

LONGREACH REGIONAL COUNCIL



Ordinary Meeting

Thursday 17 February 2022

CONFIRMED MINUTES

**Minutes of the Longreach Regional Council Ordinary Meeting
held on Thursday 17 February 2022 at the Ilfracombe Recreation Centre, Ilfracombe**

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1 Opening of Meeting and Acknowledgement of Traditional Owners

The Mayor declared the meeting open at 9.00am.

"We acknowledge the Traditional Owners of the land on which we meet today, and we acknowledge elders past, present and future."

Council paid their respects and acknowledged the recent passing of community member Stanley Megaw.

2 Prayer

Pastor Steven Ballin, Baptist Church, opened the meeting with a prayer.

Attendance: Pastor Steven Ballin left the meeting at 9.07am.

PRESENT

Councillors

Mayor

Cr AC Rayner

Deputy Mayor

Cr LJ Nunn

Cr DJ Bignell

Cr AJ Emslie

Cr TM Hatch

Cr TJ Martin

Cr TFB Smith

Officers

Chief Executive Officer

Mr Mitchell Murphy

Acting Director of Corporate Services

Ms Grace Jones

Director of Community and Cultural Services

Mrs Lisa Young

Director of Infrastructure Services

Mr Roger Naidoo

Chief Financial Officer

Mr David Wilson

Executive Officer, Economic Development and

Public Affairs

Mr Simon Kuttner

Executive Assistant to Chief Executive Officer,

Mayor and Councillors

Ms Corinne Ballard

Public Gallery

Nil

Apologies

Nil

3 Consideration of Leave of Absence

Nil

4 Declaration of any Prescribed / Declarable Conflicts of Interest by Councillors and Senior Council Officers

4.1 Declaration of Prescribed Conflicts of Interest on any Item of Business

Pursuant to section 150EG, 150EH, 150EI, 150EJ, 150EK, 150EL and 150EM of the *Local Government Act 2009*, a Councillor who has a prescribed conflict of interest in a matter must notify Council of the potential benefit or loss, and if applicable, provide the name of the related person and their relationship with them. They may not participate in a decision relating to the matter and must leave the meeting.

No declarations were made during this point of the meeting.

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4.2 Declaration of a Declarable Conflict of Interest on any Item of Business

Pursuant to section 150EN, 150EO, 150EP, 150EQ, 150ER, 150ES and 150ET of the *Local Government Act 2009*, a Councillor who has a declarable conflict of interest in a matter must notify Council of the nature of the interest, if applicable, name of the related person, the relationship to them, and the nature of the interest, and/or the value and date of any gift received.

The Councillor may voluntarily leave the meeting and not participate in a decision relating to the matter or;

Other Councillors may vote on this matter and decide if;

- (a) the Councillor must leave the meeting and not participate in a decision relating to the matter;
or
- (b) the Councillor may remain in the meeting and participate in a decision relating to the matter.

Item 13.3 Cr Tony Rayner advised he has a Declarable Interest in Item 13.3 – Sponsorship – February 2022. The nature of the interest is, Cr Rayner was a former Longreach Show Society Executive. Cr Rayner advised he will leave the meeting during the discussion of this item. This advice was received in writing prior to the meeting.

5 Confirmation of Minute

5.2 Council - Thursday 27 January 2022

(Res-2022-02-023)

Moved Cr Emslie seconded Cr Bignell

That the Minutes of the Council meeting held on Thursday 27 January 2022, be confirmed.

CARRIED

The Mayor welcomed Danielle O'Neal from ABC Western Queensland who entered the public gallery at 9.09am.

6 Mayoral Minute

The Mayor provided a verbal report on matters addressed by him since the last meeting.

The Mayor participated as the RAPAD delegate for the Lake Eyre Basin Stakeholder Advisory Group meeting. This is a group of various representatives from across Lake Eyre Basin in Queensland who provide advice to the Queensland Government on the ongoing management of activities within Lake Eyre Basin.

The Mayor attended the executive committee meeting for the planning of the upcoming Western Queensland Alliance of Councils conference in Charleville. The 22 Western Councils are united on advocating for ongoing and improved funding for water, roads, tourism and improved digital connectivity for Western Queensland.

The Mayor chaired the RAPAD Board meeting which was held via zoom. The next face to face meeting will be in Windorah on 22 February 2022.

The Mayor and Deputy Mayor hosted a visit from Brendan Moon the Chief Executive Officer (CEO) of Queensland Reconstruction Authority (QRA) and inspected the recovery of Mitchell grass pastures as well as inspecting extensive infrastructure damage from a recent heavy storm event on a cluster of properties. The Mayor chaired a discussion of agency and AgForce reps with the QRA CEO on the existing policy relating to disaster declarations and recovery.

The Mayor hosted a visit from the Mt Isa Rodeo committee to plan for the Road to Rodeo event in Longreach on 30 April 2022.

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The Mayor continued to work with the CEO of Connecting Communities Australia to seek funding for community projects in Isisford and Longreach along with the volunteers from Qantas. This program has successfully delivered community projects around Longreach for the last 5 years.

The Mayor held interviews with ABC, 4LG and Australian Associated Press (AAP) promoting Longreach.

7 Councillor Requests

Nil

8 Notices of Motion

Nil

9 Petitions

Nil

10 Deputations

Nil

11 Reception and Consideration of Chief Executive Officer's Report

11.1 Standing Matters - Governance Financial Report

Consideration was given to the Governance financial report.

(Res-2022-02-024)

Moved Cr Hatch seconded Cr Martin

That Council receive the Governance financial report for information.


CARRIED

The Chief Executive Officer acknowledged Councillors and Officers for their support in Australia Day presentations held this week, which were delayed due to wet weather experienced in the lead up to Australia Day. This acknowledgment was also endorsed by the Mayor who in addition thanked Cr Nunn and Cr Bignell with their assistance at the ceremonies.

