

UNCONFIRMED MINUTES

ORDINARY MEETING OF ISAAC REGIONAL COUNCIL

HELD ON
TUESDAY, 27 MAY 2025
COMMENCING AT 10.00AM

QCWA HALL
28 SIRIUS STREET, CLERMONT

UNCONFIRMED MINUTES

ISAAC REGIONAL COUNCIL

UNCONFIRMED MINUTES OF THE ORDINARY MEETING

HELD AT THE QCWA HALL, 28 SIRIUS STREET, CLERMONT

TUESDAY 27 MAY 2025

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UNCONFIRMED MINUTES

ISAAC REGIONAL COUNCIL

UNCONFIRMED MINUTES OF THE ORDINARY MEETING

HELD AT ISAAC REGIONAL COUNCIL

HELD AT THE CWA HALL, 28 SIRIUS STREET, CLERMONT

TUESDAY 27 MAY 2025

ATTENDANCE

Mayor Kelly Vea Vea, Chair
Deputy Mayor, Cr Jane Pickels, Division Six
Cr Terry O'Neill, Division One
Cr Vern Russell, Division Two
Cr Melissa Westcott, Division Three (*Via videoconference*)
Cr Simon West, Division Four
Cr Alaina Earl, Division Five
Cr Rachel Anderson, Division Seven (*Via videoconference*)
Cr Viv Coleman, Division Eight

OFFICERS PRESENT

Mr Cale Dendle, Chief Executive Officer
Mr Darren Fettell, Director Corporate Governance and Financial Services
Ms Heidi Roberts, Director Planning, Environment and Community Services
Mr Michael Buckley, Acting Director Engineering and Infrastructure
Mr Scott Casey, Director Water and Waste
Mr Michael St Clair, Manager Liveability and Sustainability
Mrs Trudi Liekefett, Manager People and Performance
Mrs Tricia Hughes, Coordinator Executive Support, Office of the Mayor and CEO

1. OPENING

Mayor Kelly Vea Vea declared the meeting open at 10.00am and welcomed all in attendance to Clermont for the May Ordinary Meeting.

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The Mayor acknowledged the traditional custodians of the land, the Wangan Jagalingou People and paid her respects to their Elders past, present and emerging Leaders.

Cr Anderson was not in attendance at the commencement of the meeting.

The Mayor welcomed Heidi Roberts to her first Ordinary Meeting of Council as Director Planning, Environment and Community Services.

2. LEAVE OF ABSENCE AND APOLOGIES

No leave of absences or apologies this meeting.

ATTENDANCE

Cr Rachel Anderson joined the meeting by video conference at 10.02am.

3. CONDOLENCES

- DICKS, Albert James formerly of Moranbah
- TRAPP, Rodney George 'Trappy' formerly of Moranbah
- JONES, Barry formerly of Middlemount
- ROSENBLATT, Rodney 'Rod' formerly of Moranbah
- VARVARI, Lindsay Catriona Jeneen formerly of Moranbah
- FARRELL, Laurence John 'Laurie' formerly of Coppabella
- OSGOOD, Florence late of Clermont
- NOTARO, Jay formerly of Moranbah

4. DECLARATION OF CONFLICTS OF INTEREST

No conflict of interests declared this meeting.

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NOTE:

Council acknowledges that Chapter 5B Councillors' Conflicts of Interest of the Local Government Act 2009 does not apply to a Councillor if the matter to be resolved relates to a corporation or association that arises solely because of a nomination or appointment of the councillor by the local government to be a member of the board of the corporation or association.

5. DEPUTATIONS

No deputations this meeting.

6. CONSIDERATION OF NOTICE OF MOTIONS

No notice of motions for this meeting.

7. CONFIRMATION OF MINUTES

Ordinary Meeting of Isaac Regional Council held at Isaac Regional Council, Council Chambers, Moranbah on Wednesday 23 April 2025

Resolution No.: 9159

Moved: Cr Terry O'Neill

Seconded: Cr Alaina Earl

The Minutes of the Ordinary Meeting of Isaac Regional Council held at Isaac Regional Council, Council Chambers, Moranbah on Wednesday 23 April 2025 are confirmed.

Carried

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8. BUSINESS ARISING FROM PREVIOUS MEETING

8.1 Business Outstanding Table for Ordinary Meeting of Council – April 2025

EXECUTIVE SUMMARY

The business outstanding table is used as a tool to monitor outstanding items resolved at previous Ordinary Meetings of Council. The current Business Outstanding Table for the Ordinary Meeting of Council is presented for Councillors' information.

OFFICER'S RECOMMENDATION

That Council:

- Receives and Notes the Business Outstanding Table for the Ordinary Meeting of Council.*

Resolution No.: 9160

Moved: Cr Simon West

Seconded: Cr Jane Pickels

That Council:

- Receives and Notes the Business Outstanding Table for the Ordinary Meeting of Council.**

Carried

9. STANDING COMMITTEE REPORTS

9.1 Isaac Regional Council Monthly Financial Report as at 30 April 2025

EXECUTIVE SUMMARY

In accordance with the *Local Government Regulation 2012* (s204) a monthly financial report is required to be presented to Council stating the progress made in relation to the budget for the period of the financial year as near as practicable to the end of the month before the meeting is held.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0963

Moved: Cr Jane Pickels Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. Receives the financial statements for the period ended 31 March 2025 pursuant to, and in accordance with, the *Local Government Regulation 2012* (s204).

Carried

Resolution No.: 9161

Moved: Cr Vern Russell Seconded: Cr Terry O'Neill

That Council:

1. Receives the financial statements for the period ended 31 March 2025 pursuant to, and in accordance with, the *Local Government Regulation 2012* (s204).

Carried

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9.2 2024/2025 3rd Quarter Budget Review

EXECUTIVE SUMMARY

A review of the budget for the 2024/2025 financial year has been undertaken with each of the respective Departmental Managers and then reviewed by their respective Directors and ELT as at 31 March 2025, with consideration to the current April trends.

Despite managing several operational variations, the proposed budget revision results in an increase of operating surplus of approximately \$2.3M (noting though that constraining of funds for various operational project carrying forward needing to occur).

It is also noted through the large number of Watching Brief Items across Council (identified in the attached Executive Summary), that there remains a material risk of further deviations with the finalisation of the end of financial year accounts. To mitigate the potential risk, it is proposed to constrain the remaining surplus to the Operational Sustainability Reserve.

A review of the capital program has resulted in proposing a \$47K increase to capital revenue and a \$300K increase to the capital expenditure program.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0964

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. In accordance with section 170 (3) of the Local Government Regulation 2012, adopt the proposed revised budget for 2024/2025.

Carried

Resolution No.: 9162

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That Council:

1. In accordance with section 170 (3) of the Local Government Regulation 2012, adopt the proposed revised budget for 2024/2025.

Carried

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9.3

Revenue Policy 2025/2026

EXECUTIVE SUMMARY

Pursuant to Section 193 of *Local Government Regulation 2012*, a Local Government must review its revenue policy annually and in sufficient time to allow an annual budget that is consistent with the revenue policy to be adopted for the next financial year.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0965

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. Adopts the 2025/2026 Revenue Policy in accordance with s193 of the *Local Government Regulation 2012*.

Carried

Resolution No.: 9163

Moved: Cr Alaina Earl

Seconded: Cr Simon West

That Council:

1. Adopts the 2025/2026 Revenue Policy in accordance with s193 of the *Local Government Regulation 2012*.

Carried

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9.4

Investment Policy 2025/2026

EXECUTIVE SUMMARY

Pursuant to Section 191 of *Local Government Regulation 2012*, a Local Government must prepare and adopt an Investment policy. The Investment policy must outline the local government's investment objectives and overall risk philosophy and procedures for achieving the goals related to the investments stated in the policy.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0966

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. Adopt the 2025/2026 Investment Policy (CORP-POL-029) in accordance with s191 of the Local Government Regulation 2012.

Carried

Resolution No.: 9164

Moved: Cr Jane Pickels

Seconded: Cr Vern Russell

That Council:

1. Adopt the 2025/2026 Investment Policy (CORP-POL-029) in accordance with s191 of the Local Government Regulation 2012.

Carried

9.5

Debt Policy 2025/2026

EXECUTIVE SUMMARY

Pursuant to Section 192 of *Local Government Regulation 2012*, a Local Government must prepare and adopt a Debt policy for a financial year. The debt policy must state the new borrowings planned for the current financial year and the next 9 financial years, and the period over which the Local Government plans to repay existing and new borrowings.

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COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0967

Moved: Cr Terry O'Neill

Seconded: Cr Jane Pickels

That the Committee recommends that Council:

1. *Adopts the 2025/2026 Debt Policy (CORP-POL-027) in accordance with s192 of the Local Government Regulation 2012.*

Carried

Resolution No.: 9165

Moved: Cr Viv Coleman

Seconded: Cr Simon West

That Council:

1. **Adopts the 2025/2026 Debt Policy (CORP-POL-027) in accordance with s192 of the Local Government Regulation 2012.**

Carried

9.6 Reserves Policy 2025/2026

EXECUTIVE SUMMARY

Through the budget process, available funding sources for operational and capital purposes are reviewed for the annual budget and Long-Term Financial Forecast. This includes a review of Council's cash balances which are typically held in identified reserves. Adoption of the Reserves Policy provides the framework for maintaining management accounting records of Council's cash backed reserve funds.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0967

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

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1. *Adopts the 2025/2026 Reserves Policy (CORP-POL-089).*

Carried

Resolution No.: 9166

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That Council:

1. **Adopts the 2025/2026 Reserves Policy (CORP-POL-089).**

Carried

9.7 Fees & Charges 2025/2026

EXECUTIVE SUMMARY

Pursuant to section 97 of the *Local Government Act 2009*, Council may impose a charge for a service, facility or activity that is supplied or undertaken by Council or someone on behalf of Council or, under a local law or a resolution, fix a cost-recovery fee.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0968

Moved: Cr Terry O'Neill

Seconded: Cr Jane Pickels

That the Committee recommends that Council:

1. *Adopts the Fees and Charges for 2025/2026.*

Carried

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Resolution No.: 9167

Moved: Cr Simon West

Seconded: Cr Terry O'Neill

That Council:

- Adopts the Fees and Charges for 2025/2026.**

Carried

9.8 Accounts Receivable Bad Debts – Write Off Report

EXECUTIVE SUMMARY

Council currently has several outstanding debts that are deemed unrecoverable. Consequently, it is proposed that Council write off \$16,810.36 in Accounts Receivable as bad debts.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0969

Moved: Cr Terry O'Neill

Seconded: Cr Jane Pickels

That the Committee recommends that Council:

- Receives the Accounts Receivable Bad Debts – Write Off Report and endorse the write-off of \$16,810.36 in bad debts as detailed below:*

<i>Debtor ID</i>	<i>Date of Invoice</i>	<i>Description</i>	<i>Direct orate</i>	<i>Department</i>	<i>Amount</i>
1002061	Various – May 2024	Water usage Jan 2023 – Jan 2024. Tenant deceased.	E&I	Corporate Properties & Fleet	\$62.40
1003856	Various – July 2023 May 2024	Water usage July 2022 – April 2023. Tenant vacated. Property officer unable to make contact. Amount too insignificant to pursue.	E&I	Corporate Properties & Fleet	\$44.85

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1003869	Various – Nov 2023	Final rent and water usage on vacating property. Tenant partially paid outstanding amounts. Property officer unable to make contact. Amount too insignificant to pursue.	E&I	Corporate Properties & Fleet	\$112.14
1004268	29/09/2022	Water usage Jan 2022 to June 2022. Tenant subsequently vacated. Property officer unable to make contact. Amount too insignificant to pursue.	E&I	Corporate Properties & Fleet	\$22.45
1004691	28/09/22	Water usage Jan 2022 to June 2022. Tenant subsequently vacated. Property officer unable to make contact. Amount too insignificant to pursue.	E&I	Corporate Properties & Fleet	\$62.40
1004692	Various – Sept 2023 – Nov 2023	Final reconciliation of rent Nov 2023. Tenant vacated. Property officer unable to make contact.	E&I	Corporate Properties & Fleet	\$571.43
1004722	Various – Sep 2022 – July 2023	Rent and water usage. Tenancy terminated at end of employment. Referred to debt collection. All avenues exhausted.	E&I	Corporate Properties & Fleet	\$1,413.65
1004764	Various – Nov 2022 – Nov 2023	Rent, water, electricity usage and property cleaning & maintenance. Tenancy terminated. Bond retained. Referred to debt collection. All avenues exhausted. Tenant added to TICA database for bad debts.	E&I	Corporate Properties & Fleet	\$6,400.53
1004920	Various – Jan 2024 – May 2024	Rent and water usage. Tenancy terminated. Bond retained. Referred to debt collection. All avenues exhausted. Tenant added to TICA database for bad debts.	E&I	Corporate Properties & Fleet	\$6,444.05
1005054	02/05/24	Cleaning & maintenance on exit. Tenancy ended following resignation of employee. Debt partially recovered. Referred to debt collection. All avenues exhausted. Tenant added to TICA database for bad debts.	E&I	Corporate Properties & Fleet	\$1,044.93

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1004668	23/04/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$109.32
1004859	22/10/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$40.63
1005230	11/06/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$292.79
1005338	25/06/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$53.77
1005413	24/09/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$53.41
1005418	2/10/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$31.40
1005468	16/12/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$50.21

Carried

NOTE:

The Mayor has requested that a delegation to the Chief Executive Officer for bad debts up to \$25,000 in total per financial year is considered for future years.

The Committee has asked if there is any way that Council can retain funds from final termination settlement for any unpaid rental related expenses.

Resolution No.: 9168

Moved: Cr Viv Coleman

Seconded: Cr Vern Russell

That Council:

1. **Receives the Accounts Receivable Bad Debts – Write Off Report and endorse the write-off of \$16,810.36 in bad debts as detailed below:**

Debtor ID	Date of Invoice	Description	Direct orate	Department	Amount
1002061	Various – May 2024	Water usage Jan 2023 – Jan 2024. Tenant deceased.	E&I	Corporate Properties & Fleet	\$62.40
1003856	Various – July 2023 May 2024	Water usage July 2022 – April 2023. Tenant vacated. Property officer unable to make contact. Amount too insignificant to pursue.	E&I	Corporate Properties & Fleet	\$44.85

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1003869	Various – Nov 2023	Final rent and water usage on vacating property. Tenant partially paid outstanding amounts. Property officer unable to make contact. Amount too insignificant to pursue.	E&I	Corporate Properties & Fleet	\$112.14
1004268	29/09/2022	Water usage Jan 2022 to June 2022. Tenant subsequently vacated. Property officer unable to make contact. Amount too insignificant to pursue.	E&I	Corporate Properties & Fleet	\$22.45
1004691	28/09/22	Water usage Jan 2022 to June 2022. Tenant subsequently vacated. Property officer unable to make contact. Amount too insignificant to pursue.	E&I	Corporate Properties & Fleet	\$62.40
1004692	Various – Sept 2023 – Nov 2023	Final reconciliation of rent Nov 2023. Tenant vacated. Property officer unable to make contact.	E&I	Corporate Properties & Fleet	\$571.43
1004722	Various – Sep 2022 – July 2023	Rent and water usage. Tenancy terminated at end of employment. Referred to debt collection. All avenues exhausted.	E&I	Corporate Properties & Fleet	\$1,413.65
1004764	Various – Nov 2022 – Nov 2023	Rent, water, electricity usage and property cleaning & maintenance. Tenancy terminated. Bond retained. Referred to debt collection. All avenues exhausted. Tenant added to TICA database for bad debts.	E&I	Corporate Properties & Fleet	\$6,400.53
1004920	Various – Jan 2024 – May 2024	Rent and water usage. Tenancy terminated. Bond retained. Referred to debt collection. All avenues exhausted. Tenant added to TICA database for bad debts.	E&I	Corporate Properties & Fleet	\$6,444.05

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1005054	02/05/24	Cleaning & maintenance on exit. Tenancy ended following resignation of employee. Debt partially recovered. Referred to debt collection. All avenues exhausted. Tenant added to TICA database for bad debts.	E&I	Corporate Properties & Fleet	\$1,044.93
1004668	23/04/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$109.32
1004859	22/10/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$40.63
1005230	11/06/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$292.79
1005338	25/06/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$53.77
1005413	24/09/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$53.41
1005418	2/10/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$31.40
1005468	16/12/2024	Items not returned to Moranbah Library	PECS	Engaged Communities	\$50.21
					Carried

9.9 Rates Bad Debts – Write off Report

EXECUTIVE SUMMARY

Council currently has a small number of rates debts that are deemed unrecoverable. Consequently, it is proposed that Council write off \$726.26 in Rates Receivables as bad debts.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0970

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

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1. *Receives the Rates Bad Debts – Write Off Report and endorse the write off of \$726.26 in bad debts as detailed below:*

Property ID	Amount	Comments
210510	\$726.26	Council owned community facility – partial rates owing as at surrender of lease by lessee
	\$726.26	

Carried

Resolution No.: 9169

Moved: Cr Terry O'Neill

Seconded: Cr Simon West

That Council:

1. **Receives the Rates Bad Debts – Write Off Report and endorse the write off of \$726.26 in bad debts as detailed below:**

Property ID	Amount	Comments
210510	\$726.26	Council owned community facility – partial rates owing as at surrender of lease by lessee
	\$726.26	

Carried

9.10 Financial Services Overview and Status Update

EXECUTIVE SUMMARY

The purpose of this report is to provide an overview and status update of the Financial Services department's operations and key functions.

