



Redland
CITY COUNCIL

MINUTES

GENERAL MEETING

Wednesday, 29 June 2011

**Council Chambers
1st Floor Administration Building
Bloomfield Street, Cleveland QLD 4163**



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1 DECLARATION OF OPENING

The Mayor declared the meeting open at 4.00pm and acknowledged the Quandamooka people, who are the traditional custodians of the land on which Council meets. The Mayor also paid Council's respect to their elders, past and present, and extend that respect to other indigenous Australians who are present.

2 DEVOTIONAL SEGMENT

Pastor David Groenenboom, member of the Ministers' Fellowship, led Council in a brief devotional segment.

3 RECOGNITION OF ACHIEVEMENT

3.1 HEALTHY WATERWAYS AWARD 2011

Recognition was given to Danielle Crawford and her team for their efforts and dedication in winning the 'BMT WBM – Government Award' for their *Waterways Extension Program – Council partnering with landholders for waterways recovery*.

3.2 FAREWELL TO PAULA WESTON – PRINCIPAL ADVISOR MEDIA & MARKETING

Recognition was given to Ms Paula Weston, Principal Advisor Media and Marketing, who is leaving Council to pursue other interests, for her professionalism and friendship, her attention to detail and the Mayor thanked her for her contribution to Council and acknowledged that she had made an impact during her time with RCC.

4 RECORD OF ATTENDANCE AND LEAVE OF ABSENCE

MEMBERS PRESENT:

Cr M Hobson PSM	Mayor
Cr M Elliott	Deputy Mayor and Councillor Division 7
Cr W Boglary	Councillor Division 1
Cr C Ogilvie	Councillor Division 2
Cr D Henry	Councillor Division 3
Cr J Burns	Councillor Division 4
Cr B Townsend	Councillor Division 5
Cr T Bowler	Councillor Division 6
Cr K Reimers	Councillor Division 8
Cr K Williams	Councillor Division 9
Cr H Murray	Councillor Division 10

EXECUTIVE LEADERSHIP GROUP:

Mr G Stevenson PSM	Chief Executive Officer
Mr N Clarke	General Manager Governance & Planning
Mr M Drydale	General Manager Corporate Services
Mrs T Averay	General Manager Development & Community Standards
Mrs L Rusan	General Manager Customer Services

MINUTES:

Mrs J Parfitt

Corporate Meetings & Registers Team Leader

5 RECEIPT AND CONFIRMATION OF MINUTES**5.1 GENERAL MEETING MINUTES 25 MAY 2011**

Moved by: Cr B Townsend

Seconded by: Cr W Boglary

That the minutes of the General Meeting held on 25 May 2011 be confirmed.

CARRIED

[General Meeting Minutes 25 May 2011](#)**5.2 SPECIAL MEETING MINUTES 16 JUNE 2011**

Moved by: Cr T Bowler

Seconded by: Cr W Boglary

That the minutes of the General Meeting held on 16 June 2011 be confirmed.

CARRIED

[Special Meeting Minutes 16 June 2011](#)**5.3 SPECIAL MEETING MINUTES 28 JUNE 2011**

Moved by: Cr K Reimers

Seconded by: Cr D Henry

That the minutes of the General Meeting held on 28 June 2011 be confirmed.

CARRIED

[Special Meeting Minutes 28 June 2011](#)**6 MATTERS OUTSTANDING FROM PREVIOUS COUNCIL MEETING MINUTES**

The Chief Executive Officer presented the following items for noting:

6.1.1 REQUEST FOR REPORT – PROPOSAL TO CHARGE FOR PARKING AT WEINAM CREEK FERRY TERMINAL

At the General Meeting on 27 April 2011 Council resolved as follows:

That Council request a report for a subsequent Planning and Policy meeting that:

1. *Provides sufficient information to address the issue of equity that has arisen over the proposal to charge for parking at the Weinam Creek ferry terminal; and, if necessary; and*
2. *Clearly lays out any future plans for the Victoria Point and Toondah Harbour car parks and how charges may be incorporated into these plans.*

A report addressing this matter will be presented to a future Planning & Policy Committee meeting.

6.1.2 PETITION (DIVISION 10) REQUEST FOR CONCRETE PATH HENRY STREET, THORNESIDE

At the General Meeting on 25 May 2011 Council resolved as follows:

That the petition which reads as follows, be received and referred to a Committee for consideration and a report back to Council.

“Petition for a concrete walking path to replace the road-base walking path between 9 Henry St., Thorneside and 3 Henry St., Thorneside. Existing road-base path is always washed out and is a hazard for walkers.”

A report addressing this matter will be presented to a future Planning & Policy Committee meeting.

7 PUBLIC PARTICIPATION

MOTION TO ADJOURN MEETING

Moved by: Cr M Elliott
Seconded by: Cr D Henry

That Council adjourn the meeting for a 15 minute public participation segment.

CARRIED

1. Ms G James of Macleay Island, addressed Council in relation to parking at Weinam Creek.
2. Ms G Nemeth of Macleay Island, addressed Council on SMBI issues and parking at Weinam Creek.
3. Mr R Harris of Macleay Island, addressed Council in relation to parking at Weinam Creek and Items 19.1.1 and 19.2.1 on today's agenda.

MOTION TO RESUME MEETING

Moved by: Cr B Townsend

Seconded by: Cr W Boglary

That the meeting proceedings resume.

CARRIED

8 PETITIONS AND PRESENTATIONS**8.1 PETITIONS****8.1.1 PETITION (DIVISION 4) INSTALLATION OF PEDESTRIAN CROSSING AT ST RITA'S PRIMARY SCHOOL, BENFER ROAD, VICTORIA POINT**

Moved by: Cr J Burns

Seconded by: Cr K Reimers

That the petition, which reads as follows, be received and referred to the appropriate area of Council for consideration and a report back to Council:

“Petition from residents requesting that Council support the installation of a pedestrian crossing at St Rita’s Primary School, Benfer Road, Victoria Point. This would bring St Rita’s school into line with all other primary schools in the area, i.e., crossing safety guard and zebra crossing.”

CARRIED

8.1.2 PETITION (DIVISION 4) UPGRADE VICTORIA POINT SKATE PARK

Moved by: Cr J Burns

Seconded by: Cr M Elliott

That the petition, which reads as follows, be received and referred to the Chief Executive Officer to arrange a response:

“Petition from residents requesting that Council upgrade Victoria Point Skate Park to specifications suggested by users, to create a more flexible, accommodating recreation area.”

CARRIED

8.1.3 PETITION (DIVISION 10) SAFETY UPGRADE OF TINGALPA CREEK

Moved by: Cr H Murray
Seconded by: Cr M Elliott

That the petition, which reads as follows, be received and referred to the appropriate area of Council for consideration and a report back to Council as to what works can be done in 2011-2012:

“Petition requesting that Council prioritise a safety upgrade of the denuded and eroded foreshore area on the banks of Tingalpa Creek at the corner of the Esplanade at the end of Railway Parade, Thorneside.”

CARRIED

8.1.4 PETITION (DIVISION 1) NO TRAFFIC LIGHTS AT CNR BIRKDALE AND MAIN ROADS, WELLINGTON POINT

Moved by: Cr W Boglary
Seconded by: Cr D Henry

That the petition, which reads as follows, be received and referred to a committee or officer for consideration and a report to the local government:

“Petition requesting no traffic lights be installed at corner of Birkdale and Main Roads, Wellington Point. Traffic calming needed – not lights.”

CARRIED

8.2 PRESENTATIONS**8.2.1 HEALTHY WATERWAYS AWARD 2011 – CR HENRY**

Redland City Council was awarded the ‘BMT WBM – Government Award’ for their *Waterways Extension Program – Council partnering with landholders for waterways recovery*.

As part of their Waterways Extension Program, Redland City Council has partnered with over 47 landholders resulting in a number of on-ground waterway restoration projects, including repairs to failing septic systems and re-vegetation of in-stream and riparian vegetation.

A number of successful restoration trials have been completed or are underway. This includes monthly water quality monitoring of 15 farm dams to determine their impact on creek water quality, as well as a native fish breeding program to boost local populations and biodiversity.

8.2.2 CERTIFICATION OF APPRECIATION – CR HENRY

Redland City Council had received a Certificate of Appreciation for their valuable contribution to the success of the National Green Jobs Corps.

National Green Jobs Corps commenced on 1 January 2010. The projects offered are team based activities developed in conjunction with local communities and groups, representatives from the environment and climate change sector, local government and relevant training providers.

Participants are given the opportunity to participate in hands-on work experience activities and accredited training. National Green Jobs Corps providers are delivering a broad range of environmentally focused projects to equip young Australians with green skills and training.

Cr Henry advised she would consult with the participants about where the plaque should go as there were numerous sites in the Redlands to choose from.

9 MOTION TO ALTER THE ORDER OF BUSINESS

STATEMENT – CR JOHN BURNS

It was noted that this item (listed as item 8.2 on the Agenda) had been withdrawn.

10 DECLARATION OF MATERIAL PERSONAL INTEREST AND CONFLICT OF INTEREST

10.1 MATERIAL PERSONAL INTEREST

- **MATERIAL PERSONAL INTEREST – Items 11.1.5 and 12.1.6 *Permissible Change for Extractive Industry (Quarry Extension) at 616-623 West Mount Cotton Road, Sheldon***

Cr Burns declared a material personal interest in the above items – see items for details.

- **MATERIAL PERSONAL INTEREST - Item 14.1.5 *North Stradbroke Island Historical Museum and Redland Museum Five-Year Funding Agreements***

Cr Ogilvie declared a material personal interest in the above item – see item for details.

10.2 CONFLICT OF INTEREST

- **CONFLICT OF INTEREST - Item 14.1.5 *North Stradbroke Island Historical Museum and Redland Museum Five-Year Funding Agreements***

Crs Reimers, Henry, and Boglary declared a conflict of interest in the above item – see item for details.

- **CONFLICT OF INTEREST - ITEM 15.1.1 NOMINATION FOR LGMA QUEENSLAND PRESIDENT**

Mr N Clarke, General Manager Governance and Planning declared a conflict of interest in the above matter – see item for details.

- **CONFLICT OF INTEREST - ITEM 15.3.2 32/10 INVESTIGATION REPORT UNDER SECTION 501E LOCAL GOVERNMENT ACT 1993**

Chief Executive Officer and Crs Burns, Reimers, Murray, Elliott, Bowler, Williams, Townsend, Henry, Boglary, Hobson and Ogilvie declared a conflict of interest in the above items – see item for details.

- **CONFLICT OF INTEREST – ITEM 15.3.4 SPONSORSHIP APPLICATIONS – 2011 REDFEST**

Cr Williams declared a conflict of interest in the above item – see item for details.

COUNCILLOR ABSENCES DURING MEETING

Cr Townsend left the meeting at 5.03pm at the conclusion of Item 13.2.3 and returned at 5.04pm during Item 14.1.

Cr Williams left the meeting at 5.23pm and returned at 5.26pm during Item 14.1.5.

Cr Williams left the meeting at 5.47pm during item 17.1.1 and returned at 5.48pm during item 17.1.2.

Cr Elliott left the meeting at 5.48pm and returned at 5.50pm during item 17.1.2.

Cr Boglary left the meeting at 5.56pm and returned at 5.57pm during item 17.1.3.

Cr Elliott left the meeting at 6.26pm and returned at 6.34pm during item 17.2.1.

Cr Burns left the meeting at 6.32pm and returned at 6.35pm during item 17.2.1.

Cr Burns declared a Material Personal Interest in Item 11.1.5 and left the Chamber at 4.46pm.

11 DEVELOPMENT AND COMMUNITY STANDARDS COMMITTEE 7 JUNE 2011

11.1 DEVELOPMENT AND COMMUNITY STANDARDS

Moved by: Cr B Townsend
Seconded by: Cr M Elliott

That the Development & Community Standards Committee Minutes of 7 June 2011 be received and resolutions noted on items resolved under delegated authority.

CARRIED

[Development & Community Standards Committee Minutes 7/6/2011](#)

ITEMS RESOLVED UNDER DELEGATED AUHTORITY

- 11.1.1 CATEGORY 1 – MINOR COMPLYING CODE ASSESSMENTS & HOUSEKEEPING**
(This item was resolved under delegated authority at Committee)
- 11.1.2 CATEGORY 2 – COMPLYING CODE ASSESSMENTS AND MINOR IMPACT ASSESSMENTS**
(This item was resolved under delegated authority at Committee)
- 11.1.3 CATEGORY 3 – MODERATELY COMPLEX CODE AND IMPACT ASSESSMENTS**
(This item was resolved under delegated authority at Committee)
- 11.1.4 APPEALS LIST – CURRENT AS AT 30 MAY 2011**
(This item was resolved under delegated authority at Committee)
- 11.1.5 PERMISSIBLE CHANGE FOR EXTRACTIVE INDUSTRY (QUARRY EXTENSION) AT 616-623 WEST MOUNT COTTON ROAD, SHELDON**
(This item was referred to the D&CS Committee 21.6.2011)

Cr Burns declared a Material Personal Interest in Item 12.1.6 and left the Chamber at 4.46pm.

12 DEVELOPMENT AND COMMUNITY STANDARDS COMMITTEE 21 JUNE 2011

12.1 DEVELOPMENT & COMMUNITY STANDARDS

[Development & Community Standards Committee Minutes 21/6/2011](#)

Moved by: Cr B Townsend
Seconded by: Cr M Elliott

That the Development & Community Standards Committee Minutes of 21 June 2011 be received and resolutions noted on items resolved under delegated authority.

CARRIED

ITEMS RESOLVED UNDER DELEGATED AUTHORITY

- 12.1.1 CATEGORY 1 – MINOR COMPLYING CODE ASSESSMENTS & HOUSEKEEPING**
(This item was resolved under delegated authority at Committee)
- 12.1.2 CATEGORY 2 – COMPLYING CODE ASSESSMENTS AND MINOR IMPACT ASSESSMENTS**
(This item was resolved under delegated authority at Committee)
- 12.1.3 CATEGORY 3 – MODERATELY COMPLEX CODE AND IMPACT ASSESSMENTS**
(This item was resolved under delegated authority at Committee)
- 12.1.4 APPEALS LIST – CURRENT AS AT 14 JUNE 2011**
(This item was resolved under delegated authority at Committee)
- 12.1.6 PERMISSIBLE CHANGE FOR EXTRACTIVE INDUSTRY (QUARRY EXTENSION) AT 616-623 WEST MOUNT COTTON ROAD, SHELDON**
(This item was deferred to a meeting of the D&CS Committee no later than 23 August 2011)
- 12.1.7 MULTIPLE DWELLING (X3) AT 18A NELSON STREET, ORMISTON**
(This item was resolved under delegated authority at Committee)
- 12.2.1 APPEAL 1677 OF 2011 – REQUEST TO CHANGE APPROVAL FOR A MIXED USE DEVELOPMENT AT 71-101 SCHOOL OF ARTS ROAD, REDLAND BAY**
(This item was resolved under delegated authority at Committee)

12.2.2 APPEAL 2271 OF 2009 – PRELIMINARY APPROVAL OVERRIDING THE PLANNING SCHEME FOR A CHILD CARE CENTRE, NICHOLAS STREET, RUSSELL ISLAND

(This item was withdrawn at Committee)

ITEM FOR CONSIDERATION**12.1.5 REMOVAL DWELLING POLICY**

Datworks Filename:	LUP Removal Dwellings
Attachments:	POL-3061 Removal Buildings and Dwellings
Responsible Officer:	Toni Averay General Manager Development & Community Standards
Author:	Brian May Manager Building & Plumbing

EXECUTIVE SUMMARY

Redland City Council, in common with many other local governments in South East Queensland, has an issue with the finalisation of building approvals for removal dwellings.

This is often because of the unrealistic expectations of many owners who commence these projects, and the timelines for completion imposed on the property owner by the provisions of the *Building Act 1975*.

There is a particular issue on the Southern Moreton Bay Islands (SMBI).

PURPOSE

The purpose of this Report is to propose changes to the existing Council Policy that may encourage an improvement in the current completion rate of removal dwelling projects. This report will also outline a proposal for dealing with currently outstanding projects and detail new procedures that will increase Council's awareness of such projects and facilitate early intervention where legislative timelines for the lapsing of an application are approaching.

BACKGROUND

Removal dwellings have become a popular option for property owners looking for low cost housing options because of their ready availability and, in the case of the "traditional" Queenslander, their cosmetic appeal.

Removal dwellings are often seen by purchasers as a low cost, or even cheap housing option, because of the low initial purchase and relocation costs. This is unfortunate because in most instances, the costs involved in bringing a renewal home up to a standard that will satisfy current building standards, and lead to the issuing of a final approval by a building certifier, are comparable to, or exceed, those associated with more contemporary options.

It is clear that many owner builders underestimate the costs involved in completing a removal dwelling project. This is compounded in most instances by limited personal construction skills, which necessitate the employment of specialist trades at costs often not factored into the original project equation. These trades are not always readily available on SMBI and it is not unusual for the trades that do accept work on the Islands to apply a loading for travel time and expenses.

Many owner builders also appear to believe that they can carry out all of the works associated with a removal building. This is not so as building work associated with such activities as plumbing, electrical, waterproofing, glazing and pest control can only be completed by persons who hold an appropriate occupational licence. Where an owner builder does carry out such works, or has those works completed by an unlicensed operator, they are unable to produce a certificate for the work which means a building certifier is unable to approve the works.

This leads to a situation where many owners are actually residing in a removal dwelling long before it is completed, and often before approvals which are a pre-requisite to occupation and use have been obtained. This raises issues of liability for Council in respect of public health and personal safety as well as the aspect of amenity and aesthetics for neighbouring properties. Council is aware of numerous unfinished removal dwelling projects on SMBI, the majority on Russell and Macleay. Although the property owner may not be aware of it the owners of removal dwellings are unlikely to have insurance cover if the buildings are occupied prior to completion, and certainly not once a building approval has lapsed.

Speculative builders present a different range of issues. Often they have located a removal dwelling on a property without any building approval and without the payment of a bond. Where they are unable to fund completion, or where other projects assume priority, the buildings remain in an unfinished state and continue to deteriorate. This can create an unsatisfactory aesthetic for surrounding property owners, and if the properties become overgrown there may be concerns for public health through vermin infestation.

The Extent of the Non-Compliance

Reports have been run to determine the number of removal dwellings where a building approval has been issued but no final inspection has been recorded. Those reports indicate that there are 43 such dwellings that require finalisation. Two are on the mainland and the remainder are on the Southern Moreton Bay Islands.

Building Act 1975

The *Building Act* treats removal buildings (and demolition) differently from all other classes of building work. This is because of representations made by local government as far back as 1993 to introduce requirements that would see removal building projects finished in a timely fashion, and so avoid the public health, and amenity and aesthetics issues canvassed above. Attempts by local government to now seek amendments to the legislation that would make it more workable have been unsuccessful. Given the Government response to the impact of floods and cyclones, and a looming State election, it is not likely that there will be any change to the existing legislation in the foreseeable future.

The provisions of the *Building Act* that relate to removal buildings are set out below.

Section 71 of the *Building Act* makes provision for ***“When demolition, removal and rebuilding must start and be completed.”***

The relevant provisions are:

71(2) The building work must substantially start within 2 months after the giving of the approval.

(3) Within 6 months after the giving of the approval-

(a) the building work must be completed; and

(b) if the building work is rebuilding, after removal, of a building or structure, either-

(i) if, under the approval or a regulation, the building work must be inspected, a final inspection showing that the building work complies with the approval or regulation is carried out;

The effect of the legislation is that unless a removal dwelling project is completed, and a final building approval issued, within 6 months of the date of the approval then that approval lapses.

Section 96 of the *Building Act* provides for an extension of time to the approval period for building work, however, removal buildings are expressly excluded from that provision by the operation of section 71. This means that even if a property owner has made a genuine attempt to complete the project, and a building certifier can judge that the project would in all probability be completed in, say six months, no extension of time is possible.

Section 92 of the *Act* purports to allow a local government to “complete” the building work associated with a removal building if the property owner has failed to do so. It does not seem practical or appropriate for Redland City to engage in completing building works given the known scope of the problem, and the fact that in many cases little or no bond money is held since bonds are returned as various stages of work are completed.

Redland City Council Policy

Corporate Policy POL-306, Removal Buildings and Dwellings (attached), was approved by Council at its General Meeting on 28 February 2007. The Policy was reviewed on 28 February 2010. The objectives of the Policy are:

Policy Objective

- a) *To ensure the relocation of an existing building to a site within the Redland Shire does not diminish the amenity of the subject site and/or the existing surrounding streetscape.*
- b) *To ensure removal buildings brought into the shire comply with all applicable statutory requirements and published Australian Standards for construction.*
- c) *To ensure the full reconstruction of a removal building is completed in accordance with the issued development permit.*
- d) *To ensure that prior to transportation all Asbestos Cement Material (ACM) and Asbestos Cement Products (ACP) are removed from any structure being brought into or transferred within the Shire.*

It is the routine failure of many owners to complete the building works authorised in their approval conditions and within the six month time frame mandated by the Building Act that defeats the achievement of these objectives and which brings complaints to Council about unsightly or even derelict buildings.

The Policy seeks to strengthen Council's position in relation to the completion of building works on removal buildings by imposing a system of Bonds as part of the application process. The Policy requires the payment of a Bond, as set out in the schedule of fees and charges, prior to a building approval being issued. For the removal and/or rebuilding of a dwelling that fee is currently set at \$22,822.