11.2 Standing Matters - Calendar of Events

Calendar of Events, Upcoming Meetings and Conferences for Councillors

Date	Event	Location	Participants
February 2022			
11 Fri	Regional Arts Development Fund (RADF) Committee Meeting	Longreach Library 11am – 12pm	Cr Nunn, Cr Hatch and DCCS
15 Tue	Councillor Briefing	Fairmount Rooms Longreach Civic Centre 8am – 5pm	All Councillors, Chief Executive Officer and Directors
17 Thu	Council Meeting	Ilfracombe Recreation Centre 9am - 5pm	All Councillors, Chief Executive Officer, Directors and Members of the Public
22 Tue – 23 Wed	RAPAD Board Meeting	Windorah	Mayor and Chief Executive Officer (CEO via ZOOM)
March 2022			
1 Tue	Land & Pest Management Advisory Committee (LPMAC) Meeting	Fairmount Room Longreach Civic Centre 3pm – 5pm	Mayor, Cr Nunn, Cr Smith, Cr Bignell, Chief Executive Officer, DCS and DIS.

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2 Wed	Councillors and ELT Strategic Round Table	TBC	All Councillors, Chief Executive Officer and Directors
9 Wed – 11 Fri	Western Queensland Alliance of Councils Assembly	Charleville	Mayor, Deputy Mayor and Chief Executive Officer
16 Wed – 17 Thu	LGAQ ROC Assembly	Townsville	Mayor
22 Tue (Proposed)	Councillor Briefing	Fairmount Rooms Longreach Civic Centre 8am – 5pm	All Councillors, Chief Executive Officer and Directors
24 Thu (Proposed)	Council Meeting	Fairmount Rooms Longreach Civic Centre 9am - 5pm	All Councillors, Chief Executive Officer, Directors and Members of the Public

(Res-2022-02-025)

Moved Cr Nunn seconded Cr Smith

That Council receive the Calendar of Events for information.

CARRIED

Attendance: Mr Mitchell Murphy left the meeting at 9.39am.

11.3 Annual Operational Plan 2021-2022 - Review for period ended 31 December 2021

Consideration of a review of the Annual Operational Plan 2021-2022. Pursuant to the provisions of section 174 of the *Local Government Regulation 2012*, the Chief Executive Officer must present a written assessment of the local government's progress towards implementing the Annual Operational Plan at a meeting at regular intervals of not more than three (3) months.

(Res-2022-02-026)

Moved Cr Enslie seconded Cr Smith

That pursuant to section 174(3) of the Local Government Regulation 2012, Council adopts a satisfactory evaluation of the Annual Operational Plan 2021-2022, for the period ended 31 December 2021.

CARRIED

Attendance: Mr Mitchell Murphy entered the meeting at 9.40am.

11.4 Change of Meeting Dates - Ordinary Council Meeting - March 2022

Consideration of an amendment to the date of the Ordinary Council Meeting scheduled to be held on Thursday 17 March 2022 due to the Mayor being required to attend The Local Government Association Queensland (LGAQ), Regional Organisation of Councils (ROC) Assembly.

(Res-2022-02-027)

Moved Cr Martin seconded Cr Bignell

That pursuant to section 254B(4) of the Local Government Regulation 2012, the Ordinary Council Meeting scheduled for Thursday 17 March 2022 be rescheduled to Thursday 24 March 2022 and moved to Ilfracombe Recreation Centre, Ilfracombe; and that notice of this change be advertised accordingly.

CARRIED

11.5 Community Consultation Forums - April 2022

Consideration of setting dates for the bi-annual Community Consultation Forums to be held in each community as per Council's Annual Operational Plan 2021-2022.

(Res-2022-02-028)

Moved Cr Bignell seconded Cr Nunn

That Council agrees to hold Community Consultation Forums on the dates and times indicated below and advise the local Community Progress Associations accordingly:

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<i>Date</i>	<i>Location</i>	<i>Time</i>
<i>Tuesday 5 April 2022</i>	<i>Yaraka</i>	<i>1:00pm</i>
<i>Tuesday 5 April 2022</i>	<i>Isisford</i>	<i>5:30pm</i>
<i>Wednesday 6 April 2022</i>	<i>Longreach</i>	<i>5:30pm</i>
<i>Thursday 7 April 2022</i>	<i>Ilfracombe</i>	<i>6:30pm</i>

CARRIED

Repealed below:

Councillors requested to amend the schedule in the resolution carried above.

(Res-2022-02-029)

Moved Cr Smith seconded Cr Bignell

That Council repeal Res-2022-02-028, agree to hold Community Consultation Forums on the dates and times indicated below, and advise the local Community Progress Associations accordingly:

<i>Date</i>	<i>Location</i>	<i>Time</i>
<i>Tuesday 5 April 2022</i>	<i>Yaraka</i>	<i>1:00pm</i>
<i>Tuesday 5 April 2022</i>	<i>Isisford</i>	<i>5:30pm</i>
<i>Wednesday 6 April 2022</i>	<i>Ilfracombe</i>	<i>6:30pm</i>
<i>Thursday 7 April 2022</i>	<i>Longreach</i>	<i>5:30pm</i>

CARRIED

11.6 Longreach Regional Council Annual Report 2020-2021

Consideration of the Longreach Regional Council's Annual Report 2020-2021. In accordance with the Local Government Regulation 2012, Council must prepare an annual report and adopt it within one month after the day the auditor-general gives the audit report about Council's annual financial statements.

(Res-2022-02-030)

Moved Cr Nunn seconded Cr Smith

That pursuant to section 182 of the Local Government Regulation 2012, the Longreach Regional Council Annual Report 2020-2021 (including the Annual Financial Statements), be adopted, as presented.