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COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0976

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. *Receive and note the content of the report which provides an overview and status update of the Financial Services department's operations and key functions.*

Carried

Resolution No.: 9170

Moved: Cr Jane Pickels

Seconded: Cr Vern Russell

That Council:

1. **Receive and note the content of the report which provides an overview and status update of the Financial Services department's operations and key functions.**

Carried

9.11 Safety and Resilience Update

EXECUTIVE SUMMARY

This report is provided as an update to Council on the current status of Health, Safety and Wellbeing Management System (HSWMS).

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0977

Moved: Cr Terry O'Neill

Seconded: Cr Jane Pickels

That the Committee recommends that Council:

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1. *Notes the Safety and Resilience report provided on the current status of Health, Safety and Wellbeing Management System.*

Carried

Resolution No.: 9171

Moved: Cr Viv Coleman

Seconded: Cr Simon West

That Council:

1. **Notes the Safety and Resilience report provided on the current status of Health, Safety and Wellbeing Management System.**

Carried

9.12 Quarterly Report – Annual Operational Plan 2024-2025

EXECUTIVE SUMMARY

This report provides an overview of Council's progress towards achieving the Annual Operational Plan 2024-2025 objectives.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0978

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. *Receive and note the Performance Report on the 2024-2025 Annual Operational Plan, for the period 1 July 2024 ending 31 March 2025.*

Carried

NOTE:

- The Committee requests that future Annual Operational Plan Quarterly Reporting includes Directorate based reporting to relevant Standing Committee Meetings to allow for questions to the relevant functional area.*

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- *The Committee requested that due dates are added to the reporting to assist in understanding the measure tracking to date.*

Resolution No.: 9172

Moved: Cr Alaina Earl

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. **Receive and note the Performance Report on the 2024-2025 Annual Operational Plan, for the period 1 July 2024 ending 31 March 2025.**

Carried

9.13 Operational Project Delivery – Digital Strategy Program Update

EXECUTIVE SUMMARY

This report is provided as an update to Council on the current status of the Digital Strategy Program.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0979

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That Council:

1. *Notes the Digital Strategy Program update.*

Carried

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Resolution No.: 9173

Moved: Cr Terry O'Neill

Seconded: Cr Vern Russell

That Council:

- 1. Notes the Digital Strategy Program update.**

Carried

9.14 People and Capability Monthly Report

EXECUTIVE SUMMARY

The purpose of this report is to provide information and highlights on the monthly activities of the People and Capability Department.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0983

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

- 1. Receives and notes the People and Capability monthly report.*

Carried

Resolution No.: 9174

Moved: Cr Alaina Earl

Seconded: Cr Simon West

That Council:

- 1. Receives and notes the People and Capability monthly report.**

Carried

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9.15 Minor Community Grants Summary April 2025

EXECUTIVE SUMMARY

This report summarises the minor community grants approved under delegation for the period 1 April to 28 April 2025.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1285

Moved: Cr Terry O'Neill

Seconded: Cr Alaina Earl

That the Committee recommends that Council:

1. Notes the minor community grants approved under delegation for the period 1 April to 28 April 2025.

Carried

NOTE:

Amendment required to the report to correct the event which should have read "Nebo Bushman's Carnival three annual major events for 2025 (Nebo Rodeo, Nebo Cutting Show and Nebo Campdraft)" instead of Nebo Bushman Poets Event:

- The disparity between the figure for Division 8 (and their subsequent flow- on effect to the Total) is due to the additional out of round major grant for the Nebo Bushman Poets Event of \$15,000.00 and outstanding return of funds from Nebo Pony Club in addition to the approved minor grants outlined in this report.

Resolution No.: 9175

Moved: Cr Viv Coleman

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. Notes the minor community grants approved under delegation for the period 1 April to 28 April 2025.

Carried

9.16 Isaac Libraries Replacement of Public Access Computers – Use of Planning, Environment And Community Services Depreciation Funds

EXECUTIVE SUMMARY

This report seeks Council approval to utilise unspent Planning, Environment and Community Services depreciation funds to replace ageing public access computers across Council facilities. The current fleet of computers is now two years beyond warranty and is no longer considered fit for purpose in delivering reliable and secure digital access to the community.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1286

Moved: Cr Alaina Earl

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

- 1. Approves the allocation of a maximum of \$45,000 of unspent Planning, Environment and Community Services depreciation funds for the replacement of public access computers across council facilities.*
- 2. Endorses the purchase of new computers and associated hardware to ensure continued, reliable digital access for the community.*

Carried

Resolution No.: 9176

Moved: Cr Simon West

Seconded: Cr Viv Coleman

That Council:

- 1. Approves the allocation of a maximum of \$45,000 of unspent Planning, Environment and Community Services depreciation funds for the replacement of public access computers across council facilities.**
- 2. Endorses the purchase of new computers and associated hardware to ensure continued, reliable digital access for the community.**

Carried

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9.17 Moranbah Highlanders Swimming Club Incorporated – Tenure Arrangements

EXECUTIVE SUMMARY

The purpose of this report is to seek Council endorsement of an exception under the provisions of Section 236 (2) and 236 (1)(b)(ii) of the Local Government Regulations 2012 to dispose part of Greg Cruickshank Aquatic Centre, being part of Lot 18 on SP249143, located at 20 Batchelor Parade, Moranbah, by way of a five (5) year Licence to Occupy.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1287

Moved: Cr Melissa Westcott

Seconded: Cr Alaina Earl

That the Committee recommends that Council:

1. *Under the provisions of Section 236 (2) of the Local Government Regulations 2012 resolve that an exception from inviting written quotes or tenders is granted for tenure over part of the Greg Cruickshank Aquatic Centre being part of Lot 18 on SP249143, located at 20 Batchelor Parade, Moranbah, by way of a five (5) year Licence to Occupy.*
2. *Under the provisions of Section 236 (1)(b)(ii) of the Local Government Regulations 2012 resolve to enter into a five (5) year Licence to Occupy or whilst the Greg Cruickshank Aquatic Centre is managed by Isaac Regional Council, whichever is the lesser period, with Moranbah Highlanders Swimming Club over part of the Greg Cruickshank Aquatic Centre being part of Lot 18 on SP249143, located at the 20 Batchelor Parade, Moranbah.*
 - a) *Licensing fees to be charged at a peppercorn rate of \$1.00 per annum.*
 - b) *Acknowledging that the building structure is owned by Isaac Regional Council therefore all repairs and maintenance responsibilities will be in accordance with the Base Building Inclusions and Exclusions over the area subject to the Licence to Occupy documentation.*
3. *Authorises the Chief Executive Officer to negotiate, vary and execute the legal instruments to action clause 2 above.*

Carried

NOTE:

Amendment required in the Implications Section as incorrect statement about the club not paying fees and charges:

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- *It is recommended that the licence fee be set at a peppercorn rate of \$1.00 per annum to align with the minimal costs incurred by other swimming clubs in the region. These clubs operate under agreements with pool lessees that do not involve any fees or charges.*

Resolution No.: 9177

Moved: Cr Alaina Earl

Seconded: Cr Vern Russell

That Council:

1. Under the provisions of Section 236 (2) of the *Local Government Regulations 2012* resolve that an exception from inviting written quotes or tenders is granted for tenure over part of the Greg Cruickshank Aquatic Centre being part of Lot 18 on SP249143, located at 20 Batchelor Parade, Moranbah, by way of a five (5) year Licence to Occupy.
2. Under the provisions of Section 236 (1)(b)(ii) of the *Local Government Regulations 2012* resolve to enter into a five (5) year Licence to Occupy or whilst the Greg Cruickshank Aquatic Centre is managed by Isaac Regional Council, whichever is the lesser period, with Moranbah Highlanders Swimming Club over part of the Greg Cruickshank Aquatic Centre being part of Lot 18 on SP249143, located at the 20 Batchelor Parade, Moranbah.
 - a) Licensing fees to be charged at a peppercorn rate of \$1.00 per annum.
 - b) Acknowledging that the building structure is owned by Isaac Regional Council therefore all repairs and maintenance responsibilities will be in accordance with the Base Building Inclusions and Exclusions over the area subject to the Licence to Occupy documentation.
3. Authorises the Chief Executive Officer to negotiate, vary and execute the legal instruments to action clause 2 above.

Carried

UNCONFIRMED MINUTES

9.18 Middlemount Community Sports Association Inc – Tenure Arrangements for Netball

EXECUTIVE SUMMARY

The purpose of this report is to seek Council endorsement of an exception under the provisions of Section 236 (2) and 236 (1)(b)(ii) of the Local Government Regulations 2012 to dispose netball courts being part of Lot 22 on M112143, located at 1 Prince Place, Middlemount, by way of a five (5) year Licence to Occupy with a five (5) year option.

COMMITTEE'S RECOMMENDATION

Resolution No.: E&I0814

Moved: Cr Alaina Earl

Seconded: Cr Rachel Anderson

That the Committee recommends that council:

1. *Under the provisions of Section 236 (2) of the Local Government Regulations 2012 resolve that an exception from inviting written quotes or tenders is granted for tenure the netball courts being part of Lot 22 on M112143, located at 1 Prince Place, Middlemount, by way of a five (5) year Licence to Occupy with a five (5) year option.*
2. *Under the provisions of Section 236 (1)(b)(ii) of the Local Government Regulations 2012 resolve to enter into a five (5) year Licence to Occupy with a five (5) year option with Middlemount Community Sports Association Inc over the netball courts being part of Lot 22 on M112143, located at the 1 Prince Place, Middlemount.*
 - a) *Tenure fees to be charged in accordance with 2024-2025 Fees & Charges – annual tenure fee \$968.00 incl GST, matrix attached.*
 - b) *Acknowledging that the building structure is owned by Isaac Regional Council therefore all repairs and maintenance responsibilities will be in accordance with the Base Building Inclusions and Exclusions over the area subject to the License to Occupy.*
3. *Authorises the Chief Executive Officer to negotiate, vary and execute the legal instruments to action clause 2 above.*

Carried

UNCONFIRMED MINUTES

Resolution No.: 9178

Moved: Cr Jane Pickels

Seconded: Cr Ver Russell

That Council:

- 1. Under the provisions of Section 236 (2) of the Local Government Regulations 2012 resolve that an exception from inviting written quotes or tenders is granted for tenure the netball courts being part of Lot 22 on M112143, located at 1 Prince Place, Middlemount, by way of a five (5) year Licence to Occupy with a five (5) year option.**
- 2. Under the provisions of Section 236 (1)(b)(ii) of the Local Government Regulations 2012 resolve to enter into a five (5) year Licence to Occupy with a five (5) year option with Middlemount Community Sports Association Inc over the netball courts being part of Lot 22 on M112143, located at the 1 Prince Place, Middlemount.**
 - a) Tenure fees to be charged in accordance with 2024-2025 Fees & Charges – annual tenure fee \$968.00 incl GST, matrix attached.**
 - b) Acknowledging that the building structure is owned by Isaac Regional Council therefore all repairs and maintenance responsibilities will be in accordance with the Base Building Inclusions and Exclusions over the area subject to the License to Occupy.**
- 3. Authorises the Chief Executive Officer to negotiate, vary and execute the legal instruments to action clause 2 above**

Carried

UNCONFIRMED MINUTES

9.19

Clermont Community Housing and Other Services Inc – Residential Tenure Arrangements

COMMITTEE'S RECOMMENDATION

EXECUTIVE SUMMARY

The purpose of this report is to seek Council endorsement of an exception under the provisions of Section 236 (2) and 236 (1)(b)(ii) of the Local Government Regulations 2012 to dispose of Lot 2 on C95119, located at Playfair Street, Clermont, by way of a thirty (30) year Trustee Lease to Clermont Community Housing and Other Services Inc.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1289

Moved: Cr Terry O'Neill

Seconded: Cr Alaina Earl

That the Committee recommends that Council:

1. *Under the provisions of Section 236 (2) of the Local Government Regulations 2012 resolve that an exception from inviting written quotes or tenders is granted for tenure over Lot 2 on C95119, located at Playfair Street, Clermont, by way of a thirty (30) year Trustee Lease to Clermont Community Housing and Other Services Inc.*
2. *Under the provisions of Section 236 (1)(b)(ii) of the Local Government Regulations 2012 resolve to enter into tenure by way of a thirty (30) year Trustee Lease to Clermont Community Housing and Other Services Inc.*
 - a) *Tenure fees to be charged in accordance with 2024-2025 Fees and Charges – annual rent/usage fee \$142.00 ex GST, matrix attached.*
 - b) *Acknowledging that all assets have been constructed by Clermont Community Housing and Other Services Inc, repairs and maintenance responsibilities will be the responsibility of the asset owner.*
3. *Authorises the Chief Executive Officer to negotiate, vary and execute the legal instruments to action clause 2 above.*

Carried

UNCONFIRMED MINUTES

NOTE:

- *The Mayor has requested a policy discussion regarding how Council charges lessees and what Council provides through the base building process.*
- *Attachment does not match the report – type 10 years instead of 30 years (correct at point in time) as negotiations have changed time period.*
- *The Committee requested a register of all Community Facilities – what facilities have leases and when are they due to expire or if they don't have a current lease including a matrix that provides information if the lessee/tenant is meeting their obligations.*

Resolution No.: 9179

Moved: Cr Terry O'Neill

Seconded: Cr Jane Pickels

That Council:

1. Under the provisions of Section 236 (2) of the *Local Government Regulations 2012* resolve that an exception from inviting written quotes or tenders is granted for tenure over Lot 2 on C95119, located at Playfair Street, Clermont, by way of a thirty (30) year Trustee Lease to Clermont Community Housing and Other Services Inc.
2. Under the provisions of Section 236 (1)(b)(ii) of the *Local Government Regulations 2012* resolve to enter into tenure by way of a thirty (30) year Trustee Lease to Clermont Community Housing and Other Services Inc.
 - c) Tenure fees to be charged in accordance with 2024-2025 Fees and Charges – annual rent/usage fee \$142.00 ex GST, matrix.
 - d) Acknowledging that all assets have been constructed by Clermont Community Housing and Other Services Inc, repairs and maintenance responsibilities will be the responsibility of the asset owner.
3. Authorises the Chief Executive Officer to negotiate, vary and execute the legal instruments to action clause 2 above.

Carried

UNCONFIRMED MINUTES

The Chief Executive Officer advised Council that Report 9.20 Tenure Arrangements – Clermont and District Tennis Association Inc was included in the May 2025 Ordinary Meeting Agenda in error as the Planning, Environment and Community Services Standing Committee laid the report on the table at the May Standing Committee Meeting for consideration at a future meeting to ensure that further information is provided on the financial implications, the Council obligations and responsibilities with regards to the Courts (Base Building Costs) to proceed with this lease and the responsibilities for the Club.

9.20 Tenure Arrangements – Clermont and District Tennis Association Inc

EXECUTIVE SUMMARY

The purpose of this report is to seek Council endorsement of an exception under the provisions of Section 236 (2) and 236 (1)(b)(ii) of the Local Government Regulations 2012 to dispose part of Lot 1 on SP296846, located at 65 Collins Street, Clermont, by way of a three (3) year trustee lease to Clermont and District Tennis Association Inc.

COMMITTEE'S RECOMMENDATION

Resolution No.:

Moved: Cr Vern Russell

Seconded: Cr Rachel Anderson

That the Committee recommends that Council:

- 1. Under the provisions of Section 236 (2) of the Local Government Regulations 2012 resolves that an exception from inviting written quotes or tenders is granted for tenure over Lot 1 on SP296846, located at 65 Collins Street, Clermont.*
- 2. Under the provisions of Section 236 (1)(b)(ii) of the Local Government Regulations resolves to approve to enter into a three-year trustee lease agreement with Clermont and District Tennis Association Inc.*
 - a) Lease fees to be charged in accordance with 2024-2025 Fees & Charges – annual rent/usage fee \$730.00 ex GST, matrix attached.*
 - b) All outgoings will be at the expense of the Trustee Lessee as detailed in the Standard Terms Documents.*
 - c) Council to cover the cost of survey/sketch plan and registration of lease on Title as the Clermont Sporting Precinct has not previously been subject to tenure.*
 - d) Acknowledging that the courts are a Council asset, all repairs and maintenance responsibilities will be in accordance with the Base Building Inclusions and Exclusions as*

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detailed in the Standard Terms Documents and acknowledging that the clubhouse is owned by the Clermont and District Tennis Association Inc., therefore all repairs and maintenance responsibilities will be the responsibility of the club.