The Policy then provides for the return of the Bond at the following two stages:

Stage 1 - Release of seventy five percent (75%) of the bond upon completion of external building works. Such work shall include:

- *The replacement and/or making good of all exterior wall cladding material so as to be free of any visible or performance related defects.*
- *The completion of all external wall finishes so as to provide a surface that is free of flaking paint, stains or rust. Wall finishes shall be renewed or replaced so as to match the colour and finish of the surrounding wall areas.*
- *The replacement and/or making good of all roof cladding material so as to be free of any visible or performance related defects including rust, flaking paint or broken tiles.*
- *Metal roof sheeting and wall cladding in excess of ten (10) square metres in area shall not have a natural zincalume appearance but shall have an applied colour finish other than high gloss white.*

- *Where the finished floor level exceeds six hundred (600) millimetres above natural ground, the sub-floor space shall be enclosed around its full perimeter from the ground line to the underside of the floor with timber battens or other material that is compatible with the external wall cladding.*
- *The construction and finishing of all external stairs, landings and balustrades.*
- *The replacement of all cracked and/or broken window glass.*

Stage 2- Release of the remaining twenty five percent (25%) of the bond upon the issue of a Certificate of Final Stage Inspection:

- *The Certificate of Final Stage Inspection shall be issued in accordance with the Building Regulation 2006, Section 24.*

Proposed Changes to the Policy

The most obvious deficiencies in the current Policy are the amount of the Performance Bond, and the manner in which it is released. The proposed revised Policy (attached) includes the following key changes:

- increasing the Bond amount to \$50,000; and
- providing for the Bond to be released in three stages consistent with a normal building process. This should both encourage completion and also ensure compliance with health and safety requirements in relation to electrical and plumbing works.

There are some other minor wording changes to correct some technical errors that were detected in the current Policy, and to simplify the application process.

Amendment to the Fees and Charges Schedule

To facilitate the proposed increase in the Performance Bond it will be necessary to amend the Fees and Charges schedule for 2011/12.

At present the amount shown in the schedule is \$22,822 (increased from \$20,000 by CPI). That amount is proposed to be increased to \$50,000.

Non- Completed Removal Dwellings

As already noted there are 43 removal dwellings where Council is aware that the six month completion time has elapsed and no final building approval has been issued. Many of these dwellings are privately owned, and appear to be inhabited despite the fact that no building finals have been issued, and in fact that in most cases no progress inspections have ever been requested. It is proposed to rely on section 92 of the *Building Act*, which provides that an approval for a removal dwelling does not technically lapse until Council determines that it will not take any action to complete

the building work and to offer these owners what amounts to an “administrative amnesty”.

Council will write to all such owners advising them of the impact of the legislation on the completion date of their building project. They will be advised that Council is prepared to offer them 3 months to complete the work before formally lapsing the building approval. They will be offered access to a Council Building Certifier by way of discussion, or a site visit, to define what is necessary to obtain the necessary building final and will be invited to submit a project plan outlining how they intend to schedule works over the 3 month period.

Where outstanding works have not been progressed in the three months, it is intended that building approvals would then be formally lapsed and compliance action commenced.

Pro-Active Procedures for New Removal Dwelling Applications

It is Council's intention to introduce new procedures that will remind owners of the impending expiry of their building approval and encourage a higher completion rate. The main thrust of the new procedures will include:

- A letter will be issued at 4, 5 and 6 month periods from the date of approval reminding an owner of the requirement to finish a project within the 6 months approval period.
- The final letter, at 6 months, will notify the owner that a further 3 months only will be allowed before the application is formally lapsed and compliance action commenced.
- A revised Fact Sheet has been prepared clearly outlining the legislative requirements, and cautioning owners to be diligent about actual costs and recommending some specialised trade advice before owners commit to a removal home project.
- The Fact Sheet will be provided to owners as soon as a development application is received and will also be circulated to the local real estate industry and private building certifiers and to businesses that sell and transport removal dwellings.
- Contacts between internal and external referral agencies, such as Council's Operations and Maintenance Group, Main Roads and the Police, all of whom are involved in the roads permit process, will be strengthened to improve awareness of the commencement of such building projects.
- Private building certifiers operating in Redland City will be provided with a copy of the revised policy and reminded of their obligation to ensure all requirements of the policy are met before an approval is issued.
- Any instances of house removalists carrying out building work for which they do not hold a licence will be reported to the Building Services Authority.

RELATIONSHIP TO CORPORATE PLAN

5. Wise planning and design

We will carefully manage population pressures and use land sustainably while advocating and taking steps to determine limits of growth and carrying capacity on a local and national basis, recognising environmental sensitivities and the distinctive character, heritage and atmosphere of local communities. A well-planned network of urban, rural and bushland areas and responsive infrastructure and transport systems will support strong, healthy communities.

- 5.6 Manage the built environment in a way that creates accessible and user friendly spaces and maintains our local character and identity, ensuring all new developments use high quality design that reflects our sub-tropical climate, promotes health, community harmony and wellbeing.

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

OFFICER'S/COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr B Townsend
Seconded by: Cr M Elliott

That Council resolve as follows:

- 1. To adopt the attached revised Corporate Policy POL-3061 Removal Buildings and Dwellings;**
- 2. To amend the Schedule of Fees and Charges for "Removal &/or Rebuilding (removal dwelling) to reflect a new bond amount of \$50,000;**
- 3. To endorse the initiatives proposed to encourage the completion of outstanding removal dwelling projects; and**
- 4. To note the new procedures designed to provide better control over future removal dwelling projects.**

CARRIED

Cr Burns returned to the meeting at 4.50pm.

13 PLANNING & POLICY COMMITTEE 8 JUNE 2011

Moved by: Cr T Bowler
Seconded by: Cr B Townsend

That the Planning & Policy Committee Minutes of 8 June 2011 be received.

CARRIED

[Planning & Policy Committee Minutes 8/6/2011](#)

13.1 ITEM DELEGATED TO COMMITTEE FROM COUNCIL

The following item was resolved at the Planning & Policy Committee meeting of 8 June 2011.

13.1.1 PUBLIC CONSULTATION ON DRAFT SMBI PLUS REVIEW AND SMBI 2030 DOCUMENTS

Datworks Filename: LUP Planning – Community Plan - SMBI

Attachments: [Draft SMBI 2030](#)
[Draft SMBI PLUS Review](#)

Responsible Officer: Wayne Dawson
Manager Land Use Planning

Author: Mark Conlan
Principal Advisor SMBI Strategy

EXECUTIVE SUMMARY

At the General Meeting of 25 May 2011, Council resolved as follows:

To delegate authority under section 257(1)(c) of the Local Government Act 2009 to the Planning and Policy Committee on 8 June 2011 to decide whether to adopt the draft SMB PLUS Review and the draft SMBI 2030 strategy for the purpose of community consultation.

In 2000 Council endorsed the implementation strategies identified within the Southern Moreton Bay Islands Planning and Land Use Strategy (SMBI PLUS). Council is now undertaking a review of SMBI PLUS and has prepared two draft documents to be released for public consultation:

1. Draft SMBI PLUS Review, and
2. Draft SMBI 2030 (a revised strategic plan).

Council endorsement is sought for the release of these draft documents for community consultation for a period of 40 working days. These documents will then

be reviewed in light of community feedback and the Final Plan will be presented to Council in November, 2011 for adoption.

PURPOSE

The purpose of this report is to seek Council endorsement to release the attached draft documents for public consultation in July and August 2011.

BACKGROUND

In 1997 GHD undertook a comprehensive two year planning study of the Southern Moreton Bay Islands (SMBI). The outcome of this \$500,000 study, jointly funded by Council and the State, was the creation of SMBI PLUS. SMBI PLUS was endorsed by Council in 2000 and conditionally supported by the State government in 2001.

SMBI PLUS was based upon two overarching principles of ecological sustainability and an Islands' Vision. These overarching principles were supported by eight secondary principles. In turn, these principles informed the creation of ten planning strategies for the SMBI and attached nearly 200 actions to achieve the outcomes of these strategies.

ISSUES

The review of SMBI PLUS is an assessment of the performance in achieving the outcomes of the strategies identified within SMBI PLUS. SMBI PLUS was originally created based upon the intent of a partnership between Council and the State which was a necessity to achieving many of the strategy's outcomes. With only conditional support from the State, this has proven difficult to achieve.

Council has continued to implement the outcomes of SMBI PLUS within its means since 2000. Council continues to lobby the State for commitment and funding to achieve outcomes within the strategies that are beyond the capacity of Council to undertake on its own.

SMBI PLUS Review

The draft SMBI PLUS Review document discusses what Council has and has not undertaken in relation to the actions identified within SMBI PLUS. Through these discussions, recommendations are made that identify what needs to be carried forward into future planning for the SMBI.

The review process looked into the actions that has taken place since 2000 and reassesses the principles, strategies and actions within the original SMBI PLUS. The outcomes of this assessment include recommendations. These recommendations, along with advice from the SMBI Communities Advisory Committee, key State agencies and groups within Council, provide the basis for future strategic planning for the SMBI.

To facilitate this, a contemporary plan for the SMBI has been created titled SMBI 2030.

SMBI 2030

The SMBI 2030 strategy reformats the foundation for future planning for the SMBI. It is modelled on the Redlands 2030 Community Plan and is considered to be a localised Community Plan for the SMBI. The SMBI 2030 has been created in consultation with a variety of key stakeholders (see below) and is based upon the recommendations of the SMBI PLUS review and contemporary planning at Local and State government levels.

These two documents now need to be tested by the SMBI communities to ensure what has been captured represents the views of the wider SMBI community. This will be undertaken through the release of these documents for public consultation in the near future.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

- 8.1 Embed the visions and goals of the Redlands 2030 Community Plan into our planning, operations and culture and develop effective reporting and monitoring arrangements to show how we are progressing on implementation of the Community Plan and this Corporate Plan
- 8.4 Deliver broad, rich and deep engagement that reaches residents of all ages, backgrounds and locations, enabling them to contribute their views about plans and decisions affecting them and developing community leadership

FINANCIAL IMPLICATIONS

This recommendation does not require a change to the current year's budget but may have an impact on future budgets.

PLANNING SCHEME IMPLICATIONS

It is considered that the outcome of recommendations in this report will not result directly in any inclusions in the final amendments package for the Redlands Planning Scheme. With adoption of the SMBI 2030 Plan it will provide strategic input into the upcoming Planning Scheme review including the preparation of the Strategic Plan for the City in 2012.

CONSULTATION

To date internal consultation has consisted of:

- The creation of an internal working group of Planning and Policy Officers that have provided initial input and feedback on their specific planning disciplines;

- Input and feedback from the Planning and Policy Group Managers;
- Feedback from the Executive Leadership Group at a workshop on May 11; and
- Feedback from Councillors at a workshop on May 24.

External consultation has consisted of:

- Advice and feedback from the SMBI Communities Advisory Committee;
- Feedback from members of the RCC/State Senior Officers Working Group which includes representation from eight (8) State Departments; and
- SMBI community feedback through the Redlands 2030 Community Plan consultation process.

OPTIONS

PREFERRED

That Council resolve to:

1. Endorse the release of the draft SMBI PLUS Review and SMBI 2030 documents for public consultation;
2. Undertake community consultation for a period of 40 business days from Monday the 4th of July to Monday the 29th of August 2011; and
3. Forward copies of the draft documents to the State Government and provide copies to the Senior Officers Working Group.

ALTERNATIVE

That Council resolve to request the redrafting of the SMBI PLUS Review and SMBI 2030 documents prior to their release for public consultation.

OFFICER'S RECOMMENDATION

That Committee, under delegated authority, resolve to:

1. Endorse the release of the draft SMBI PLUS Review and SMBI 2030 documents for public consultation;
2. Undertake community consultation for a period of 39 business days from the 4th of July to the 26th of August 2011; and
3. Forward copies of the draft documents to the State Government and provide copies to the Senior Officers Working Group.

COMMITTEE RESOLUTION

Moved by: Cr B Townsend
Seconded by: Cr M Hobson

That Committee, under delegated authority, resolve to:

- 1. Endorse the release of the draft SMBI PLUS Review and SMBI 2030 documents for public consultation;**
- 2. Undertake community consultation for a period of 40 business days from the 4th of July to the 29th of August 2011; and**
- 3. Forward copies of the draft documents to the State Government, other political parties and provide copies to the Senior Officers Working Group.**

CARRIED

COUNCIL RESOLUTION

Moved by: Cr T Bowler
Seconded by: Cr M Elliott

That the Committee decision be noted.

CARRIED (en bloc)

13.2 PLANNING AND POLICY

13.2.1 SEQ REGIONAL OFFSETS FRAMEWORK: DELEGATED AUTHORITY

Datworks Filename: EM Agreements - Offsets

Responsible Officer: Gary Photinos
Manager Environmental Management

Author: Gary Photinos
Manager Environmental Management

EXECUTIVE SUMMARY

The 'South East Queensland Regional Environmental Offsets Framework' (the Framework) has been developed by the Council of Mayors (SEQ) in collaboration with the Department of Local Government and Planning to coordinate State and local government environmental offsets.

The Council of Mayors will meet on 24 June 2010 to consider the endorsement of this Framework. The offsets 'business' has greatly benefited Redland City Council and there is expectation that this benefit will continue to grow. Both the SEQ Regional Plan and the Council of Mayors (COM) recognise the importance of the offsets as a tool for achieving future sustainable development outcomes and this report recommends that Council delegate authority to the Mayor to endorse the Framework.

An endorsed framework will provide significant input to the review of Council's Vegetation Enhancement Policy and Strategy POL 2609.

PURPOSE

This report seeks to gain the approval of Council to delegate authority to the Mayor to endorse (or otherwise) the 'South East Queensland Regional Environmental Offsets Framework' at the next South East Queensland Council of Mayors meeting.

BACKGROUND

- The Objective 3.2 of the Council of Mayors (SEQ) Strategy Map 2011-2016 is to "finalise the SEQ Environmental Offsets Framework (the Framework) in partnership with the State Government."
 - An offset is an economic mechanism for addressing an externality incurred on a third party by the unavoidable impacts of a development.
 - The SEQ Regional Plan identifies a need for a coordinated approach to planning and delivery of offsets in the region. The Framework seeks to address that need.
 - 27 May 2010: the initial interim draft document was discussed by the Environment & Sustainability Committee (E&S) of the COM.
-

- 22 July 2010: the E&S Committee endorsed the revised interim draft document.
- 9 September 2010: the Chief Executive Officers Committee for Natural Resource Management in SEQ (CEOs committee) reviewed the interim draft document.
- 17 March 2011: the CEOs Committee endorsed the process to develop a full version of the 'SEQ Regional Environmental Offsets Framework'.
- 3 March 2011: additional content was provided to the document through the SEQ Senior Officers Environmental Offsets Workshop.
- Following the release of the Draft State Biodiversity Offsets Policy, a consultation draft version of the SEQ Regional Environmental Offsets Framework was prepared for the CEOs committee meeting 19 May 2011.
- It is anticipated that the Council of Mayors will consider the endorsement of the Framework at the next scheduled meeting on 24 June 2011.

ISSUES

OVERVIEW OF ENVIRONMENTAL OFFSETS

National and international trends have demonstrated the value of offsets and how they have been, and continue to be, used as a legitimate planning and development tool in Queensland. Environmental offsets can be used to balance the impacts from development and protect broader environmental values.

Offsets have the potential to play a significant role in the resolution of conflicts between competing uses for natural resources. Offsets will be an important tool in achieving the environmental and natural resource targets in the SEQ Natural Resource Management Plan and the SEQ Regional Plan.

The potential application of different and conflicting offset programs across South East Queensland is considered a major threat to consistent, efficient and effective environmental outcomes. A consistent approach can be achieved through the implementation of the Framework.

THE FRAMEWORK WILL PROVIDE REGIONAL CONSISTENCY

The purpose of the Framework is to facilitate a regionally consistent and collaborative approach to the planning and delivery of environmental offsets in SEQ. It provides information to officers within local and State government who are responsible for offset policies.

Local governments can use the Framework when preparing and implementing offset policies and planning scheme provisions. As a consequence, it has the potential to provide Council with a degree of certainty that any future offset provisions that it may wish to develop are consistent with other local government approaches and integrate with existing policies and legislation. Council was informed at the Planning and Policy Committee 4th May 2011 that the review of the Vegetation Enhancement

Policy and Strategy POL 2609 will be considered once this body of work has been completed.

Redland City Council has been a strong advocate for the use of offsets and their application on a regional scale. Council has acted positively in developing effective working relationships with the leading offset brokers and establishing procedures to ensure the timely delivery of offsets for applicants. Presently, Council has established, or is processing, eight offsets worth approximately \$400,000-\$500,000. Although the offsets 'business' is in its infancy, this represents a considerable achievement. Furthermore, it indicates that Redland City is well placed to benefit from the future growth of offsets in the region as the city of choice for establishing offsets receiving sites.

The Framework will require careful review and consideration before a decision is made by the Council of Mayors to endorse or not endorse the document. The importance of offsets is recognised by the SEQ Regional Plan, the Council of Mayors and, of course, by Redland City Council who have benefited significantly to-date and recognise the potential for growing future opportunities. Consequently, it is beneficial for Council to delegate authority to the Mayor to endorse the 'South East Queensland Regional Environmental Offsets Framework'.

OVERVIEW OF THE DRAFT FRAMEWORK

Key features of the draft framework report include:

- Background information on environmental offsets and current offsets policy, planning and implementation in South East Queensland.
- Purpose, scope and environmental values covered by the framework, including regional principles.
- Elements for implementation focused on key areas of collaboration, offset triggers and strategic locations, policy and planning and delivery and ongoing management.

Actions have been identified to progress key initiatives under each element and these will assist with resolving current outstanding policy and implementation issues.

RELATIONSHIP TO CORPORATE PLAN

1. Healthy natural environment

A diverse and healthy natural environment, with an abundance of native flora and fauna and rich ecosystems will thrive through our awareness, commitment and action in caring for the environment.

- 1.1 Increase biodiversity by taking informed action to protect, enhance and manage our local ecosystems

- 1.2 Stop the decline in population of the koala and other species at risk through advocacy, protecting and restoring vital habitat and increasing community engagement and action
- 1.3 Protect our natural environment by restoring degraded landscapes, contaminated land and managing fire, pests and other hazards
- 1.5 Co-ordinate effective management of the conservation estate on all (private and public) lands in Redlands, through a combination of incentives and various tenure and management arrangements to restore, maintain and plant new habitat

2. Green living

Our green living choices will improve our quality of life and our children's lives, through our sustainable and energy efficient use of resources, transport and infrastructure, and our well informed responses to risks such as climate change.

- 2.1 Achieve sustainability through strong leadership and innovation, and by effective planning and managing our services, assets and resources.

5. Wise planning and design

We will carefully manage population pressures and use land sustainably while advocating and taking steps to determine limits of growth and carrying capacity on a local and national basis, recognising environmental sensitivities and the distinctive character, heritage and atmosphere of local communities. A well-planned network of urban, rural and bushland areas and responsive infrastructure and transport systems will support strong, healthy communities.

- 5.1 Prepare and put in place a new planning scheme for the Redlands that reflects the aspirations and expectations outlined in the Community Plan, state interests, recognised in the SEQ Regional Plan and the legal obligations of the Sustainable Planning Act.

FINANCIAL IMPLICATIONS

There are no negative financial implications impacting Council as a result of this report or from any offset activity in the future, as all costs, including administration, are passed on to the applicant. Indeed, the projected benefit to Council through work being undertaken on its land that it would otherwise pay for has been calculated as approximately \$400,000-\$545,000 over the next ten years. This figure does not include two recent applications to establish offsets that are presently being processed. The value to Council of each offset depends upon the amount of work to be undertaken. This increases with the type of work, the size of the offset and the length of time required to complete the work. As a consequence, the value of offsets to Council could increase dramatically as the offsets 'business' is established through a regional framework and if Council remains at the forefront of efficiently providing cost effective receiving sites in the City.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will result in some future amendments to the Redlands Planning Scheme such as the development of a revised offsets policy.

CONSULTATION

As a regional document, consultation in the development the Framework has been wide and deep. It has included:

- The CEOs Committee for Natural Resource Management in SEQ were given an opportunity to provide feedback in May 2011;
- Councils within SEQ who have been provided with a copy of the Framework document discussed this at the Environment and Sustainability Committee on 26 May 2011. Further discussion will be held at the Council of Mayors (SEQ) on 24 June 2011;
- Ecofund, Urban Land Development Authority and the Office of the Coordinator General have been provided a copy of the Framework document by DERM;
- key stakeholders will discuss the Framework document to resolve outstanding issues;
- State and local government officers will be attending meetings during May and June to progress high priority actions; and
- A final version of the Framework will be tabled at the CEOs Committee meeting No.14 on 29 July 2011.

The Land Use Planning Group was consulted in the development of this report and are aware of any future implications.

OPTIONS

PREFERRED

That Council resolve to endorse the South East Queensland Regional Environmental Offsets Framework and delegate authority to the Mayor to support the Framework document at the scheduled Council of Mayors (SEQ) meeting on 24 June 2011.

ALTERNATIVE

That Council resolve to not endorse the South East Queensland Regional Environmental Offsets Framework and delegate authority to the Mayor to negotiate amendments to the Framework document as outlined and directed by Council.

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr T Bowler
Seconded by: Cr M Elliott

That Council resolve to endorse the South East Queensland Regional Environmental Offsets Framework and delegate authority to the Mayor, under s.257 (1)(a) of the *Local Government Act 2009*, to support the Framework document at the scheduled Council of Mayors (SEQ) meeting on 24 June 2011.