CARRIED

11.7 Disclosure of Personal Information Policy Review

Consideration of Council's Disclosure of Personal Information Policy, following the biennial review.

(Res-2022-02-031)

Moved Cr Emslie seconded Cr Bignell

That Council adopts the Disclosure of Personal Information Policy 04.06 as presented.

CARRIED

12 Reception and Consideration of Director Corporate Services Report

12.1 Standing Matters - Corporate Services Financial Report

Consideration was given to the Corporate Services financial report

(Res-2022-02-032)

Moved Cr Martin seconded Cr Smith

That Council receive the Corporate Services financial report for information.

CARRIED

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Attendance: Mrs Lisa Young left the meeting at 10.07am and entered at 10.09am.

12.2 Monthly Financial Statements

Consideration of the financial statements for the period ending 31 January 2022.

(Res-2022-02-033)

Moved Cr Hatch seconded Cr Smith

That the monthly financial statements for the period ending 31 January 2022, be adopted, as presented.

CARRIED

12.3 2021/2022 Financial Year - December Quarterly Budget Review Report

Consideration of a budget review for the quarter ending 31 December 2021 pursuant to Section 170 of the *Local Government Regulation 2012*, where Council may, by resolution, amend the budget for a financial year at any time before the end of the financial year.

(Res-2022-02-034)

Moved Cr Nunn seconded Cr Martin

That pursuant to section 170(3) of the Local Government Regulation 2012, Council adopts the attached Budget Review, as presented.

CARRIED

Adjournment: Council adjourned for morning tea at 10.22am and resumed at 10.52am on Item 12.4.

12.4 Register of Pre-Qualified Suppliers - Mechanical Services

Council has advertised for tenders to establish a two (2) year register of Pre-Qualified Suppliers for Mechanical Services. This process will provide a register of Suppliers and Contractors which Council will be able to draw upon to complete the various mechanical works and projects that have been approved in the yearly budgets. This is the first time that Council has tendered for a Mechanical Services register of Pre-Qualified Suppliers.

(Res-2022-02-035)

Moved Cr Nunn seconded Cr Smith

That in accordance with Section 232 of the Local Government Regulation 2012, Council adopts the following register of Pre-qualified Suppliers for the Mechanical Services.

Pre-qualified Suppliers – Mechanical Services

<i>Approved Mechanical Services</i>
<i>Ag n Earth</i>
<i>Belvana Pty Ltd</i>
<i>Dillon's Diesel</i>
<i>Ilfracombe Motors</i>
<i>J.E.M Contracting</i>

CARRIED

12.5 External Audit Management Report

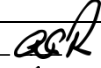

Consideration of the External Audit Closing report for the 2020-21 Financial Year

(Res-2022-02-036)

Moved Cr Martin seconded Cr Emslie

That Council notes the contents of the report.

CARRIED

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12.6 Audit and Risk Committee - Minutes and Recommendations 3 February 2022

Consideration of the recommendations of the Audit and Risk Committee meeting held on 3 February 2022.

(Res-2022-02-037)

Moved Cr Nunn seconded Cr Martin

That Council notes the outcomes of the Audit and Risk Committee meeting held 3 February 2022

CARRIED

12.7 Application for Renewal of Term Lease

Consideration of an application received for renewal of Term Lease over land described as Lot 6 on MTL65 located within Longreach Regional Council.

(Res-2022-02-038)

Moved Cr Emslie seconded Cr Bignell

That Council:

- 1. Advises Department of Resources that it has no objection to the below application to renew Term Lease:*

<i>Lessee's</i>	<i>Tenure</i>	<i>Lot on Plan</i>
<i>Consolidated Pastoral Company</i>	<i>0/230329</i>	<i>Lot 6 on MTL65</i>

- 2. Advises Department of Resources that it does not want to enter into a Trustee Lease for the Reserve described as Lot 6 on MTL65.*

CARRIED

12.8 Application for a Permit to Occupy - PO 0/232807 over Lot B on AP12228

Consideration of an application for a Permit to Occupy 0/232807 over Lot B on AP12228, bordering Lot 2 on MO104 and Darr River Downs.

(Res-2022-02-039)

Moved Cr Smith seconded Cr Hatch

That Council advises the Department of Resources that it supports the issue of the Permit to Occupy 0/232807 for Lot B on AP1228, bordering Lot 2 on MO104 and 4MO31.

CARRIED

12.9 Consideration to Support Request from Ilfracombe Clay Target Club

Consideration to support an application to the Department of Resources by the Ilfracombe Clay Target Club Inc. to occupy part of the land describe as Lot 8 SP152772.

(Res-2022-02-040)

Moved Cr Smith seconded Cr Hatch

That Council advises the Ilfracombe Clay Target Club in writing, that they support their application to the Department of Resources and have no objection to the proposed use or location.

CARRIED

13 Reception and Consideration of Director Community and Cultural Services Report

13.1 Standing Matters - Community and Cultural Services Financial Report



Consideration was given to the Community and Cultural Services financial report

(Res-2022-02-041)

Moved Cr Emslie seconded Cr Nunn

That Council receive the Community and Cultural Services financial report for information.

CARRIED

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13.2 Community and Mayoral Donations - February 2022

Consideration of the Community Donations applications received in accordance with the Community Donations Policy No. 11.06. Consideration of applications received in accordance with the Mayoral Donations Policy 11.02.