3. *Authorises the Chief Executive Officer to negotiate, vary and execute the legal instruments to action clause 2 above.*

Carried

Resolution No.:

Moved: Cr

Seconded: Cr

That Council:

1. Under the provisions of Section 236 (2) of the Local Government Regulations 2012 resolves that an exception from inviting written quotes or tenders is granted for tenure over Lot 1 on SP296846, located at 65 Collins Street, Clermont.
2. Under the provisions of Section 236 (1)(b)(ii) of the Local Government Regulations resolves to approve to enter into a three-year trustee lease agreement with Clermont and District Tennis Association Inc.
 - a) Lease fees to be charged in accordance with 2024-2025 Fees & Charges – annual rent/usage fee \$730.00 ex GST, matrix attached.
 - b) All outgoings will be at the expense of the Trustee Lessee as detailed in the Standard Terms Documents.
 - c) Council to cover the cost of survey/sketch plan and registration of lease on Title as the Clermont Sporting Precinct has not previously been subject to tenure.
 - d) Acknowledging that the courts are a Council asset, all repairs and maintenance responsibilities will be in accordance with the Base Building Inclusions and Exclusions as detailed in the Standard Terms Documents and acknowledging that the clubhouse is owned by the Clermont and District Tennis Association Inc., therefore all repairs and maintenance responsibilities will be the responsibility of the club.
3. Authorises the Chief Executive Officer to negotiate, vary and execute the legal instruments to action clause 2 above.

Carried/Lost

UNCONFIRMED MINUTES

9.21 Planning, Environment and Community Services FY2024 - 2025 Capital Projects Progress Report as at 28 April 2025

EXECUTIVE SUMMARY

This report is to provide an update to Council on the progress in the delivery of the Planning, Environment and Community Services 2024-2025 Capital Works Program.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1296

Moved: Cr Alaina Earl

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. *Receives and notes the monthly Planning, Environment and Community Services 2024-2025 Capital Progress Summary Report as at 28 April 2025.*

Carried

NOTE:

The Committee has requested that the Report be updated to reflect the updated project timelines for the Dysart Miner's Memorial Project.

The Chair has requested an update on the wall at the Flaggy Rock Community Centre Project.

Resolution No.: 9180

Moved: Cr Alaina Earl

Seconded: Cr Vern Russell

That Council:

1. **Receives and notes the monthly Planning, Environment and Community Services 2024-2025 Capital Progress Summary Report as at 28 April 2025.**

Carried

UNCONFIRMED MINUTES

9.22

Planning Environment and Community Services Monthly Departmental Report – Community Education and Compliance

EXECUTIVE SUMMARY

The Purpose of this report is to provide an overview and status update of the Community Education and Compliance Department's operational commitments.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1299

Moved: Cr Terry O'Neill

Seconded: Cr Alaina Earl

That the Committee recommends that Council:

1. *Receives and notes the contents of the Planning Environment and Community Services Monthly Departmental Report – Community Education and Compliance that provides an overview and status update of the Community Education and Compliance Department's operational commitments.*

Carried

NOTE:

The Mayor has asked for a briefing or workshop on the Framework on the service level assessment for the Community Education and Compliance Department operations.

Resolution No.: 9181

Moved: Cr Viv Coleman

Seconded: Cr Alaina Earl

That Council:

1. **Receive and note the content of this report that provides an overview and status update of the Community Education and Compliance Department's operational commitments.**

Carried

9.23 Isaac Arts and Cultural Advisory Committee Minutes – 27 March 2025

EXECUTIVE SUMMARY

The Isaac Arts and Cultural Advisory Committee (IACAC) provides guidance to Council about the implementation of arts related policies and plans, plus advice on the development and delivery of the Regional Arts Development Fund (RADF). This report requests that Council receives and notes the Minutes from the IACAC meeting held on 13 March 2025 and presents committee recommendations for consideration.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1300

Moved: Cr Alaina Earl

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. *Receives and notes the Minutes of the Isaac Arts and Cultural Advisory Committee from its meeting held on Thursday, 27 March 2025.*
2. *Approves to pay Suzanne Kay Scott the grant amount of \$2,000.00 as per Council Resolution No. 9052 before the commencement of the funded activity on the basis that she submits an amended RADF 2024-2025 Round Two application with the funding amount requested as \$2,000.00 excluding GST with eligible budget items totalling \$2,000.00.*
3. *Approves to pay Bridgette Rosalind Peady the grant amount of \$2,000.00 as per Council Resolution No. 9052 before the commencement of the funded activity on the basis that she submits an amended RADF 2024-2025 Round Two application with the funding amount requested as \$2,000.00 excluding GST with eligible budget items totalling \$2,000.00.*
4. *Endorse the 2025-2026 Regional Arts Development Fund (RADF) grant funding priorities as:*
 - a. *Community resilience: Using arts and cultural initiatives as a tool for positive social impact.*
 - b. *Local content/local product: Valuing our local artists, performers, creators and arts administrators.*
 - c. *Place-making: Facilitating creative activation of places and spaces.*
 - d. *Lifelong learning: Supporting opportunities for growth.*

UNCONFIRMED MINUTES

5. *Endorse the 2025-2026 RADF program and budget being delivered through:*
- a. *RADF local grants program with two funding rounds; and*
 - b. *Council-led initiatives being:*
 - i. *Facilitating activities to support the roll out of the Isaac Regional Council Arts and Cultural Strategic Plan*
 - ii. *Arts, cultural and heritage programming to support the Clermont Museum and the Historic Nebo Museum*
 - iii. *2026 St Lawrence Wetlands Weekend arts and cultural activities*

Carried

Resolution No.: 9182

Moved: Cr Alaina Earl

Seconded: Cr Jane Pickels

That Council:

- 1. Receives and notes the Minutes of the Isaac Arts and Cultural Advisory Committee from its meeting held on Thursday, 27 March 2025.**
- 2. Approves to pay Suzanne Kay Scott the grant amount of \$2,000.00 as per Council Resolution No. 9052 before the commencement of the funded activity on the basis that she submits an amended RADF 2024-2025 Round Two application with the funding amount requested as \$2,000.00 excluding GST with eligible budget items totalling \$2,000.00.**
- 3. Approves to pay Bridgette Rosalind Peady the grant amount of \$2,000.00 as per Council Resolution No. 9052 before the commencement of the funded activity on the basis that she submits an amended RADF 2024-2025 Round Two application with the funding amount requested as \$2,000.00 excluding GST with eligible budget items totalling \$2,000.00.**
- 4. Endorse the 2025-2026 Regional Arts Development Fund (RADF) grant funding priorities as:**
 - a. Community resilience: Using arts and cultural initiatives as a tool for positive social impact.**
 - b. Local content/local product: Valuing our local artists, performers, creators and arts administrators.**
 - c. Place-making: Facilitating creative activation of places and spaces.**

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d. Lifelong learning: Supporting opportunities for growth.

5. Endorse the 2025-2026 RADF program and budget being delivered through:

a. RADF local grants program with two funding rounds; and

b. Council-led initiatives being:

i. Facilitating activities to support the roll out of the Isaac Regional Council Arts and Cultural Strategic Plan

ii. Arts, cultural and heritage programming to support the Clermont Museum and the Historic Nebo Museum

iii. 2026 St Lawrence Wetlands Weekend arts and cultural activities

Carried

9.24 Central Queensland Helicopter Rescue Service Ltd – 3 Year Funding Agreement Renewal

EXECUTIVE SUMMARY

Central Queensland Helicopter Rescue Service Ltd (CQ Rescue) is seeking support from Council to renew a three (3) year multiyear agreement. CQ Rescue is an aeromedical and search and rescue helicopter organisation providing vital services within the Isaac region.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1301

Moved: Cr Alaina Earl

Seconded: Cr Melissa Westcott

That the Committee recommends that Council:

1. Approves the renewal of a three (3) year funding agreement for Central Queensland Helicopter Service Ltd (CQ Rescue) to the amount of \$55,000 per year, commencing from 2025/26 Financial Year.

Carried

UNCONFIRMED MINUTES

NOTE:

The Mayor has requested that different funding alternatives is investigated to include sponsorship and other similar funding options including how funding increases are considered for multi-year sponsorships.

Resolution No.: 9183

Moved: Cr Simon West

Seconded: Cr Terry O'Neill

That Council:

- Approves the renewal of a three (3) year funding agreement for Central Queensland Helicopter Service Ltd (CQ Rescue) to the amount of \$55,000 per year, commencing from 2025/26 Financial Year.**

Carried

9.25 Aveling and Porter Showcase at National Historical Machinery Association Rally – Kingsthorpe Park

EXECUTIVE SUMMARY

This report seeks Council's approval to send Isaac Regional Council representatives and the Aveling & Porter steam traction engine from Clermont Museum to Kingsthorpe Park to participate in the 19th National Historical Machinery Association Rally in August 2025.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1302

Moved: Cr Terry O'Neill

Seconded: Cr Alaina Earl

That the Committee recommends that Council:

- Loan the historic Aveling & Porter traction engine to the National Historical Machinery Association to be showcased at Kingsthorpe Park as part of the 19th NHMA National Rally in August 2025.**

UNCONFIRMED MINUTES

2. *Send representatives from Isaac Regional Council to share the story of the engine as a significant part of Queensland's history.*
3. *Approves expenditure of up to \$5,000 from existing budget for insurance and public liability coverage while the engine is located offsite at Kingsthorpe Park for the duration of the event.*

Carried

Resolution No.: 9184

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That Council:

1. **Loan the historic Aveling & Porter traction engine to the National Historical Machinery Association to be showcased at Kingsthorpe Park as part of the 19th NHMA National Rally in August 2025.**
2. **Send representatives from Isaac Regional Council to share the story of the engine as a significant part of Queensland's history.**
3. **Approves expenditure of up to \$5,000 from existing budget for insurance and public liability coverage while the engine is located offsite at Kingsthorpe Park for the duration of the event.**

Carried

9.26 Community Leasing Invoicing – Engagement Strategy

EXECUTIVE SUMMARY

The purpose of this report is to seek endorsement of an Engagement Strategy to guide Council's engagement with community groups regarding the recommencement of council invoicing for community leases.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1303

Moved: Cr Alaina Earl

Seconded: Cr Melissa Westcott

UNCONFIRMED MINUTES

That the Committee recommends that Council:

1. *Endorses the Community Leasing Engagement Strategy related to invoicing for community leases.*

Carried

Resolution No.: 9185

Moved: Cr Vern Russell

Seconded: Cr Alaina Earl

That Council:

1. **Endorses the Community Leasing Engagement Strategy related to invoicing for community leases.**

Carried

9.27 Isaac Regional Council Project Progress Reports - CUC Isaac

EXECUTIVE SUMMARY

This report provides an update on the CUC Isaac Moranbah fitout and seeks Council's endorsement to investigate the potential repurposing of the old Clermont Library for the CUC Isaac Clermont campus.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1304

Moved: Cr Alaina Earl

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. *Receives and notes the CUC Isaac Project progress report.*
2. *Endorses the repurposing of the Old Clermont Library (21 Daintree Street, Clermont) for use as the CUC Isaac Clermont centre, subject to building and suitability assessment and appropriate consultation with CUC Isaac Board.*
3. *Requests that an alternative option is brought back to Council for consideration if the repurposing of the Old Clermont Library is not able to proceed.*

UNCONFIRMED MINUTES

4. *Delegates authority to the Mayor and Chief Executive Officer to negotiate any relevant agreements/contracts regarding the CUC Isaac Clermont Centre.*

Carried

Resolution No.: 9186

Moved: Cr Simon West

Seconded: Cr Terry O'Neill

That Council:

1. **Receives and notes the CUC Isaac Project progress report.**
2. **Endorses the repurposing of the Old Clermont Library (21 Daintree Street, Clermont) for use as the CUC Isaac Clermont centre, subject to building and suitability assessment and appropriate consultation with CUC Isaac Board.**
3. **Requests that an alternative option is brought back to Council for consideration if the repurposing of the Old Clermont Library is not able to proceed.**
4. **Delegates authority to the Mayor and Chief Executive Officer to negotiate any relevant agreements/contracts regarding the CUC Isaac Clermont Centre.**

Carried

NOTE:

Council has requested that an alternative functioning meeting space be investigated should the Clermont Board Room be the preferred CUC site for Clermont.

9.28 Infrastructure Department Monthly Update – April 2025

EXECUTIVE SUMMARY

This report is to provide a monthly update to Council on the current operational status of the Infrastructure Department.

COMMITTEE'S RECOMMENDATION

Resolution No.: E&I0818

UNCONFIRMED MINUTES

Moved: Cr Alaina Earl

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. Notes the Infrastructure Department monthly update for April 2025.

Carried

NOTE:

Cr Rachel Anderson questioned and discussed the status of the Middlemount bus stops remediation works. The Manager Infrastructure confirmed that Anglo American installed the bus stops, and that contact will be made with Anglo American to see if they are willing to contribute to the cost of the works. Prior to making contact, initial contract conditions will be reviewed.

Resolution No.: 9187

Moved: Cr Simon West

Seconded: Cr Vern Russell

That Council:

1. Notes the Infrastructure Department monthly update for April 2025.

Carried

9.29 Parks and Recreation Department Update – April 2025

EXECUTIVE SUMMARY

This report is to provide an update to Council on the current operational status of the Parks and Recreation Department.

COMMITTEE'S RECOMMENDATION

Resolution No.: E&I0819

Moved: Cr Terry O'Neill

Seconded: Cr Viv Coleman

That the Committee recommends that Council:

1. Receives and notes the Parks and Recreation Department update for April 2025.

Carried

UNCONFIRMED MINUTES

NOTE:

Cr Simon West questioned and discussed who would be monitoring the CCTV footage in the Townsquare. The Manager Parks and Recreation confirmed that their department will work with the Communications Team to develop and distribute proactive media, to help the community understand how the CCTV works, is monitored and the location of the 3 cameras.

Resolution No.: 9188

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That Council:

- 1. Receives and notes the Parks and Recreation Department update for April 2025.**

Carried

9.30 Renaming of Red Rock Road and Unnamed Road at Mackenzie River Locality

EXECUTIVE SUMMARY

A formal request has been received for renaming of Red Rock Road and naming of a currently unnamed road at Mackenzie River locality that is currently known as 'Unnamed Road'.

COMMITTEE'S RECOMMENDATION

Resolution No.: E&I0820

Moved: Cr Rachel Anderson

Seconded: Cr Alaina Earl

That the Committee recommends that Council:

- 1. Receives the report on the proposed names for the roads currently known as Red Rock Road and Unnamed Road.*
- 2. Adopts renaming the current Red Rock Road to Fairhills Road providing consistency across council boundaries.*
- 3. Consider and formally adopt a name, from the proposed options, for the Unnamed Road.*
- 4. Adopt proposed road name Burngrove Road, to now be the name of the Unnamed Road.*

Carried

UNCONFIRMED MINUTES

Resolution No.: 9189

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That Council:

1. **Receives the report on the proposed names for the roads currently known as Red Rock Road and Unnamed Road.**
2. **Adopts renaming the current Red Rock Road to Fairhills Road providing consistency across council boundaries.**
3. **Consider and formally adopt a name, from the proposed options, for the Unnamed Road.**
4. **Adopt proposed road name Burngrove Road, to now be the name of the Unnamed Road.**

Carried

9.31 Simultaneous Road Opening and Closure – Junee National Park

EXECUTIVE SUMMARY

This report serves to recommend adoption of a non-objection by Council of the simultaneous opening of a new length of road reserve to replace an existing length of the Junee National Park access track/road reserve, and the closing of the section of the existing Junee National Park access track/road reserve which will be replaced by the proposed opening.