CARRIED (en bloc)

13.2.2 REDLAND'S SEVEN CS CONNECTION STRATEGY**Dataworks Filename:** P&R Planning -Trails Connection Strategy**Attachments:** [Seven Cs Connection Strategy](#)**Responsible Officer:** Gary Photinos
Manager Environmental Management**Authors:** Scott Alston
Project Officer

Angela Wright
Principal Advisor Open Space Planning

EXECUTIVE SUMMARY

The Seven Cs Connection Strategy Project aims to create a set of major green corridors and recreation pathways across Redland City. The Seven Cs project will create extensive wildlife linkages and corridors. It will harness the power of seven 'Cs' -communities, centres, cities, catchments, culture, conservation areas and citizens - to connect people, plants and animals across Council and public land and where possible and through agreement, through private lands. The Seven Cs Connection Strategy Project will increase recreational pathways and wildlife corridors, both high priorities for the residents of Redland City.

The Seven Cs Connection Strategy Project (the Project) has been identified as a Breakthrough Project in Council's Redlands 2030 Community Plan.

The first part of the Project involved mapping and describing the urban and rural trail and fauna corridor network. What is apparent is that significant (trunk) routes north, south and east west across the whole city are achievable. The network then is complimented by higher order collector routes. The system then integrates with the finer grain path and on road network as described in the Redland Cycling and Pedestrian Strategy. These networks are described in the full Seven Cs report which has been summarised and is attached to this report.

Mapping of the Seven Cs Connection Strategy network has been undertaken. The next part of the project is to identify how much of the Seven Cs Connections are in place now and prioritise the missing links. Much of this is already detailed in the full report. The full report needs to remain confidential due to privacy issues related to the mapping of the future network. The work of the Seven Cs Connection Strategy Project will then integrate with the Redland Pedestrian and Cycling Strategy, the Environmental Acquisitions Program, the review of the Open Space Plan, the Redland Planning Scheme and the capital works program for tracks and trails. Branding, marketing and promotion will also occur.

PURPOSE

The purpose of this report is to:

- Inform Councillors of the intent and benefits of the Seven Cs Connection Strategy
- Ask that Council notes this Strategy and allows further planning to be undertaken

BACKGROUND

The genesis of the Seven Cs Strategy came when Council Officers were looking to add value to the purchase of significant parcels of conservation land in the south of the City. Officers began looking at linking these areas for the benefit of animals and plants. It soon became obvious that these links could extend throughout the City, and that they could also be used by people to move around. The project became more purposeful when it was included in Council's Redlands 2030 Community Plan.

During 2010 Council engaged Mike Halliburton and Associates to identify a series of broad and achievable connections that linked people with the places that they wanted to go. The final report was received in December 2010.

The Seven C's Connection Strategy builds on Council's footpath and bike path developments. Many of the existing paths are part of the Seven C's Connection Strategy though some may require upgrading if traffic levels are increased. The Seven Cs Connection Strategy will inform future planning for bike paths, bush tracks, and footpaths.

ISSUES

The Seven Cs Connection Strategy Project is firstly about recognising existing connections that occur in the landscape, including paths and trails that have been constructed or that the community use informally. Many of the path systems that make up the Seven Cs Connections are in place. The Project also set about to identifying the missing links between the path and trail systems within the city. The strategy outlines the missing trunk links between attractors (places that people want to go).

In many locations all that is needed is signage to direct people across areas and tell people that they are on a network and where they are going.

The current capital program delivers across the city multiple connections at a local and district level. The Seven Cs helps take that existing network and future program and looks at it from a regional perspective. The Program will help to ensure that places that people want to go right across the city are connected where possible both on and off road.

The Seven Cs Connection Strategy will also be used to influence the Redland Planning Scheme to ensure that as developments come in for approval that the connections are recognised and put in place by developers.

To help promote the initiative in the community, the Environmental Management Group is proposing to coordinate publicity opportunities (e.g. press release and photographs) centred on an aspect of the Seven Cs in each Division. The promotion may be around:

- The completion or extension of a section of pathway, bridge or road crossing
- Inspecting plans for new sections that are budgeted to be completed soon
- Riding, or walking, a particularly scenic section of the Network

RELATIONSHIP TO CORPORATE PLAN

5. Wise planning and design

We will carefully manage population pressures and use land sustainably while advocating and taking steps to determine limits of growth and carrying capacity on a local and national basis, recognising environmental sensitivities and the distinctive character, heritage and atmosphere of local communities. A well-planned network of urban, rural and bushland areas and responsive infrastructure and transport systems will support strong, healthy communities.

5.13 Enhance the city's liveability and enable people to enjoy outdoor activities, social gatherings and community events through planning, providing and managing high quality parks and open spaces

7. Strong and connected communities

Our health, wellbeing and strong community spirit will be supported by a full range of services, programs, organisations and facilities, and our values of caring and respect will extend to people of all ages, cultures, abilities and needs

7.5 Increase the physical activity participation of residents and deliver programs and incentives that strengthen opportunities for sport and recreation

1. Healthy natural environment

A diverse and healthy natural environment, with an abundance of native flora and fauna and rich ecosystems will thrive through our awareness, commitment and action in caring for the environment.

1.1 Increase biodiversity by taking informed action to protect, enhance and manage our local ecosystems

1.4 Improve residents' understanding, respect and enjoyment of the local environment through stewardship and partnerships

FINANCIAL IMPLICATIONS

This recommendation does not require any change to the current year's budget as funds have already been allocated to the Trunk Cycleway Infrastructure program and the Paths and Trails program and the land acquisitions program identified through Open Space Planning and the Environmental Acquisitions program.

At this time Council is only being asked to note the Seven Cs concept and broad design. If Council supports the project it will be subject to budget submissions through the normal process.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will result in some future amendments to the Redlands Planning Scheme such as rezoning.

CONSULTATION

To date, there has been consultation with:

- Councillors
- Redland City Council Staff
- Relevant staff from Logan and Brisbane City Councils, the Department of Environment and Resource Management and Department of Transport and Main Roads

Consultation undertaken as part of the Community Plan recognised that this project will provide significant impetus to achieving the goal to create extensive wildlife linkages and corridors. The community plan also recognised that this project will increase the recreational pathways and wildlife corridors, both high priorities for the people of the Redlands.

A presentation document will be developed for public information in the initial phase. Further community consultation will be required as the network is further defined, mapped and rolled out. Communication will also need to focus on promoting the network and encouraging the community to use it. Councillors will also have the opportunity to promote the network on a divisional basis.

OPTIONS

PREFERRED

That Council resolve to note the Seven Cs Connections Strategy for planning and budgeting purposes.

ALTERNATIVE

That Council resolve to defer the noting of the strategy pending further research being undertaken to develop the Seven Cs Connections Strategy.

OFFICER'S RECOMMENDATION

Moved by: Cr D Henry
Seconded by: Cr M Elliott

That Council resolve to note the Seven Cs Connections Strategy for planning and budgeting purposes.

On being put to the vote the motion was LOST.

DIVISION

FOR: Crs Henry, Elliott, Reimers and Bowler

AGAINST: Crs Boglary, Ogilvie, Townsend, Williams, Hobson, Murray and Burns

**COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr T Bowler

Seconded by: Cr M Elliott

That Council resolve to:

- 1. Note the Seven Cs Connections Strategy for planning and budgeting purposes; and**
- 2. Favour CPTED principles, personal and residential amenity and security, as well as environmental security in all decisions relating to the Seven Cs Strategy.**

CARRIED

13.2.3 CREATION OF URBAN KOALA NATURE REFUGE - ALEXANDRA HILLS (ACCEPTANCE OF TRUSTEE LAND FOR CONSERVATION PURPOSES AT MACMILLAN ROAD)

Datworks Filename: EM Planning Management- Environmental Reserves

Attachments: [Map 1 Macmillan Rd](#)
[Map 2 Aerials of Site](#)
[Photos of Site](#)
[Future Layout of Land and Tenure of Land](#)

Responsible Officer: Gary Photinos
Manager Environmental Management

Author: Leo Newlands
Advisor Reserve Management

EXECUTIVE SUMMARY

The Department of Environment and Resource Management (DERM) has requested that Council consider acceptance of Lot 102 on C625 at 78-82 McMillan Road, Alexandra Hills as a Reserve for Environmental Purposes subject to a number of conditions.

The site consists of approximately 4.8 ha of Scribbly Gum habitat that is currently managed by Council as part of the adjoining Dawson Road Urban Habitat and is valuable as urban Koala Habitat. Opportunities now exist for the acceptance of Lot 102 as trustee, further consolidation of Council's conservation land and the creation of a koala Nature Refuge.

PURPOSE

The purpose of this report is to:

- Seek Council approval to accept trusteeship of Unallocated State Land (USL)(Lot 102 on C625); and
- Surrender freehold land on Lots (1-17 on Lot RP1521, 28-32 on Lot RP1521 and Lot 104 on C625) and unnamed road reserve to the State to amalgamate and then further protect the land as a koala Nature Refuge (Map 1).

BACKGROUND

2010- Conservation Land Management Strategy 2010 adopted by Council

October 2010- Council adopted report for the proposal of the Southern Russell Island Conservation Park calling for the transfer of ownership of Council lots to the State to be amalgamated and protected in the long term within a new conservation park estate.

March 2011- Letter received from the State regarding the Southern Russell Island Conservation Park Proposal indicating DERM ...”is willing to support tenure transfers of Council freehold lots to conservation land where practical boundaries can be established and appoint the Council as trustee for the management of these areas”.

April 2011- Council received a letter from the Department of Environment and Resource Management seeking Council views on dedication of land (Lot 102 on C625 at 79-82 McMillan Road) for Environmental Purposes and whether Council would accept trusteeship of the land for that purpose.

ISSUES

Site description

The land being offered to Council (Lot 102) forms part of The Dawson Rd Urban Habitat which consists of a number of Council freehold lots, an unnamed and unformed road reserve and an adjacent area of Unallocated State Land (Table 1 and Map 1).

Lot	State land	Council land	Road reserve
			3787m2
102 C625	1.76ha		
1 RP1521		541m2	
2 RP1521		539m2	
3 RP1521		534m2	
4 RP1521		405m2	
5 RP1521		405m2	
6 RP1521		405m2	
7 RP1521		405m2	
8 RP1521		405m2	
9 RP1521		405m2	
10 RP1521		405m2	
11 RP1521		405m2	
12 RP1521		405m2	
13 RP1521		405m2	
13 RP1521		405m2	
14 RP1521		405m2	
15 RP1521		405m2	
16 RP1521		405m2	
17 RP1521		405m2	
28 RP1521		405m2	
29 RP1521		405m2	
30 RP1521		526m2	
31 RP1521		521m2	
32 RP1521		519m2	
104 C625		1.73ha	
Subtotal	1.76ha	2.73ha	
Total	4.49 ha		

Table 1. Lots associated with site

The State and Council land is well vegetated and in very good condition with approximately 4.8 ha of mature Scribbly Gum open forest (Map 2) that acts as a valuable refuge for koalas and other fauna at low relative maintenance cost of \$0.13 m² which is equivalent to a large conservation area. This is due to the exceptional condition of the site, limited disturbance and intact Regional Ecosystems. The site is located within the urban matrix of housing making its existence important for movement and protection of native fauna. Inspection of the site on Thursday 19 May by Council Officers confirm that the site is heavily used by koalas and other fauna (Attachment 3) as evidenced by koala scratches, observed koala and tree hollows being actively used by birds.

Zoning

The site has a number of zonings as follows:

- CN2 – Nature based recreation
- State koala Policy Overlay
- Bushfire hazard overlay
- Landslide hazard overlay

Current management of State land (Lot 102 on C625) and Council land

Council has been undertaking ongoing maintenance of both Council owned land (Dawson Road Urban Habitat) and adjacent State land (Lot 102) with no cost to the State. This has occurred through an error in understanding of the land tenure by both the State and Council. Council officers have recently identified that one portion of the land mapped as the Dawson Road Urban Habitat was in fact Unallocated State Land. Having brought this to the attention of the State, DERM have now sought to offer Council trusteeship of the land.

Council will seek a meeting with State officers to look at what weed and fire management is required prior to Council taking trusteeship. Opportunity now exists to consolidate the freehold parcels of land, road reserve and take trustee of the State land.

Consolidation and the Conservation Land Management Strategy (CLMS) 2010

Council's Conservation Land Management Strategy 2010 was endorsed by Council in 2010. One of the objectives of the strategy was to "consolidate conservation land" with actions as follows:

- "unused road reserves should be identified, closed and consolidated into existing reserves"; and
- "Individual allotments within parcels of reserve land should be consolidated via a 'realignment of lots'".

In essence, although Council did not own the land, Council has been managing the land. Our policy supports consolidation of conservation land, thus it would be in

Councils interest to take trustee of the State land. However, this position also provides further opportunities for consolidation of habitat.

Opportunities

There are two opportunities (Options 1 & 2) available to Council regarding the State and Council land associated with Dawson Rd Urban Habitat.

Option 1 is to create 2 lots (as per Attachment 4). One would require transfer tenure of Council freehold lots 84-94 McMillan Rd (Dawson Rd Urban Habitat) and unnamed road reserve to the State to amalgamate into one lot. Council can then become trustee of the land for 'Environmental Purposes'. Council can also accept trustee of the State land (Lot 102) for 'Environmental Purposes'. Council can then request that a Koala Nature Refuge agreement be placed over both lots; or

Option 2 is to accept Trusteeship of Lot 102 on C625 (with its inherent conditions) and continue current management of the State and Council freehold land as part of the Dawson Road Urban Habitat.

Option 1:

Acceptance of the State land (Lot 102) as trustee

DERM has indicated that if granted, Council would be required to become trustee of the amalgamated lot for 'Environmental Purpose' and should as such request this of the Minister.

Native Title Requirements Associated with the Land

The State has indicated through correspondence that Native title rights and interests will continue to exist on Lot 102. This limits the department's capacity to dedicate the land for Environmental Purposes. Under the department's native title work procedures, there is an ability to still dedicate land for low impact future acts. The dedication of land for a low impact future act however does not diminish activities that can take place on that land.

The State have indicated that Lot 102 on plan C625, being the proposed Reserve for Environmental purposes, will be created as a low impact future act in accordance with Section 24LA of the *Commonwealth Native Title Act* 1993 (NTA) and the States Native Title Work procedures. As a result the construction or placing on the land, or in the waters, of any building, structure, or other thing that is a permanent fixture other than a fence or gate, will not be permitted.

Development permitted on a low impact future act reserve may incorporate non-permanent improvements that are quickly removed including the following:

1. Structures such as picnic tables, barbeques, coastal trails, and bikeways that are considered, either in isolation or as part of a group of associated structures, to be expendable; or
2. Specifically designed portable or demountable structures such as Surf Lifesaving observation towers and equipment sheds, lookouts, shelter sheds, elevated decks and pergolas that are considered, either in isolation or as part of

a group of associated structures, to be non permanent development and capable of being easily and quickly removed.

In addition, the creation of a term lease or trustee lease over the reserve under the *Land Act 1994* will not be permitted.

In summary, Council's general conservation land management intents and current management practices for the land are not incompatible with the requirements of the State for the management of the land.

Surrender of Council's Freehold Land

ROAD CLOSURES AND LAND AMALGAMATION

The environmental reserve consists of 23 Council Freehold lots, one unnamed and unformed road reserve. The aim is to have these lots and road reserve amalgamated into one lot as distinct from the State Land (Lot102). In order to amalgamate lots effectively, a road closure is required.

There are general costs associated with undertaking road closures with survey work required, public notices, and fees required from the State Government. Making a proposal to the State Government to expand and consolidate the existing environmental reserve provides an opportunity to work with the State to reduce costs and achieve the desired Council outcome in the most cost effective manner similar. It would also be appropriate to undertake amalgamation of the lots and road reserve into a single large parcel. The outcomes of this report aim to replicate the Southern Russell Island Conservation Park proposal process.

DEDICATION OF COUNCIL FREEHOLD TO THE STATE

The costs for amalgamation of the land in this instance will be offset in the process of surrendering Council freehold land in balance to Council gaining the road reserve as part of the proposed land for environmental purposes. It is expected that the State will accept costs associated with land survey, property amalgamations and fees and duties.

Surrender of land under the Land Act 1994

Under *Section 327 of the Land Act 1994* 'Absolute surrender of Freehold Land', a registered owner may surrender, absolutely, freehold land:

1. On terms agreed to between the Minister and the registered owner; and
2. With the Minister's written approval.

Koala Nature Refuge

A Koala Nature Refuge is a voluntary agreement between a landholder and the Queensland Government. It is a commitment to improve and preserve land that is suitable for rehabilitating to increase koala habitat.

Under this option, Council may place a Koala Nature Refuge over the two lots that would be created as part of this option. The Koala Nature Refuge adds an extra level of protection over the land and offers a significant gain to Council in its aim to enhance and protect koala habitat both at a city and regional level. Council Officers

have been informed from DERM that the site is mapped as 'High Value Bushland' and is "extremely worthy of a closer look" for a Koala Nature Refuge.

Option 2:

This option is to accept trusteeship of Lot 102 on C625 (with its inherent conditions) and continue current management of the State and Council freehold land as part of the Dawson Road Urban Habitat. Council Freehold lots and road reserve could be amalgamated under this option.

Costs for management of land

Council has been undertaking ongoing maintenance of both Council managed land (Dawson Road Urban Habitat) and adjacent State land with no cost to the State. Costs associated with this property for maintaining fire breaks and weed management on the State land are approximately \$2500 per year which includes management of weeds and firebreaks. Maintenance costs for the whole site (including Council lots) would be approximately \$3500 per year (\$0.13 per m²).

Amalgamation of lots as per CLMS 2010

As previously discussed, the CLMS 2010 advocates for the consolidation of conservation reserve and road reserves. It has been established through the Southern Russell Island Conservation Park proposal that there are required costs for land survey, property amalgamations and fees and duties to the State Government to complete the process of amalgamation. If Council seeks to retain ownership of Council freehold lots and undertake amalgamations, the costs would need to be met by Council.

An estimation of costs for amalgamation indicates approximately \$2000.00 to complete this action through 'Compiled Plan'. In addition, the road reserve may need to be purchased by Council and surveyed separately. Officer time for organising media releases, documentation etc would also be at cost to Council.

RELATIONSHIP TO CORPORATE PLAN

1. Healthy natural environment

A diverse and healthy natural environment, with an abundance of native flora and fauna and rich ecosystems will thrive through our awareness, commitment and action in caring for the environment.

- 1.5 Co-ordinate effective management of the conservation estate on all (private and public) lands in Redlands, through a combination of incentives and various tenure and management arrangements to restore, maintain and plant new habitat

FINANCIAL IMPLICATIONS

This recommendation does not require any change to the current year's budget as funds have already been allocated to account numbers 30392 and 30370.

Option 1- Consolidation of land

Council seeks to avoid costs associated with amalgamation of lots and road reserve if agreed to by the State. Specifically, the surrender of Council freehold land to the State would be seen as fair compensation for inclusion of the road reserve into conservation land at no cost to Council. Overall annual costs for management of the reserve post trusteeship would be approximately \$0.13 per m².

Option 2- Accept trusteeship of Lot 102 on C625 only and continue management of whole reserve

Costs associated with this option are \$0.13 per m² for management of weeds and fire breaks based on current management for Lot 102 and Council land.

In order to undertake amalgamation of freehold lots and road reserve as per CLMS, Council's costs would be approximately \$2000 plus GST for drafting fees, application and lodgement. In addition, the road reserve would need to be acquired by Council and Surveyed separately prior to road closure and amalgamation. Officer time for organising media releases, documentation etc would also be at cost to Council.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not result in future amendments to the Redlands Planning Scheme.

CONSULTATION

Consultation has been undertaken with DERM NRW Officers, and DERM Nature Refuge Officers, Land Use Planning, Parks and Conservation and Survey Services to develop the content, rationale and recommendations of this report.

OPTIONS**PREFERRED**

That Council resolve as follows:

1. To accept trusteeship of Lot 102 on C625 from the State for 'Environmental Purposes';
2. To surrender Council freehold land (Lots 1 to 17 on Lot RP1521, Lot 28-32 on Lot RP1521 and Lot 104 on C625) and unnamed road reserve to the State under Section 327 of the *Land Act 1994* as land for 'Environmental Purposes' subject to the following:
 - a) The State undertakes amalgamation of lots and road closure and Council becomes trustee of the land.
 - b) The State pays for amalgamation of lots and road closure and all associated costs.
3. That the State declare the Lots as a 'Koala Nature Refuge'; and

4. That the Chief Executive Officer be delegated authority, under s.257 (1)(b) of the *Local Government Act 2009*, to negotiate the terms of the agreement and where applicable sign all documentation.

ALTERNATIVE

That Council resolve to accept trusteeship of Lot 102 on C625 as per agreement and amalgamate freehold lots and road reserve at Council's cost.

OFFICER'S/COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr M Elliott
Seconded by: Cr K Reimers

That Council resolve as follows:

1. **To accept trusteeship of Lot 102 on C625 from the State for 'Environmental Purposes';**
2. **To surrender Council freehold land (Lots 1 to 17 on Lot RP1521, Lot 28-32 on Lot RP1521 and Lot 104 on C625) and unnamed road reserve to the State under Section 327 of the *Land Act 1994* as land for 'Environmental Purposes' subject to the following:**
 - a) **The State undertakes amalgamation of lots and road closure and Council becomes trustee of the land; and**
 - b) **The State pays for amalgamation of lots and road closure and all associated costs;**
3. **That the State declare the Lots as a 'Koala Nature Refuge'; and**
4. **That the Chief Executive Officer be delegated authority, under s.257 (1)(b) of the *Local Government Act 2009*, to negotiate the terms of the agreement and where applicable sign all documentation.**

CARRIED

13.2.4 GEOTECHNICAL INVESTIGATION AT RABY BAY RESIDENTIAL CANAL ESTATE IN SOUTHERN MORETON BAY - DELEGATED AUTHORITY

Dataworks Filename: RTT - Raby Bay Canals

Responsible Officer: Murray Erbs
Manager Infrastructure Planning

Author: Rodney Powell
Senior Adviser Infrastructure Project

EXECUTIVE SUMMARY

The 2010/2011 approved Operational Works Programs includes project 70833, Raby Bay Canal Planning, with an estimated value of \$900,000. This project will be delivered by a tender as a whole project.