(Res-2022-02-042)

Moved Cr Martin seconded Cr Emslie

That Council:

1. *Endorses the allocation of funds from the Community Donations Program as contained in the following table, in accordance with the Community Donations Policy No. 11.07; and*

<i>Organisation/ Name</i>	<i>Event/Activity</i>	<i>Grant Requested</i>	<i>Grant Approved</i>	<i>Conditions of Approval/Payment</i>
<i>Ilfracombe Clay Target Club</i>	<i>QCTA Central Zone Trap Carnival</i>	<i>Financial \$1,028.60</i>	<i>Financial \$933.93</i>	<i>Nil</i>
		<i>Total \$1,028.60</i>	<i>Total \$933.93</i>	
		<i>TOTAL</i>	<i>\$933.93</i>	

2. *Endorses the allocation of funds from the Mayoral Donation Program, in accordance with the Mayoral Donations Policy No. 11.02, as contained in the following table:*

<i>Organisation/ Individual</i>	<i>Event/Project Activity</i>	<i>Event Date</i>	<i>Grant Approved</i>
<i>Taya Miller</i>	<i>North West Swimming Trials</i>	<i>18-19 February 2022</i>	<i>\$350.00</i>
<i>Jaylie Miller</i>	<i>North West Swimming Trials</i>	<i>18-19 February 2022</i>	<i>\$350.00</i>
		<i>TOTAL</i>	<i>\$700.00</i>

CARRIED

Attendance: Having declared a conflict of interest in Item 13.3, Cr Tony Rayner left the meeting at 11.35am.

Deputy Mayor Leonie Nunn assumed the Chair at 11.35am.

13.3 Sponsorship - February 2022

Consideration for Sponsorship application received for the month of February 2022, in accordance with Council's Sponsorship Policy No. 11.07.

(Res-2022-02-043)

Moved Cr Emslie seconded Cr Bignell

That Council endorses the allocation of funds from the Sponsorship Program as contained in the following table, in accordance with the Sponsorship Policy No 11.07:

<i>Organisation</i>	<i>Event/Project Activity</i>	<i>Event Date</i>	<i>Grant Approved</i>	<i>Conditions of Approval/Payment</i>
<i>Longreach Show Society</i>	<i>2022 Longreach Annual Show</i>	<i>13-14 May 2022</i>	<i>Financial \$12,550.00</i> <i>In-Kind 40 x garbage bins \$352.00</i> <i>Total \$12,902.00</i>	<i>NIL</i>
		<i>TOTAL</i>	<i>\$12,902.00</i>	

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Attendance: Mr Mitchell Murphy left the meeting at 11.38am and entered at 11.38am.

Attendance: Cr Tony Rayner entered the meeting at 11.38am and resumed as Chair.

13.4 Application for Works on Council Owned Land Request - Jack Joseland Memorial, Mt Slocombe, Yaraka

Consideration of an 'Application for works on Council owned land' from Guy Tindall to install a monument as a memorial to Jack Joseland on Mt Slocombe at Yaraka.

Recommendation:

That Council:

- (a) Resolves to write to Guy Tindall granting him permission to install a Jack Joseland memorial monument at Mt Slocombe, Yaraka on the site depicted in the site plan above and following the receipt of the Building Application and finalised sculpture designs and;
- (b) Agrees to waive the building application fees and advise Guy Tindall accordingly.

LAPSED FOR WANT OF A MOVER

Reason for lapse:

While supportive of the intent, Council does not support the recommendation in its current state, and will liaise with the applicant in good faith to explore alternative options.

Attendance: Mr Mitchell Murphy and Mr Simon Kuttner left the meeting at 11.50am and entered at 11.51am.

13.5 Relaxation of Covenant Restrictions - 33 Teal Street, Longreach

Consideration of a request for a relaxation of covenant restrictions for a 108m² shed to be constructed at 33 Teal Street, Longreach.

(Res-2022-02-044)

Moved Cr Nunn seconded Cr Martin

That Council approves the relaxation of the Subdivision Covenant over 33 Teal Street, Longreach formally known as Lot 54 SP297086 to allow a 108m² shed to be constructed with a height to the eaves of 3.6m², and advises the landowners accordingly.

CARRIED

13.6 Development Application for a Development Permit for Material Change of Use for a Service Station (Unmanned Refuelling Facility).

Consideration of a Development Application lodged with Council on 1 December 2021 by IOR Petroleum C/- TFA Project Group for a Development Permit for Material Change of Use for a Service Station (Unmanned Refuelling Facility) at Codlin Street, Yaraka, formally described as Lot 541 on SP102294.

Description:	Material Change of Use
Development:	Development Permit
Applicant:	IOR Petroleum C/- TFA Project Group
Owner:	State of Queensland and Longreach Regional Council (Sub Lease)
Current Use of Land:	Old Yaraka Train Station and Yaraka Branch Railway
Address:	Codlin Street, Yaraka
Real Property Description:	Lot 541 on SP102294
Applicable Planning Scheme:	<i>Longreach Regional Council Planning Scheme 2015 (v2.1)</i>
Zone:	Rural
Level of Assessment:	Impact Assessable

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(Res-2022-02-045)

Moved Cr Smith seconded Cr Emslie

That, pursuant to section 63 and 83 of the Planning Act 2016, Council approves the application for a development permit for Material Change of Use a Service Station (Unmanned Refuelling Facility) at Codlin Street, Yaraka, formally described as Lot 541 on SP102294, subject to the following conditions:

1.0 PARAMETERS OF APPROVAL

- 1.1 *The Developer is responsible for ensuring compliance with this development approval and the conditions of the approval by an employee, agent, contractor or invitee of the Developer at all times unless otherwise stated.*
- 1.2 *Where these conditions refer to “Council” in relation to requiring Council to approve or be satisfied as to any matter, or conferring on the Council a function, power or discretion, that role of the Council may be fulfilled in whole or in part by a delegate appointed for that purpose by Council.*
- 1.3 *The cost of all works associated with the development and construction of the development including services, facilities and/or public utility alterations required are met at no cost to the Council or relevant utility provider, unless otherwise stated in a development condition.*
- 1.4 *The developer is required to have repaired any damage to existing infrastructure that may have occurred during any works carried out associated with the development. To the extent the damage is deemed by Council to create a hazard to the community, it must be repaired immediately.*
- 1.5 *All development conditions contained in this development approval about infrastructure under Chapter 4 of the Planning Act 2016 (the Act), should be read as being non-trunk infrastructure conditioned under section 145 of the Act, unless otherwise stated.*
- 1.6 *All conditions, works, or requirements of this development approval must be undertaken and completed prior to commencement of the use and to Council’s satisfaction, and to be maintained at all times thereafter, unless otherwise stated.*

