Officer reminded Councillors of their obligations for confidentiality and disclosing declarable conflicts of interest and prescribed conflicts of interest for items on the agenda.

Disclosure of Interests

There were no declarable conflicts of interest or prescribed conflicts of interest declared.

Mayoral Minute

There was no Mayoral Minute.

Correspondence

There was no correspondence.

Petitions

(i) ePetition - Pallarenda dog beach water tap repairs and upgrades

The Chair presented the ePetition titled 'Pallarenda dog beach water tap repairs and upgrades'.

Council Decision

It was MOVED by the Acting Mayor, Councillor Ann-Maree Greaney, SECONDED by Councillor Kurt Rehbein:

"that the relevant department investigate and report back to Council for further consideration."

CARRIED UNANIMOUSLY

Deputations

There were no deputations.

Presentations

1 Presentation by Applicant on MCU24/0108 - Preliminary Approval - Variation Request - Townsville Waterpark, Hotel, and Beach Club Plan of Development

Shaun McCarthy, applicant, provided a verbal presentation on MCU24/0108.

Officers' Reports

2 MCU24/0108 for a Preliminary Approval - Variation Request to override the planning scheme to facilitate development in accordance with the Townsville Waterpark, Hotel, and Beach Club Plan of Development - 1-105 Racecourse Road, Cluden

Executive Summary

This report considers a Development Application for Material Change of Use (hereafter 'Proposal' or 'Application') for a Preliminary Approval including a Variation Request to override the Townsville City Plan to facilitate development in accordance with the Townsville Waterpark, Hotel, and Beach Club Plan of Development combined with a Development Permit for Reconfiguring a Lot - Boundary Realignment located on land situated at 1-105 Racecourse Road, Cluden (hereafter 'Premises').

The Preliminary Approval seeks to vary the categories of development and assessment for future Material Change of Use development and establish a new Plan of Development code that will expand on the existing Sport and recreation zone code that applies to the site. Specifically, the intent of the Plan of Development is to establish a planning framework to deliver an integrated 'waterplay' based tourism and entertainment destination supported by a mix of ancillary commercial, accommodation and community uses that will establish a significant social infrastructure asset for the community.

It is noted that specific uses such as Shops, Food and Drink Outlets are proposed at a scale that does not align with the strategic intent of the Townsville City Plan and would effectively establish a new commercial centre that is not envisaged by this statutory document. Accordingly, there are recommendations in this report to reduce the scale of these uses.

The application was referred to the State Assessment and Referral, as required by the *Planning Act 2016*, for matters pertaining to the State transport network and State Heritage. The referral agency response has no objection to the approval, subject to conditions.

The application is Impact assessable in accordance with the Townsville City Plan (the Planning Scheme). Public notification was undertaken in accordance with the requirements of Part 4 of the *Planning Act 2016* from 4 April 2025 until 23 May 2025. During the public notification period 4 submissions were received. Issues raised in the submissions have been considered in preparing this report. The Proposal has been assessed with regard to the applicable assessment framework as identified within this report and the Statement of Reasons attached to the agenda item.

The Proposal is considered to be consistent with relevant provisions of the *Planning Act 2016* and Strategic Framework of the Townsville City Plan and represents a suitable land use outcome for the site. Therefore, the development application is recommended for approval subject to relevant and reasonable conditions.

Officer's Recommendation

1. That Council approve application MCU24/0108 for a Preliminary Approval - Variation Request to override the planning scheme to facilitate development in accordance with the Townsville Waterpark, Hotel, and Beach Club Plan of Development combined with application RAL24/0067 for a Development Permit for Reconfiguring a Lot - Boundary Realignment under the *Planning Act 2016* on land situated at Lot 2 RP 748152 and Lot 1 SP 101275, more particularly 1-105 Racecourse Road, Cluden subject to the amended conditions set out in Attachment A - MCU24/0108 - Schedule of Conditions'.

Council Decision

It was MOVED by Acting Mayor, Councillor Ann-Maree Greaney, SECONDED by Councillor Suzy Batkovic:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

3 Outdoor Dining and Footpath Activation Policy

Executive Summary

A 2023 review of the Outdoor Dining Policy streamlined the outdoor dining process, simplifying it for customers and removing the application fee. Council is required to review its policies periodically in line with the Townsville City Council Governance Framework. Council has again reviewed its Outdoor Dining Policy and its associated operational procedure, identifying ways to further simplify the requirements for operators and Council officers.