To assist with expediting the contract award process and delivery of this project, it is requested that authority be delegated to the Chief Executive Officer to make, vary and discharge the contract for the Geotechnical Investigation at Raby Bay Residential Canal Estate in Southern Moreton Bay in the 2010/2011 financial year. The project budget is approved within the 2010/11 Operational Budget and the approved Annual Implementation Plan for City Canal Special Charge – Raby Bay Canal estate.

This report recommends that the Chief Executive Officer be delegated authority to accept the tender and make, vary and discharge the contract for the Geotechnical Investigation at Raby Bay Residential Canal Estate in Southern Moreton Bay in the 2010/2011 financial year.

This delegation will assist Council by reducing the timeframe for the tender process so that the awarding of the contract is not dependent on Council meeting dates and will expedite the process.

PURPOSE

The purpose of this report is to seek resolution from Council to delegate authority to the Chief Executive Officer to accept the tender and make, vary and discharge the contract for the Geotechnical Investigation at Raby Bay Residential Canal Estate in Southern Moreton Bay in the 2010/2011 financial year approved budget.

BACKGROUND

The 2010/2011 approved Operational Works Programs includes a project 70833 Raby Bay Canal Planning with a budget value of \$900,000.

Council requires a geotechnical investigation at Raby Bay residential canal estate at Cleveland. It involves testing and drilling of boreholes to provide good quality geotechnical test data to consultants, Kellogg Brown & Root [KBR] engaged by

Council to assist them to analyse zones of revetment instability that have occurred at the edge of canals.

ISSUES

Results from this project will be used to determine the necessity for further testing requirements, remediation options, design and budget requirements for subsequent financial years.

It is critical that this work commences as soon as possible to enable any proposed resultant programs and works to commence.

RELATIONSHIP TO CORPORATE PLAN

5. Wise planning and design

We will carefully manage population pressures and use land sustainably while advocating and taking steps to determine limits of growth and carrying capacity on a local and national basis, recognising environmental sensitivities and the distinctive character, heritage and atmosphere of local communities. A well-planned network of urban, rural and bushland areas and responsive infrastructure and transport systems will support strong, healthy communities.

5.10 Maintain the quality and liveability of residential areas and protect natural resources

FINANCIAL IMPLICATIONS

The budget for this project comes from the Raby Bay Canal Reserve.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was not consulted as there are no Planning Scheme Implications.

CONSULTATION

The Contracts Manager Corporate Services, Group Manager Infrastructure Planning, Manager Project Delivery, the Senior Advisor Financial Management Planning and Policy and General Manager Planning and Policy, have been consulted in the preparation of this report and are supportive of the recommendation.

OPTIONS

PREFERRED

That Council resolve to:

1. Delegate authority to the Chief Executive Officer, under s.257 (1)(b) of the *Local Government Act 2009*, to accept the tender and make, vary and discharge the contract for the Geotechnical Investigation at Raby Bay Residential Canal Estate in Southern Moreton Bay in the 2010/2011 financial year. Approved budget within

the 2010/11 Operational Budget and the approved Annual Implementation Plan for City Canal Special Charge – Raby Bay Canal Estate.

2. Delegate authority, under s.257 (1)(b) of the *Local Government Act 2009*, to the Chief Executive Officer to sign and amend all relevant documentation;
3. Appoint the Chief Executive Officer as Principal's Representative for the contract; and
4. Authorise the Chief Executive Officer to delegate further the Principal's Representative role to an appropriate senior officer within Council.

ALTERNATIVE

That Council resolve not to delegate this authority to the Chief Executive Officer which may result in delays with the awarding of the contract and subsequently other programs which are dependent on the outcome of this investigation and could lead to additional costs to Council.

OFFICER'S/COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr T Bowler
Seconded by: Cr M Elliott

That Council resolve to:

1. **Delegate authority to the Chief Executive Officer, under s.257 (1)(b) of the *Local Government Act 2009*, to accept the tender and make, vary and discharge the contract for the Geotechnical Investigation at Raby Bay Residential Canal Estate in Southern Moreton Bay in the 2010/2011 financial year. Approved budget (\$900,000.00) within the 2010/11 Operational Budget and the approved Annual Implementation Plan for City Canal Special Charge – Raby Bay Canal Estate;**
2. **Delegate authority, under s.257 (1)(b) of the *Local Government Act 2009*, to the Chief Executive Officer to sign and amend all relevant documentation;**
3. **Appoint the Chief Executive Officer as Principal's Representative for the contract; and**
4. **Authorise the Chief Executive Officer to appoint an appropriate senior officer within Council to the position of Contract Superintendent.**

CARRIED (en bloc)

13.2.5 DREDGING AT VICTORIA POINT JETTY

Dataworks Filename: RTT: Maintenance - Dredging – Victoria Point

Attachments: [Victoria Point Southern Boat Ramp Funding Letter](#)

Responsible Officer: Murray Erbs
Manager Infrastructure Planning

Author: Rodney Powell
Senior Adviser Infrastructure Project

EXECUTIVE SUMMARY

The operations of ferry and barge services are being disrupted at Low Water Spring Tides by groundings of vessels in the channel between Victoria Point and Coochiemudlo Island. The ferry and barge operators and travelling public have complained about these disruptions particularly around school travel times. Redland City Council [RCC] does not have the responsibility for dredging this channel; it is under the jurisdiction of State Government Boating Infrastructure Branch. The Boating Infrastructure Branch only funds projects for recreational boating and the channel depth is currently within the specifications for recreational boating.

The State Government has now offered to fund this dredging (Attachment 2). The State offer is for a fixed amount of up to \$6M which includes dredging at Fison Channel Toondah Harbour. The offer is based upon estimates of dredging contractor costs which exceed the amount offered. The estimates do not include contingencies, supervision, overheads, planning, approvals, surveying and sediment costs. It is expected that the Council will make up any shortfall from Council funds or commercial operator contributions.

Other funding proposals also included in this State Government Offer are the subject of a second report "State Government Funding Proposal – Marine Transport Facilities".

PURPOSE

This report is in response to a Council resolution *"that a report be prepared on the dredging at Victoria Point jetty affecting the Coochiemudlo Island ferries as this is affecting more than passenger ferries, it has to do with school children having to get home at a certain time and meet the school's duty of care"*.

BACKGROUND

The site at Victoria Point is used by a passenger ferry service and a vehicular barge service. The passenger service lands at Victoria Point jetty which is state owned and managed by the State Government; the vehicular barge service lands on the Victoria Point barge ramp which is Council owned and managed. The barge service is

charged a landing fee by RCC which covers maintenance of the ramp and berthing piles at the ramp. It does not include dredging.

Groundings of vessels during spring tides have been a persistent problem. Recently due to safety concerns the passenger ferry service does not operate for periods of up to 2 hours around the times of expected low spring tides.

In response to these concerns RCC has carried out a bathymetric survey of the site and requested that Boating Infrastructure Branch carry out dredging of the site. Dredging of this channel is under the jurisdiction of Department of Transport and Main Roads [TMR] Boating Infrastructure Division. This department has been approached several times by RCC to undertake dredging of this channel. The policy of this department is that an intervention depth of 0.5 L.A.T. (Lowest Astronomical Tide) would be required before they would undertake dredging.

The Minister for Main Roads , Fisheries and Maritime Infrastructure despite this policy has now made an offer to fund dredging at two sites in RCC, Fison Channel at Toondah Harbour and Victoria Point up to a value of \$6m.

Item	Toondah	Victoria Point
Dredging ¹	5,120,000	1,130,000
Internal charges and overheads ²	328,344	72,466
Contingency ³	512,000	113,000
Estimated additional dredged Area ⁴		319,950
	5,960,344 ⁵	1,562,950 ⁵

1 estimates provided by TMR

2 indicative amount estimated from PDG 30448 project costs (delegated Authority report 2008 amortised as a percentage of total dredge costs and escalated 10% per year

3 standard PDG project contingency

4 indicative amount only would need detailed planning

5 Detailed planning has not taken place by RCC actual amounts may be higher.

ISSUES

With the exception of the Redland Bay ferry terminal, RCC does not fund dredging for public access at this site or any other. The dredging of the channel to Redland Bay Ferry Terminal is funded from the Weinam Creek Reserve.

Total Funding amount available is \$1.13m estimated total costs are \$1.563m which leaves RCC an estimated **\$0.433m funding gap**.

The offer made by the State Government includes Toondah Harbour Dredging. The offer may not allow separation of the two portions of the offer. **The funding gap in this case could be \$1.52m.**

Ultimate project costs could be higher depending upon the final design requirements and the outcome of the tender, any cost overruns will be borne by RCC and/or the operators under the State's proposal.

The type and extent of the “hard” material is unknown and the nature and extent of this material will have a bearing on overall price.

Commercial operators at Victoria Point are small operations and it is unlikely that they could contribute the entire (or any) of the gap amount

TMR proposal does not include channel realignment and swing basin for barge this would incur extra costs.

The proposed State Government timetable could not be met by RCC. Discussions with PDG indicate that it could take up to 12 months preparatory work to carry out this dredge. This takes into account sediment studies, surveys, stakeholder negotiations, permits and any additional reports required by concurrence agencies.

By way of example it took 3 years to finalise planning and permits for the last dredge campaign at Toondah Harbour.

This will be a capital dredge requiring development approval and concurrence agency approvals. This may not be granted. Dredging operations in the Redlands are generally maintenance dredging where a development approval is already in place.

RELATIONSHIP TO CORPORATE PLAN

5. Wise planning and design

We will carefully manage population pressures and use land sustainably while advocating and taking steps to determine limits of growth and carrying capacity on a local and national basis, recognising environmental sensitivities and the distinctive character, heritage and atmosphere of local communities. A well-planned network of urban, rural and bushland areas and responsive infrastructure and transport systems will support strong, healthy communities.

5.8 Plan and advocate to connect the city’s communities with improved public transport including a road, ferry, cycling and walking network that provides safe and efficient movement within the city and the region and supports physical activity; and promote efficient and environmentally responsible private transport

FINANCIAL IMPLICATIONS

Preliminary estimate of potential Council liability to dredge to depth required could be \$0.433m. It should be noted that this will require approval as a Capital Dredge and permission may be difficult to obtain.

There is no budget allocation in the Capital Plan for this work - it would require approval at the next budget review meeting.

The total financial liability may be \$1.52m taking into account combination with the Toondah Harbour offer.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

CONSULTATION

The operators of the ferry and barge service have been consulted as well as representatives of the Boating Infrastructure Group in TMR.

OPTIONS

PREFERRED

That Council resolve to negotiate with TMR for the full cost recovery of Victoria Point Dredging and that:

1. IPG enter into negotiations with Transport and Main Roads to negotiate more realistic time frames and resolve any financial issues, in particular the separability of the funding offer;
2. IPG consult stakeholders to develop a detailed dredge plan and reach agreement on funding contributions;
3. IPG arrange preliminary testing to determine the nature and extent of hard material; and
4. PDG develop a detailed design and estimate for the project for approval by the State for funding.

ALTERNATIVE

That Council decline the State's offer due to operational and financial concerns.

OFFICER'S RECOMMENDATION

That Council resolve to negotiate with Transport and Main Roads for the full cost of delivery and funding of Victoria Point Dredging and that:

1. Infrastructure Planning Group enter into negotiations with Transport and Main Roads to negotiate more realistic time frames and resolve any financial issues, in particular the separability of the funding offer;
2. Infrastructure Planning Group consult stakeholders to develop a detailed dredge plan and reach agreement on funding contributions;
3. Infrastructure Planning Group arrange preliminary testing to determine the nature and extent of hard material; and
4. Project Delivery Group develop a detailed design and estimate for the project for approval by the State for funding.

**COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr T Bowler
Seconded by: Cr M Elliott

That Council resolve to negotiate with Transport and Main Roads and the Minister for the delivery and funding of Victoria Point and Toondah Harbour Dredging and that:

- 1. Infrastructure Planning Group enter into negotiations with Transport and Main Roads to negotiate more realistic time frames and resolve any financial issues, in particular the separability of the funding offer; and**
- 2. Infrastructure Planning Group consult stakeholders to develop a detailed dredge plan and reach agreement on funding contributions.**

CARRIED (en bloc)

13.2.6 STATE GOVERNMENT FUNDING PROPOSAL - MARINE TRANSPORT FACILITIES

Datworks Filename: RTT: Planning - Marine General

Attachments: [DTMR Funding Letter](#)
[Terms and Conditions](#)

Responsible Officer: Murray Erbs
Manager Infrastructure Planning

Author: Rodney Powell
Senior Adviser Infrastructure Project

EXECUTIVE SUMMARY

A letter from the Hon. Craig Wallace Minister for Main Roads has been received by Council. This letter makes a range of offers concerning the funding of various marine works in the city.

The offers have conditions attached which have financial and programming implications to Council, in addition the conditions which have been applied are contrary to previously stated Council views on these matters.

PURPOSE

For Council to determine a position on the proposals put forward in the Department of Transport and Main Roads letter of 27 April 2011 (attachment 1).

BACKGROUND

Victoria Point and Coochiemudlo Jetties

- 1. The State has offered to contribute \$1.75m to replacing Coochiemudlo Jetty payable over 2 years from 2011-12 which is half the estimated \$3.5M. In addition the Department will fully fund the Victoria Point Upgrade estimated at \$2.5M.**

This is conditional upon RCC accepting ownership for the ferry terminals.

This offer does not reflect Council's position concerning the ownership and management arrangements of these facilities. Council has previously advised the Department that RCC is willing to contribute 50% towards the upgrade of Victoria Point Jetty, while the State would contribute 50% towards the upgrade of Coochiemudlo jetty. The ownership and management arrangement would remain the same i.e. State would continue to own and maintain Victoria Point Jetty and Council would own Coochiemudlo jetty with 100% structural maintenance contribution.

RCC accept the State's funding proposal but cannot offer planning or contractual management of these projects.

2. The department has proposed that Council collects ferry operator for One Mile Jetty fees and makes arrangements to pay those fees to the State as RCC's contribution to ongoing maintenance

- The Department is aware that this offer is contrary to RCC position on the management arrangements for this site.

RCC should consider this offer in good faith subject to agreement by the ferry operator to this change in arrangements.

3. The Department has offered \$6.0M to fund dredging at Toondah Harbour and Victoria Point. The Departments estimate for the work is \$6.25M.

The offer depends on Council collecting any additional funds or committing Council funds or both to cover the possible shortfall.

The funds of \$0.5M will be made available in 10/11 for planning and \$5.5M in 11/12.

Council cannot commit to the suggested timetable. It will not be possible to commence any planning work in the 10/11 financial year as Council already has a well committed program of works.

Council has no responsibility for dredging of the State waters at Toondah Harbour. Therefore RCC is not prepared to contribute funds or participate in the planning or management of a dredging contract at that site.

The Victoria Point funding offer is the subject of another report –“Dredging at Victoria Point Jetty”.

IPG has prepared an indicative cost estimate including the overhead costs and believes the total costs could be as high as \$7.5M leaving a funding gap of around \$1.6M.

That Council reject the State's proposal for dredging at Toondah Harbour.

4. The department has offered 50% funding for dredging the entrance Channel to William Street Boat Ramp.

Council requested to manage the project, obtain approvals, surveys and other overheads.

Notwithstanding the ownership issues at the existing ramp at William Street, it is our opinion that the cost of channel dredging should be 100% funded by the State Government using the funds collected from recreational boating registrations. The William Street facility is the largest boat ramp in the Cleveland area, and with the likely future closure of the Toondah Boat Ramp, should be a State responsibility. Council has \$139,580 in constrained reserves which should be used for this project.

Depending on the depth, the following cost estimates are provided.

Depth (m)	1.2	1.5	1.8	2.14
Volume(m ³)	12900	20300	28900	40700
	\$1,468,683	\$1,926,891	\$2,459,403	\$3,190,059

ISSUES

- The timing of some aspects of this offer would require some works to be carried out this financial year which will not be possible.
- It would not be possible to accommodate this work in the current program. Discussions with PDG indicate that at least 12 months should be allowed for the detailed planning of the projects.
- The State claims that this is a one off offer and if Council does not accept it as it is, it may be withdrawn.

RELATIONSHIP TO CORPORATE PLAN

5.1 Wise planning and design

We will carefully manage population pressures and use land sustainably while advocating and taking steps to determine limits of growth and carrying capacity on a local and national basis, recognising environmental sensitivities and the distinctive character, heritage and atmosphere of local communities. A well-planned network of urban, rural and bushland areas and responsive infrastructure and transport systems will support strong, healthy communities.

5.8 Plan and advocate to connect the city's communities with improved public transport including a road, ferry, cycling and walking network that provides safe and efficient movement within the city and the region and supports physical activity; and promote efficient and environmentally responsible private transport

FINANCIAL IMPLICATIONS

This recommendation requires a change to the 11/12 Financial Year's Budget.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was not consulted and it is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

OPTIONS**PREFERRED**

That Council resolve as follows:

1. That for both Victoria Point and Coochiemudlo Island Ferry Terminals, Council accept ownership on the basis that TMR funds 100% of the capital cost at Victoria Point and 50% of the capital cost at Coochiemudlo Is Jetty and that TMR agrees to a 100% structure maintenance arrangement under the terms and conditions for the *Management and Control of a Public Marine Facility, 24 September 2008*;
2. That for the One Mile recreational/commercial pontoon, Council accepts the proposal to collect all ferry operator fees and pay those fees to the State as RCC's contribution to the ongoing maintenance of this facility as required by the terms and conditions for the *Management and Control of a Public Marine Facility, 24 September 2008*;
3. That for Toondah Harbour, Council does not accept responsibility for dredging planning and approval; and
4. That for William Street Ramp entrance channel, Council negotiate with TMR with a view to achieving full State funding.

OFFICER'S RECOMMENDATION

That Council resolve as follows:

1. That for both Victoria Point and Coochiemudlo Island Ferry Terminals, Council accept ownership on the basis that Transport and Main Roads funds 100% of the capital cost at Victoria Point and 50% of the capital cost at Coochiemudlo Island Jetty and that Transport and Main Roads agrees to a 100% structure maintenance arrangement under the terms and conditions for the *Management and Control of a Public Marine Facility, 24 September 2008*;
2. That for the One Mile recreational/commercial pontoon, Council accepts the proposal to collect all ferry operator fees and pay those fees to the State as Council's contribution to the ongoing maintenance of this facility as required by the terms and conditions for the *Management and Control of a Public Marine Facility, 24 September 2008*;
3. That for Toondah Harbour, Council does not accept responsibility for dredging planning and approval; and
4. That for William Street ramp entrance channel, Council negotiate with Transport and Main Roads with a view to achieving full State funding.

**COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr C Ogilvie
Seconded by: Cr D Henry

That Council resolve as follows:

- 1. That for both Victoria Point and Coochiemudlo Island Ferry Terminals, Council accept ownership on the basis that Transport and Main Roads funds 100% of the capital cost at Victoria Point and 50% of the capital cost at Coochiemudlo Island Jetty and that Transport and Main Roads agrees to a 100% structure maintenance arrangement under the terms and conditions for the *Management and Control of a Public Marine Facility, 24 September 2008*;**
- 2. That for the One Mile recreational/commercial pontoon, Council accepts the proposal to collect all ferry operator fees and pay those fees to the State as Council's contribution to the ongoing maintenance of this facility as required by the terms and conditions for the *Management and Control of a Public Marine Facility, 24 September 2008*; and**
- 3. That for William Street ramp entrance channel, Council negotiate with Transport and Main Roads with a view to achieving full State funding.**

CARRIED

13.2.7 COMMUNITY SAFETY STRATEGY REVIEW

Datworks Filename: CS Planning - Redlands Community Safety Strategy

Attachments: [POL 3034 Community Safety Policy](#)
[Draft Community Safety Strategy 2011](#)

Responsible Officer: Roberta Bonnin
Manager Community and Social Planning

Author: Frank Pearce
Senior Adviser Community Development

EXECUTIVE SUMMARY

The current Community Safety Strategy was endorsed by Council in 2003 and the Community Safety Policy POL-3034 in 2006. Together they provide an integrated framework of Council objectives, policy and actions that aims to create an environment that enhances safety and perceptions of safety.

Based on an audit of the existing strategy, a literature review and input from community and stakeholders, the Community Safety Strategy 2003 has been redrafted and revised to respond to relevant contemporary safety issues and trends. Public consultation is now sought on the Draft Community Safety Strategy. The final Community Safety Strategy will be presented to Council for endorsement once the consultation period is completed.

The Community Safety Policy has also been reviewed as part of this process. The commitments and principles contained in the policy still reflect sound practice and no change is recommended to the policy.

PURPOSE

The purpose of this report is to endorse the release of the Draft Community Safety Strategy for public consultation.