2.0 APPROVED PLANS AND DOCUMENTS

- 2.1 *The approved development must be completed and maintained generally in accordance with the approved plans and documents, except where amended by the conditions of this approval:*

<i>Plan/Document Name</i>	<i>Plan/Document Number</i>	<i>Revision</i>	<i>Date</i>
<i>Location Plan</i>	<i>2021/007-YR01</i>	<i>B</i>	<i>07.02.22</i>
<i>Site Layout</i>	<i>2021/007-YR02</i>	<i>C</i>	<i>07.02.22</i>
<i>Swept Path Layout</i>	<i>2021/007-YR03</i>	<i>C</i>	<i>07.02.22</i>
<i>Elevation South to North</i>	<i>2021/007-YR04</i>	<i>B</i>	<i>22.10.21</i>
<i>Elevation South to North</i>	<i>2021/007-YR05</i>	<i>B</i>	<i>22.10.21</i>
<i>Plan of Lease A and Emt B</i>	<i>Sheet 1 of 2</i>	<i>-</i>	<i>02.07.21</i>

- 2.2 *Where there is any conflict between the conditions of this approval and the details shown on the approved plans and documents, the conditions of approval prevail.*

3.0 *LIMITATION OF USE*

3.1 *The above ground tanks and spill containment unit must be located within Lease A as shown on Plan of Lease A and Emt B with reference Sheet 1 of 2 and dated 2 July 2021.*

4.0 *VEHICLE ACCESS AND PARKING*

4.1 *Construct all vehicle manoeuvring areas associated with the approved development to a 2-coat bitumen standard.*

4.2 *Construct and maintain the vehicular accesses in accordance with the Institute of Public Works Engineering Australia Standard Drawing No. RS-056 (Rural Driveway). The surface of the vehicular accesses is permitted to be a 2-coat bitumen seal.*

Advisory Note: *In accordance with section 5.7 and specifically Table 5.7.1 (Operational Work) of the Planning Scheme, Operational Work for a driveway crossover is prescribed as ‘Accepted subject to requirements.’ The requirements are the Works Code of the Planning Scheme.*

5.0 *STORMWATER WORKS*

5.1 *All stormwater must drain to a demonstrated lawful point of discharge and must not adversely affect adjoining land or infrastructure in comparison to the pre-development condition by way of blocking, altering or diverting existing stormwater runoff patterns or have the potential to cause damage to other infrastructure.*

6.0 *SERVICES*

6.1 *Electricity and telecommunication services must be provided to the premises in accordance with the standards and requirements of the relevant service provider.*

7.0 *ENVIRONMENTAL HEALTH*

7.1 *Appropriate materials and equipment are to be available onsite at all times to contain and clean up spills of potentially polluting materials. The materials and equipment must be maintained.*

7.2 *The storage tanks shall be a self bunded design in accordance with the requirements of AS 1940-2017 Storage and Handling of Flammable and Combustible Liquids.*

7.3 *The development is to be designed to ensure there is no surface water ingress to the spill containment unit.*

7.4 *Undertake the approved development so there is no environmental nuisance or detrimental effect on any surrounding land uses and activities by reason of the emission of noise, odour, wastewater, waste products, dust or otherwise.*

7.5 *Maintain outdoor lighting to comply with AS4282 – 1997 “Control of Obstructive Effects of Outdoor Lighting”.*

8.0 *EROSION AND SEDIMENT CONTROL*

8.1 *Implement and maintain an Erosion and Sediment Control Plan (ESCP) on-site for the duration of the works, and until such time as all exposed soil areas are permanently stabilised (for example, turfed, hydro mulched, concreted, and landscaped). The ESCP must be available on-site for inspection by Council Officers during the works.*

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- 8.2 *The Erosion and Sediment Control Plan must be prepared in accordance with the Best Practice Erosion and Sediment Control document from the International Erosion Control Association, as updated from time to time.*
- 8.3 *Where any component of the works is to be undertaken during the wet season (October to May), the Erosion and Sediment Control Plan must be submitted to Council for approval, prior to commencement of the works.*

Advisory note: Schedule 5.1.2.5 of the Longreach Regional Council Planning Scheme (v2.1) references the Director of Infrastructure Services to undertake the assessment of the ESCP.

9.0 CONSTRUCTION ACTIVITIES

- 9.1 *Construction activity and noise must be limited during earthworks and construction of the approved development to the hours of 06:30 to 18:30 Monday to Saturday, with no work to occur on Sundays or public holidays.*
- 9.2 *The construction of any works must be undertaken in accordance with good engineering practice and workmanship and generally in accordance with the relevant provisions of Planning Scheme Policy No. 1 – Works Planning Scheme Policy under Schedule 5 of the Longreach Regional Planning Scheme 2015 (v2.1).*
- 9.3 *All construction materials, waste, waste skips, machinery and contractors' vehicles must be located and stored or parked within the development site, unless otherwise approved in writing by Council.*

10.0 ASSET MANAGEMENT

- 10.1 *Any alteration necessary to electricity, telephone, water mains, sewerage mains and/or public utility installations resulting from the development or in connection with the development, must be undertaken and completed at no cost to Council.*