COMMITTEE'S RECOMMENDATION

Resolution No.: E&I0821

Moved: Cr Rachel Anderson

Seconded: Cr Alaina Earl

That the Committee recommends that Council:

1. *Adopts a non-objection to the proposed simultaneous road opening and closing, however, Council will not share or contribute to the costs (survey or otherwise) of the road opening and closing, and*
2. *Delegates the authority to the Chief Executive Officer to sign the Authorisation of the Road Closure application.*

Carried

UNCONFIRMED MINUTES

Resolution No.: 9190

Moved: Cr Jane Pickels

Seconded: Cr Alaina Earl

That Council:

- 1. Adopts a non-objection to the proposed simultaneous road opening and closing, however, Council will not share or contribute to the costs (survey or otherwise) of the road opening and closing, and**
- 2. Delegates the authority to the Chief Executive Officer to sign the Authorisation of the Road Closure application.**

Carried

9.32 Compensation Agreement ML700073

EXECUTIVE SUMMARY

The purpose of this report is for Council to consider the Compensation Agreement with Queensland Coking Coal Pty Ltd and QLD Coal Aust No.1 Pty Ltd.

COMMITTEE'S RECOMMENDATION

Resolution No.: E&I0822

Moved: Cr Simon West

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

- 1. Supports the negotiation to enter into a compensation agreement with Queensland Coking Coal Pty Ltd and QLD Coal Aust No.1 Pty Ltd in accordance with section 279 of the Mineral Resources Act 1989 (Qld) [MRA].*
- 2. Delegates authority to the Chief Executive Officer to negotiate, vary and execute the proposed Compensation Agreement in relation to ML700073 in accordance with section 279 of the Mineral Resources Act 1989 (Qld) [MRA].*

UNCONFIRMED MINUTES

Resolution No.: 9191

Moved: Cr Viv Coleman

Seconded: Cr Vern Russell

That Council:

- 1. Supports the negotiation to enter into a compensation agreement with Queensland Coking Coal Pty Ltd and QLD Coal Aust No.1 Pty Ltd in accordance with section 279 of the *Mineral Resources Act 1989 (Qld)* [MRA].**
- 2. Delegates authority to the Chief Executive Officer to negotiate, vary and execute the proposed Compensation Agreement in relation to ML700073 in accordance with section 279 of the *Mineral Resources Act 1989 (Qld)* [MRA].**

Carried

9.33 Compensation Agreement ML70109

EXECUTIVE SUMMARY

The purpose of this report is for Council to consider the Compensation Agreement with New Lenton Coal Pty Ltd and MPC Lenton Pty Ltd.

COMMITTEE'S RECOMMENDATION

Resolution No.: E&I0823

Moved: Cr Viv Coleman

Seconded: Cr Alaina Earl

That the Committee recommends that Council:

- 1. Supports the negotiation to enter into a compensation agreement for ML70109 with New Lenton Coal Pty Ltd and MPC Lenton Pty Ltd in accordance with section 279 of the *Mineral Resources Act 1989 (Qld)* [MRA].**
- 2. Delegates authority to the Chief Executive Officer to negotiate, vary and execute the proposed Compensation Agreement in relation to ML70109 in accordance with section 279 of the *Mineral Resources Act 1989 (Qld)* [MRA].**

Carried

UNCONFIRMED MINUTES

Resolution No.: 9192

Moved: Cr Jane Pickels

Seconded: Cr Viv Coleman

That Council:

- 1. Supports the negotiation to enter into a compensation agreement for ML70109 with New Lenton Coal Pty Ltd and MPC Lenton Pty Ltd in accordance with section 279 of the *Mineral Resources Act 1989 (Qld)* [MRA].**
- 2. Delegates authority to the Chief Executive Officer to negotiate, vary and execute the proposed Compensation Agreement in relation to ML70109 in accordance with section 279 of the *Mineral Resources Act 1989 (Qld)* [MRA].**

Carried

9.34 Engineering and Infrastructure 2024/2025 Capital Projects Progress Report – April 2025

EXECUTIVE SUMMARY

This report is to provide an update to the Engineering and Infrastructure Standing Committee and Council of the progress in delivery of the Engineering and Infrastructure 2024/2025 Capital Works Program.

OFFICER'S RECOMMENDATION

Resolution No.: E&I0817

Moved: Cr Alain Earl

Seconded: Cr Viv Coleman

That the Committee recommends that Council:

- 1. Receives and notes the monthly Engineering and Infrastructure 2024/2025 Capital Projects Progress Summary Report for April 2025.**

Carried

UNCONFIRMED MINUTES

NOTE:

The committee discussed what funding we have received from renewable companies for the Marlborough Road. It is confirmed that an additional \$2.3M RMPC allocation is attributed to a contribution from the Lotus Creek Wind farm.

Resolution No.: 9193

Moved: Cr Vern Russell

Seconded: Cr Alaina Earl

That Council:

- 1. Receives and notes the monthly Engineering and Infrastructure 2024/2025 Capital Projects Progress Summary Report for April 2025.**

Carried

9.35 Water and Waste Directorate 2024/2025 Capital Projects Progress Report

EXECUTIVE SUMMARY

This report is to provide an update to the Water and Waste Standing Committee and Council on the progress of the delivery of the Water and Waste Directorate 2024/2025 Capital Works Program.

COMMITTEE'S RECOMMENDATION

Resolution No.: W&W0559

Moved: Cr Viv Coleman

Seconded: Cr Rachel Anderson

That the Committee recommends that Council:

- 1. Receives and notes the monthly Water and Waste 2024/2025 Capital Projects Progress Summary Report.**

Carried

UNCONFIRMED MINUTES

Resolution No.: 9194

Moved: Cr Simon West

Seconded: Cr Terry O'Neill

That Council:

- 1. Receives and notes the monthly Water and Waste 2024/2025 Capital Projects Progress Summary Report.**

Carried

9.36 Water Quality Investigation Action Plan Update

EXECUTIVE SUMMARY

The purpose of this report is to update Council on the Water Quality Reliability Investigation Action Plan Deliverables following the 2021/22 Christmas Period water quality incidents.

COMMITTEES RECOMMENDATION

Resolution No.: W&W0560

Moved: Cr Rachel Anderson

Seconded: Cr Vern Russell

That the Committee recommends that Council:

- 1. Receives and notes the quarterly update report for the Water Quality Investigation Action Plan Deliverables.*
- 2. A report to be presented to the July 2025 Standing Committee with the Water Quality Investigation Action Plan items, status of items and findings outlined. This will provide assurance to the committee and determine the proposed ceasing of monthly reporting and agree to only report on this matter unless there is a serious deviation by exception reporting.*

Carried

UNCONFIRMED MINUTES

Resolution No.: 9195

Moved: Cr Simon West

Seconded: Cr Vern Russell

That Council:

- 1. Receives and notes the quarterly update report for the Water Quality Investigation Action Plan Deliverables.**
- 2. A report to be presented to the July 2025 Standing Committee with the Water Quality Investigation Action Plan items, status of items and findings outlined. This will provide assurance to the committee and determine the proposed ceasing of monthly reporting and agree to only report on this matter unless there is a serious deviation by exception reporting.**

Carried

9.37 Water and Waste Monthly Departmental Report – Waste Services

EXECUTIVE SUMMARY

The purpose of this report is to provide an update to Council on the Waste Services department within the Water and Waste Directorate.

COMMITTEE'S RECOMMENDATION

Resolution No.: W&W0561

Moved: Cr Rachel Anderson

Seconded: Cr Viv Coleman

That the Committee recommends that Council:

- 1. Receives and notes this report outlining Waste Services Department's activities within the Water and Waste Directorate.**

Carried

NOTE:

The committee agree to change the Amnesty Day date from the 31 May 2025 to June 2025, date/s to be advised.

UNCONFIRMED MINUTES

Resolution No.: 9196

Moved: Cr Simon West

Seconded: Cr Alaina Earl

That Council:

1. **Receives and notes this report outlining Waste Services Department's activities within the Water and Waste Directorate.**

Carried

10. OFFICER REPORTS

10.1 Nebo Showgrounds Master Plan Advisory Committee Minutes – 8 April 2025

EXECUTIVE SUMMARY

The purpose of this report is to present to Council the minutes of the Nebo Showgrounds Master Plan Advisory Committee (NSMPAC) meeting held on Tuesday, 8 April 2025.

OFFICER'S RECOMMENDATION

That Council:

1. *Receives and notes the minutes of the Nebo Showgrounds Master Plan Advisory Committee held on 8 April 2025; and*
2. *Adopts the recommendations of the Nebo Showgrounds Master Plan Advisory Committee held on 8 April 2025, in particular, that Council:*
 - i. *Repeals the Nebo Showgrounds Master Plan Advisory Committee Terms of Reference November 2024.*
 - ii. *Receives and adopts the Nebo Showgrounds Master Plan Advisory Committee Terms of Reference April 2025, noting the changes to membership and inclusion of community members to the committee.*

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- iii. *Receives and note the Nebo Showground Master Plan Advisory Committee Action List as at 8 April 2025 (Attachment 1 – Nebo Showgrounds Master Plan Advisory Committee Action List as at 8 April 2025).*
- iv. *Receive and note the Nebo Showgrounds Master Plan Stage 1 works update and convene the Nebo Showgrounds Master Plan working group to consider avenues that would enable delivery of the pending construction works and associated bookings for events to occur.*
- v. *Requests the Chief Executive Officer (or delegate) to develop a communication plan for Nebo Showgrounds booked event holders advising on Nebo Showgrounds Master Plan stage 1 works.*
- vi. *Acknowledges the amendment of scope of Stage 1 the defers delivery of associated amenities to be considered for Stage 2 for Pony Club and Polocrosse fields.*

Resolution No.: 9197

Moved: Cr Viv Coleman

Seconded: Cr Terry O'Neill

That Council:

- 1. Receives and notes the minutes of the Nebo Showgrounds Master Plan Advisory Committee held on 8 April 2025; and**
- 2. Adopts the recommendations of the Nebo Showgrounds Master Plan Advisory Committee held on 8 April 2025, in particular, that Council:**
 - i. Repeals the Nebo Showgrounds Master Plan Advisory Committee Terms of Reference November 2024.**
 - ii. Receives and adopts the Nebo Showgrounds Master Plan Advisory Committee Terms of Reference April 2025, noting the changes to membership and inclusion of community members to the committee.**
 - iii. Receives and note the Nebo Showground Master Plan Advisory Committee Action List as at 8 April 2025 (Attachment 1 – Nebo Showgrounds Master Plan Advisory Committee Action List as at 8 April 2025).**
 - iv. Receive and note the Nebo Showgrounds Master Plan Stage 1 works update and convene the Nebo Showgrounds Master Plan working group to consider avenues that would enable delivery of the pending construction works and associated bookings for events to occur.**
 - v. Requests the Chief Executive Officer (or delegate) to develop a communication plan for Nebo Showgrounds booked event holders advising on Nebo Showgrounds Master Plan stage 1 works.**

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- vi. Acknowledges the amendment of scope of Stage 1 the defers delivery of associated amenities to be considered for Stage 2 for Pony Club and Polocrosse fields.

Carried

10.2 MCU24/0019 - Development Application - Development Permit for Material Change of Use - Battery Energy Storage System (Undefined Use) on Land At 178 Suttor Developmental Road, Nebo Described as Lot 20 On WHS462

EXECUTIVE SUMMARY

On 29 October 2024, Council received a development application from Nebo BESS Pty Ltd c/- EMM Consulting for a Development Permit for a Material Change of Use - Battery Energy Storage System (Undefined Use) on land at 178 Suttor Developmental Road, Nebo formally described as Lot 20 on WHS462. It is recommended that the development application is approved, subject to conditions.

OFFICER'S RECOMMENDATION

That Council:

- Approves the development application for MCU24/0019 for a Development Permit for Material Change of Use – Battery Energy Storage System (Undefined Use) on land at 178 Suttor Developmental Road, Nebo, described as Lot 20 on WHS462, subject to the following conditions of approval:

NO.	CONDITION	TIMING
GENERAL CONDITIONS		
1	Carry out the approved development generally in accordance with the approved drawings and documents.	At all times unless otherwise stated
2	Maintain the approved development generally in accordance with the approved drawings and documents and any relevant Council engineering or other approval required by the conditions.	To be maintained
3	Where there is any conflict between the conditions of this Decision Notice and details shown on the Approved Drawings, the conditions prevail.	At all times
4	The applicant must meet the full cost of all works and any other requirements associated with this development, unless specified in a particular condition.	At all times
5	The applicant must repair any damage to existing infrastructure (e.g. kerb and channel, footpath or roadway) that may have occurred during any works	At all times

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	<i>undertaken as part of the development. Any damage that is deemed to create a hazard to the community must be repaired immediately.</i>																																																	
6	<i>The applicant must demonstrate to Council compliance with the conditions of the approval prior to commencement of the changed use.</i>	<i>Prior to commencement of use</i>																																																
APPROVED DRAWINGS AND DOCUMENTS																																																		
7	<p><i>Except where amended by the conditions of this Decision Notice, the development is to be carried out, generally in accordance with the following approved drawings and/or documents:</i></p> <table><tr><th>Plan No.</th><th>Rev</th><th>Plan Name</th><th>Date</th></tr><tr><td>MJ2569/BE01</td><td>P1</td><td><i>Bulk Earthwork Layout and Locality Plan, prepared by Northern Consulting Engineers</i></td><td>31/01/2025</td></tr><tr><td>MJ2569/BE02</td><td>P1</td><td><i>Bulk Earthwork Layout and Level Plan Switchyard, prepared by Northern Consulting Engineers</i></td><td>31/01/2025</td></tr><tr><td>MJ2569/BE03</td><td>P1</td><td><i>Bulk Earthwork Layout and Level Plan Battery Compound, prepared by Northern Consulting Engineers</i></td><td>31/01/2025</td></tr><tr><td>MJ2569/BE04</td><td>P1</td><td><i>Bulk Earthwork Construction Details, prepared by Northern Consulting Engineers</i></td><td>31/01/2025</td></tr><tr><td>25741-E000</td><td>1</td><td><i>General Arrangement, prepared by NEBO BESS Pty Ltd</i></td><td>17/01/2025</td></tr><tr><td>25741-E050</td><td>1</td><td><i>BESS Plan, prepared by NEBO BESS Pty Ltd</i></td><td>17/01/2025</td></tr><tr><td>25741-E060</td><td>1</td><td><i>O&M Building, prepared by NEBO BESS Pty Ltd</i></td><td>17/01/2025</td></tr><tr><td>25741-E070</td><td>1</td><td><i>Typical Access Track Detail, prepared by NEBO BESS Pty Ltd</i></td><td>17/01/2025</td></tr><tr><td>25741-E100</td><td>1</td><td><i>Project Substation, prepared by NEBO BESS Pty Ltd</i></td><td>17/01/2025</td></tr><tr><td>25741-E200</td><td>1</td><td><i>Fencing Details, prepared by NEBO BESS Pty Ltd</i></td><td>17/01/2025</td></tr><tr><td>25741-E300</td><td>1</td><td><i>BESS Sections, prepared by NEBO BESS Pty Ltd</i></td><td>17/01/2025</td></tr></table>	Plan No.	Rev	Plan Name	Date	MJ2569/BE01	P1	<i>Bulk Earthwork Layout and Locality Plan, prepared by Northern Consulting Engineers</i>	31/01/2025	MJ2569/BE02	P1	<i>Bulk Earthwork Layout and Level Plan Switchyard, prepared by Northern Consulting Engineers</i>	31/01/2025	MJ2569/BE03	P1	<i>Bulk Earthwork Layout and Level Plan Battery Compound, prepared by Northern Consulting Engineers</i>	31/01/2025	MJ2569/BE04	P1	<i>Bulk Earthwork Construction Details, prepared by Northern Consulting Engineers</i>	31/01/2025	25741-E000	1	<i>General Arrangement, prepared by NEBO BESS Pty Ltd</i>	17/01/2025	25741-E050	1	<i>BESS Plan, prepared by NEBO BESS Pty Ltd</i>	17/01/2025	25741-E060	1	<i>O&M Building, prepared by NEBO BESS Pty Ltd</i>	17/01/2025	25741-E070	1	<i>Typical Access Track Detail, prepared by NEBO BESS Pty Ltd</i>	17/01/2025	25741-E100	1	<i>Project Substation, prepared by NEBO BESS Pty Ltd</i>	17/01/2025	25741-E200	1	<i>Fencing Details, prepared by NEBO BESS Pty Ltd</i>	17/01/2025	25741-E300	1	<i>BESS Sections, prepared by NEBO BESS Pty Ltd</i>	17/01/2025	<i>At all times</i>
Plan No.	Rev	Plan Name	Date																																															
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	25741-E400	1	Substation Sections Sheet 1, <i>prepared by NEBO BESS Pty Ltd</i>	17/01/2025	
	25741-E401	1	Substation Sections Sheet 2, <i>prepared by NEBO BESS Pty Ltd</i>	17/01/2025	
	25741-E402	1	Substation Section Sheet 3, <i>prepared by NEBO BESS Pty Ltd</i>	17/01/2025	
	Figure 1.1	-	Easements and Encumbrances, <i>prepared by EMM Consulting</i>	24/02/2025	
	Figure 1.2	-	Project Indicative Car Parking Layout, <i>prepared by EMM Consulting</i>	24/02/2025	
Referenced Documents					
	Document No.	Re v	Document Name	Date	
	E231083 RP#6	2	Visual Impact Statement, <i>prepared by EMM Consulting</i>	October 2024	
	QD384- 01F02 Noise Report (r3)	R3	Noise Impact Assessment, <i>prepared by Renzo Tonin & Associates</i>	23/10/2024	
	24058	1	Traffic Impact Assessment, <i>prepared by Rytenschild Traffic Engineering</i>	17/10/2024	
	MJ2569-FIA	B	Flood Impact Assessment, <i>prepared by Northern Consulting Engineering</i>	10/10/2024	
	PR23294_N ebo BESS – Nebo_Vera	B	Bushfire Hazard Assessment and Management Plan, <i>prepared by Green Tape Solutions</i>	18/10/2024	
	E231083 RP1	3	Ecology Assessment, <i>prepared by EMM Consulting</i>	28/10/2024	
8	A legible copy of the Approved drawings and documents bearing "Council Approval" and the Conditions of this Decision Notice are to be available on site at all times during construction.				During construction
BUILDING WORK					
9	Complete all building work associated with this development approval, including work required by any of the Conditions of this Decision Notice; generally in accordance with the approved drawing(s), and/or documents. Where Building Work is Assessable Development, works are to be carried out in accordance with a current Development Permit.				Prior to issue of Certificate of Classification / Final Inspection Certificate or prior to commencement