Council proposes transitioning away from a permit-based system to a general statement of permission for businesses to operate outdoor dining, if they meet specific requirements. In practice, this will mean most businesses who choose to operate outdoor dining will not require a permit. Permits will still be required for businesses who cannot meet these requirements, including when outdoor dining areas are located on Council controlled land which is not a footpath immediately adjoining the premises.

The review also considered a proposal to encourage city businesses to activate the street by allowing them to place items of interest on footpaths. Given the similarities with outdoor dining, it was proposed that policy could give permission for footpath activation also.

Through the review, it was also determined that the outdoor dining policy should be amended to reference the correct local laws.

The proposed amended policy has been drafted to:

1. change the name of the policy to include footpath activation;
2. provide permission for low-risk outdoor dining proposals;
3. provide permission for footpath activation; and
4. reference the correct local law, and to make some further minor administrative changes.

Officer's Recommendation

1. That Council resolve to endorse the new name Outdoor Dining and Footpath Activation Policy, replacing the existing Outdoor Dining Policy, with a four-year review cycle.

Council Decision

It was MOVED by Councillor Suzy Batkovic, SECONDED by Councillor Brady Ellis:

"that Council resolve to endorse the new name Outdoor Dining and Footpath Activation Policy, replacing the existing Outdoor Dining Policy, with a four-year review cycle subject to the following amendment:

1. Area is located on the footpath* adjoining the business on Council controlled roads.

Note:	Businesses seeking to operate outdoor dining on state-controlled roads will need to apply to the Department of Transport and Main Roads. Appendix 2 shows a map of state-controlled roads in Townsville (correct at time of adoption of this policy version). For up-to-date information, please refer to Queensland Government mapping services.
*	Pedestrian malls are not considered footpaths. Operation of footpath activation and/or outdoor dining at Picnic Bay Esplanade pedestrian mall will require formal assessment by Council. For the declared mall on Stokes Street, between Flinders Street and Ogden Street, Townsville City, operators may operate without a permit outdoor dining in the first 5m from the property boundary inclusive of a 1.5m walkway as set out in 4. and while complying with all other requirements."

CARRIED UNANIMOUSLY

4

Adoption of Package 1 Major Amendment

Executive Summary

On 3 September 2025 at the Ordinary Meeting, Council considered the adoption of Package 1 Major Amendment but deferred the decision to a later date.

Council resolved to prepare Package 1 Major Amendment in August 2020. The amendment has followed the prescribed process outlined in the *Planning Act 2016* and Minister's Guidelines and Rules. The amendment is now in its final stage, requiring consideration for adoption in the Townsville City Plan.

Package 1 Major Amendment is the most significant amendment proposed to the City Plan to date and includes major, minor and administrative changes. Its purpose is to streamline development assessment processes and make it easier to deliver supported development in appropriate locations.

Key objectives of the amendment include:

- aligning the planning scheme with statutory requirements;
- supporting development in appropriate locations; and
- streamlining the development assessment process.

Further information on the amendment and this report is contained in Attachment 1.

Council is required to make a decision on whether to adopt Package 1 Major Amendment.

Council also considered the (tabled) presentation by the Chief Planning and Development Officer provided at the meeting.

Officer's Recommendation

1. That Council adopt Package 1 Major Amendment in accordance with Chapter 2, Part 4, Section 22 of the Minister's Guidelines and Rules and *Planning Act 2016*.

Council Decision

It was MOVED by Councillor Suzy Batkovic, SECONDED by Councillor Paul Jacob:

"that the officer's recommendation be adopted."

CARRIED

For: Acting Mayor, Councillor Ann-Maree Greaney, Councillor Suzy Batkovic, Councillor Vera Dirou, Councillor Brady Ellis, Councillor Liam Mooney, Councillor Brodie Phillips, Councillor Kristian Price, Councillor Kurt Rehbein, Councillor Andrew Robinson

Against: Councillor Paul Jacob

5

Get Ready Tipping Weekend 2025

Executive Summary

The Get Ready Tipping Weekend is held primarily to assist residents to prepare for natural disasters ahead of the wet season. In previous years, the events have been held towards the end of October/beginning of November.

Like the 2024/2025 Financial Year (FY), this report proposes the Get Ready Tipping Weekend coincides with disaster preparedness events. Resource Recovery will work with Council's Communication and Engagement Team to communicate the date and the purpose of the weekend to the community under the Get Ready brand.