BACKGROUND

The Community Safety Strategy endorsed by Council in 2003 has guided the planning, development and implementation of Community Safety initiatives in the Redlands. Redland City Council has subsequently established policy frameworks around issues such as:

- Graffiti Management and Prevention Policy (2007)
- Planning Scheme Policy 16 – Safer by Design (2007)
- Sharps Management Policy (2007)

- Strong Communities Policy (2009)
- Child and Youth Friendly Redlands Policy (2011)

Subsequent to the endorsement of the strategy in 2004 a Community Safety Officer was employed to support the local safety committee and lead a range of internal and external initiatives and partnerships. Council has implemented a range of Community Safety actions including:

- Community Safety programs targeting Seniors, Young People and 'Hot Spot' responses
- Graffiti prevention and education initiatives including the Painted Traffic Signal Box initiative and mural projects
- Crime Prevention Through Environmental Design (CPTED) training across Council
- Safety Improvement Program - capital works to improve community safety
- Education campaigns including 'Lock it, Check it, Don't Regret it' vehicle theft campaign
- Young People and Public Space Guidelines
- Community Safety Forums
- Capalaba Youth Space

With emerging issues and developing practice on community safety, future guidance is needed to direct work and give a framework for future actions.

ISSUES

Community surveys indicate that Redlands residents regard their city as a relatively safe place. Available police data also suggests that the city has a low crime rate. There is still a strong expectation that a range community safety efforts are best addressed through local government actions. Local governments are able to effectively influence well-being and quality of life of community members through the decisions it makes in planning and service delivery. There are opportunities on a range of fronts for local government to contribute to a safe community.

Community Safety Policy

The Community Safety Policy outlines a series of principles which guide Council's response, including:

- 1 Strengthening the community's capacity to respond to safety issues;
- 2 Enhancing the safe design of public spaces;
- 3 Reducing victimisation and fear of crime; and

4 Monitoring and evaluation.

These principles have been assessed to reflect sound contemporary practice and no change is recommended to the policy.

Community Safety Strategy

The Community Safety Strategy 2003 is built around the same principles adopted in the Policy and expands on these with a range of actions to be delivered by both Council and other stakeholders. A complete audit of these actions is included in the attached review. Many of the activities identified in the strategy have been successfully delivered as specific initiatives of the Community Safety program or as part of Council's ongoing business responsibilities. A sample of those projects is listed in the background section of this report.

In addition to identifying the successful implementation of actions contained in the strategy, the review highlighted challenges with delivery of the strategy. The challenges included:

- Accessing current safety and crime data;
- Achieving cross-Council resourcing/ownership;
- Lack of mechanisms to sustain partnerships with key stakeholders; and
- Monitoring and evaluating the effectiveness of strategy.

Revised Strategy

For each of the outcome areas in the 2003 Strategy the revised strategy identifies Council policies and strategies that are delivering specific community safety outcomes. This has the benefit of strengthening the impetus for existing work without needlessly duplicating programs. In addition to this, to address the identified challenges and further refine and direct Community Safety programs to maximise results, a range of revised actions were included in the strategy including:

- Renewed focus for community safety education and information. Council has previously undertaken this work, but it needs to be reprioritised;
- An enhanced system of hotspot management to ensure strategic and proportionate responses from all identified partners;
- Improving monitoring and evaluation processes for all community safety initiatives, to ensure Council's work continues to produce the desired results;
- A defined process for data sharing with Queensland Police Service and other government agencies;
- Development of a Young People's Policy and Strategy to assist in addressing community safety concerns of Redlands young people; and

- Improved opportunities for CPTED to be applied to facilities and new developments including the facilitation of input to design from Queensland Police Service.

RELATIONSHIP TO CORPORATE PLAN

7. Strong and connected communities

Our health, wellbeing and strong community spirit will be supported by a full range of services, programs, organisations and facilities, and our values of caring and respect will extend to people of all ages, cultures, abilities and needs

- 7.3 Increase community safety, health and wellbeing by planning and delivering programs, services, partnerships, regulations and education

FINANCIAL IMPLICATIONS

There are no financial implications impacting on Council as a result of this report. Community Safety is already resourced through Council's existing budget. While this strategy has indicated some fresh initiatives it is anticipated these will be covered through existing budget

CONSULTATION

Various consultations have been undertaken as part of the review:

Internal

- Human Services Unit
- Facilities Services Unit
- Roads Drainage and Quarries Unit
- Parks and Conservation Unit
- Compliance Services Unit – Local Laws Team
- Councillors and Executive Leadership Group

External

- Queensland Police Service (QPS)
- Not for profit organisations
- Redland City Council Community Satisfaction Survey 2010
- Redlands 2030 engagement

OPTIONS**PREFERRED**

That Council resolve to endorse the release of the Draft Community Safety Strategy for public consultation.

ALTERNATIVE

That Council resolve to seek further information prior to the release of the Draft Community Safety Strategy for public consultation.

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr D Henry
Seconded by: Cr B Townsend

That Council resolve to endorse the release of the Draft Community Safety Strategy for public consultation.

CARRIED

13.2.8 ECONOMIC DEVELOPMENT CONTRACTS

Dataworks Filename: ED Programs - Trade Development
ED Programs - Business Grow
ED Programs - Visitor Information Centres

Responsible Officer: Alan Burgess
Manager Economic Development

Author: Alan Burgess
Manager Economic Development

EXECUTIVE SUMMARY

The Economic Development group manages several contracts which provide services to businesses. These include Business Grow, China Trade and Investment Officer and Visitor Information Centre. In light of the impending loss of revenue, the continuation of these programs needs to be considered.

The contract for the business grow program expires on 10 August 2011. In light of the current financial position it might be prudent to delay the implementation of a new contract. This would also allow time to consider alternative methods of delivering the service. The Business Grow program is also the feeder for the Trade and Investment Officer, providing the referrals and recommendations to companies which are capable of trading with China.

The Contract for the Trade and Investment Officer is due to conclude on 30 June 2011. On 30 March 2011, Council resolved to renew the contract for the Trade and Investment Officer, in Guangzhou, China, for a further 2 years. Not renewing the contract for the service will have an impact to some businesses using the program. Therefore, if the service is to be discontinued, an exit strategy should be implemented. A suitable timeframe for the exit strategy would require a six month continuation of the program, to December 2011. In order to discontinue the program will require that Council rescind its resolution of 30 March 2011.

The Visitor Information Centre contract includes a 3 year term with three additional one year options. The initial three year term is due to complete on 11 August 2011. Due to the uncertainties and lack of plausible alternatives it is considered essential that the first of the three additional years be approved.

PURPOSE

The purpose of this report is to seek Council endorsement for the proposed futures of the Business Grow, China Trade and Investment Officer and Visitor Information Centre contracts.

BACKGROUND

The Redland City Business Grow program is an initiative of the Redland City Council to assist and help grow sustainable local businesses.

Operating since 2001, the Business Grow program has a focus on quality business support, mentoring, and information. It also provides connection to other support services for local business from both State and Federal Government agencies.

Business Grow is about creating more jobs through the retention and expansion of local businesses. The long term objective is to provide opportunities to improve local business sustainability, reduce business failure rates, lift business performance and retain and expand employment opportunities. It aims to encourage the establishment and development of compatible and complementary businesses within the region and take advantage of the strong economic base and diversity of businesses that already exists in the Redlands.

Business Grow provides a confidential business advisory and mentoring service to small and medium size businesses. The program provides a business assessment service that can help identify any existing problems with general operations and business structures. It also acts as the primary referral agency to the China Trade and Investment Officer.

The Redland City Trade and Investment Officer (RCTIO) was established in October 2006, in Guangzhou China. Since 2009, the officer has been employed by Trade and Investment Queensland, under a two year project officer agreement. The officer is available for use by Redland business people wishing to pursue opportunities in China. The overall aim of the office is to generate employment and economic opportunities through trading with China.

The RCTIO operates in concert with the Redland City Business Grow program and the majority of referrals to the RCTIO come from Business Grow clients.

The Redland City Trade and Investment Officer:

- Provides opportunities to showcase the Redlands in China.
- Confirms Council's commitment to economic development and provides a range of opportunities to actively promote export and investment initiatives.
- Acts as a Redland's business advocate, and a Council representative, in southern China, Hong Kong and Macau.
- Facilitates commercial arrangements and provides advice on business conditions and practices in China.
- Provides support for local business people who are visiting Southern China to finalise business arrangements.
- Provides limited translation services at meetings and for basic documentation.
- Develops and maintains relationships with Chinese business and Government.
- Supports the ongoing development of the Sister City agreement with Qinhuangdao.

China represents a significant and growing economic development opportunity for Redland City. The engagement in China has highlighted the range of commercial opportunities available in southern China and the importance of building relationships.

A contract for the delivery of visitor services on behalf of Redland City Council was awarded to Stradbroke Island Holidays (SIH) commencing 12 August 2008, following a comprehensive tender process. The contract was for an initial 3 year term, which is due to conclude on 12 August 2011, with options for three additional one year extensions.

ISSUES

- Council is currently undergoing a major restructure and review of operations following a potential significant reduction in revenue.
- Economic Development is under review as part of this restructure and there is potential for there not to be a dedicated Manager Economic Development, this will result in alternative arrangements for the management of ED services.
- Business Grow, China Trade and Investment Officer and the Visitor Information Centre are all contracts which are due for renewal in the near future.
- The current Business Grow contract is due to expire on 10 August 2011 and the proposed budget for this program in 2011/12 is \$141,000. The advice and support provided to business by this service is generally short term, through business reviews, referrals and the development of action plans. Whilst the service would certainly be missed by businesses, the impact of a short break in this service would not be too significant. However, the Business Grow program is the feeder for the Trade and Investment Officer, so the longer term effects of discontinuing the program would be significant for the Trade and Investment Officer.
- It is therefore suggested that the current Business Grow contract be allowed to conclude and when Council has had a chance to reassess its financial position, consideration can be given to reinstating the program, or some other similar service.
- The contract for the Trade and Investment Officer is due to conclude on 30 June 2011. Annual budget for the Trade and Investment officer is \$65,000. This figure includes a component for the continuing development of Council's international relations in Korea and China.
- On 30 March 2011, Council resolved to renew the contract for the Trade and Investment Officer, for a further 2 years. The nature of business in China is that it requires a long time to develop trust and commitment, and the relationship must be continually reinforced. There are several businesses which are continually using the program to seek new suppliers or develop alternative markets. The impact to these businesses of discontinuing the program may be significant, therefore if the program is not to be continued an exit strategy

should be considered. This would allow clients some time to develop alternative arrangements. If the program is not to be continued then Council will need to rescind its resolution of 30 March 2011 and as an exit strategy, consider a six month period for winding up of the program.

- A six month wind up period would also allow the current trade and investment officer, Julia Zhang, some time to find alternative employment.
- The Redland Visitor Information Centre contract includes a 3 year term with three additional one year options. Proposed budget for the Visitor information Centre for financial year 2011/12 is \$175,000. The initial three year term is due to complete on 11 August 2011. Due to the current uncertainties and lack of plausible alternatives it is considered prudent for the first of the three additional years to be approved.
- The additional year will allow time for alternative methods of providing visitor services to be considered.

RELATIONSHIP TO CORPORATE PLAN

6. Supportive and vibrant economy

Businesses will thrive and jobs will grow from opportunities generated by low impact industries, cultural and outdoor lifestyle activities, ecotourism and quality educational experiences.

- 6.1 Bolster the local economy and local employment by providing business support to local companies, promoting social enterprise and providing opportunities for creativity, diversity and entrepreneurial activity.
- 6.2 Market the distinctive image of the Redlands by encouraging low impact businesses that are knowledge-based and creative to establish in the city.
- 6.3 Promote significant redevelopment of Cleveland and Capalaba as principal regional activity centres delivering mixed-use centres that provide opportunities for economic investment and local employment.
- 6.4 Bring new business to the Redlands by promoting the city as a sustainable business locale, promoting Redland's advantages and advocating for the relocation of a major state government department.
- 6.6 Promote Redlands as a high quality tourism destination and encourage the development of sustainable nature-based, heritage and eco-tourism.

FINANCIAL IMPLICATIONS

This recommendation does not require any change to the current year's budget as funds have already been allocated to account numbers;

- Business Grow 10600;
- Redland City Trade and Investment Officer 70825;
- Visitor Information Centre 70717.

Discontinuing these programs in Financial Year 2011/12 will result in a savings of:

- Business Grow \$117,000;
- Redland City Trade and Investment Officer \$55,000;
- Visitor Information Centre \$145,000.

CONSULTATION

The Chief Executive Officer, General Manager Planning and Policy and Senior Advisor Tourism Development were all consulted in the development of this report.

Options

PREFERRED

Council resolve to:

1. Continue with the tender for the delivery of the Business Grow program;
2. Renew the contract for the Trade and Investment Officer, in accordance with the resolution of 30 March 2011; and
3. Award the first one year extension of the Visitor Information Centre contract.

ALTERNATIVE

Council resolve to:

1. Delay the tendering for the new business grow contract until Council's financial position can be fully assessed;
2. Rescind Council's resolution of 30 March 2011, and instead resolve to only continue the Trade and Investment Officer program until 30 December 2011; and
3. Award the first one year extension of the Visitor information Centre contract.

OFFICER'S/COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr T Bowler

Seconded by: Cr M Elliott

That Council resolve to:

- 1. Continue with the tender for the delivery of the Business Grow program;**
- 2. Renew the contract for the Trade and Investment Officer, in accordance with the resolution of 30 March 2011; and**
- 3. Award the first one year extension of the Visitor Information Centre contract.**

CARRIED (en bloc)

13.3 CLOSED SESSION AT COMMITTEE

The Committee meeting was closed to the public under section 72(1) of the *Local Government (Operations) Regulation 2010* to discuss the following items, and following deliberation on these matters, the Committee meeting was again opened to the public.

- 13.3.1 Vegetation Protection Order VPO 16, 17, 19 and 21; and
- 13.3.2 Joint State and Local Government Planning Projects and Governance Arrangements for North Stradbroke Island

13.3.1 VEGETATION PROTECTION ORDER VPO 16, 17, 19 AND 21

Datworks Filename: L&E Local Law No 06 - Vegetation Protection

Responsible Officer: Daniel Carter
Senior Advisor Natural Environment

Author: Candy Daunt
Advisor Habitat Protection

EXECUTIVE SUMMARY

A Confidential Report from the Senior Advisor Natural Environment dated 3 May 2011 was discussed in closed session at the Planning & Policy Committee, with the Committee Recommendation presented at today's General Meeting for consideration.

COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr T Bowler
Seconded by: Cr M Elliott

1. To make an Interim Vegetation Protection Order under the provisions of Local Law 6 'Protection of Vegetation' on the identified Eucalyptus trees as described in application VPO 16, VPO 17, VPO 19 and VPO 21;
2. To make an Interim Vegetation Protection Order under the provisions of Local Law 6 'Protection of Vegetation', on the identified significant trees on the south east property adjacent to VP17, subject to site inspection; and
3. That damage to the vegetation is only permitted under Section 27 (J) 'if the damage is allowed under a permit issued by Council under the provisions of this Local Law'.

CARRIED (en bloc)

13.3.2 JOINT STATE AND LOCAL GOVERNMENT PLANNING PROJECTS AND GOVERNANCE ARRANGEMENTS FOR NORTH STRADBROKE ISLAND

Datworks Filename: LUP – North Stradbroke Island (NSI)

Responsible Officer: Wayne Dawson
Manager Land Use Planning

Author: Stephen Hill
Principal Advisor Local Area & Strategic Planning

EXECUTIVE SUMMARY

A Confidential Report from the Manager Land Use Planning dated 31 May 2011 was discussed in closed session at the Planning & Policy Committee, with the Committee Recommendation presented at today's General Meeting for consideration.

**COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr T Bowler
Seconded by: Cr M Elliott

That Council resolve to:

- 1. Endorse the proposed joint governance, funding and project commitments for North Stradbroke Island as detailed in correspondence received by the Director General of the Department of Environment Resource and Management (DERM) dated 19th of May 2011; and**
- 2. Execute the Heads of Agreement between the relevant parties to manage land within the proposed native title land bank subject to a final legal review.**

CARRIED (en bloc)

14 CUSTOMER SERVICES COMMITTEE 22 JUNE 2011

Moved by: Cr W Boglary
Seconded by: Cr K Reimers

That the Customer Services Committee Minutes of 22 June 2011 be received.

CARRIED

[Customer Service Committee Minutes 22/6/2011](#)

14.1 CUSTOMER SERVICES**14.1.1 MONTHLY REPORT FOR CUSTOMER AND COMMUNITY SERVICES
GROUP APRIL 2011**

Dataworks Filename: GOV Reports to Committee - Customer & Community Services (CCS)

Attachments: [Customer & Community Services Performance Reporting - April 2011](#)

Responsible Officer: Greg Jensen
Manager Customer and Community Services

Author: Jodi Marchant
Group Business Services Coordinator

EXECUTIVE SUMMARY

This report outlines the key monthly activities for the Customer & Community Services Group including:

- Human Services Unit;
- Cultural Services Unit;
- Leisure and Recreation Unit;
- Customer Service Unit;
- Redland Performing Arts Centre.

PURPOSE

To provide information to the Council on current performance levels and significant issues affecting service delivery.

BACKGROUND

The Customer & Community Services (C&CS) Group delivers a wide range of services at multiple locations throughout the City. The Group comprises five Units;

these being Human Services, Cultural Services, Leisure and Recreation Services, Customer Service and Redland Performing Arts Centre.

While the group has its predominant focus on community services delivery, a number of the services are operational under the Code of Competitive Conduct (Type 3 Businesses) under the *Local Government Act*. These include the Redland Performing Arts Centre, Straddie Holiday Parks and School Age Care Services.

Each of the teams in the Group reports monthly against a set of performance indicators. Variations from performance expectations are highlighted in the attached annexure. Achievements are also reported on as well as significant future events. Program deliverables and key projects are reported in tables. Each Service Manager summarises the most significant of these each month within the report to the Customer Services Committee. The annexure is provided for Councillors for reference to more detailed reporting if required.

ISSUES

Human Services Unit:

Refer attachment 1

- School Age Care;
- Respite;
- Home Assist Secure;
- Community Grants Program;
- Community Development.

Summary of Activities

- Council's Respite Services and Home Assist Secure completed a successful Home and Community Care (HACC) review in April 2011. This was conducted by the Institute for Healthy Communities Australia. The report stated that the services are meeting the HACC National Service Standards at a high achievement level and are well governed and operationally managed. A comment included that the services have a positive approach to continually reviewing its practices and processes to ensure that it delivers quality service to its clients and staff.
- "Off the Wall - Live Street Art Battle" was held at Redlands Youth Plaza on 2 April with approximately 250-300 young people in attendance. This event was part of the youth week celebrations being held in the Redlands and also forms part of a suite of three projects focusing on working with young people and street art. Artist Oliver Walker was contracted to work with Council staff to deliver this activity. Ongoing support provided to The Cage Youth Foundation as managers of The Cage Youth Space.
- Community Development organised a Redland Mobility Scooter Education Day on Friday, 27 May 9am - 12.30pm at the Renaissance Retirement Living

Victoria Point. The event included displays and presentations by industry experts, a mobility scooter safety booklets and digital story. An obstacle course was also available for people to test their mobility scooter skills.

Cultural Services Unit:

Refer attachment 2

- Libraries
- Redland Art Gallery
- Museums

Summary of Activities

Libraries:

- Young People's Services - What's On Programs - were well attended with approximately 370 people in attendance. These events include Baby's Day Out, Daddy's Day Out, Rhyme Time and Storytime.

Art Gallery:

- Exhibition opening of Two Directions - One Island. Painted works by Annie Jamieson and David Allan Seibert. Also opening of Days Like These: A short film about Russell Island. The opening was very successful with 130 people in attendance.

Museum:

- Exhibition opening of smArtArt at the Redland Museum. There were approximately 150 people at the opening.
- Finalising the contracts between RCC and both Redland Museum and the North Stradbroke Island Historical Museum.

Leisure & Recreation Unit:

Refer attachment 3

- Major Venues (Showgrounds, Aquatic Centre and Russell Island Pool);
- Community Halls;
- Recreation (Lifeguard Services);
- Cemeteries;
- Camping Grounds (Straddie Holiday Parks).

Summary of Activities

- The recreation team have been working closely with Sport and Recreation Queensland in the development of sport development workshops and a sports summit to commence in May.
- Continued development of networks with QLD Health for the provision of wellness programs on North Stradbroke Island and Southern Moreton Bay Islands and the possibility of future funding opportunities.

- An initial meeting has been held with the Australian Sport Commission, Sporting Wheelies and Department of Communities in the delivery of a sports connect framework to bring together the disability sector and sport sector to be more inclusive in sport.
- Met with Surf Life Saving Queensland in regards to the provision of the new life guard contract for 2011-2014 to discuss issues that the lifeguards have been experiencing and to look at ways that Council can collaboratively work together on these issues.
- Cemetery staff have been working closely with PDG to scope the extension of the Redland Bay Cemetery project. Work is expected to commence in May 2011.

Customer Services Unit:

Refer attachment 4

Summary of Activities

- Southern Moreton Bay Island protestors set up camp at the Cleveland Customer Service main entry doors protesting about the Weinam Creek parking issue. There have been no problems to report concerning this activity.

Redland Performing Arts Centre:

Refer attachment 5

Summary of Activities

- RPAC presented Cosentino, the fourth production in the 2011 performance season on Wednesday 6 April in the RPAC concert hall. 'Distortions – starring master magician Cosentino delighted audiences with 417 patrons (83% of capacity) attending.
- In addition to the entrepreneured performance 'Distortions' there was 1 commercial hire; 4 community hires and 4 Council hires for the month. Details appear on page 28 of the attachment.