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		of use, whichever comes first and then to be maintained
OPERATIONAL WORK		
10	<p>Complete all Operational Work associated with this development approval, including work required by any of the Conditions of this Decision Notice generally in accordance with the approved drawings and/or documents.</p> <p>Where Operational Work is Assessable Development, works are to be carried out in accordance with a current Development Permit and the Capricorn Municipal Development Guidelines.</p> <p>Note:</p> <p>This Decision Notice does not represent an approval to commence Operational Work. Any Operational Work associated with this Material Change of Use or other engineering work proposed on the premises may be subject to assessment under the Isaac Regional Council Planning Scheme.</p>	Prior to issue of Certificate of Classification / Final Inspection Certificate or prior to commencement of use, whichever comes first and then to be maintained
COMMENCING AND CEASING USE		
11	The Applicant is required to submit formal written notification to Council confirming the date of commencement of the use, within 10 business days the day after the use commences.	As indicated
12	At the end of the operational life of the development (or if the facility is not operational for a continuous period of 24 months following construction), the development must be decommissioned, and the site shall be restored to a standard capable of the level of productivity that was available prior to the development occurring in accordance with the requirements of Condition 13.	As indicated
SITE DECOMMISSIONING AND REHABILITATION		
13	<p>Submit and have endorsed by Council a Rehabilitation and Decommission Plan prepared by a suitably qualified person that, at a minimum:</p> <ul style="list-style-type: none"> (a) Demonstrates the site will be restored to a standard capable of the level of productivity that was available prior to the development occurring; (b) Clearly establishes the objectives of the Plan; (c) Show adopted performance criteria for rehabilitation efforts; (d) Includes an Action Plan, with timing for remedial work such as the removal of structures, removal of imported materials, such as gravel and soils and any replanting or rehabilitation works proposed; (e) Outlines a program for monitoring rehabilitation success using appropriate indicators. 	Prior to commencement of the use.
14	At or before one (1) year prior to the cessation of the use, submit to and have endorsed by Council an updated Rehabilitation and Decommissioning Plan prepared by a suitably qualified professional in the event of any changed circumstances.	At least one (1) year prior to cessation of use.
15	Implement the Rehabilitation and Decommissioning Plan endorsed by council.	Upon the cessation of the development.

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16	Waste generated through decommissioning and rehabilitation is not permitted to be disposed of at a Council managed waste facility without prior approval from Council. Any acceptance of this waste is at the discretion of Council.	At all times.
USE REQUIREMENTS		
17	The approved development is for a battery energy storage facility and ancillary office / workshop areas. The approval is not associated with any renewable energy facility on the same site.	At all times
18	Provide a minimum 1.8m high security fence around the perimeter of the facility and ensure access to the facility is restricted by use of security gates or other means.	Prior to commencement of the use and at all times.
19	Chemical storage and use areas must be appropriately designed and managed to minimise the risk and impact of any accidental spills and/or releases of fuels, chemicals and other hazardous materials that may contaminate soil, stormwater, groundwater and/or air. Storage of fuels and chemicals on-site is undertaken in accordance with Australian Standard AS1940 – Storage and Handling of Flammable and Combustible Liquids.	Prior to commencement of use and at all times.
SITE ENVIRONMENTAL MANAGEMENT PLAN		
20	Submit to Council for endorsement a Site Environmental Management Plan prepared by a qualified person that, at a minimum, includes the following: (a) Prior to commencement of use, submit to Council for endorsement a Site Environmental Management Plan prepared by a qualified person that, at a minimum, includes the following: i. Noise, dust and lighting control; ii. Erosion and sediment control; iii. Waste standards and management; iv. Flora and wildlife protection standards; and v. Weed and pest control, and biosecurity management. (b) As constructed plans; (c) Contingency plans to deal with foreseeable risks and hazards including corrective responses to prevent and minimise environmental harm. (d) Emergency procedures and protocols to be implemented in the event of a fire emergency and chemical spill emergency. (e) Communication of procedures, plans, incidents, potential environmental problems and results to staff and stakeholders; (f) Handling of environmental related complaints; (g) Keeping and production of environmental records and reports; (h) Monitoring of the release of contaminants into the environment; and (i) Staff training and awareness of environmental issues.	Prior to commencement of use
21	The Site Environmental Management Plan must receive endorsement by Council. Once endorsed, the Environmental Management Plan will form an approved document for the purpose of this Decision Notice.	Prior to commencement of use and at all times

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22	<i>The endorsed Site Environmental Management Plan must be implemented, maintained and modified where necessary to always maintain compliance with the requirements of this Development Approval.</i>	<i>At all times</i>
CAR PARKING AND ACCESS		
23	<p><i>Obtain a Development Permit for Operational Work for Engineering Works - Car Parking and Access Works.</i></p> <p>Note: <i>Works required to be undertaken within the road reserve are subject to separate approval from the Department of Transport and Main Roads</i></p>	<i>Prior to site / operational / building work commencing.</i>
24	<i>Design, construct and maintain all car parking and access works generally in accordance with the Approved Drawings, Capricorn Municipal Development Guidelines, AS2890.1: 2004 Parking facilities – Off-street car parking, Manual of Uniform Traffic Control Devices (Queensland) and the provisions of a Development Permit for Operational Work (Engineering Work – Parking and Access Works).</i>	<i>At all times</i>
25	<p><i>Provide car parking for a minimum amount of vehicles during the following periods:</i></p> <p><i>(a) 50 vehicles during construction; and</i> <i>(b) 10 vehicles during operations.</i></p>	<i>At all times</i>
26	<i>Remove all unused or redundant vehicular crossings on the frontage of the site and (where applicable) reinstate any kerb and channel, road pavement, footways and footpaths in accordance with the Development works Planning Scheme Policy.</i>	<i>Prior to commencement of use</i>
27	<i>Provide certification from a Registered Professional Engineer Queensland (RPEQ) that the car parking / driveways have been designed and constructed in accordance with the conditions of this Decision Notice or any other relevant approval issued by the Assessment Manager</i>	<i>Prior to commencement of use.</i>
AMENITY		
GENERAL AMENITY		
28	<p><i>The approved use must not create environmental nuisance or impact on the amenity of the surrounding area as a result of noise, vibration, air, odour, water, waste of other emissions.</i></p> <p>Note: <i>The operation must comply with the requirement not to cause Environmental Nuisance or Environmental Harm as per the Environmental Protection Act 1994.</i></p>	<i>At all times</i>
LIGHTING		
29	<i>Any vertical illumination resulting from direct, reflected or other incidental lighting emanating from the site must not exceed 8 lux when measured at any</i>	<i>At all times</i>

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	<p>point 1.5m outside the site boundaries and at any level from ground level upwards.</p> <p>All on-site lighting must be installed to ensure no amenity impacts on the on-site dwelling.</p> <p>Light emanating from any source complies with Australian Standard AS4282 Control of the Obtrusive Effects of Outdoor Lighting or current version.</p>	
NOISE		
30	Noise from activity associated with the approved use must not exceed the Acoustic Quality Objectives listed in the Environment Protection (Noise) Policy 2019 when measured at any off-site residential sensitive receptor.	At all times
31	Where considered warranted by Council and when requested in writing to do so, a noise investigation must be undertaken to investigate a complaint of noise nuisance. In such instances, a qualified person must monitor, interpret, and record all parameters that are required to be monitored to determine whether the Acoustic Quality Objectives listed in the Environment Protection (Noise) Policy 2019 are being exceeded.	At all times
ACOUSTIC AMENITY - CERTIFICATION		
32	Prior to commencement of site works and any pre-start meeting for operational works, submit to Council certification from a suitably qualified person which certifies that the to be constructed facility is capable of achieving the Noise Limits specified by Condition 30.	Prior to commencement of site works
ACOUSTIC AMENITY - COMPLAINTS MANAGEMENT		
33	<p>Prior to commencement of use, submit to Council for endorsement, either as a standalone procedure or incorporated into the Site Environmental Management Plan, a noise complaints management procedure. This complaints procedure must include the following:</p> <ul style="list-style-type: none"> (a) A contact person with whom complaints can be lodged; (b) A clearly defined procedure for responding to and investigating complaints; and (c) A notification protocol to all complainants of the outcome of complaint investigations. <p>A record of all noise complaints and investigation results including corrective actions must be maintained and made available for inspection at any time upon request by Council.</p>	Prior to commencement of the use and to be maintained at all times
ENGINEERING		
CONSTRUCTION MANAGEMENT		
34	<p>Submit to Council for endorsement a Construction Environmental Management Plan prepared by a qualified person that at a minimum includes the following:</p> <ul style="list-style-type: none"> (a) Description of construction activity and scheduling/phasing including: <ul style="list-style-type: none"> i. Drawing(s) showing the phases and extent of construction works including areas to undergo vegetation clearing/grubbing ; and 	Prior to commencement of site works

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	<p>ii. Details of construction hours, days, staff numbers, staff amenities and shift structure.</p> <p>(b) Administration, control measures and/or actions addressing environmental impacts arising from construction works relating to the following:</p> <ul style="list-style-type: none"> i. Vegetation clearing/grubbing activities; ii. Wildlife injury and mortality controls; iii. Dust management; iv. Weed, pest and biosecurity management; v. Lighting management (where night works are proposed); vi. Noise management; vii. Stormwater quality management; viii. Erosion and sediment control; ix. Construction waste management, storage and collection; and x. Complaint management and investigation procedures. 	
35	The Construction Environmental Management Plan must receive endorsement by Council prior to issue of any Development Permit for Building Work or Development Permit for Operational Work.	Prior to operational / building work approval
36	The Construction Environmental Management Plan must address both the internal works for the development and any associated external works.	Prior to endorsement
37	The endorsed Construction Environmental Management Plan must be implemented and, maintained where necessary to maintain compliance with the requirements of this Development Approval.	At all times during construction
38	Contain all litter, building waste on the building site by the use of a skip and any other reasonable means during construction to prevent release to neighbouring properties or roads.	At all times during construction
39	Remove any spills of soil or other material from the road or gutter upon completion of each day's work, during construction. These material spills and accumulated sediment deposits must be managed in a way that minimises environmental harm and/or damage to public and private property.	At all times during construction
EARTHWORKS		
40	Obtain a development permit for Operational work for Excavating and Filling.	Prior to site/operational building work commencing.
41	<p>The Earthworks Plan is to be included, but not limited to the following:</p> <ul style="list-style-type: none"> a. The location of cut and/or fill b. The type of fill to be used and the manner in which it is to be compacted c. The quantum of fill to be deposited or removed and finished cut and/or fill levels d. Retaining structures (if necessary) and e. Surface and sub-surface drainage controls (if applicable) 	As part of a development application for Operational Work (Excavating and Filling)

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42	Carry out Excavating and Filling activities with the Capricorn Municipal Development Guidelines, AS3798-2007 Guidelines and earthworks for residential and commercial developments, the Approved Drawings, and the provisions of a development permit for Operational Work (Excavating and Filling)	At all times
43	Ensure the excavating or filling does not concentrate or divert stormwater onto adjoining land to a degree which is worse than that which existed prior to the works	At all times
44	Ensure the excavation of filling does not result in ponding or permanent retention of surface water either on the site or on adjoining land.	At all times
45	Provide certification from a Registered Professional Engineer Queensland (RPEQ) that the Earthworks have been designed and constructed generally in accordance with the Approved Drawings, the conditions of this Decision Notice and any other relevant approval issued by the Assessment Manager.	Prior to commencement of use
EROSION AND SEDIMENT CONTROL		
46	Submit an Erosion and Sediment Control Plan as part of the Operation Works Application for Council approval. The Erosion and Sediment Control Plan must be prepared and implemented in accordance with the Capricorn Municipal Development Guidelines D7' Erosion Control and Stormwater Management'	Prior to site / operational / building work commencing and at all times during construction
47	Implement and maintain the Erosion and Sediment Control Plan on-site for the duration of the operation or building works, and until exposed soil areas are permanently stabilised (e.g. turfed, hydro-mulched, concreted, landscaped).	While site/ operational / building work is occurring.
STORMWATER		
48	The lawful point of discharge for the development is Nebo Creek to the west of the lot or Suttor Developmental Road. The lawful point of discharge is to be confirmed as part of the Operational works application for Stormwater drainage works. Discharge all minor stormwater flows that fall or pass onto the site to the lawful point of discharge without causing annoyance or nuisance to any person in accordance with Capricorn Municipal Development Guidelines and Queensland Urban Drainage Manual.	Prior to commencement of building or operational work to be maintained
49	Adjoining properties and roads are to be protected from ponding or nuisance from stormwater as a result of the works. Ensure the stormwater runoff from the site does not adversely impact on flooding or drainage (peak discharge and duration for all events up to the 1% AEP (Annual Exceedance Probability)) of properties that are upstream, downstream or adjacent to the site. Notes:	At all times

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	<i>If remedial works are required that involve drainage, drawings are to be submitted and approval obtained from Council, to provide a means to rectify the site drainage.</i>	
50	<i>Obtain a Development Permit for Operational Work for Stormwater Drainage Works.</i>	<i>Prior to site / operational / building work commencing</i>
51	<i>Design, construct and maintain all Stormwater Drainage Works for the development generally in accordance with the Approved Drawings, Capricorn Municipal Development Guidelines, Queensland Urban Drainage Manual and the provisions of a Development Permit for Operational Work (Engineering Work – Stormwater Drainage Works).</i>	<i>Prior to the commencement of any stormwater works and at all times thereafter.</i>
52	<p><i>Submit to Council a Site Based Stormwater Management Plan designed in accordance with the Capricorn Municipal Development Guidelines and the Queensland Urban Drainage Manual and certified by a suitably Registered Professional Engineer of Queensland. The Plan is to include, but not be limited to the following:</i></p> <ul style="list-style-type: none"> <i>(a) The detailed design and layout of all necessary stormwater drainage systems and stormwater quality management systems.</i> <i>(b) The provision of on-site detention / retention necessary to limit discharge to pre-development generated peak levels up to and including the Q100 ARI return interval (or 1 % AEP).</i> <i>(c) The provision of stormwater quality improvement devices.</i> <i>(d) Demonstration that the development will not in actionable nuisance on upstream or downstream properties.</i> <i>(e) Incorporate details of ongoing maintenance and management actions required about any proposed detention basin and retention systems.</i> <p>Note:</p> <p><i>Where there are affected property owners. The in principle agreement would note the characteristics of the flow, the proffered solution, and the necessity for registration of easement(s) (prior to submission of the Operational work approval).</i></p> <p><i>Detention storage must be visually integrated into the surrounding landscape and designed with a high level of visual amenity.</i></p>	<i>Prior to the issue of any Development Permit for Operational Work</i>
53	<i>Provide certification from a Registered Professional Engineer Queensland (RPEQ) that the stormwater drainage system has been designed and constructed in accordance with the conditions of this approval and any other relevant approval issued by the Assessment Manager.</i>	<i>Prior to issue of Certificate of Classification / Final Inspection Certificate or prior to commencement of use, whichever comes first.</i>