Officer's Recommendation

1. That Council endorse holding the Get Ready Tipping Weekend (previously known as Free Tipping) for 2025/2026 FY on 7 to 10 November 2025 to follow the Get Ready Townsville 2025 event being held on 2 November 2025.
2. That Council endorse funding the event as a Community Service Obligation.

Council Decision

It was MOVED by Councillor Liam Mooney, SECONDED by Councillor Kristian Price:
"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

6

Upcoming Leases

Executive Summary

This report is to seek Council's agreement to apply an exception under the *Local Government Regulation 2012* allowing Council officers to negotiate formal lease agreements with the community organisations and commercial businesses listed below and disposal of land. Conditions of the leases and the lease agreements do not form part of this report.

- Townsville and James Cook University Rowing Club Inc
- Casper Australia Pty Ltd
- Kirwan Sports and Social Club Inc
- Upper Ross Men's Shed Inc

Officer's Recommendation

1. That Council endorse the exception under the *Local Government Regulation 2012 Section 236 (1)(b)(ii)* as Townsville and James Cook University Rowing Club Inc is a community organisation and the current tenant.
2. That Council endorse the exception under the *Local Government Regulation 2012 Section 236 (1)(c)(vi)* as Casper Australia Pty Ltd is installing equipment for airport related purposes and will be the owner of the assets.
3. That Council endorse the exception under the *Local Government Regulation 2012 Section 236 (1)(b)(ii)* as Kirwan Sports Club Inc is a community organisation and will be the owner of the assets.
4. That Council endorse the exception under the *Local Government Regulation 2012 Section 236 (1)(b)(ii)* as Upper Ross Men's Shed Inc is a community organisation and is the owner of the assets.

Council Decision

It was MOVED by Councillor Vera Dirou, SECONDED by Councillor Suzy Batkovic:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

7

Ordinary Meetings Schedule - 2026

Executive Summary

This report provides details about the days, dates and times for Council's Ordinary Meeting schedule for calendar year 2026.

The *Local Government Regulation 2012* at section 254B provides that, Council must at least once in each year, publish a notice of the days and times when its Ordinary Meetings will be held.

The proposed Ordinary Meetings for calendar year 2026 will be held twice in each month except for January, February and December which will hold one Ordinary Meeting in each of these months.

Officer's Recommendation

1. That Council endorse the days, dates and times for Council's Ordinary Meeting schedule for calendar year 2026 as outlined below:

Ordinary Meetings of Council - 2026		
Month	Date	Time
January	Wednesday 28 January 2026	9.30am
February	Wednesday 18 February 2026	9.30am
March	Wednesday 4 March 2026	9.30am
	Wednesday 18 March 2026	9.30am
April	Wednesday 1 April 2026	9.30am
	Wednesday 15 April 2026	9.30am
May	Wednesday 6 May 2026	9.30am
	Wednesday 20 May 2026	9.30am
June	Wednesday 3 June 2026	9.30am
	Wednesday 17 June 2026	9.30am
July	Wednesday 1 July 2026	9.30am
	Wednesday 15 July 2026	9.30am
August	Wednesday 5 August 2026	9.30am
	Wednesday 19 August 2026	9.30am
September	Wednesday 2 September 2026	9.30am
	Wednesday 16 September 2026	9.30am
October	Wednesday 7 October 2026	9.30am
	Wednesday 21 October 2026	9.30am
November	Wednesday 4 November 2026	9.30am
	Wednesday 18 November 2026	9.30am
December	Wednesday 9 December 2026	9.30am

2. That Council note the days, dates and times for Council's Ordinary Meeting schedule for calendar year 2026 will be published on Council's website.
3. That Council note the Ordinary Meeting schedule for calendar year 2026 will be displayed in a conspicuous place at 103 Walker Street, Townsville.
4. That Council note all Ordinary Meetings of Council scheduled for calendar year 2026 will be held in Council Chambers at 103 Walker Street, Townsville.

Council Decision

It was MOVED by Councillor Brodie Phillips, SECONDED by Councillor Andrew Robinson:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

8 Audit and Risk Committee Report - 19 August 2025

Executive Summary

The Audit and Risk Committee Report of the Committee meeting held on 19 August 2025 is attached to the agenda item pursuant to sections 211(1)(c) and 211(4) of the *Local Government Regulation 2012*.