RELATIONSHIP TO CORPORATE PLAN**7. Strong and connected communities**

Our health, wellbeing and strong community spirit will be supported by a full range of services, programs, organisations and facilities, and our values of caring and respect will extend to people of all ages, cultures, abilities and needs

- 7.1 Promote festivals, events and activities for people to come together, developing connections and networks to improve community spirit and enhance 'sense of place';

- 7.2 Provide access to quality services, facilities and information that meet the needs of all age groups and communities, especially disadvantaged and vulnerable people
- 7.3 Increase community safety, health and wellbeing by planning and delivering programs, services, partnerships, regulations and education
- 7.4 Increase the participation of people from all age groups and backgrounds in local heritage, the arts and cultural expression
- 7.5 Increase the physical activity participation of residents and deliver programs and incentives that strengthen opportunities for sport and recreation
- 7.6 Provide practical programs, support and guidance to the community sector in its delivery of highly valued support services and community projects
- 7.7 Increase children and young people's active participation in community life and support their social, cultural and physical development
- 7.8 Support "Ageing Well in the Redlands", to enable active participation in all aspects of community life
- 7.9 Actively participate in multi-agency forums to support the health and wellbeing of Indigenous residents of the Redlands and work with Aboriginal and Torres Strait Island communities in the Redlands to develop initiatives that respond to their aspirations

9. An efficient and effective organisation

Council is well respected and seen as an excellent organisation which manages resources in an efficient and effective way

- 9.1 Deliver excellent leadership throughout the organisation for the benefit of the community.

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

CONSULTATION

Consultation has occurred with all Customer & Community Service Managers and the General Manager Customer Services.

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr W Boglary
Seconded by: Cr K Reimers

That Council resolve to note the report and annexure.

CARRIED (en bloc)

14.1.2 MONTHLY REPORT FOR PROJECT DELIVERY GROUP

Dataworks Filename: Gov Reports to Committee - Project Delivery Group (PDG)

Attachments: [Attachment 1 for PDG Report – May 2011](#)
[Attachment 2a for PDG Report May 2011](#)
[Attachment 2b for PDG Report May 2011](#)
[Attachment 3 for PDG Report May 2011](#)

Responsible Officer: Brad Salton
Manager Project Delivery Group

Author: Delia Dowthwaite
Project Administrator

EXECUTIVE SUMMARY

The Project Delivery Group monthly report is presented to Council for noting.

PURPOSE

The report provides a project status as at 3 June 2011 and an overall financial summary as at 31 May 2011 for projects undertaken by the Project Delivery Group.

BACKGROUND

The Project Delivery Group (PDG) is responsible for the delivery of capital and major operational projects. This involves developing detailed designs and costing for each project, coordinating the quotation or tendering process and the project delivery and/or construction of the works program.

ISSUES

There are number of projects that are being severely impacted by the wet weather and the resultant ground saturation. Given the cooler weather and overcast conditions, project sites are not drying out limiting construction activities. Construction and/or installation of park infrastructures are being delayed due to the ground being unable to carry the weight of construction vehicles.

Listed below are projects that reached practical completion between 30 April and 3 June 2011. Refer Attachment 1 for more detail.

- 42326 – Redland Bay Hall – veranda cover;
- 40291 – Timothy & Mel Sts, Macleay Island – drainage works;
- 40182 – Sanctuary Dr, Mount Cotton - bus turnaround;
- 40247 – High St Russell Island – concrete pedestrian refuge;
- 41773-4 – Capalaba Regional Park Upgrade Stg 3b – Playground;

- 41774-4 – Victoria Point Reserve Stage 1 – upgrade of facilities, lighting & pathways;
- 40190 – Talburpin Esp Park, Redland Bay - tap & concrete slab;
- 40194 – Lachlan Street Park, Birkdale – concrete pathway extension;
- 46243 – Raby Bay Foreshore Park – pathway extension;
- 40268 – Victoria Pt Reserve Carpark;
- 46242 – Capalaba State School – access ramps & linemarking;
- 40051 – Eastbourne Tce, Macleay Island.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

- 8.5 Be transparent and consistent in the way we manage the organisation, its risks and obligations and ensure we are delivering against our priorities.

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

CONSULTATION

The Survey Services Manager, Design Services Manager; Project Management Services Manager and Construction Projects Services Manager have been consulted in the preparation of this report and are supportive of the recommendation.

OFFICER'S/COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr W Boglary
Seconded by: Cr K Reimers

That Council resolve to note the report.

CARRIED (en bloc)

14.1.3 MONTHLY REPORT FOR OPERATIONS AND MAINTENANCE GROUP

Datworks Filename: Gov Reports to Committee - Operations and Maintenance (OPM)

Attachments: [Operations and Maintenance – April - 2011](#)

Responsible Officer: Lex Smith
Manager Operations and Maintenance

Author: Tracy Carrick
Group Administration Co-ordinator

EXECUTIVE SUMMARY

The core activities of the Operations and Maintenance Group are contained within this report and cover the period 1 April to 30 April 2011.

- The Roads and Drainage Maintenance Unit;
- Parks and Conservation Unit;
- Environmental Education Unit; and
- Waste Unit

have all contributed to this report.

The Waste Management Unit is a type 2 business unit and this report will provide Council with a monthly update and on a quarterly basis the unit will report its performance against the key performance Indicators in the business performance plan.

PURPOSE

To provide information to Council on the activities undertaken by the Operations and Maintenance Group and on a quarterly basis report on the performance of the Waste Business Unit against key performance indicators.

BACKGROUND

The Operations and Maintenance Group undertakes the day to day operational activities of environmental education and environmental extension programs, the maintenance and operation of Council's waste collection and disposal facilities, the maintenance of roads, drains, marine and quarry facilities and the maintenance of Council's parks reserves and assets. This range of activities is undertaken by Council's day labour and contractor workforce.

The group generally operates between the hours of 7am to 4.45 pm weekdays with an on call service for after hours, however the environmental education operates 6

days per week and many evenings, with the waste facilities operating 7 days per week.

ISSUES

ROADS AND DRAINAGE UNIT – Unscheduled Activities and Significant Events

Graffiti

0 instances for a cost of \$0.00

Vandalism

0 Instances of Vandalism

Illegally Dumped Refuse

26.44 tonnes waste / cost to dispose = \$3012.06

Activities Status

Nil comments – All Activities on target.

PARKS AND CONSERVATION UNIT– Unscheduled Activities and Significant Events

Graffiti

33 instances for a cost of \$4421.5

Vandalism

1 instances of Vandalism

Illegally Dumped Refuse

2.5 tonnes waste / cost to dispose =\$152.40

Activities Status

Nil comments – All Activities on target.

ENVIRONMENTAL EDUCATION UNIT– Unscheduled Activities and Significant Events

- IndigiScapes was represented at the Australian Tourism Exchange (ATE) in Sydney – this is Australia's premier tourism trade event and the largest international travel trade show of its kind in the southern hemisphere.
- Booked out workshops with local artist Louise Saunders *Watercolours nature art* (22 participants) and on *Native Bee Keeping* (35 participants).

- A workshop on 'Feral Futures' – looking at emerging issues of feral plants and animals in the Redlands attracted 30 participants.
- Internal staff training on Eucalypt ID with 20 participants from many different parts of RCC.
- New Banksia wall display up at IndigiScapes.

Extension Programs

- Community Planting at Lorikeet Drive, Capalaba with 16 participants and 330 plants put in the ground.
- Launch of the Redlands Bushcare Facebook page – already more than 100 friends to the page. This will be a valuable tool into the future for promotion of Bushcare activities, especially across different groups.

WASTE UNIT

Complaints

Nil complaints received

Site Reports

Birkdale Landfill and Transfer Station

All operations have been continuing as normal.

Redland Bay Waste Transfer Station

All operations have been continuing as normal.

Giles Rd Hardfill site

All operations have been continuing as normal.

North Stradbroke Island Waste Transfer Stations

All operations have been continuing as normal.

SMBIs and Coochiemudlo Island Waste Transfer Stations

All operations have been continuing as normal.

Closed Landfill Operations

All operations have been continuing as normal.

Waste Education Activities

April 2011

Highlights of the month

- Snapshot features: 'New opening hours at North Stradbroke Island Waste Transfer Station', 4 and 12 April;

- Bayside Bulletin feature article: 'Build a better Redlands with a rethink on rubbish'. Building a better Redlands'. Supplement to the Bayside Bulletin, April 5, 2011;
- Bayside Bulletin advertisement: 'What are you putting in your bin?' Supplement to the Bayside Bulletin, April 5, 2011;
- Bayside Bulletin, full page advertisement: 'Are you recycling right?' 8 April, 2011;
- A3 Poster: 'New opening hours at North Stradbroke Island Waste Transfer Station';
- A5 flyer: North Stradbroke Island Holiday Makers. 200 flyers were requested by real estate agencies to distribute to tourists about waste minimisation on the island;
- Two 'mega back' bus advertisements hit the streets this month, running constantly between various routes throughout Redland City Council and then in to Brisbane's Central Business District (CBD) as part of the new 'Rethink your rubbish' campaign;
- SE Qld Healthy Waterways recently developed some new anti-littering posters. Keep Australia Beautiful and Redland City Council have joined forces with SE Qld Healthy Waterways and have had their logos added to the posters to be distributed in the community and to schools in the Redlands;
- Redland City Council, along with Keep Australia Beautiful launched the new pilot program: Coochiemudlo Island, a Butt free Island. With the help from a grant from Packaging Stewardship Forum, five anti-littering street signs were made for Council. These signs then had butt (cigarette) bins attached to them and placed at various high traffic locations on the Island. The launch saw some great media coverage of the event, with Channel Nine reporting the success of the campaign on the news that night. Personal pocket ashtrays were given out to locals who came to the launch and will now be available for purchase on the island. Keep Australia Beautiful now have a bigger Island in their sights: Hamilton;
- 92 students, teachers and members of the community participated in waste minimisation lessons this month.

Locations of visits

- National Seniors Victoria Point;
- Step Forward - Children and Family Centre.

Activities Status

Nil comments – All Activities on target.

RELATIONSHIP TO CORPORATE PLAN

1. Healthy natural environment

A diverse and healthy natural environment, with an abundance of native flora and fauna and rich ecosystems will thrive through our awareness, commitment and action in caring for the environment.

2. Green living

Our green living choices will improve our quality of life and our children's lives, through our sustainable and energy efficient use of resources, transport and infrastructure, and our well informed responses to risks such as climate change.

3. Embracing the bay

The benefits of the unique ecosystems, visual beauty, spiritual nourishment and coastal lifestyle provided by the islands, beaches, foreshores and water catchments of Moreton Bay will be valued, protected and celebrated.

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

CONSULTATION

This report was prepared in consultation with Unit Service Managers and numerous staff within the Operations and Maintenance group.

OFFICER'S RECOMMENDATION

That Council resolve to note the report.

COMMITTEE DISCUSSION

Manager Operations & Maintenance advised Committee of the following corrections to figures quoted in the above report as follows:

ROADS AND DRAINAGE UNIT – **Unscheduled Activities and Significant Events**

Graffiti

0 instances for a cost of \$0.00 – should read 13 instances for a cost of \$250.00

Vandalism

0 instances of Vandalism – should read 16 instances of Vandalism

WASTE UNIT

Complaints

Nil complaints received – **should read** 2 complaints received

**COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr W Boglary

Seconded by: Cr K Reimers

That Council resolve to note the report.

CARRIED (en bloc)

14.1.4 2011/12 PROJECTS OVER \$500,000 INCLUDING GST - DELEGATED AUTHORITY

Datworks Filename: 40009; 41710; 40065; 40066; 46236

Responsible Officer: Brad Salton
Manager Project Delivery Group

Author: Greg Finlay
Service Manager Project Management Services

EXECUTIVE SUMMARY

The 2011/2012 approved Capital Works Program consists of a number of projects with an estimated tender component value over \$500,000 including GST. These projects will be tendered as whole projects.

To assist with expediting the contract award process and delivery of projects, the Project Delivery Group has been presenting reports to Council over the last few financial years requesting that authority be delegated to the Chief Executive Officer (CEO) to make, vary and discharge contracts for various tenders with a value over \$500,000 including GST.

In the 2010/2011 financial year a report advising of two (2) projects requiring tenders with an estimated value over \$500,000 including GST was presented to Council seeking that the CEO be delegated authority to accept the tenders and make, vary and discharge all contracts over \$500,000 including GST. The report was approved by Council and the delegated authority was granted.

In the 2011/2012 financial year the Project Delivery Group has identified five (5) projects that will require that tenders to be sought with an estimated value over \$500,000 including GST.

This report recommends that the Chief Executive Officer be delegated authority to accept the tenders and make, vary and discharge all contracts over \$500,000 including GST for the following listed projects within the 2011/2012 financial year approved budget.

Project Number	Project Name
40009	Moreton Bay Cycleway - Raby Bay Esplanade (Masthead to Wharf)
41710	Moreton Bay Cycleway – Hilliard’s Creek Crossing
40065	Revetment Wall Repair - Seahaven Court, Cleveland
40066	Revetment Wall Repair – Seacrest Court, Cleveland

46236	Revetment Wall Repair – Raby Bay Boulevard, Cleveland
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This delegation will assist Council by reducing the timeframe for the tender process so that the awarding of the contract is not dependent on Council meeting dates and will in turn expedite the process.

PURPOSE

The purpose of this report is to seek resolution from Council to delegate authority to the Chief Executive Officer to accept the tenders and make, vary and discharge all contracts over \$500,000 including GST for the listed projects within the 2011/2012 financial year approved budget.

BACKGROUND

The 2011/2012 approved Capital Works Program consists of a number of projects with an estimated tender component value over \$500,000 including GST. These projects will be tendered as whole projects.

At the General Meeting held 30 October 2002, Council delegated authority to the Chief Executive Officer (CEO) to make, vary and discharge contracts that do not exceed \$500,000 including GST where:

- i) the spending of funds to be incurred by making, varying or discharging the contract has been provided for in an approved budget for the financial year when the making, varying or discharging happens, or
- ii) the spending of funds to be incurred have been provided for in a budget pending the adoption by Council (section 522 of the *Local Government Act*).

Over the last few financial years the Project Delivery Group has been presenting reports to Council requesting that authority be delegated to the Chief Executive Officer to make, vary and discharge contracts for various tenders with a value over \$500,000 including GST. This process has been used to assist with expediting the contract award process and delivery of the project.

In the 2010/2011 financial year a report advising of two (2) projects requiring tenders with an estimated value over \$500,000 including GST was presented to Council seeking that the CEO be delegated authority to accept the tenders and make, vary and discharge all contracts over \$500,000 including GST. The report was approved by Council and the delegated authority was granted.

In the 2011/2012 financial year the Project Delivery Group has identified five (5) projects that will require that tenders to be sought with an estimated value over \$500,000 including GST.

ISSUES

It is anticipated that in the 2011/2012 financial year, under the current process of seeking delegated authority for individual projects, that five (5) individual reports on

projects with tenders with an estimated value over \$500,000 including GST would be presented to Council by the Project Delivery Group seeking Council resolution to delegate authority to the CEO to make, vary and discharge the individual contracts.

Council resolution is being sought to delegate authority to the CEO to make, vary and discharge the contracts associated with the five (5) projects listed in the table below. This one resolution will cover all of the contracts over \$500,000 including GST that are awarded for the projects listed.

Project Number	Project Name and Description	Estimated Value of Tender 2011/2012
40009	Moreton Bay Cycleway - Raby Bay Esplanade Cycleway construction from Masthead Drive to Wharf Street, Cleveland (Raby Bay)	\$520,000
41710	Moreton Bay Cycleway – Hilliard’s Creek Crossing Construction of concrete footpath, timber boardwalk and small single span bridge from Bilbury Street, Wellington Point to Gloucester Street, Ormiston	\$2,247,500
40065	Seahaven Court, Cleveland Revetment wall repairs to two (2) properties located at Seahaven Court, Cleveland (Raby Bay)	\$1,888,451
40066	Seacrest Court, Cleveland Revetment wall repairs to one (1) property located at Seacrest Court, Cleveland (Raby Bay)	\$1,142,949
46236	Raby Bay Boulevard, Cleveland Revetment wall repairs to one (1) property located at Raby Bay Boulevard, Cleveland (Raby Bay)	\$1,000,000

This delegation will assist Council by reducing the timing for the tender process so that the awarding of the contract is not dependent on Council meeting dates and will in turn expedite the process.

All of the projects listed are to be managed by the Project Delivery Group in the 2011/2012 financial year and have been approved as part of the 2011/2012 budget approval process. The projects listed include major capital works only.

Should Council decide not to delegate authority to the Chief Executive Officer it may result in delays with the awarding of contracts and the construction of the projects which could lead to additional costs to Council.

RELATIONSHIP TO CORPORATE PLAN

9. An efficient and effective organisation

Council is well respected and seen as an excellent organisation which manages resources in an efficient and effective way

- 9.7 Develop our procurement practices to increase value for money within an effective governance framework.

FINANCIAL IMPLICATIONS

All the listed projects in this report are approved projects for the 2011/2012 financial year and have been approved as part of the budget approval process.

PLANNING SCHEME IMPLICATIONS

It is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

CONSULTATION

The Senior Tenders and Contracts Officer, the Group Manager, Project Delivery Group and the General Manager, Customer Services have been consulted in the preparation of this report and are supportive of the recommendation.

OPTIONS

PREFERRED

That Council resolve to:

- 1 Delegate authority to the Chief Executive Officer under section 257 (1)(b) of the *Local Government Act 2009*, to accept the tenders and make, vary and discharge all contracts over \$500,000 including GST for the following listed projects within the 2011/2012 financial year approved budget;

Project Number	Project Name
40009	Moreton Bay Cycleway - Raby Bay Esplanade (Masthead to Wharf)
41710	Moreton Bay Cycleway – Hilliard’s Creek Crossing
40065	Revetment Wall Repair - Seahaven Court, Cleveland
40066	Revetment Wall Repair – Seacrest Court, Cleveland
46236	Revetment Wall Repair – Raby Bay Boulevard, Cleveland

- 2 Delegate authority to the Chief Executive Officer to sign and amend all relevant documentation; and
- 3 Appoint the Chief Executive Officer as Principal’s Representative for these contracts.

ALTERNATIVE

That Council resolve to not delegate this authority to the Chief Executive Officer which may result in delays with the awarding of contracts and the construction of the projects which could lead to additional costs to Council.

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr W Boglary
 Seconded by: Cr K Reimers

That Council resolve as follows:

1. To delegate authority to the Chief Executive Officer under section 257 (1)(b) of the *Local Government Act 2009*, to accept the tenders and make, vary and discharge all contracts over \$500,000 including GST for the following listed projects within the 2011/2012 financial year approved budget;

Project Number	Project Name
40009	Moreton Bay Cycleway - Raby Bay Esplanade (Masthead to Wharf)
41710	Moreton Bay Cycleway – Hilliard’s Creek Crossing
40065	Revetment Wall Repair - Seahaven Court, Cleveland
40066	Revetment Wall Repair - Seacrest Court, Cleveland
46236	Revetment Wall Repair - Raby Bay Boulevard, Cleveland

2. To delegate authority to the Chief Executive Officer to sign and amend all relevant documentation; and
3. To appoint the Chief Executive Officer as Principal’s Representative for these contracts.

CARRIED (en bloc)

Cr Ogilvie declared a material personal interest in the following item and left the Chamber at 5.05pm prior to discussion and decision on this matter.

Cr Reimers declared a conflict of interest in the following item stating that she is a member of the Museum and Council's representative on the Redland Museum Committee.

Cr Henry declared a conflict of interest in the following item stating that she is a member of the Redland Museum.

Cr Boglary declared a conflict of interest in the following item stating that she is a member of the Redland Museum.

The Mayor asked the remaining Councillors to decide whether Crs Reimers, Henry or Boglary had a conflict of interest, or could reasonably be taken to have a conflict of interest in the matter. The Councillors decided that Crs Reimers, Henry and Boglary did not have a conflict of interest and that they be allowed to remain in the Chamber.

Crs Reimers, Henry and Boglary remained in the Chamber voting in the affirmative.

14.1.5 NORTH STRADBROKE ISLAND HISTORICAL MUSEUM AND REDLAND MUSEUM FIVE-YEAR FUNDING AGREEMENTS

Datworks Filename: **GOV Reports to Committee - Customer & Community Services (CCS)**

Attachments: [Request Letter from NSI Museum](#)
[NSI Museum Agreement 060611](#)
[Redland Museum Agreement 060611](#)

Responsible Officer: **Greg Jensen**
Manager Customer and Community Services

Author: **Tracy Ryan**
Local Historian

EXECUTIVE SUMMARY

The 2008-09 Grants Review, carried out by the Community and Social Planning Group, identified the need to upgrade RCC's funding agreements with community organisations with detailed, consistent contractual arrangements that clearly identified services and appropriate levels of funding. As a result, the Cultural Services Manager undertook a review of Council's agreements with the North Stradbroke Island Historical Museum Association Inc (NSIHMA) and the Redland Museum Inc (RMI).

The agreements appear as attachments 1 and 2 and have been agreed by all parties subject to additional funding being provided to the North Stradbroke Island Historical Museum Association Inc to enable them to meet their obligations. This additional

funding has not been approved through the budget process so additional negotiation will need to occur prior to finalisation of the agreements.

The agreements reflect obligations of both parties, expectations in relation to service delivery and development and tie funding to the life of the agreement subject to a CPI escalation clause.

PURPOSE

1. To request Council to accept the attached agreements and associated funding between Redland City Council and the NSIHMA and the RMI; and
2. To authorise the Chief Executive Officer to make, amend or discharge the agreements on behalf of Council.