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WATER		
54	Provide an appropriate on-site rainwater collection tank and/or other means to service the anticipated water supply needs of the development, including but not limited to potable water supply and firefighting needs.	Prior to commencement of use
ROADWORKS		
55	<p>The permitted road access location is located in accordance with the Indicative Project Layout prepared by EMM Consulting Pty Ltd dated 28 October 2024 as amended in red by SARA on 16 January 2025.</p> <p>Road access works comprising the following must be provided –</p> <ul style="list-style-type: none"> a) Temporary road access works during construction must be provided at the permitted access location, generally in accordance with Figure 6.3 of the Traffic Impact Assessment prepared by Rytenskild Traffic Engineering dated 17 October 2024, reference no. 24058, version 1 as amended in red by SARA on 16 January 2025. Note: permanent concrete accesses are not permitted in the State-controlled road reserve. b) Permanent road access works comprising a minimum Type C treatment must be provided at the permitted access location, generally in accordance with the attached Department of Transport and Main Roads 'Rural Property Access Standard Drawing 1807'. Bitumen surfacing to the boundary will be required for safety reasons for the nominated B-Double use. <p>The road access works must be designed and constructed in accordance with detailed design drawings to be submitted to the Department of Transport and Main Roads for approval.</p> <p>Notes: Road works approval</p> <p>Under section 33 of the Transport Infrastructure Act 1994, written approval is required from the Department of Transport and Main Roads (DTMR) to carry out works on a state-controlled road. Please contact the DTMR at mackay.whitsunday.idas@tmr.qld.gov.au to make an application for road works approval.</p> <p>The approval must be obtained prior to commencing any works on the state-controlled road reserve. The approval process may require the approval of engineering designs of the proposed works, certified by a Registered Professional Engineer of Queensland (RPEQ). Please contact the DTMR as soon as possible to ensure that gaining approval does not delay construction.</p>	<p>At all times</p> <p>Prior to the commencement of construction</p> <p>After construction and prior to the commencement of the use of the facility, and to be maintained at all times</p> <p>Prior to construction of the BESS commencing</p>
SERVICES AND STRUCTURES		
56	Ensure all existing and proposed utility services and connections (e.g. electricity, telecommunications) are wholly located within the site or within a suitable easement to the satisfaction of Council	Prior to commencement of use

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57	<p><i>Certification must be submitted to Council from an appropriately qualified surveyor which certifies that:</i></p> <ul style="list-style-type: none"> <i>(a) the boundary clearances for any existing buildings remaining on the site comply with the relevant provisions of the planning scheme and the Building Act 1975, unless varied by this Decision Notice;</i> <i>(b) all constructed access and roadworks (including associated fill batters and retaining walls) are fully contained within a dedicated reserve or registered easement;</i> <i>(c) all existing and proposed utility services and connections (e.g. electricity, telecommunications, water, sewerage) are wholly located within the site, or alternatively included within an easement where location within the site is not possible;</i> <i>(d) all existing effluent disposal areas are wholly located within the site and comply with the boundary setback requirements of the Plumbing and Drainage Act 2018 and associated codes and requirements;</i> <i>(e) all dams (including ponded water, dam walls and associated spillway structures) are wholly located within the boundaries of the site;</i> <i>(f) all retaining walls and structures are fully contained within the site; and</i> <i>(g) any fill, including fill batters, are wholly contained within the subject site and not on adjacent properties.</i> 	<i>Prior to commencement of use</i>
ELECTRICITY		
58	<i>The development must be connected to a reliable electricity supply in accordance with the standards of the relevant service provider.</i>	<i>Prior to issue of Certificate of Classification/ Final Inspection Certificate or prior to commencement of use, whichever comes first.</i>
EASEMENTS		
59	<i>Ensure that any easements and rights pertaining to the parcels of land associated with this approval are maintained unless otherwise stated on the Approved Plan/s or the conditions of this approval.</i>	<i>At all times</i>
60	<i>Submit to Council evidence of the registration of the necessary easement documentation within one month of the registration of the easement documentation.</i>	<i>As indicated</i>
FLORA & FAUNA PROTECTION & MANAGEMENT		
61	<i>Construction and operation of the approved use must be carried out in accordance with the flora and fauna protection and management controls detailed in Section 6 of the approved Ecology Assessment listed within this Development Approval.</i>	<i>At all times</i>
62	<i>Cleared vegetation must be chipped, mulched or disposed of at a waste disposal facility or salvaged for reuse. No burning of cleared material is</i>	<i>Immediately after clearing of</i>

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	<i>permitted unless otherwise approved in writing by the Assessment Manager. Any disposal of materials at a Council waste disposal facility will be at the discretion of Council.</i>	<i>approved vegetation</i>
BUSHFIRE HAZARD		
63	<p><i>The development must be carried out in accordance with Section 4 of the approved Bushfire Hazard Assessment & Management Plan listed within this Development Approval, with the addition of the following:</i></p> <ul style="list-style-type: none"> <i>(a) To aid in preventing the spread of a battery enclosure fire, provision of additional water supply storage capacity throughout the site incorporating the following:</i> <ul style="list-style-type: none"> <i>i. A minimum of four (4) separate additional storage tanks supplied with fire brigade fittings with no less than 5,000L in capacity strategically located around the battery enclosure field; and</i> <i>ii. A combined total storage volume, including the 20,000L primary tank, of at least 40,000L</i> 	<i>At all times</i>
FIRE EMERGENCY RESPONSE		
64	<i>Submit to Council for endorsement, either as a standalone plan or incorporated into the required Site Environmental Management Plan, a combined structural and bushfire management response protocol to be implemented in the event of a fire emergency.</i>	<i>Prior to commencement of use</i>
FLOOD HAZARD		
65	<i>Construct the development such that the battery energy storage systems and switchyard are constructed with flood immunity to the 1% AEP event plus a 300mm freeboard.</i>	<i>Prior to commencement of the use and to be maintained at all times</i>
66	<i>Construct the development such that the minimum non-habitable floor level for all buildings on site is above the Defined Flood Event or designed to allow for the flow through of floodwaters on the ground floor.</i>	<i>At all times</i>
67	<i>Floor areas below the nominated defined floor event must be designed and constructed using flood resilient materials</i>	<i>At all times</i>
68	<i>All electrical and data equipment, including switchboards, power points and light switches, must be located above the Defined Flood Event.</i>	<i>Prior to commencement of use</i>
69	<p><i>A Flood Emergency Management Plan must be submitted to and approved by council prior to commencement of the use. The plan must demonstrate how people may be evacuated from the site to a safe gathering point above the Defined Flood Event and must include, but not be limited to, the following features:</i></p> <ul style="list-style-type: none"> <i>(a) describe the nature, size, characteristics and built form of the development, including identification of the asset or use life;</i> 	<i>Prior to commencement of use</i>

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	<p>(b) provide a plan of the proposed development indicating evacuation routes and assembly areas (where relevant);</p> <p>(c) identify triggers where the evacuation plans and other emergency flood management measures are to be implemented;</p> <p>(d) detail relevant emergency signage to be incorporated in the building design;</p> <p>(e) detail any procedures required to manage evacuation;</p> <p>(f) identify contact numbers of relevant local emergency services; and</p> <p>(g) provide a quantitative assessment of risk and risk-reduction factors of the relevant flood hazard.</p>	
70	The manager/operator of the facility must have access to, and a detailed understanding of, their obligations/requirements under the Approved Flood Emergency Management Plan.	At all times
71	Site / Floor plans showing evacuation routes and exits must be displayed in prominent locations throughout the development.	At all times
72	Ensure materials stored on-site do not create a safety hazard and are contained in order to minimise movement in times of flood, or are readily able to be moved in a flood event.	At all times
73	Hazardous or noxious, or other materials that may cause a detrimental impact on the environment if discharged in a flood must not be stored below the Defined Flood Level.	At all times
74	Submit to Council "As Constructed" drawings prepared by a registered surveyor. The registered surveyor must certify that the development has been constructed in accordance with the conditions of this development	Prior to commencement of the use
WASTE MANAGEMENT		
75	Construction waste is not permitted at a Council managed waste facility without prior approval of Council. Any acceptance of construction waste is at the discretion of Council.	At all times
76	<p>An impervious bin storage area (Bin Enclosure) for the storage of waste receptacles, must be provided in accordance with the following:</p> <ul style="list-style-type: none"> a. designed so as to prevent the release of contaminants to the environment; b. sufficient to accommodate all refuse containers required by the Assessment Manager for the scale of the development; c. aesthetically screened from the road frontage and adjoining properties by landscaping or constructed screening; d. a suitable hose cock (with backflow prevention) and hoses must be provided at the refuse container area, and wash down to be drained to sewer and fitted with an approved stormwater diversion valve arrangement; and e. must be maintained in a clean and sanitary manner at all times. 	Prior to commencement of use and to be maintained at all times
77	Maintain and operate an adequate waste disposal service, including the maintenance of refuse bins and associated storage areas so as not to cause any environmental nuisance.	At all times

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78	Ensure that any potential food/waste sources are covered and collected so that they are not accessible to wildlife	At all times
79	Store all liquid waste (e.g. oil, waste oil, paint tins, acid drums, batteries etc) that cannot be disposed of in Council's sewerage system or an on-site industrial waste treatment system in a covered area on an impervious surface and ensure it is contained in a manner capable of containing the liquids in case of spillage.	At all times.
80	All waste must be collected by a Council approved commercial contractor within the site. Kerb side collection will not be accepted for the approved development.	At all times
81	<p>An on-site Waste Management Plan must be submitted to and approved by the council. The plan must have regard to the conditions of this approval and include, but not be limited to, the following details:</p> <ul style="list-style-type: none">(a) the waste management process, including the type and size of receptacle/s to be utilised (e.g. 240 litre mobile waste bins, 1m³ bulk bins) for general waste and recycling;(b) the location of waste receptacle storage areas and collection points;(c) how waste collection vehicles will be able to safely and effectively access bins; and(d) if bins are to be collected from the kerbside, demonstrate that this location has the capacity to adequately contain the maximum number of bins to be collected on collection day.	Prior to commencement of use

Resolution No.: 9198

Moved: Cr Viv Coleman

Seconded: Cr Simon West

That Council:

1. Approves the development application for MCU24/0019 for a Development Permit for Material Change of Use – Battery Energy Storage System (Undefined Use) on land at 178 Suttor Developmental Road, Nebo, described as Lot 20 on WHS462, subject to the following conditions of approval:

NO.	CONDITION	TIMING
GENERAL CONDITIONS		

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82	Carry out the approved development generally in accordance with the approved drawings and documents.	At all times unless otherwise stated								
83	Maintain the approved development generally in accordance with the approved drawings and documents and any relevant Council engineering or other approval required by the conditions.	To be maintained								
84	Where there is any conflict between the conditions of this Decision Notice and details shown on the Approved Drawings, the conditions prevail.	At all times								
85	The applicant must meet the full cost of all works and any other requirements associated with this development, unless specified in a particular condition.	At all times								
86	The applicant must repair any damage to existing infrastructure (e.g. kerb and channel, footpath or roadway) that may have occurred during any works undertaken as part of the development. Any damage that is deemed to create a hazard to the community must be repaired immediately.	At all times								
87	The applicant must demonstrate to Council compliance with the conditions of the approval prior to commencement of the changed use.	Prior to commencement of use								
88	<p>The applicant must enter a Community Benefit Agreement with Council that contains measures and commitments to manage and counterbalance social impacts, as well as enhance community outcomes for a positive legacy.</p> <p><i>Note: The Community Benefit Agreement should be informed by a social impact assessment which evaluates how the project will affect the local community, including consideration of workforce management, housing and accommodation, local business and industry procurement, as well as health and community wellbeing. The social impact assessment should be informed by community and stakeholder engagement.</i></p>	Prior to commencement of construction								
APPROVED DRAWINGS AND DOCUMENTS										
89	<p>Except where amended by the conditions of this Decision Notice, the development is to be carried out, generally in accordance with the following approved drawings and/or documents:</p> <table><tr><td>Plan No.</td><td>Rev</td><td>Plan Name</td><td>Date</td></tr><tr><td>MJ2569/BE01</td><td>P1</td><td>Bulk Earthwork Layout and Locality Plan, prepared by Northern Consulting Engineers</td><td>31/01/2025</td></tr></table>	Plan No.	Rev	Plan Name	Date	MJ2569/BE01	P1	Bulk Earthwork Layout and Locality Plan, prepared by Northern Consulting Engineers	31/01/2025	At all times
Plan No.	Rev	Plan Name	Date							
MJ2569/BE01	P1	Bulk Earthwork Layout and Locality Plan, prepared by Northern Consulting Engineers	31/01/2025							

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		MJ2569/BE02	P1	Bulk Earthwork Layout and Level Plan Switchyard, prepared by Northern Consulting Engineers	31/01/2025	
		MJ2569/BE03	P1	Bulk Earthwork Layout and Level Plan Battery Compound, prepared by Northern Consulting Engineers	31/01/2025	
		MJ2569/BE04	P1	Bulk Earthwork Construction Details, prepared by Northern Consulting Engineers	31/01/2025	
		25741-E000	1	General Arrangement, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E050	1	BESS Plan, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E060	1	O&M Building, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E070	1	Typical Access Track Detail, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E100	1	Project Substation, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E200	1	Fencing Details, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E300	1	BESS Sections, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E400	1	Substation Sections Sheet 1, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E401	1	Substation Sections Sheet 2, prepared by NEBO BESS Pty Ltd	17/01/2025	
		25741-E402	1	Substation Section Sheet 3, prepared by NEBO BESS Pty Ltd	17/01/2025	
		Figure 1.1	-	Easements and Encumbrances, prepared by EMM Consulting	24/02/2025	

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	Figure 1.2	-	Project Indicative Car Parking Layout, prepared by EMM Consulting	24/02/2025	
	Referenced Documents				
	Document No.	Rev	Document Name	Date	
	E231083 RP#6	2	Visual Impact Statement, prepared by EMM Consulting	October 2024	
	QD384-01F02 Noise Report (r3)	R3	Noise Impact Assessment, prepared by Renzo Tonin & Associates	23/10/2024	
	24058	1	Traffic Impact Assessment, prepared by Rytenschild Traffic Engineering	17/10/2024	
	MJ2569-FIA	B	Flood Impact Assessment, prepared by Northern Consulting Engineering	10/10/2024	
	PR23294_Nebo BESS – Nebo_Vera	B	Bushfire Hazard Assessment and Management Plan, prepared by Green Tape Solutions	18/10/2024	
	E231083 RP1	3	Ecology Assessment, prepared by EMM Consulting	28/10/2024	
90	A legible copy of the Approved drawings and documents bearing "Council Approval" and the Conditions of this Decision Notice are to be available on site at all times during construction.				During construction
BUILDING WORK					
91	Complete all building work associated with this development approval, including work required by any of the Conditions of this Decision Notice; generally in accordance with the approved drawing(s), and/or documents. Where Building Work is Assessable Development, works are to be carried out in accordance with a current Development Permit.				Prior to issue of Certificate of Classification / Final Inspection Certificate or prior to commencement of use, whichever comes first and then to be maintained
OPERATIONAL WORK					
92	Complete all Operational Work associated with this development approval, including work required by any of the Conditions of this				Prior to issue of Certificate of

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	<p>Decision Notice generally in accordance with the approved drawings and/or documents.</p> <p>Where Operational Work is Assessable Development, works are to be carried out in accordance with a current Development Permit and the Capricorn Municipal Development Guidelines.</p> <p>Note:</p> <p>This Decision Notice does not represent an approval to commence Operational Work. Any Operational Work associated with this Material Change of Use or other engineering work proposed on the premises may be subject to assessment under the Isaac Regional Council Planning Scheme.</p>	<p>Classification / Final Inspection Certificate or prior to commencement of use, whichever comes first and then to be maintained</p>
COMMENCING AND CEASING USE		
93	The Applicant is required to submit formal written notification to Council confirming the date of commencement of the use, within 10 business days the day after the use commences.	As indicated
94	At the end of the operational life of the development (or if the facility is not operational for a continuous period of 24 months following construction), the development must be decommissioned, and the site shall be restored to a standard capable of the level of productivity that was available prior to the development occurring in accordance with the requirements of Condition 13.	As indicated
SITE DECOMMISSIONING AND REHABILITATION		
95	<p>Submit and have endorsed by Council a Rehabilitation and Decommission Plan prepared by a suitably qualified person that, at a minimum:</p> <ul style="list-style-type: none"> (a) Demonstrates the site will be restored to a standard capable of the level of productivity that was available prior to the development occurring; (b) Clearly establishes the objectives of the Plan; (c) Show adopted performance criteria for rehabilitation efforts; (d) Includes an Action Plan, with timing for remedial work such as the removal of structures, removal of imported materials, such as gravel and soils and any replanting or rehabilitation works proposed; (e) Outlines a program for monitoring rehabilitation success using appropriate indicators. 	Prior to commencement of the use.
96	At or before one (1) year prior to the cessation of the use, submit to and have endorsed by Council an updated Rehabilitation and Decommissioning Plan prepared by a suitably qualified professional in the event of any changed circumstances.	At least one (1) year prior to cessation of use.
97	Implement the Rehabilitation and Decommissioning Plan endorsed by council.	Upon the cessation of the development.