Officer's Recommendation

1. That Council note the Audit and Risk Committee Report of the Committee meeting held on 19 August 2025.

Council Decision

It was MOVED by Councillor Andrew Robinson, SECONDED by Councillor Suzy Batkovic:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

9 Financial Performance Report - September 2025

Executive Summary

This report outlines the progress that has been made in relation to the whole of Council budget for the 2025/26 financial year as at September 2025, pursuant to section 204 of the *Local Government Regulation 2012*.

Officer's Recommendation

1. That Council note the Financial Report for September 2025 and Budget Variance explanations, pursuant to section 204 of the *Local Government Regulation 2012*.

Council Decision

It was MOVED by Councillor Andrew Robinson, SECONDED by Councillor Suzy Batkovic:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

10 Treasury Report - September 2025

Executive Summary

The Treasury Report provides Council with monthly information on its cash, outstanding debtors and debt levels as at 30 September 2025.

Officer's Recommendation

1. That Council note the Treasury Report for September 2025 and the information contained therein.

Council Decision

It was MOVED by Councillor Brodie Phillips, SECONDED by Councillor Kristian Price:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

Confidential Items / Open Meeting

11 Notice of Intention to Sell Properties for Arrears of Rates

Executive Summary

The report lists properties with overdue rates and charges that have remained outstanding for a period in excess of that specified in Chapter 4, Part 12 Division 3 of the *Local Government Regulation 2012* for recovery of outstanding rates and charges by way of sale of land. Council may now commence recovery of the outstanding rates and charges by resolving to sell the land.

Local Government Regulation 2012. Chapter 4, Part 12, paragraph 140.

1. This section applies if -
2. There are overdue rates or charges on the land; and
3. Some or all of the overdue rates or charges have been overdue for at least 3 years (generally); or at least 1 year if the rates or charges were levied on vacant land or land used only for commercial purposes, and the local government has obtained judgement for the overdue rates or charges.

Officer's Recommendation

1. That the attachments are confidential documents and are to be treated as such in accordance with section 254J of the *Local Government Regulation 2012* and remain confidential unless Council decides otherwise by resolution.
2. That Council, pursuant to Chapter 4, Part 12, Division 3 of the *Local Government Regulation 2012*, commence sale proceedings to recover outstanding rates or charges in respect to the land identified in the following table.

58410	503232	529824	521294	557116
75630	504645	535363	551096	557117
90910	510060	536684	553229	557118
97430	510831	537464	556172	557119
160720	511148	545653	556239	557120
161420	511173	554415	353397	3470
168810	512890	47070	353413	50310
202890	516027	164770	540387	65930
232080	517463	349394	557109	66230
243670	518543	360796	557110	66640
272990	522700	516000	557111	118840
349749	525258	517118	557113	539184

3. That Council delegate to the Chief Executive Officer the power to discontinue sale proceedings commenced pursuant to Chapter 4, Part 12 Division 3 of the *Local Government Regulation 2012* in circumstances where the Chief Executive Officer or the delegated officer determines on the facts available to them at the time that it would not be in the best interests of Council or would be unfair or unjust to the property owner to proceed with the sale or and auction of the property.

Council Decision

It was MOVED by Councillor Suzy Batkovic, SECONDED by Councillor Vera Dirou:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

Confidential Items / Closed Meeting

It was MOVED by Councillor Kristian Price, SECONDED by Councillor Vera Dirou:

"in relation to item 12, pursuant to Section 254J of the *Local Government Regulation 2012*, that this meeting be closed to the public so that Councillors can discuss:

(g) negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interest of the local government;

CARRIED UNANIMOUSLY

It was MOVED by Councillor Kristian Price, SECONDED by Councillor Vera Dirou:

"that Council resolve to open the meeting."

CARRIED UNANIMOUSLY

12

Addition of Suppliers to the Procurement Exceptions Register

Executive Summary

Council's Procurement Policy, in accordance with Chapter 6 of the *Local Government Regulation 2012*, regulates Council's procurement of goods and services.

However, the *Local Government Regulation 2012* acknowledges that there are instances where it is not always possible to meet the prescribed regulatory requirements. In such instances, exceptions are available if:

- Council resolves it is satisfied that there is only one supplier who is reasonably available; or
- Council resolves that, because of the specialised or confidential nature of the services that are sought, it would be impractical or disadvantageous for Council to invite quotes or tenders.