ADVISORY NOTES

1. *Prior to commencing any construction activities, the applicant/developer may be required to obtain further development permits for operational work (for example, for the relocation of the sewer line if this is required), building work, and plumbing and drainage work, as required under relevant legislation for this work.*
2. *This approval does not negate the requirement for compliance with all other relevant Local Laws and other statutory requirements. Any provisions contained in this approval relating to the enforcement of any of the conditions shall be in addition to all other rights, powers and privileges that the Council may possess or obtain, and nothing contained in these conditions shall be construed so as to prejudice, affect or otherwise derogate or limit these rights, powers and privileges of the Council.*
3. *Compliance must be achieved with any relevant Civil Aviation Safety Authority requirements. The development and operation of the use must not conflict with or adversely impact the operational requirements of the Longreach Airport.*
4. *General environmental duty under the Environmental Protection Act 1994 prohibits unlawful environmental nuisance caused by noise, aerosols, particles, dust, ash, fumes, light, odour or smoke beyond the boundaries of the development site during all stages of the development including earthworks, construction and operation.*
5. *This development approval does not authorise any activity that may harm Aboriginal cultural heritage. It is advised that under section 23 of the Aboriginal Cultural Heritage Act 2003, a person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal cultural heritage (the*

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“cultural heritage duty of care”

CARRIED

Attendance: Mrs Lisa Young left the meeting at 12.00pm and entered at 12.02pm.

14 Reception and Consideration of Director Infrastructure Services Report

14.1 Standing Matters - Infrastructure Services Financial Report

Consideration was given to the Infrastructure Services financial report
(Res-2022-02-046)

Moved Cr Smith seconded Cr Emslie

That Council receive the Infrastructure Services financial report for information.

CARRIED

14.2 Quality Assurance Policy

Consideration of the adoption of the Quality Assurance Policy No. 10.1, which was due for its biennial review.

(Res-2022-02-047)

Moved Cr Martin seconded Cr Nunn

That Council adopts the Quality Assurance Policy No 10.1, as presented.

CARRIED

14.3 Passenger Transport Infrastructure Investment Program (PTIIP)

Council to consider the Passenger Transport Infrastructure Investment Program (PTIIP) Funding, to improve Long Distance Coach Stops.

(Res-2022-02-048)

Moved Cr Martin seconded Cr Hatch

That Council:

- 1) *Enters into a Funding Agreement with Department Transport and Main Roads for a 50% co-contribution towards improvements to the long-distance coach stops in Longreach and Ilfracombe, for Disability Discrimination Act Compliance by 31 December 2022 and;*
- 2) *Budget for this in the 22/23 financial year.*

CARRIED

Adjournment: Council adjourned for lunch at 12.18pm and resumed at 1.11pm on Item 15.1.

15 Late Items

15.1 LRC Funding Commitments – BBRF & LGGSP

15.1.1 Building Better Regions Fund (BBRF) Round Six

Consideration of Councils co-contribution in support of its round 6 Building Better Regions Fund application.

(Res-2022-02-049)

Moved Cr Smith seconded Cr Martin

That Council allocates \$189,503.55 in the 2022-2023 budget, and \$758,014.20 in the 2023-24 budget to meet its co-contribution commitment if Council is successful with its round six Building Better Regions Funding application.

CARRIED

15.1.2 Local Government Grants and Subsidies Program (LGGSP) 2021-2024 - Project Selection

Int. 

CONFIRMED

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Consideration of projects to be submitted in Council's application to the Local Government Grants and Subsidies Program (LGGSP) 2021-2024.

(Res-2022-02-050)

Moved Cr Hatch seconded Cr Nunn

That Council:

1. *Applies for the following projects in the 2021-2024 Local Government Grants and Subsidies Program (LGGSP);*
2. *Funds the Council contribution from 2022-2023 budget allocation; and*
3. *Endorse that the indicated priority of the projects applies.*

Proposed Project	Council Contribution	Priority	Budget
<i>In-ground assets:</i>			
<ul style="list-style-type: none"> • <i>Longreach - Water Mains Replacement</i> • <i>Longreach - Sewer Relining</i> 	<p align="center">\$280,000</p> <p align="center">\$120,000</p>	<i>Priority 1</i>	<i>2022/23 budget</i>
<i>Longreach Administration Building – Air-Conditioning Replacement</i>	<i>\$120,000</i>	<i>Priority 2</i>	<i>2022/23 budget</i>

CARRIED

15.2 Road Realignment within Lot 8 on C22820

Consideration to consent to the road realignment within Lot 8 on C22820, as part of a Grazing Homestead Perpetual Lease to Freehold conversion application.

(Res-2022-02-051)

Moved Cr Smith seconded Cr Emslie

That Council advises the Department of Resources that it consents to the realignment of the internal road known as Yanburra Road, within Lot 8 on C22820.

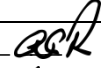
CARRIED

15.3 Development Application for a Development Permit for a Material Change of Use for Low Impact Industry

Consideration of a development application lodged with Council on 3 February 2022 by Sopharr Pty Ltd atf Kent Family Trust t/as Kent Construction for a Development Permit for Material Change of Use for Low Impact Industry.

Description:	Material Change of Use for Low Impact Industry
Development:	Development Permit
Applicant:	George Kent
Owner:	Sopharr Pty Ltd atf Kent Family Trust t/as Kent Construction
Current Use of Land:	Vacant Industrial Land
Address:	38 Lark Street, Longreach
Real Property Description:	Lot 27 on L35712
Applicable Planning Scheme:	<i>Longreach Regional Planning Scheme 2015 (v2.1)</i>
Zone:	Industry Zone
Level of Assessment:	Code Assessment

(Res-2022-02-052)

Int. 