BACKGROUND

The Redland City Council has provided ongoing annual operating funding to the NSIHMA and the RMI for many years. In 2010/2011, the funding amounts were:

Redland Museum (Base annual funding)	\$179,010.00
North Stradbroke Island Historical Museum Association Inc (NSIHMA) (Base annual funding)	\$18,395.00
Plus Oodgeroo project funding of	\$50,000.00

There is a discrepancy between the base funding levels of these two museums which has arisen over many years due to a variety of historical reasons, circumstances and approaches adopted by each museum and by Council. The major increase to Redland Museum was made about 10 years ago when Redland City Council agreed to fund paid staff in that museum. At that point the NSHIMA was not in a position to take on paid staff. At this stage there is a need to acknowledge that the NSIHMA has experienced considerable recognition and growth and that its base funding is not currently adequate or comparable with that of the Redland Museum.

The initial budget submission for NSIHMA detailed a request for an additional \$40,000 to meet increasing demands for services. This has not been supported through the budget process. There will be a need to renegotiate services detailed in the MoU. The following services will be affected:

- Opening hours;
- Staff and volunteer hours and training;
- Grant submissions and acquittals;
- Exhibitions and displays;
- Events and activities;
- Community involvement.

The Museum's future planning has been based around seeking additional funding from Council. Without the funding it is anticipated that the Museum will have to re-assess its ability to deliver its currently planned program. This will require an assessment of current staffing levels, opening hours and continuous improvement opportunities available to it.

Since at least 2002 both organisations have operated under Memoranda of Understanding (MoUs) outlining the requirements of both parties. The MoUs of the NSIHMA and the RMI lapsed in June 2006 (extended to June 2009) and June 2009 respectively. Following the Grants Review of 2008/09 the decision was made to upgrade these documents to better reflect Council's legal requirements, to identify key performance indicators (KPIs) that reflected current museum best practice, and to document appropriate funding levels for the next 5 years.

As a result, the Queensland Museum's Museum Development Officer (MDO) for south east Queensland, was engaged to work with Council and both Museums to review the agreements and specifically to identify KPIs that would direct future service delivery.

The resulting draft agreements were finalised by the Cultural Services Manager in consultation with the Group Manager Customer and Community, Local Historian, Senior Advisor Cultural Services, Manager Procurement Operations and Manager Legal Services.

ISSUES

The agreements include the following substantial changes to the previous MoUs:

- The KPIs (NSIHMA p16-17; RMI p14-16) are more comprehensive and relevant to modern museum industry practice and in line with Redland City Council's Community and Social Planning requirements.
- On the advice of the Manager Procurement Operations, RCC no longer has a nominated councillor or delegated officer on the museum's boards. The museums will be run by their boards in line with these agreements and their own business plans. The Local Historian, who has attended museum management committee meetings as an ex officio board member, will continue to provide advice and be involved with the museums on specific projects but will no longer sit on the board.
- Negotiations over the agreement with the NSIHMA highlighted the need for an extra \$40,000 per annum in base funding from the 2011/2012 financial year. A business case written to support this funding submission in the budget process is attached. This request has not been supported through the budget process. The MoU will need to be re-negotiated to reduce expectations from Council.
- The agreements run for five years from 1 July 2011 to 30 June 2016.

RELATIONSHIP TO CORPORATE PLAN

7. Strong and connected communities

Our health, wellbeing and strong community spirit will be supported by a full range of services, programs, organisations and facilities, and our values of caring and respect will extend to people of all ages, cultures, abilities and needs

- 7.4 Increase the participation of people from all age groups and backgrounds in local heritage, the arts and cultural expression

6. Supportive and vibrant economy

Businesses will thrive and jobs will grow from opportunities generated by low impact industries, cultural and outdoor lifestyle activities, ecotourism and quality educational experiences.

- 6.6 Promote Redlands as a high quality tourism destination and encourage the development of sustainable nature-based, heritage and eco-tourism

FINANCIAL IMPLICATIONS

Redland Museum: (incl Russell Island funding)

2011-2012 -	\$185,275.00
2012-2013 -	\$191,760.00
2013-2014 -	\$198,471.00
2014-2015 -	\$205,417.00
2015-2016 -	\$212,607.00

Total 5 year funding \$993,530.00

North Stradbroke Island Historical Museum:

2011-2012 -	\$19,705.00
2012-2013 -	\$20,395.00
2013-2014 -	\$21,109.00
2014-2015 -	\$21,848.00
2015-2016 -	\$22,613.00

Total 5 year funding \$105,670.00

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

CONSULTATION

Consultation has occurred with the presidents of NSIHMA and RMI, General Manager Customer Services, Manager Customer & Community Service, Cultural Services Manager, Senior Advisor Cultural Services, Local Historian, Manager Procurement Operations, and Manager Legal Services.

OFFICER'S RECOMMENDATION

That Council resolve:

1. That the Chief Executive Officer be authorised to make, vary and discharge the Memorandum of Understanding (MoU) between Redland City Council and the North Stradbroke Island Historical Museum Association Inc (NSIHMA) and the Redland Museum Inc (RMI); and
2. To delegate authority to the Chief Executive Officer under section 257 (1)(b) of the *Local Government Act 2009* to sign and amend all relevant documentation.

COMMITTEE RECOMMENDATION

That Council resolve:

1. That the Chief Executive Officer be authorised to make, vary and discharge the Memorandum of Understanding (MoU) between Redland City Council and the North Stradbroke Island Historical Museum Association Inc (NSIHMA) and the Redland Museum Inc (RMI); and
2. That under Section 4 of the Memorandum of Understanding for both the Redland Museum Inc (RMI) and the North Stradbroke Island Historical Museum Association Inc (NSIHMA) to insert the following clause:
"The Council may appoint a Councillor and/or officer to the management committee to act in an advisory capacity".
3. To delegate authority to the Chief Executive Officer under section 257 (1)(b) of the *Local Government Act 2009* to sign and amend all relevant documentation.

ADDENDUM 22 JUNE 2011

Following discussion amongst the Committee members, a request was made for additional information about the financial position of the Redland Museum Inc and North Stradbroke Island Historical Museum Association to be provided in addition to their longer term business plans. These are provided for consideration in addition to the Information contained in the Committee report.

Additional Information

[Redland Museum Audited Annual Financial Report June 2010](#)

[Redland Museum 10 Year Business Plan 2009-2018](#)

[NSI Museum Audited Annual Accounts June 2010](#)

[NSI Historical Museum Inc Business Plan 2009-2014](#)

COUNCIL RESOLUTION

Moved by: Cr M Elliott
Seconded by: Cr T Bowler

That Council resolve:

1. That the Chief Executive Officer be authorised to make, vary and discharge the Memorandum of Understanding (MoU) between Redland City Council and the North Stradbroke Island Historical Museum Association Inc (NSIHMA) and the Redland Museum Inc (RMI); and
2. That under Section 4 of the Memorandum of Understanding for both the Redland Museum Inc (RMI) and the North Stradbroke Island Historical Museum Association Inc (NSIHMA) to insert the following clause:

“The Council may appoint a Councillor and/or officer to the management committee to act in an advisory capacity”.
3. To delegate authority to the Chief Executive Officer under section 257 (1)(b) of the *Local Government Act 2009* to sign and amend all relevant documentation.

AMENDMENT MOTION

Moved by: Cr M Hobson
Seconded by: Cr D Henry

That an additional point be added (as point 2.) to the resolution as follows:

2. That if additional funding becomes available within the 2011/12 financial year to support the NSIHMA submission as detailed in this report, the Chief Executive Officer be authorised to renegotiate the MoU in relation to service delivery;

Cr Elliott moved a point of order in that the proposed amendment motion was contrary to the Committee Recommendation.

After seeking advice from the CEO, the Mayor ruled that the motion was not contrary to the Committee Recommendation as it was consequential not contrary.

On being put to the vote the amendment motion was LOST.

DIVISION

FOR: Crs Reimers, Henry, Boglary and Hobson.

AGAINST: Crs Burns, Murray, Elliott, Bowler, Williams and Townsend.

Cr Ogilvie was not present when this motion was put.

Cr Elliott's motion was put to the vote and **CARRIED (unanimously)**

Cr Ogilvie returned to the meeting at 5.37pm.

14.2 CLOSED SESSION AT COMMITTEE

The Committee meeting was closed to the public under section 72(1) of the *Local Government (Operations) Regulation 2010* to discuss the following item, and following deliberation on this matter, the Committee meeting was again opened to the public.

14.2.1 Sole Supplier Status – Maintenance Agreement for Wastewater Treatment Plant – Amity Point Holiday Park

14.2.1 SOLE SUPPLIER STATUS - MAINTENANCE AGREEMENT FOR WASTEWATER TREATMENT PLANT - AMITY POINT HOLIDAY PARK

Datworks Filename: CP Caravan Parks & Camping Grounds – Amity Point

Responsible Officer: Greg Jensen
Manager Customer and Community Services

Author: Michael Tait
Project Manager

EXECUTIVE SUMMARY

A confidential report from Manager Customer and Community Services dated 2 June 2011 was discussed in closed session at Committee, with the Committee Recommendation presented at today's General Meeting for consideration.

COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr W Boglary
Seconded by: Cr K Reimers

That Council resolve as follows:

1. That pursuant to Section 184(a) of the *Local Government (Finance, Plans and Reporting) Regulation 2010*, it is satisfied that GBG Wastewater Management Pty Ltd is the only supplier reasonably available to fulfil the maintenance agreement for the KEWT System at the Amity Point Holiday Park;
2. That the Chief Executive Officer be authorised to make, vary and discharge the maintenance agreement with GBG Wastewater Management Pty Ltd;

3. To delegate authority to the Chief Executive Officer under section 257 (1)(b) of the *Local Government Act 2009* to sign and amend all relevant documentation; and
4. That this report and attachments remain confidential.

CARRIED (en bloc)

15 CORPORATE SERVICES & GOVERNANCE COMMITTEE 22 JUNE 2011

Moved by: Cr C Ogilvie
Seconded by: Cr T Bowler

That the Corporate Services & Governance Committee Minutes of 22 June 2011 be received.

CARRIED

[Corporate Services & Governance Committee Minutes 22/6/2011](#)

15.1 OFFICE OF CEO

Mr N Clarke, General Manager Governance and Planning declared a conflict of interest in the following item.

15.1.1 NOMINATION FOR LGMA QUEENSLAND PRESIDENT

Datworks Filename: HRM - Professional Associations

**Responsible Officer: Gary Stevenson
Chief Executive Officer**

**Author: Gary Stevenson
Chief Executive Officer**

EXECUTIVE SUMMARY

Nick Clarke, General Manager Governance and Planning, has indicated a wish to stand for a second and final term as President of Local Government Managers Australia (Queensland). Council first supported his nomination for that role at its meeting of 25 August 2010. Mr Clarke's subsequent nomination was successful and his current term is due to expire on 8 September 2011.

If a second nomination is successful, he would continue in the role of President for a further twelve months.

There have been benefits to this Council and to local government broadly resulting from Mr Clarke's first term in this role and these are expected to continue should he be re-elected this year.

PURPOSE

The purpose of this report is to seek Council's support for a request by Nick Clarke, General Manager Governance and Planning, to nominate for re-election for a second and final year as President, Local Government Managers Australia (Queensland).

BACKGROUND

Local Government Managers Australia (LGMA) is an umbrella body representing the interests of its members and is dedicated to the advancement of the local government profession within each state and nationally. Its members include local governments and local government professionals from all sectors of the industry. Its role includes the provision of a range of training and professional development opportunities; lobbying on policy and legislation; and generally working in partnership with national and state local government associations to improve the position of local government.

LGMA is structured similarly to local government associations, with state boards and a national board. The LGMA's importance as a stakeholder in government is illustrated at national level through the National LGMA having had a representative on the Australian Council of Local Governments and regular access to the Federal Minister, and at a state level in Queensland through the regular meetings held with the Minister for Local Government and the Department of Local Government and Planning.

The Board of LGMA (Qld) comprises eight members drawn from across the state, elected by the membership. The State Division Board then nominates two of its Board members as representatives to the LGMA National Board.

Mr Clarke has been a director of LGMA (Qld) since 2005 and resigned his role as LGMA National director in December 2010, having served in that capacity since 2007.

Each year, nominations are called to fill LGMA (Qld) Board positions that fall vacant. The President's position, unlike other director roles, is called every year. The Rules of Association limit the number of consecutive years that a person may undertake the role of President to two. The role of President does not attract any remuneration. Reimbursement of legitimate expenses incurred in the role is provided by the LGMA (Qld).

It is Mr Clarke's intention, subject to the support of the CEO and Council, to nominate for re-election to the role of State President this year. Nominations are expected to be called in July with an election held in August. The successful nominee will take up the role of President at the Annual General Meeting held during the LGMA (Qld) State Conference in September this year.

Mr Clarke is keen to extend his tenure into a second year to provide continuity of leadership as the LGMA (Qld) completes a period of transition to increase its capacity to support its members and other local government professionals.

ISSUES

If successful in retaining this role for another year, it will continue to require extra work for Mr Clarke and some additional time away from the office.

With regard to workload, much of the extra administrative work relating to the President's role can be undertaken outside of normal office hours, without any adverse impact on his responsibilities to Council.

If his nomination is successful, Mr Clarke's responsibilities would be similar to those he has undertaken over the last ten months. These include: attendance at six Board meetings per year, mostly of half a day duration in Brisbane; quarterly meetings with the Minister for Local Government and the Director-General, Department of Local Government and Planning (DLGP); and occasional meetings with the DLGP and other stakeholders on issue-specific topics.

As a member of LGMA, Mr Clarke usually attends a small number of LGMA events during the year with costs met by Council. These include the National Congress, State Conference and local networking events. Mr Clarke would expect to continue to attend such events during the year.

If Mr Clarke continues as State President, he is likely to attend three regional branch events (usually of two days duration each). The costs for attending the regional events would be met by the LGMA (Qld).

During his time out of the office, Mr Clarke will be contactable through Council's phone and computer technology. He will check and respond to emails regularly while away from the office and will plan his work commitments around absences from the office to avoid adverse impacts of his responsibilities to Council, which take precedence.

A Deputy President will be appointed by the Board after the election and this person and other Board members can assist the President as needs arise. There is no expectation for the need for overseas travel in the role of State President.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals.

8.3 Establish and maintain effective partnerships with local, regional and national organisations and governments to deliver the visions and goals of the community.

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

PLANNING SCHEME IMPLICATIONS

There are no planning scheme implications.

CONSULTATION

Consultation has occurred with Mayor Melva Hobson.

OPTIONS**PREFERRED**

That Council supports a nomination by Nick Clarke, General Manager Governance and Planning, for re-election to the role of President of the Local Government Managers Australia (Queensland) for the year commencing September 2011.

ALTERNATIVE

That Council does not support the nomination.

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr M Elliott
Seconded by: Cr K Reimers

That Council resolve to support a nomination by Nick Clarke, General Manager Governance and Planning, for re-election to the role of President of the Local Government Managers Australia (Queensland) for the year commencing September 2011.

CARRIED

15.2 CORPORATE SERVICES

15.2.1 MONTHLY FINANCIAL REPORTS - MAY 2011

Dataworks Filename: FM - Monthly Financial Reports to Committee

Attachments: [RCC Monthly Report May 2011](#)

Responsible Officer: Martin Drydale
General Manager Corporate Services

Author: Kevin Lamb
Financial Reporting Services Manager

EXECUTIVE SUMMARY

Section 152(2) of the *Local Government (Finance Plans & Reporting) Regulation 2010* requires the Chief Executive Officer to present the financial report to a monthly meeting.

It should be noted that the property plant and equipment transferred to Allconnex remains in Council's balance sheet at 31/5/2011. Accounting treatment/entries will be posted to transfer these balances out when Council's interest in Allconnex is finalised and once confirmation of accounting treatment has been provided to RCC by the external auditors.

The financial statements for May 2011 demonstrate that Council exceeded targets set in the 2010-2011 budget for five of the seven Financial Stability Key Financial Performance Indicators. These are:

- ability to pay our bills – current ratio;
- ability to repay our debt – debt servicing ratio;
- cash balance;
- cash balances – cash capacity in months; and
- long term financial stability – debt to assets ratio

The following Financial Stability Ratio Key Financial Performance Indicator is outside of Council's target range:

- level of dependence on general rate revenue; and
- operating performance

With respect to the five measures of sustainability adopted as part of the 2010-2011 budget, Council is currently meeting three of the five targets. These are:

- operating surplus ratio;
-

- net financial liabilities ratio;
- interest cover ratio; and
- asset consumption ratio

Council's system is currently being structured to measure its' asset sustainability ratio.

PURPOSE

The purpose is to present the May 2011 financial report to Council and explain the content and analysis of the report. Section 152(2) of the *Local Government (Finance, Plans & Reporting) Regulation 2010* requires the Chief Executive Officer of a local government to present statements of its accounts to the local government.

BACKGROUND

The Corporate Plan contains a strategic priority to support the organisation's capacity to deliver services to the community by building a skilled, motivated and continually learning workforce, ensuring assets and finances are well managed, corporate knowledge is captured and used to best advantage, and that services are marketed and communicated effectively.

ISSUES

Refer to the attached Monthly Financial Performance Report.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

8.7 Ensure Council resource allocation is sustainable and delivers on Council and community priorities.

8.8 Provide clear information to citizens about how rates, fees and charges are set and how Council intends to finance the delivery of the Community Plan and Corporate Plan.

FINANCIAL IMPLICATIONS

Refer to the attached Monthly Financial Performance Report.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

CONSULTATION

Consultation has taken place amongst the Executive Leadership Group.

OPTIONS**PREFERRED**

That Council resolve to note the End of Month Financial Reports for May 2011 and explanations as presented in the Monthly Financial Performance Report.

ALTERNATIVE

That Council requests additional information.

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr C Ogilvie
Seconded by: Cr W Boglary

That Council resolve to note the End of Month Financial Reports for May 2011 and explanations as presented in the attached Monthly Financial Performance Report.

CARRIED (en bloc)

15.3 GOVERNANCE & PLANNING

15.3.1 AMENDMENT TO EXPENSES REIMBURSEMENT AND PROVISION OF FACILITIES FOR COUNCILLORS POLICY - POL-3076

Datworks Filename: GOV Councillors – Expenses Reimbursement Policy

Attachments: [POL-3076 Amended Page](#)

Responsible Officer: Nick Clarke
General Manager Governance & Planning

Author: Thorbjorg Dunn
Executive Officer - Office of the Mayor

EXECUTIVE SUMMARY

Council, under s.45 of the *Local Government (Operations) Regulation 2010* must adopt, by resolution, an expenses reimbursement policy or an amendment of the expenses reimbursement policy.

In order to provide councillors with additional internet access to include social media sites, it is proposed that the *Expenses Reimbursement and Provision of Facilities Policy*, (POL-3076) be amended.

PURPOSE

The purpose of this report is to propose an amendment to the Expenses Reimbursement and Provision of Facilities for Councillors Policy (ERP), POL-3076, section 2.1.4 to include access to social media sites.

BACKGROUND

Section 2.1.4 of Council's existing ERP – *Land Line (Councillor offices)* – provides councillors with a desktop or laptop computer for Council business use. A councillor's role extends to work outside of Council offices, including after hours, and for this to occur, councillors are provided with internet access. The community is using social networking sites increasingly to communicate. To enable councillors to interact with the community and business using social networking sites, it is proposed that councillors' internet access is extended to provide access to these facilities.

Due to the provision of this additional resource, which has been available to a limited number of staff for operational purposes, it is prudent to amend the ERP. Councillors will be bound by all relevant legislation, Council policies and guidelines in relation to privacy and confidentiality issues, in the same way as for current entitlements.

ISSUES

It is proposed that section 2.1.4 *Land Line (Councillor offices)* be amended to read as follows:

2.1.4 Land Line and Internet Access

Councillors are provided with:

- a. a landline telephone within Council offices;
- b. internet access for business use within, or outside of Council offices on Council provided equipment, including supported social media sites (in accordance with relevant legislation, policies, guidelines and procedures).

RELATIONSHIP TO CORPORATE PLAN

9. An efficient and effective organisation

Council is well respected and seen as an excellent organisation which manages resources in an efficient and effective way

9.10 Use information management, mapping and communication technology to meet Council and community expectations.

FINANCIAL IMPLICATIONS

This recommendation does not require a change to the current year's budget.

CONSULTATION

Consultation was undertaken with officers from Council's Information Management and Marketing & Communications and General Manager Governance & Planning. The result of this consultation was that this will be administered in accordance with relevant legislation and policies and will not greatly affect current practices. Any associated risks have been taken into account and should not require any alteration to existing policies and guidelines.

OPTIONS

PREFERRED

That Council resolve as follows:

That section 2.1.4 *Land Line (Councillor offices)* of the Expenses Reimbursement and Provision of Facilities for Councillors Policy (POL-3076) be amended to read as follows:

2.1.4 Land Line and Internet Access

Councillors are provided with:

- a. a landline telephone within Council offices;
- b. internet access for business use within, or outside of Council offices on Council provided equipment, including supported social media sites (in accordance with relevant legislation, policies, guidelines and procedures).

ALTERNATIVE

That Council resolve to not amend Policy, POL-3076 and not provide additional social network access.