In line with this, Procurement Services have coordinated this report to add additional suppliers to the Procurement Exceptions Register by Council resolution. These suppliers meet the above-mentioned criteria. Exceptions are limited to the scopes for which the suppliers have been selected.

Officer's Recommendation

1. That the report/attachment is a confidential document and is to be treated as such in accordance with sections 171 and 200(4) of the *Local Government Act 2009* and remain confidential unless Council decides otherwise by resolution.
2. That Council resolve that the suppliers listed in the attachments meet the exception criteria in accordance with section 235 (a) and/or (b) of the *Local Government Regulation 2012* and be added to Council's Procurement Exceptions Register.

Council Decision

It was MOVED by Councillor Liam Mooney, SECONDED by Councillor Brodie Phillips:

"that the officer's recommendation be adopted."

CARRIED UNANIMOUSLY

Notices of Motion

There were no notices of motion.

General Business

(i) North Australian Festival of Arts

The Chair congratulated everyone involved in the North Australian Festival of Arts (NAFA) and advised that all the feedback has been very positive.

(ii) Bluewater Community Centre carpark

Councillor Paul Jacob thanked Council in advance for the work being done on the asphalting of the Bluewater Community Centre carpark. All the machinery was there today to complete the works.

(iii) Official season launch of Townsville Fire

Councillor Vera Dirou highlighted that the Townville Fire's official season launch is on tomorrow.

(iv) SES event

Councillor Suzy Batkovic reminded everyone of the SES event on The Strand this Saturday (18 October 2025).

(v) Riverway Movie Night

Councillor Suzy Batkovic advised that *Paddington in Peru* is showing at Riverway Movie Night this Friday (17 October 2025).

(vi) Heart Kids

Councillor Andrew Robinson advised of the Heart Kids urgent mission and walk held recently for this very worthy cause. Four lives are lost every week to childhood-onset heart disease (CoHD) and 8 babies are born every day in Australia with a congenital heart defect.

(vii) Pimlico State High School Charity Benefit Concert

Councillor Liam Mooney advised that the Pimlico State High School Charity Benefit Concert is on this Friday (17 October 2025) at the Denise Glasgow Performing Arts Centre and is supporting QENDO which supports those with endometriosis, adenomyosis and infertility across Australia and New Zealand.

(viii) Rock of Ages

Councillor Liam Mooney advised that the NQOMT (North Queensland Opera and Music Theatre) is presenting the rock-comedy *Rock of Ages*, which opens on 22 October 2025. Councillor Mooney wished everyone involved in the show good luck.

(ix) Welcoming Babies Ceremony and NQ Babies & Kids Expo

Councillor Liam Mooney highlighted that the Welcoming Babies Ceremony and NQ Babies & Kids Expo are on 25 October 2025.

(x) North Queensland Sportstar Awards

Councillor Liam Mooney advised that Council is partnering with the North Queensland Sports Foundation to support the North Queensland Sportstar Awards (being held on 25 October 2025).

(xi) Get Ready Townsville

Councillor Liam Mooney highlighted that Get Ready Townsville is on at the Riverway Precinct on 2 November 2025. Councillor Mooney encouraged residents to attend this event.

(xii) North Australian Festival of Arts round up

Councillor Liam Mooney provided the following statement: "This past weekend as NAFA was coming to a close, we had 2 different full symphony orchestras perform at our Civic Theatre one night after the other. Each concert was a sell out. It cannot be understated how much of an impact it has to bring our state orchestra, the Queensland Symphony Orchestra, to Townsville. To see our students performing side by side with them. They had a sold out show with schools during the day as well. And then we followed up with a sold out show from our very own Great Barrier Reef Orchestra, and they performed with the Townsville Choral Society Choir. So thank you to everyone that did get out and support NAFA and especially music at our Civic Theatre. Thank you."

Close of Meeting

The Chair declared the meeting closed at 11:27am.

CONFIRMED this 5th day of November 2025

ACTING MAYOR

CHIEF EXECUTIVE OFFICER

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At this meeting contributions made by members of the public are audio recorded and may be real-time video streamed. The collecting of personal information is in accordance with *Local Government Act 2009* so Council can deliver its services and perform its responsibilities. Council will use your information for Council purposes, and will not disclose your personal information outside of Council unless we are permitted to do so by law or you have given us your consent to disclose. You are informed that meeting attendance is consent to the use and disclosure of your personal information for Council purposes.

For further information about how we manage your personal information please see our *Information Privacy Policy*.

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 townsville.qld.gov.au.