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98	Waste generated through decommissioning and rehabilitation is not permitted to be disposed of at a Council managed waste facility without prior approval from Council. Any acceptance of this waste is at the discretion of Council.	At all times.
USE REQUIREMENTS		
99	The approved development is for a battery energy storage facility and ancillary office / workshop areas. The approval is not associated with any renewable energy facility on the same site.	At all times
100	Provide a minimum 1.8m high security fence around the perimeter of the facility and ensure access to the facility is restricted by use of security gates or other means.	Prior to commencement of the use and at all times.
101	Chemical storage and use areas must be appropriately designed and managed to minimise the risk and impact of any accidental spills and/or releases of fuels, chemicals and other hazardous materials that may contaminate soil, stormwater, groundwater and/or air. Storage of fuels and chemicals on-site is undertaken in accordance with Australian Standard AS1940 – Storage and Handling of Flammable and Combustible Liquids.	Prior to commencement of use and at all times.
SITE ENVIRONMENTAL MANAGEMENT PLAN		
102	<p>Submit to Council for endorsement a Site Environmental Management Plan prepared by a qualified person that, at a minimum, includes the following:</p> <p>(a) Prior to commencement of use, submit to Council for endorsement a Site Environmental Management Plan prepared by a qualified person that, at a minimum, includes the following:</p> <ul style="list-style-type: none"> i. Noise, dust and lighting control; ii. Erosion and sediment control; iii. Waste standards and management; iv. Flora and wildlife protection standards; and v. Weed and pest control, and biosecurity management. <p>(b) As constructed plans;</p> <p>(c) Contingency plans to deal with foreseeable risks and hazards including corrective responses to prevent and minimise environmental harm.</p> <p>(d) Emergency procedures and protocols to be implemented in the event of a fire emergency and chemical spill emergency.</p> <p>(e) Communication of procedures, plans, incidents, potential environmental problems and results to staff and stakeholders;</p> <p>(f) Handling of environmental related complaints;</p> <p>(g) Keeping and production of environmental records and reports;</p> <p>(h) Monitoring of the release of contaminants into the environment; and</p> <p>(i) Staff training and awareness of environmental issues.</p>	Prior to commencement of use

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103	The Site Environmental Management Plan must receive endorsement by Council. Once endorsed, the Environmental Management Plan will form an approved document for the purpose of this Decision Notice.	Prior to commencement of use and at all times
104	The endorsed Site Environmental Management Plan must be implemented, maintained and modified where necessary to always maintain compliance with the requirements of this Development Approval.	At all times
CAR PARKING AND ACCESS		
105	Obtain a Development Permit for Operational Work for Engineering Works - Car Parking and Access Works. Note: Works required to be undertaken within the road reserve are subject to separate approval from the Department of Transport and Main Roads	Prior to site / operational / building work commencing.
106	Design, construct and maintain all car parking and access works generally in accordance with the Approved Drawings, Capricorn Municipal Development Guidelines, AS2890.1: 2004 Parking facilities – Off-street car parking, Manual of Uniform Traffic Control Devices (Queensland) and the provisions of a Development Permit for Operational Work (Engineering Work – Parking and Access Works).	At all times
107	Provide car parking for a minimum amount of vehicles during the following periods: (c) 50 vehicles during construction; and (d) 10 vehicles during operations.	At all times
108	Remove all unused or redundant vehicular crossings on the frontage of the site and (where applicable) reinstate any kerb and channel, road pavement, footways and footpaths in accordance with the Development works Planning Scheme Policy.	Prior to commencement of use
109	Provide certification from a Registered Professional Engineer Queensland (RPEQ) that the car parking / driveways have been designed and constructed in accordance with the conditions of this Decision Notice or any other relevant approval issued by the Assessment Manager	Prior to commencement of use.
AMENITY		
GENERAL AMENITY		
110	The approved use must not create environmental nuisance or impact on the amenity of the surrounding area as a result of noise, vibration, air, odour, water, waste of other emissions. Note: The operation must comply with the requirement not to cause Environmental Nuisance or Environmental Harm as per the Environmental Protection Act 1994.	At all times

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LIGHTING		
111	Any vertical illumination resulting from direct, reflected or other incidental lighting emanating from the site must not exceed 8 lux when measured at any point 1.5m outside the site boundaries and at any level from ground level upwards. All on-site lighting must be installed to ensure no amenity impacts on the on-site dwelling. Light emanating from any source complies with Australian Standard AS4282 Control of the Obtrusive Effects of Outdoor Lighting or current version.	At all times
NOISE		
112	Noise from activity associated with the approved use must not exceed the Acoustic Quality Objectives listed in the Environment Protection (Noise) Policy 2019 when measured at any off-site residential sensitive receptor.	At all times
113	Where considered warranted by Council and when requested in writing to do so, a noise investigation must be undertaken to investigate a complaint of noise nuisance. In such instances, a qualified person must monitor, interpret, and record all parameters that are required to be monitored to determine whether the Acoustic Quality Objectives listed in the Environment Protection (Noise) Policy 2019 are being exceeded.	At all times
ACOUSTIC AMENITY - CERTIFICATION		
114	Prior to commencement of site works and any pre-start meeting for operational works, submit to Council certification from a suitably qualified person which certifies that the to be constructed facility is capable of achieving the Noise Limits specified by Condition 30.	Prior to commencement of site works
ACOUSTIC AMENITY - COMPLAINTS MANAGEMENT		
115	Prior to commencement of use, submit to Council for endorsement, either as a standalone procedure or incorporated into the Site Environmental Management Plan, a noise complaints management procedure. This complaints procedure must include the following: <ul style="list-style-type: none"> (a) A contact person with whom complaints can be lodged; (b) A clearly defined procedure for responding to and investigating complaints; and (c) A notification protocol to all complainants of the outcome of complaint investigations. A record of all noise complaints and investigation results including corrective actions must be maintained and made available for inspection at any time upon request by Council.	Prior to commencement of the use and to be maintained at all times
ENGINEERING		
CONSTRUCTION MANAGEMENT		

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116	<p>Submit to Council for endorsement a Construction Environmental Management Plan prepared by a qualified person that at a minimum includes the following:</p> <p>(a) Description of construction activity and scheduling/phasing including:</p> <ol style="list-style-type: none"> Drawing(s) showing the phases and extent of construction works including areas to undergo vegetation clearing/grubbing; and Details of construction hours, days, staff numbers, staff amenities and shift structure. <p>(b) Administration, control measures and/or actions addressing environmental impacts arising from construction works relating to the following:</p> <ol style="list-style-type: none"> Vegetation clearing/grubbing activities; Wildlife injury and mortality controls; Dust management; Weed, pest and biosecurity management; Lighting management (where night works are proposed); Noise management; Stormwater quality management; Erosion and sediment control; Construction waste management, storage and collection; and Complaint management and investigation procedures. 	Prior to commencement of site works
117	The Construction Environmental Management Plan must receive endorsement by Council prior to issue of any Development Permit for Building Work or Development Permit for Operational Work.	Prior to operational / building work approval
118	The Construction Environmental Management Plan must address both the internal works for the development and any associated external works.	Prior to endorsement
119	The endorsed Construction Environmental Management Plan must be implemented and, maintained where necessary to maintain compliance with the requirements of this Development Approval.	At all times during construction
120	Contain all litter, building waste on the building site by the use of a skip and any other reasonable means during construction to prevent release to neighbouring properties or roads.	At all times during construction
121	Remove any spills of soil or other material from the road or gutter upon completion of each day's work, during construction. These material spills and accumulated sediment deposits must be managed in a way that minimises environmental harm and/or damage to public and private property.	At all times during construction
EARTHWORKS		
122	Obtain a development permit for Operational work for Excavating and Filling.	Prior to site/operational

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		building work commencing.
123	The Earthworks Plan is to be included, but not limited to the following: <ul style="list-style-type: none"> a. The location of cut and/or fill b. The type of fill to be used and the manner in which it is to be compacted c. The quantum of fill to be deposited or removed and finished cut and/or fill levels d. Retaining structures (if necessary) and e. Surface and sub-surface drainage controls (if applicable) 	As part of a development application for Operational Work (Excavating and Filling)
124	Carry out Excavating and Filling activities with the Capricorn Municipal Development Guidelines, AS3798-2007 Guidelines and earthworks for residential and commercial developments, the Approved Drawings, and the provisions of a development permit for Operational Work (Excavating and Filling)	At all times
125	Ensure the excavating or filling does not concentrate or divert stormwater onto adjoining land to a degree which is worse than that which existed prior to the works	At all times
126	Ensure the excavation of filling does not result in ponding or permanent retention of surface water either on the site or on adjoining land.	At all times
127	Provide certification from a Registered Professional Engineer Queensland (RPEQ) that the Earthworks have been designed and constructed generally in accordance with the Approved Drawings, the conditions of this Decision Notice and any other relevant approval issued by the Assessment Manager.	Prior to commencement of use
EROSION AND SEDIMENT CONTROL		
128	Submit an Erosion and Sediment Control Plan as part of the Operation Works Application for Council approval. The Erosion and Sediment Control Plan must be prepared and implemented in accordance with the Capricorn Municipal Development Guidelines D7' Erosion Control and Stormwater Management'	Prior to site / operational / building work commencing and at all times during construction
129	Implement and maintain the Erosion and Sediment Control Plan on-site for the duration of the operation or building works, and until exposed soil areas are permanently stabilised (e.g. turfed, hydro-mulched, concreted, landscaped).	While site/ operational / building work is occurring.
STORMWATER		

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130	<p>The lawful point of discharge for the development is Nebo Creek to the west of the lot or Suttor Developmental Road. The lawful point of discharge is to be confirmed as part of the Operational works application for Stormwater drainage works.</p> <p>Discharge all minor stormwater flows that fall or pass onto the site to the lawful point of discharge without causing annoyance or nuisance to any person in accordance with Capricorn Municipal Development Guidelines and Queensland Urban Drainage Manual.</p>	Prior to commencement of building or operational work to be maintained
131	<p>Adjoining properties and roads are to be protected from ponding or nuisance from stormwater as a result of the works. Ensure the stormwater runoff from the site does not adversely impact on flooding or drainage (peak discharge and duration for all events up to the 1% AEP (Annual Exceedance Probability)) of properties that are upstream, downstream or adjacent to the site.</p> <p>Notes:</p> <p>If remedial works are required that involve drainage, drawings are to be submitted and approval obtained from Council, to provide a means to rectify the site drainage.</p>	At all times
132	Obtain a Development Permit for Operational Work for Stormwater Drainage Works.	Prior to site / operational / building work commencing
133	Design, construct and maintain all Stormwater Drainage Works for the development generally in accordance with the Approved Drawings, Capricorn Municipal Development Guidelines, Queensland Urban Drainage Manual and the provisions of a Development Permit for Operational Work (Engineering Work – Stormwater Drainage Works).	Prior to the commencement of any stormwater works and at all times thereafter.
134	<p>Submit to Council a Site Based Stormwater Management Plan designed in accordance with the Capricorn Municipal Development Guidelines and the Queensland Urban Drainage Manual and certified by a suitably Registered Professional Engineer of Queensland. The Plan is to include, but not be limited to the following:</p> <ul style="list-style-type: none"> (a) The detailed design and layout of all necessary stormwater drainage systems and stormwater quality management systems. (b) The provision of on-site detention / retention necessary to limit discharge to pre-development generated peak levels up to and including the Q100 ARI return interval (or 1 % AEP). (c) The provision of stormwater quality improvement devices. (d) Demonstration that the development will not in actionable nuisance on upstream or downstream properties. (e) Incorporate details of ongoing maintenance and management actions required about any proposed detention basin and retention systems. 	Prior to the issue of any Development Permit for Operational Work

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	<p>Note:</p> <p>Where there are affected property owners. The in principle agreement would note the characteristics of the flow, the proffered solution, and the necessity for registration of easement(s) (prior to submission of the Operational work approval).</p> <p>Detention storage must be visually integrated into the surrounding landscape and designed with a high level of visual amenity.</p>	
135	Provide certification from a Registered Professional Engineer Queensland (RPEQ) that the stormwater drainage system has been designed and constructed in accordance with the conditions of this approval and any other relevant approval issued by the Assessment Manager.	Prior to issue of Certificate of Classification / Final Inspection Certificate or prior to commencement of use, whichever comes first.
WATER		
136	Provide an appropriate on-site rainwater collection tank and/or other means to service the anticipated water supply needs of the development, including but not limited to potable water supply and firefighting needs.	Prior to commencement of use
ROADWORKS		
137	<p>The permitted road access location is located in accordance with the Indicative Project Layout prepared by EMM Consulting Pty Ltd dated 28 October 2024 as amended in red by SARA on 16 January 2025.</p> <p>Road access works comprising the following must be provided –</p> <ul style="list-style-type: none"> a) Temporary road access works during construction must be provided at the permitted access location, generally in accordance with Figure 6.3 of the Traffic Impact Assessment prepared by Rytenschild Traffic Engineering dated 17 October 2024, reference no. 24058, version 1 as amended in red by SARA on 16 January 2025. Note: permanent concrete accesses are not permitted in the State-controlled road reserve. b) Permanent road access works comprising a minimum Type C treatment must be provided at the permitted access location, generally in accordance with the attached Department of Transport and Main Roads 'Rural Property Access Standard Drawing 1807'. Bitumen surfacing to the boundary will be required for safety reasons for the nominated B-Double use. 	<p>At all times</p> <p>Prior to the commencement of construction</p> <p>After construction and prior to the commencement of the use of the facility, and to be</p>

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	<p>The road access works must be designed and constructed in accordance with detailed design drawings to be submitted to the Department of Transport and Main Roads for approval.</p> <p>Notes: Road works approval</p> <p>Under section 33 of the Transport Infrastructure Act 1994, written approval is required from the Department of Transport and Main Roads (DTMR) to carry out works on a state-controlled road. Please contact the DTMR at mackay.whitsunday.idas@tmr.qld.gov.au to make an application for road works approval.</p> <p>The approval must be obtained prior to commencing any works on the state-controlled road reserve. The approval process may require the approval of engineering designs of the proposed works, certified by a Registered Professional Engineer of Queensland (RPEQ). Please contact the DTMR as soon as possible to ensure that gaining approval does not delay construction.</p>	<p>maintained at all times</p> <p>Prior to construction of the BESS commencing</p>
SERVICES AND STRUCTURES		
138	Ensure all existing and proposed utility services and connections (e.g. electricity, telecommunications) are wholly located within the site or within a suitable easement to the satisfaction of Council	Prior to commencement of use
139	<p>Certification must be submitted to Council from an appropriately qualified surveyor which certifies that:</p> <ul style="list-style-type: none"> (a) the boundary clearances for any existing buildings remaining on the site comply with the relevant provisions of the planning scheme and the Building Act 1975, unless varied by this Decision Notice; (b) all constructed access and roadworks (including associated fill batters and retaining walls) are fully contained within a dedicated reserve or registered easement; (c) all existing and proposed utility services and connections (e.g. electricity, telecommunications, water, sewerage) are wholly located within the site, or alternatively included within an easement where location within the site is not possible; (d) all existing effluent disposal areas are wholly located within the site and comply with the boundary setback requirements of the Plumbing and Drainage Act 2018 and associated codes and requirements; (e) all dams (including ponded water, dam walls and associated spillway structures) are wholly located within the boundaries of the site; (f) all retaining walls and structures are fully contained within the site; and (g) any fill, including fill batters, are wholly contained within the subject site and not on adjacent properties. 	Prior to commencement of use
ELECTRICITY		
140	The development must be connected to a reliable electricity supply in accordance with the standards of the relevant service provider.	Prior to issue of Certificate of Classification/