CONFIRMED

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Moved Cr Martin seconded Cr Smith

That, pursuant to section 63 and 83 of the Planning Act 2016, Council approves the application for a development permit for a Material Change of Use for a Low Impact Industry at 38 Lark Street, formally described as Lot 27 on L35712, subject to the following conditions:

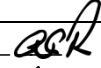

1.0 PARAMETERS OF APPROVAL

- 1.1 *The Developer is responsible for ensuring compliance with this development approval and the conditions of the approval by an employee, agent, contractor or invitee of the Developer at all times unless otherwise stated.*
- 1.2 *Where these conditions refer to “Council” in relation to requiring Council to approve or be satisfied as to any matter, or conferring on the Council a function, power or discretion, that role of the Council may be fulfilled in whole or in part by a delegate appointed for that purpose by Council.*
- 1.3 *The cost of all works associated with the development and construction of the development including services, facilities and/or public utility alterations required are met at no cost to the Council or relevant utility provider, unless otherwise stated in a development condition.*
- 1.4 *The developer is required to have repaired any damage to existing infrastructure that may have occurred during any works carried out associated with the development. To the extent the damage is deemed to create a hazard to the community, it must be repaired immediately.*
- 1.5 *All conditions, works, or requirements of this development approval must be undertaken and completed prior to commencement of use and to Council’s satisfaction, unless otherwise stated.*

2.0 APPROVED PLANS AND DOCUMENTS

- 2.1 *The approved development must be completed and maintained generally in accordance with the approved plans and documents, except where amended by the conditions of this permit:*

<i>Plan/Document Name</i>	<i>Plan/Document Number</i>	<i>Revision</i>	<i>Date</i>
<i>Locality Plan</i>	<i>DA-01</i>	<i>-</i>	<i>08/02/22 (Received date)</i>
<i>Site Plan</i>	<i>DA-02</i>	<i>-</i>	<i>08/02/22 (Received date)</i>
<i>Public Path + Parking Plan</i>	<i>DA-03</i>	<i>-</i>	<i>08/02/22 (Received date)</i>
<i>Landscaping Plan</i>	<i>DA-04</i>	<i>-</i>	<i>08/02/22 (Received date)</i>
<i>Lark Street Crossover</i>	<i>DA-05</i>	<i>-</i>	<i>08/02/22 (Received date)</i>
<i>Foundation Plan and Member Layout</i>	<i>Sheet 1 of 6</i>	<i>-</i>	<i>20/01/22</i>
<i>Sidewall and Endwall Exterior Elevations</i>	<i>Sheet 6 of 6</i>	<i>-</i>	<i>20/01/22</i>
<i>Foundation Plan and Member Layout</i>	<i>Sheet 1 of 8</i>	<i>-</i>	<i>20/01/22</i>
<i>Sidewall and Endwall</i>	<i>Sheet 8 of 8</i>	<i>-</i>	<i>20/01/22</i>

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<i>Exterior Elevations</i>			
<i>Foundation Plan and Member Layout</i>	<i>Sheet 1 of 7</i>	-	<i>21/01/22</i>
<i>Sidewall and Endwall Exterior Elevations</i>	<i>Sheet 7 of 7</i>	-	<i>21/01/22</i>
<i>Foundation Plan and Member Layout</i>	<i>Sheet 1 of 7</i>	-	<i>21/01/22</i>
<i>Sidewall and Endwall Exterior Elevations</i>	<i>Sheet 7 of 7</i>	-	<i>21/01/22</i>

2.2 *Where there is any conflict between the conditions of this approval and the details shown on the approved plans and documents, the conditions of approval must prevail.*

3.0 LIMITATION OF USE

3.1 *The site and associated buildings are permitted to be used for the following purposes as defined in the Longreach Regional Planning Scheme 2015:*

- *Low impact industry*
- *Warehouse.*

3.2 *Any proposed Office is not to exceed 150m² in gross floor area and is to remain ancillary to any use listed in condition 3.1.*

3.3 *The Caretaker's accommodation shown on the Locality Plan with reference DA-01 and dated 8 February 2022 (Received date) is provided for a caretaker of a non-residential use on the same premises only.*

4.0 VEHICLE ACCESS AND PARKING

4.1 *Provide and maintain a minimum of thirty-eight (38) car parking spaces on-site with a minimum five (5) spaces to be provided for people with disabilities. All car parking spaces must be clearly delineated by either line-marking or signage.*

4.2 *Construct and maintain all car parking spaces and vehicle manoeuvring areas associated with the approved development to a concrete or two coat bitumen seal standard.*

4.3 *Design, construct and maintain all car parking and access works generally in accordance with the approved plans, Australian Standard AS2890 "Parking Facilities" (Parts 1 to 6) and Manual of Uniform Traffic Control Devices (Queensland).*



4.4 *Construct and maintain the vehicular accesses in accordance with the Institute of Public Works Engineering Australia Standard Drawing No. RS-051 (Vehicle Crossing Heavy Duty).*

Advisory Note: *In accordance with section 5.7 and specifically Table 5.7.1 (Operational Work) of the Planning Scheme, Operational Work for a driveway crossover is prescribed as 'Accepted subject to requirements.' The requirements are the Works Code of the Planning Scheme.*

5.0 ROOF AND ALLOTMENT DRAINAGE WORKS

5.1 *Discharge all roof and allotment drainage such that it does not restrict, impair or change the natural flow of runoff water or cause a nuisance to adjoining properties or infrastructure from the pre- to the post-development condition.*

5.2 *All stormwater must drain to the lawful point of discharge, being the open drain on Lark*

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Street and must not adversely affect adjoining land or infrastructure in comparison to the pre-development condition by way of blocking, altering or diverting existing stormwater runoff patterns or have the potential to cause damage to other infrastructure.

6.0 FLOOD

6.1 *Maintain and implement a current Flood Evacuation Plan for the approved use.*

6.2 *The Flood Evacuation Plan must consider:*

6.2.1 *Trigger conditions for evacuation;*

6.2.2 *Flood free or low flood hazard access, by way of trafficable roads to facilitate evacuation or provision of supplies;*

6.2.3 *Location of local evacuation centres; and*

6.2.4 *Roles and responsibilities of the manager/employees in implementing the Flood Evacuation Plan.*

6.3 *Make available a copy of the Flood Evacuation Plan in each approved use onsite.*

6.4 *The finished floor level for all buildings is to be a minimum 185.35m AHD with the exception of the Caretaker's accommodation which is to have a minimum finished floor level of 185.9m AHD.*

7.0 SERVICES

7.1 *The premises must be connected to Council's reticulated water and sewerage networks in accordance with the standards prescribed in Table SC5.1.2.6 (Water and Sewer Standards) of Planning Scheme Policy 1 – Works.*

Advisory Note: *In accordance with section 5.7 and specifically Table 5.7.1 (Operational Work) of the Planning Scheme, Operational Work for water and sewerage connections are prescribed as 'Accepted subject to requirements.' The requirements are the Works Code of the Planning Scheme.*

7.2 *Electricity and telecommunication services must be provided to the premises in accordance with the standards and requirements of the relevant service provider.*

8.0 LANDSCAPING

8.1 *Establish and retain all landscaping generally in accordance with the Landscaping Plan with reference DA-04 and dated 8 February 2022 (Received date). The landscaping must predominantly contain species that are endemic to the region due to their low water dependency.*

8.2 *Ensure the landscaped areas are subject to water and maintenance during the establishment phase, and ongoing maintenance and replanting as required.*

9.0 ENVIRONMENTAL HEALTH

9.1 *Undertake the approved development so there is no environmental nuisance or detrimental effect on any surrounding land uses and activities by reason of the emission of noise, odour, wastewater, waste products, dust or otherwise.*

9.2 *Maintain outdoor lighting to comply with AS4282 – 1997 "Control of Obstructive Effects of Outdoor Lighting".*

- 9.3 *All waste storage areas must be kept in a clean, tidy condition, and must be screened from view from Lark Street. Sufficient waste containers and services are to be provided to cater for the containment and removal of all waste generated on the site.*

10.0 EROSION AND SEDIMENT CONTROL

- 10.1 *Implement and maintain an Erosion and Sediment Control Plan (ESCP) on-site for the duration of the works, and until such time as all exposed soil areas are permanently stabilised (for example, turfed, hydro mulched, concreted, and landscaped). The ESCP must be available on-site for inspection by Council Officers during the works.*
- 10.2 *The Erosion and Sediment Control Plan must be prepared in accordance with the Best Practice Erosion and Sediment Control document from the International Erosion Control Association, as updated from time to time.*
- 10.3 *Where any component of the works is to be undertaken during the wet season (October to May), the Erosion and Sediment Control Plan must be submitted to Council for approval, prior to commencement of the works.*

Advisory note: Schedule 5.1.2.5 of the Longreach Regional Council Planning Scheme (v2.1) references the Director of Infrastructure Services to undertake the assessment of the ESCP.

11.0 CONSTRUCTION ACTIVITIES

- 11.1 *Construction activity and noise must be limited during earthworks and construction of the approved development to the hours of 06:30 to 18:30 Monday to Saturday, with no work to occur on Sundays or public holidays.*
- 11.2 *The construction of any works must be undertaken in accordance with good engineering practice and workmanship and generally in accordance with the relevant provisions of Planning Scheme Policy No. 1 – Works Planning Scheme Policy under Schedule 5 of the Longreach Regional Planning Scheme 2015 (v2.1).*
- 11.3 *All construction materials, waste, waste skips, machinery and contractors' vehicles must be located and stored or parked within the development site, unless otherwise approved in writing by Council.*

12.0 ASSET MANAGEMENT

- 12.1 *Any alteration necessary to electricity, telephone, water mains, sewerage mains and/or public utility installations resulting from the development or in connection with the development, must be undertaken and completed at no cost to Council.*

ADVISORY NOTES

1. *Prior to commencing any construction activities, the applicant/developer may be required to obtain further development permits for operational work (for example, for the relocation of the sewer line if this is required), building work, and plumbing and drainage work, as required under relevant legislation for this work.*
2. *This approval does not negate the requirement for compliance with all other relevant Local Laws and other statutory requirements. Any provisions contained in this approval relating to the enforcement of any of the conditions shall be in addition to all other rights, powers and privileges that the Council may possess or obtain, and nothing contained in these conditions shall be construed so as to prejudice, affect or otherwise derogate or limit these rights, powers and privileges of the Council.*

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3. *Compliance must be achieved with any relevant Civil Aviation Safety Authority requirements. The development and operation of the use must not conflict with or adversely impact the operational requirements of the Longreach Airport.*
4. *General environmental duty under the Environmental Protection Act 1994 prohibits unlawful environmental nuisance caused by noise, aerosols, particles, dust, ash, fumes, light, odour or smoke beyond the boundaries of the development site during all stages of the development including earthworks, construction and operation.*
5. *This development approval does not authorise any activity that may harm Aboriginal cultural heritage. It is advised that under section 23 of the Aboriginal Cultural Heritage Act 2003, a person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal cultural heritage (the “cultural heritage duty of care”).*

CARRIED

15.4 Request for Assistance with Development Costs Relating to Development Application DA2122 at 38 Lark Street, Longreach

Request for assistance with future development costs relating to a Development Application DA2122-012 at 38 Lark Street, Longreach
(Res-2022-02-053)

Moved Cr Smith seconded Cr Bignell

That Council denies the request from the applicant to provide assistance relating to the development works and advise them accordingly.

CARRIED

16. Closed Matters

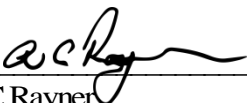
Nil for this meeting.

17. Closure of Meeting

There being no further business, the meeting was closed at 1.32pm.

Minutes Certificate

These minutes are confirmed.



Cr AC Rayner
Mayor



Scott Mason
Acting Chief Executive Officer