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		Final Inspection Certificate or prior to commencement of use, whichever comes first.
EASEMENTS		
141	Ensure that any easements and rights pertaining to the parcels of land associated with this approval are maintained unless otherwise stated on the Approved Plan/s or the conditions of this approval.	At all times
142	Submit to Council evidence of the registration of the necessary easement documentation within one month of the registration of the easement documentation.	As indicated
FLORA & FAUNA PROTECTION & MANAGEMENT		
143	Construction and operation of the approved use must be carried out in accordance with the flora and fauna protection and management controls detailed in Section 6 of the approved Ecology Assessment listed within this Development Approval.	At all times
144	Cleared vegetation must be chipped, mulched or disposed of at a waste disposal facility or salvaged for reuse. No burning of cleared material is permitted unless otherwise approved in writing by the Assessment Manager. Any disposal of materials at a Council waste disposal facility will be at the discretion of Council.	Immediately after clearing of approved vegetation
BUSHFIRE HAZARD		
145	The development must be carried out in accordance with Section 4 of the approved Bushfire Hazard Assessment & Management Plan listed within this Development Approval, with the addition of the following: (b) To aid in preventing the spread of a battery enclosure fire, provision of additional water supply storage capacity throughout the site incorporating the following: iii. A minimum of four (4) separate additional storage tanks supplied with fire brigade fittings with no less than 5,000L in capacity strategically located around the battery enclosure field; and iv. A combined total storage volume, including the 20,000L primary tank, of at least 40,000L	At all times
FIRE EMERGENCY RESPONSE		
146	Submit to Council for endorsement, either as a standalone plan or incorporated into the required Site Environmental Management Plan, a combined structural and bushfire management response protocol to be implemented in the event of a fire emergency.	Prior to commencement of use

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FLOOD HAZARD		
147	Construct the development such that the battery energy storage systems and switchyard are constructed with flood immunity to the 1% AEP event plus a 300mm freeboard.	Prior to commencement of the use and to be maintained at all times
148	Construct the development such that the minimum non-habitable floor level for all buildings on site is above the Defined Flood Event or designed to allow for the flow through of floodwaters on the ground floor.	At all times
149	Floor areas below the nominated defined floor event must be designed and constructed using flood resilient materials	At all times
150	All electrical and data equipment, including switchboards, power points and light switches, must be located above the Defined Flood Event.	Prior to commencement of use
151	<p>A Flood Emergency Management Plan must be submitted to and approved by council prior to commencement of the use. The plan must demonstrate how people may be evacuated from the site to a safe gathering point above the Defined Flood Event and must include, but not be limited to, the following features:</p> <ul style="list-style-type: none"> (h) describe the nature, size, characteristics and built form of the development, including identification of the asset or use life; (i) provide a plan of the proposed development indicating evacuation routes and assembly areas (where relevant); (j) identify triggers where the evacuation plans and other emergency flood management measures are to be implemented; (k) detail relevant emergency signage to be incorporated in the building design; (l) detail any procedures required to manage evacuation; (m) identify contact numbers of relevant local emergency services; and (n) provide a quantitative assessment of risk and risk-reduction factors of the relevant flood hazard. 	Prior to commencement of use
152	The manager/operator of the facility must have access to, and a detailed understanding of, their obligations/requirements under the Approved Flood Emergency Management Plan.	At all times
153	Site / Floor plans showing evacuation routes and exits must be displayed in prominent locations throughout the development.	At all times
154	Ensure materials stored on-site do not create a safety hazard and are contained in order to minimise movement in times of flood, or are readily able to be moved in a flood event.	At all times
155	Hazardous or noxious, or other materials that may cause a detrimental impact on the environment if discharged in a flood must not be stored below the Defined Flood Level.	At all times

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156	Submit to Council "As Constructed" drawings prepared by a registered surveyor. The registered surveyor must certify that the development has been constructed in accordance with the conditions of this development	Prior to commencement of the use
WASTE MANAGEMENT		
157	Construction waste is not permitted at a Council managed waste facility without prior approval of Council. Any acceptance of construction waste is at the discretion of Council.	At all times
158	An impervious bin storage area (Bin Enclosure) for the storage of waste receptacles, must be provided in accordance with the following: f. designed so as to prevent the release of contaminants to the environment; g. sufficient to accommodate all refuse containers required by the Assessment Manager for the scale of the development; h. aesthetically screened from the road frontage and adjoining properties by landscaping or constructed screening; i. a suitable hose cock (with backflow prevention) and hoses must be provided at the refuse container area, and wash down to be drained to sewer and fitted with an approved stormwater diversion valve arrangement; and j. must be maintained in a clean and sanitary manner at all times.	Prior to commencement of use and to be maintained at all times
159	Maintain and operate an adequate waste disposal service, including the maintenance of refuse bins and associated storage areas so as not to cause any environmental nuisance.	At all times
160	Ensure that any potential food/waste sources are covered and collected so that they are not accessible to wildlife	At all times
161	Store all liquid waste (e.g. oil, waste oil, paint tins, acid drums, batteries etc) that cannot be disposed of in Council's sewerage system or an on-site industrial waste treatment system in a covered area on an impervious surface and ensure it is contained in a manner capable of containing the liquids in case of spillage.	At all times.
162	All waste must be collected by a Council approved commercial contractor within the site. Kerb side collection will not be accepted for the approved development.	At all times
163	An on-site Waste Management Plan must be submitted to and approved by the council. The plan must have regard to the conditions of this approval and include, but not be limited to, the following details: (a) the waste management process, including the type and size of receptacle/s to be utilised (e.g. 240 litre mobile waste bins, 1m³ bulk bins) for general waste and recycling; (b) the location of waste receptacle storage areas and collection points; (c) how waste collection vehicles will be able to safely and effectively access bins; and	Prior to commencement of use

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(d) if bins are to be collected from the kerbside, demonstrate that this location has the capacity to adequately contain the maximum number of bins to be collected on collection day.	
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2. In accordance with s254H of the *Local Government Regulation 2012*, the meeting records that it did not accept the officer's recommendation as it believed requesting an energy project proponent to act in a manner consistent with proposed new law in Queensland and agree to a voluntary Community Benefits Agreement is a reasonable and relevant condition of approval.

Carried

10.3 Exception Based Contractual Arrangements – *Local Government Regulation 2012*

EXECUTIVE SUMMARY

The purpose of this report is to seek endorsement by way of Council resolution to engage the services of Thorn Air Conditioning & Refrigeration as an exception to the Default Contracting Procedures within section 235(b) of the *Local Government Regulation 2012* ('the *Regulation*'). This section of the *Regulation* allows Council to enter into a medium or large-sized contractual arrangement without first inviting written quotes or tenders, where because of the specialised or confidential nature of the services that are sought, it would be impractical or disadvantageous for Council to do so.

OFFICER'S RECOMMENDATION

That Council:

1. Endorse the following exception, to enter into a medium or large-sized contractual arrangement pursuant to section 235(b) of the *Local Government Regulation 2012* for a 12-month period for the specialist services of Thorn Air Conditioning & Refrigeration to complete works required under Capital Works Project CW233103, Moranbah West Wing Grosvenor Complex, Air-Conditioning Upgrade – Project budget value: \$500,000.00.

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Resolution No.: 9199

Moved: Cr Viv Coleman

Seconded: Cr Jane Pickels

That Council:

1. **Endorse the following exception, to enter into a medium or large-sized contractual arrangement pursuant to section 235(b) of the *Local Government Regulation 2012* for a 12-month period for the specialist services of Thorn Air Conditioning & Refrigeration to complete works required under Capital Works Project CW233103, Moranbah West Wing Grosvenor Complex, Air-Conditioning Upgrade – Project budget value: \$500,000.00.**

Carried

Resolution No.: 9200

Moved: Cr Simon West

Seconded: Cr Terry O'Neill

That Council closes the meeting to the public at 10.57am under *Local Government Regulations 2012* Section 254J(3) (g) to receive a confidential update on Report 11.1 Sale of Land for Overdue Rates and Charges, Report 11.2 Major Projects Update Report, 11.4 Clermont Swimming Centre Funding, 11.5 Glenden Community Hub and under 254J(3) (b) industrial matters affecting employees; to receive a confidential update on Report 11.3 Additional Full-Time Equivalent Position for a Planner Role in the Planning, Environment and Community Services Directorate.

Carried

Resolution No.: 9201

Moved: Cr Simon West

Seconded: Cr Viv Coleman

That Council open the meeting at 11.38am.

Carried

11. CONFIDENTIAL REPORTS

CONFIDENTIAL REPORT

Closed under S254 (g) negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government

11.1 Sale of Land for Overdue Rates and Charges

EXECUTIVE SUMMARY

This report has been prepared to seek Council's approval to commence Sale of Land procedures where rates and charges have been overdue for at least three years, in accordance with the *Local Government Regulation 2012*.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0973

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

- Pursuant to section 140(2) of the Local Government Regulation 2012, Council proceed with action to sell the land described within updated Confidential Attachment 1 – Sale of Land Schedule as at 12 May 2025 to the report in accordance with Chapter 4, Part 12, Division 3 of the Local Government Regulation 2012 to recover outstanding rates and charges; and*
- Delegates to the Chief Executive Officer the power to take all further steps under Chapter 4, Part 12, Division 3 of the Local Government Regulation 2012 to effect sale of the land, including, for avoidance of doubt, the power to end sale procedures.*

Carried

NOTE:

- The Committee has requested a Communication Plan for the Sale of Land process that includes what options ratepayers have if they are experiencing hardship.*
- The Mayor has requested that information is added to the Rates Communication Plan and sent out with Rates Notices to inform Ratepayers on their options available to them if they are experiencing hardship or difficulties in paying their rates.*

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The Committee has requested that a refresher for frontline staff and Councillors is completed with regards to dealing with aggressive or threatening members of the public.

Resolution No.: 9202

Moved: Cr Simon West

Seconded: Cr Jane Pickels

That Council:

- 1. Pursuant to section 140(2) of the *Local Government Regulation 2012*, Council proceed with action to sell the land described within updated Confidential Attachment 1 – Sale of Land Schedule as at 12 May 2025 to the report in accordance with Chapter 4, Part 12, Division 3 of the *Local Government Regulation 2012* to recover outstanding rates and charges; and**
- 2. Delegates to the Chief Executive Officer the power to take all further steps under Chapter 4, Part 12, Division 3 of the *Local Government Regulation 2012* to effect sale of the land, including, for avoidance of doubt, the power to end sale procedures.**

Carried

CONFIDENTIAL REPORT

Closed under 254J(3) (g) negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government

11.2 Major Projects Update Report

EXECUTIVE SUMMARY

This report is provided to update Council on the status of major projects across Isaac.

COMMITTEE'S RECOMMENDATION

Resolution No.: CGFS0982

Moved: Cr Terry O'Neill

Seconded: Cr Jane Pickels

That the Committee recommends that Council:

- 1. Notes the updates to major projects across Isaac.*

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2. *Receive the in-progress Major Projects Summary Sheet on the status of all known projects in the region.*

Carried

NOTE:

- The Committee has requested that the Major Projects Summary Sheet spreadsheet includes a status on obligations (including Community Benefit Obligations) for each proponent, what stage is the project at and clarification on who has met with the proponents.*
- The Mayor has requested an update on Council's Social Investment Prospectus. What is the timeline for this to be completed.*

Resolution No.: 9203

Moved: Cr Terry O'Neill

Seconded: Cr Alaina Earl

That Council:

- Notes the updates to major projects across Isaac.**
- Receive the in-progress Major Projects Summary Sheet on the status of all known projects in the region.**

Carried

CONFIDENTIAL REPORT

Closed under 254J(3) (b) industrial matters affecting employees;

11.3 Additional Full-Time Equivalent Position for a Planner Role in the Planning, Environment and Community Services Directorate

EXECUTIVE SUMMARY

The purpose of this report is to seek approval for a change in Council's organisational structure by creating an additional permanent full-time equivalent position for a Planner role in the Planning, Environment and Community Services Directorate.

COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1293

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Moved: Cr Alaina Earl

Seconded: Cr Melissa Westcott

That the Committee recommends that Council:

1. Approves creation of an additional full-time equivalent position for a Planner role within the Planning, Environment and Community Services Directorate.

Carried

Resolution No.: 9204

Moved: Cr Viv Coleman

Seconded: Cr Terry O'Neill

That Council:

1. Approves creation of an additional full-time equivalent position for a Planner role within the Planning, Environment and Community Services Directorate.

Carried

CONFIDENTIAL REPORT

Closed under 254J(3) (g) negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government

11.4

Clermont Swimming Centre Funding

EXECUTIVE SUMMARY

Council has received confirmation of a \$3.2 million funding commitment from the Queensland Government for the upgrade of the Clermont Swimming Centre. This report seeks Council's approval on the scope of works to be delivered through this funding commitment and proposed community engagement activities.

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COMMITTEE'S RECOMMENDATION

Resolution No.: PECS1294

Moved: Cr Melissa Westcott

Seconded: Cr Terry O'Neill

That the Committee recommends that Council:

1. *Note the \$3.2 million funding commitment from the State Government for the upgrade of the Clermont Swimming Centre and delegate authority to the CEO to negotiate and execute any relevant funding agreement;*
2. *Endorse allocation of the \$3.2 million funding for construction of a heated program pool at the Clermont Swimming Centre, with site location to be confirmed during detailed design; and*
3. *Approve the commencement of public consultation with the community and targeted stakeholders.*

Carried

Resolution No.: 9205

Moved: Cr Jane Pickels

Seconded: Cr Terry O'Neill

That Council:

1. **Notes the \$3.2 million funding commitment from the State Government for the upgrade of the Clermont Swimming Centre and delegate authority to the Chief Executive Officer to negotiate and execute any relevant funding agreement;**
2. **Endorses scoping and timeframes for project development for the Clermont Swimming Centre Project for the \$3.2 million funding received.**
3. **Approves the consultation with targeted community stakeholders.**

Carried

CONFIDENTIAL REPORT

Closed under S254 (g) negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government.

11.5 Glenden Community Hub

EXECUTIVE SUMMARY

This report seeks Council's endorsement to establish a Glenden Community Hub and provides an update on recent engagement with the State Government regarding funding commitments.

OFFICER'S RECOMMENDATION

That Council:

- 1. Endorses the establishment of a Glenden Community Hub and notes the offer of funding from the Queensland Government for the project;*
- 2. Requests officers provide recommendations to a future Council meeting on a preferred site selection informed by stakeholder consultation and site suitability investigations;*

Resolution No.: 9206

Moved: Cr Terry O'Neill

Seconded: Cr Simon West

That Council:

- 1. Endorses the establishment of a Glenden Community Hub and notes the offer of funding from the Queensland Government for the project;**
- 2. Requests officers provide recommendations to a future Council meeting on a preferred site selection informed by stakeholder consultation and site suitability investigations;**

Carried

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ATTENDANCE

Mrs Jessica Bugeja ended her video conference with the meeting at 11.44am.

12. COUNCILLOR QUESTION TIME

12.1

2025 LGMA Awards for Excellence Winner and Finalist

Cr Viv Coleman advised Council that she had the pleasure of attending the 2025 LGMA Awards for Excellence Gala on the weekend and was delighted to advise that Council was successful in winning the LGMA Award for Excellence in Teamwork for the Water and Waste Influencers and Leadership Team and Council was a finalist for the LGMA Award for Excellence in Collaboration for the Restoring Coastal Habitat for Marine Species Project which was completed in partnership with the Koinjmal People and Contractors and was funded through the Reef Guardian Councils Program, Activating Local Councils' Reef Action Plan Grants.

Cr Coleman congratulated all involved in the Water and Waste Influencers and Leadership Team and the Council Staff, Koinjmal People and Contractors involved in the Restoring Coastal Habitat for Marine Species Project.

Cr Coleman presented the trophy and award certificates to Council.

Cr Coleman requested that the Restoring Coastal Habitat for Marine Species Project be acknowledged at the 2025 St Lawrence Wetlands Weekend Event as being a finalist for the 2025 LGMA Award for Excellence in Collaboration. Cr Coleman believes it is important to highlight to work and success at this event.

ACTION: DIRECTOR PLANNING, ENVIRONMENT AND COMMUNITY SERVICES

12.2

Lotus Creek Wind Farm Community Benefit Fund

Cr Coleman advised Council that the Committee for the Lotus Creek Wind Farm Community Benefit Fund met on Monday 26 May and the Committee approved \$100,000 for applicants. These successful applicants are yet to be announced publicly.

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12.3

Mayoral Update

The Mayoral provided Council with an update on the following matters:

1. Glencore Media – Queensland Mayors call on State to halt Glencore Expansion Plans

Two regional Queensland mayors are calling on the State Government to pause any further expansion approvals for Glencore until a clear and binding exit strategy is agreed between the company, the Queensland Government and affected local councils.

2. Upcoming Meetings with Glencore and Peabody

13. CONCLUSION

There being no further business, the Mayor declared the meeting closed at 11.56am.

These minutes will be confirmed by Council at the Ordinary Meeting to be held in Moranbah on Monday 30 June 2025.

.....
MAYOR

..... / /
DATE