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr C Ogilvie
Seconded by: Cr W Boglary

That Council resolves as follows:

That section 2.1.4 Land Line (Councillor offices) of the Expenses Reimbursement and Provision of Facilities for Councillors Policy (POL-3076) be amended to read as follows:

2.1.4 Land Line and Internet Access

Councillors are provided with:

- a. landline telephone within Council offices;**
- b. internet access for business use within, or outside of Council offices on Council provided equipment, including supported social media sites (in accordance with relevant legislation, policies, guidelines and procedures).**

CARRIED (en bloc)

The Chief Executive Officer and Crs Burns, Reimers, Murray, Elliott, Bowler, Williams, Townsend, Henry, Boglary, Hobson and Ogilvie declared a conflict of interest in the following item, as they were subjects of the complaint.

The Chief Executive Officer and all councillors remained in the chamber for discussion and decision as those who declared a conflict of interest formed more than half of the members present at that time.

15.3.2 32/10 INVESTIGATION REPORT UNDER SECTION 501E LOCAL GOVERNMENT ACT 1993

Datworks Filename: GOV - Local Government Act s501E Reports

Attachments: [Letter from Minister to Mayor](#)
[LKA Group – Investigation Report](#)

Responsible Officer: Nick Clarke
General Manager Governance

Author: Nick Clarke
General Manager Governance

EXECUTIVE SUMMARY

On 30 March 2010, Council received the first of 425 written complaints regarding the Redland Bay Centre and Foreshore Master Plan. The complaints were made about all councillors and the Chief Executive Officer (CEO) in relation to decisions made by Council and the impacts that those decisions were alleged to have had on the complainants.

The complaints were referred to the LKA Group to conduct an independent investigation, generally in accordance with Council's General Complaints Process and the requirements of the *Local Government Act 1993*. Given the high number of complaints received, the investigators were required to adapt standard processes to ensure that all stakeholders had the opportunity to contribute to the investigation.

The LKA Group completed its report (attached) which included its findings and recommendations, based on six allegations that it drew from the written complaints received. The investigator concluded that none of the six allegations could be substantiated, although it did find that Council should have excluded the parking issues at Weinam Creek from the Master Plan. The report also provided three additional recommendations.

Council decided at its meeting of 30 March 2011 to refer the investigator's report to the Deputy Premier and Attorney General, Minister for Local Government and Special Minister of State, the Honourable Paul Lucas MP, for determination of acceptance of the investigator's findings and recommendations.

The Deputy Premier has responded by letter (attached), advising that Council should make its own determination of the findings and recommendations. The Deputy Premier also advised that the independent investigation had been conducted in accordance with the requirements of the *Local Government Act 1993*.

PURPOSE

The purpose of this report is to obtain decisions from Council in relation to the independent investigator's findings and recommendations.

BACKGROUND

These complaints arose following Council's adoption of the Redland Bay Centre and Foreshore Master Plan in August 2009. The complainants' issues were stated as being mostly concerned with plans for parking arrangements at Weinam Creek on the mainland.

Of the 425 complaints received, the vast majority were submitted on a proforma that had been developed for that purpose. The proforma had been designed in such a way that it encouraged complainants to provide Council with details of the potential impacts on each complainant, resulting from the adoption of the Master Plan.

The independent investigation was conducted by the LKA Group, a well-respected company that had not previously undertaken work of this nature for this Council or for senior Council officers who were involved in this matter.

During the course of the investigation, the Department of Infrastructure and Planning (now the Department of Local Government and Planning) advised Council of its satisfaction with the processes used to appoint an independent investigator and conduct the investigation, following receipt (by the Minister responsible for local government) of a complaint.

The independent investigation provided additional opportunities for complainants to submit further information by means of an on-line questionnaire and, in a small number of instances, by interview. The investigator also interviewed Council staff, inspected Council documents and provided the councillors and CEO with opportunities to respond to the complaints.

The investigation report sorted the allegations into six basic complaints.

The allegations were:

1. *That the Mayor, all Councillors and the CEO of the Council are responsible for the formulation, production, recommendation, adoption and implementation of the amended Master Plan. That those responsible for the Master Plan have failed to produce a plan that properly accounts for its impacts upon members of the community, including the complainants.*

2. *That approaches adopted by the Council and its CEO have resulted in unambiguous statements to the effect that the amended Master Plan is to be adopted and will not be further amended to alter the specific outcomes that will impact so severely on complainants' lifestyles.*
3. *That statements made by the Council and its CEO, as outlined in complaint 2, clearly indicate that future studies, like the proposed Integrated Local Transport Plan Review and the Social and Economic Impact Assessment will affect matters outside those of parking at Weinam Creek, as detailed in the amended Master Plan.*
4. *The proposed changes to the car parking arrangements contained within the amended Master Plan will severely affect the lifestyle, health, wellbeing and financial situation of the complainants.*
5. *That the proposed changes to the Weinam Creek parking arrangements and facilities as proposed under the amended Master Plan have caused SMBI property values to steadily decline.*
6. *That proposed changes to the Weinam Creek parking arrangements and facilities as proposed under the amended Master Plan discriminates against SMBI residents.*

The investigator concluded that there was insufficient evidence to substantiate the allegations. With regard to the second allegation above, the investigator did find that Council could have decided to amend the Master Plan to remove the parking issues, so that the Master Plan could have been adopted while Council ensured that it was fully informed about the parking issues.

The investigator made recommendations about Council:

- a) *engaging in consultation with the SMBI community during the Integrated Local Transport Plan (ILTP) and the Social and Economic Impact Assessment (SEIA) processes;*
- b) *separating the parking issue from the Master Plan;*
- c) *ensuring that the appropriate skills set is applied to the ILTP and SEIA processes, with particular emphasis on social, transport and economic studies; and*
- d) *considering a multi-disciplinary task-force approach to the implementation phase.*

The Deputy Premier wrote to Council on 6 June 2011 advising that:

1. *"... the complaints management process adopted by Council for dealing with these complaints has been carried out in accordance with its statutory obligations and is considered to be adequate";*
2. *"As elected officials, the Councillors of Redland City Council are ultimately responsible for deciding the policy questions raised by your community in relation to the Master Plan"; and*

3. *“Should the complainants remain dissatisfied with the outcome of Council’s decision on this matter, they are also entitled to contact the Queensland Ombudsman seeking a review.”*

In accordance with that advice, the LKA Group’s report is re-presented to Council for decisions regarding its findings and recommendations.

ISSUES

The LKA Group’s report found all allegations to have been unsubstantiated. This followed a comprehensive investigation based upon a proposed methodology devised by the independent investigator.

The report also provided four recommendations which are discussed below:

- a) *engaging in consultation with the SMBI community during the Integrated Local Transport Plan (ILTP) and the Social and Economic Impact Assessment (SEIA) processes;*

Consultation has occurred with the SMBI community in relation to both the ILTP and the SEIA. The SMBI ILTP review and SEIA are two interrelated but separate projects. Each had their own community consultation process that in parts overlapped but were independent. The consultation processes is summarised as follows:

SMBI ILTP review	SEIA
13 March 2010 Macleay Island Speak Out launching the SMBI ILTP review	Undertaken by SMEC who sub contracted social planners and economists
November 2010 – Release of Discussion Paper for community consultation purposes	Literature review of previous community input, both historically and through the SMBI ILTP review process undertaken between 13 March 2010 and 26 March 2011
50+ community submissions, including the SMBI Forum and Our Parking Spot	Community consultation consisted of representative community engagement through targeted focus groups
January 2011 Social Data travel survey (714 respondents or 25% of population) released	Direct consultation with a variety of key stakeholders including State agencies, service providers, targeted community groups representing the wider SMBI community and Redland Bay residents
February 2011 GHD SMBI Water Alternate Transport Routes Study released	The above consultation was undertaken using a variety of methods including, telephone interviews, face to face interviews and attendance at meetings
26 March 2011 Russell Island Open House	Including individual meetings with representatives of the SMBI Forum and Our Parking Spot
26 May 2011 Key Stakeholder Workshop	09 April 2011 Findings to date presented to the SMBI Communities Advisory Committee

- b) *separating the parking issue from the Master Plan;*

This was discussed by Council during the approval process for the Master Plan and was rejected. The opportunity for that to happen has now passed, given the time that has elapsed since the decision was made. A potential public-private partnership for this area would be inclusive of parking.

c) ensuring that the appropriate skills set is applied to the ILTP and SEIA processes, with particular emphasis on social, transport and economic studies;

In relation to both the SMBI ILTP review and the SEIA, Council was mindful of ensuring the rights skills were engaged in undertaking both tasks. An internal steering committee for the SEIA process was created in June 2010 with representatives from Land Use Planning, Community and Social Planning and Council's Community Engagement officers. These officers have helped guide the management of these projects to ensure a wider skill set than engineering has been applied to the outcomes of these projects.

Also, Council has engaged independent third parties to undertake these projects whilst retaining custodianship of the reports outcomes. Aurecon, specialist transport planning consultants, were contracted to manage the compilation and final production of the draft SMBI ILTP. The Snowy Mountains Engineering Company (SMEC) was contracted to undertake the SEIA on Council's behalf. Since undertaking the Snowy Mountains Scheme, SMEC has broadened its skills to undertake multi-disciplinary projects at national and international levels. Its internal skill sets were supplemented by the engagement of specialised social planners and economists who assisted in the completion of the SEIA project.

d) considering a multi-disciplinary task-force approach to the implementation phase.

Whilst this has been undertaken by the Infrastructure Planning Group throughout the SMBI ILTP review and SEIA projects, this is being taken further with the SMBI PLUS review project. SMBI transport planning outcomes are being integrated with wider more strategic planning outcomes on a more holistic approach to planning for the SMBI through the SMBI 2030 strategy. The implementation of the transport planning outcomes will include consideration from a multi-disciplinary task-force that matches skill sets with capabilities to ensure initiatives and tasks are coordinated and achieve the outcomes identified through current planning practices.

It is suggested that the investigator's recommendations have been adequately addressed.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

8.5 Be transparent and consistent in the way we manage the organisation, its risks and obligations and ensure we are delivering against our priorities.

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

PLANNING SCHEME IMPLICATIONS

There are no new planning scheme implications resulting from the acceptance of the recommendations in this report.

CONSULTATION

Consultation was undertaken with officers in the former Planning & Policy Department of Council and officers in the State Department of Local Government and Planning.

OPTIONS

PREFERRED

That Council resolve to:

1. Accept the findings of the LKA Group's investigation report (32/10) into complaints about the Redland Bay Centre and Foreshore Master Plan;
2. Accept the recommendations of the LKA Group's investigation report (32/10) into complaints about the Redland Bay Centre and Foreshore Master Plan;
3. Note and accept the actions taken to address those recommendations; and
4. Advise all complainants of Council's decisions about the findings and recommendations in the LKA Group's report and the Deputy Premier's advice about the adequacy of the complaints process.

ALTERNATIVE

That Council make alternative determinations in relation to some or all of the findings and recommendations in the LKA Group's report.

OFFICER'S/COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr C Ogilvie
Seconded by: Cr T Bowler

That Council resolve to:

- 1. Accept the findings of the LKA Group's investigation report (32/10) into complaints about the Redland Bay Centre and Foreshore Master Plan;**

2. **Accept the recommendations of the LKA Group's investigation report (32/10) into complaints about the Redland Bay Centre and Foreshore Master Plan;**
3. **Note and accept the actions taken to address those recommendations; and**
4. **Advise all complainants of Council's decisions about the findings and recommendations in the LKA Group's report and the Deputy Premier's advice about the adequacy of the complaints process.**

CARRIED

DIVISION

FOR: Crs Burns, Reimers, Murray, Elliott, Bowler, Townsend, Henry, Ogilvie, Boglary and Hobson

AGAINST: Cr Williams

15.3.3 COMPLAINTS MANAGEMENT PROCESS AND CONDUCT AND PERFORMANCE OF COUNCILLORS - ADMINISTRATIVE CHANGES TO POLICIES AND GUIDELINES

Datworks Filename: POL-3037, GL-3037-001, POL-3096 and GL-3096-001

Attachments: [Revised POL-3037](#)
[Revised GL-3037-001](#)
[Revised POL-3096](#)
[Revised GL-3096-001](#)

Responsible Officer: Nick Clarke
General Manager Governance and Planning

Author: Kylie Fernon
Manager Internal Audit

EXECUTIVE SUMMARY

Local Government Managers Australia Queensland (LGMA) has been working with the Office of the Information Commissioner (OIC) with regard to the application of the *Information Privacy Act 2009* to local government.

The most significant issue for local government is related to the management of complaints. The interpretation provided to local governments has been that councils could not advise a complainant of the outcome of their complaint. Instead, council staff could only provide general advice about the process that would be followed for complaints of that type.

After substantial lobbying, the OIC has revised this opinion and has issued a new fact sheet to address this matter, enabling local government staff to properly inform complainants about the progress and outcomes of investigations of their complaints. To conform to this advice, Council is advised to include in its complaints policies a statement that a subject of a complaint is to be advised that it is the Council's policy to keep the complainants so informed. Similarly, it is also advised that Council makes its policy clear about how it deals with the identity of the complainant. It has been this Council's practice to keep the identity of complainants confidential and changes are proposed to Council's complaints policies and guidelines to reflect this.

This report summarises the proposed administrative amendments to the Complaints Management Process (POL-3037 and GL-3037-001) and to the Conduct and Performance of Councillors (POL-3096 and GL-3096-001) to put the OIC's advice into effect.

PURPOSE

The purpose of this report is to provide a summary of the proposed administrative amendments to the Complaints Management Process (POL-3037 and GL-3037-001)

and to the Conduct and Performance of Councillors (POL-3096 and GL-3096-001) and obtain Council's approval for these changes.

BACKGROUND

The LGMA has been working with the Office of the Information Commissioner (OIC) with regard to the application of the *Information Privacy Act 2009* to Local Government.

The most significant issue for Local Government is related to the management of complaints. The interpretation provided to Local Governments has been that councils could not advise a complainant of the outcome of their complaint, only advising them of the generic process to be followed.

The OIC has revised this opinion and has issued a new fact sheet to address this matter by clearly articulating the following:

- Council notifies the subject of a complaint that it is Council's usual practice to disclose information about the progress of the investigation and its outcome to the complainant; and
- Council can choose to either notify the subject of the complainant's name or choose not to disclose. This is a matter for Council decision and must be reflected in policies and guidelines.

ISSUES

The following is a summary of the proposed administrative amendments (**new text in bold**):

1) Complaints Management Process POL-3037

Addition of:

8. **The subjects of complaints will, at the time they are notified of a complaint against them, be informed that it is Council's policy to disclose information about the progress of the investigation and its outcome to the complainant.**

It is Council's policy not to notify the subject of the complainant's name. To clearly reflect this in Council's Complaints Management Process POL-3037 the following needs to be included:

7. All complaints will be treated.....**It is Council's policy not to notify the subject of the complainant's name.** Publication of information.....

2) Complaints Management Process GL-3037-001

Inclusion of:

- 8.6 The officer will also advise the officer subject of the complaint (if it is a complaint about an officer):
- a. The nature of the allegation; **and**
 - b. That it is Council's policy to disclose information about the progress of the investigation and its outcome to the complainant.**
- 9.6 The officer will also advise the officer subject of the complaint (if it is a complaint about an officer):
- a. The nature of the allegation; **and**
 - b. That it is Council's policy to disclose information about the progress of the investigation and its outcome to the complainant.**
- 10.7 If the matter is referred back to the CEO, he/she will notify the complainant and the officer. The subject officer will be advised:
- a. The nature of the allegation; **and**
 - b. That it is Council's policy to disclose information about the progress of the investigation and its outcome to the complainant.**

3) Conduct and Performance of Councillors POL-3096

Addition of:

8. **The subjects of complaints will, at the time they are notified of a complaint against them, be informed that it is Council's policy to disclose information about the progress of the investigation and its outcome to the complainant.**

It is Council's policy not to notify the subjects of the complainant's name. To clearly reflect this in Council's Complaints Management Process POL-3037 the following needs to be included:

6. All complaints will be treated.....**It is Council's policy not to notify the subject of the complainant's name.** Publication of information.....

4) Conduct and Performance of Councillors GL-3096-001

Addition of:

- 7.9 **The CEO will also advise the councillor that it is Council's policy to disclose information about the progress of the investigation and its outcome to the complainant.**

7.18The CEO will also advise the councillor that it is Council's policy to disclose information about the progress of the investigation and its outcome to the complainant.

7.29The CEO will also advise the councillor that it is Council's policy to disclose information about the progress of the investigation and its outcome to the complainant.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

8.5 Be transparent and consistent in the way we manage the organisation, its risks and obligations and ensure we are delivering against our priorities.

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

CONSULTATION

The CEO was consulted about the administrative amendments to the Complaints Management Process (POL-3037 and GL-3037-001) and to the Conduct and Performance of Councillors (POL-3096 and GL-3096-001).

OPTIONS

PREFERRED

That Council resolve to adopt the proposed administrative amendments to the Complaints Management Process (POL-3037 and GL-3037-001) and to the Conduct and Performance of Councillors (POL-3096 and GL-3096-001).

ALTERNATIVE

That Council request additional information or alternate changes to the Complaints Management Process (POL-3037 and GL-3037-001) and to the Conduct and Performance of Councillors (POL-3096 and GL-3096-001).

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr C Ogilvie
Seconded by: Cr W Boglary

That Council resolve to adopt the proposed administrative amendments to the Complaints Management Process (POL-3037 and GL-3037-001) and to the Conduct and Performance of Councillors (POL-3096 and GL-3096-001).

CARRIED (en bloc)

Cr Williams declared a conflict of interest, or a perceived conflict of interest in the following Item, stating that she is a volunteer and a former long term representative of Redfest.

On being put to the vote, the Councillors present decided that Cr Williams' interest in this matter is not, or is not reasonably taken to be a conflict of interest and therefore Cr Williams could remain in the Chambers, and be a part of discussion and decision on this matter.

15.3.4 SPONSORSHIP APPLICATIONS - 2011 REDFEST

Dataworks Filename: CR Sponsorship - Outgoing

Responsible Officer: Nick Clark
General Manager Governance and Planning

Author: Kathy Petrik
Manager Marketing and Communications

EXECUTIVE SUMMARY

Council's Corporate Sponsorship policy was adopted in October 2009, with the policy objective of *"seeking to support and promote a strong and involved community through the sponsorship of events, projects, services or other activities in an equitable and accountable way.* This policy came into force on 1 January 2010.

The definition of sponsorship is defined as *"a business transaction in which a sponsor provides a financial contribution or value in kind to support an event, project, service or activity in return for negotiated commercial and other benefits. It is a business transaction because it involves an exchange that has measurable value to each party in commercial, communication or philanthropic terms"*.

In accordance with the policy and guidelines, all sponsorships over \$10,000 are to be determined by Council. This report provides recommendations from the internal assessment committee about the sponsorship application of Redland Spring Festival Inc for RedFest in which a \$35,000 sponsorship commitment for a period of three years was requested.

The internal assessment panel is recommending a total sponsorship payment of \$20,000 for the 2011 event, the same as last year. The event will also be charged \$1,116, the lowest charge available as a not for profit organisation, for whole of ground venue fees during the set up and operation of RedFest.

PURPOSE

This report provides background and recommendations to Council for sponsorship of RedFest in accordance with its policy and guidelines.

BACKGROUND

RedFest is scheduled for 9, 10, and 11 September 2011 at Norm Price Park - Redlands Showgrounds. The event has been operating in various formats since 1953 and is the longest running existing event in the Redlands. It is organised by Redland Spring Festival Inc. and targets primarily the local 35+ age group and families. The organisers reported last year's public and exhibitor attendance was 13,000 for the three day festival.

RedFest describes itself as an annual celebration in the Redlands each September and celebrates music, art, food and community. It is run by a not for profit community organisation, headed by a volunteer committee with up to 300 volunteers supporting it.

The event lists the benefits it provides as retention of the longest and largest existing event in the Redlands, opportunity for community organisations to fundraise and artistic development through engagement of professional performers and arts workers. As well, the program is designed to attract local and regional audiences offering business and tourism opportunities to locals.

RedFest will also run community workshops in lantern making and music and organise a lantern parade. It provides opportunities for community organisations to display, participate and earn income through the festival and gives local businesses an opportunity to network and provide services.

Last year RedFest received \$20,000 in sponsorship from Council's sponsorship fund and a total of \$17,000 in other Council grants for musical workshops and a koala conservation themed lantern parade.

This year, the Redland Spring Festival Committee has also applied for an RADF grant of \$6,300 for the RedFest Community Orchestra. Another RADF grant application from Folk Redlands in the amount of \$5,953 has been recommended to support music workshops and performances at the event.

Sponsorship funding will be used at the event to offset infrastructure costs such as fencing, toilet hire, ticket boxes, marquees and security.

The internal assessment panel representing the areas of community and social planning; customer and community services; economic development, development and community standards and marketing and communications have assessed the value of this sponsorship to Council as \$20,000.

This sponsorship offers naming rights to a festival venue, recognition in all print media; logos on leaflets/programs; acknowledgment on website with link to RCC website; invitations to all corporate networking events; logo banners/signage; verbal acknowledgment through the 24 hours of programming; 20 family weekend passes valued at \$1,840; a free display site for IndigiScapes to provide environmental education information during the festival.

The panel recommends that Council's previous in kind support for reduced venue rental costs during event set up/dismantling should continue. It is valued at

approximately \$1,116. The event fee of \$300 has also been waived under Council's new procedure regarding community events by non-profit organisations.

ISSUES

Redland City Council's Marketing and Communications group will liaise with the sponsored organisation to ensure that all benefits agreed to in the sponsorship agreement are delivered satisfactorily.

Sponsorship commitments can only be made for one year, and not the three as requested in this application.

RELATIONSHIP TO CORPORATE PLAN

1. Healthy natural environment

A diverse and healthy natural environment, with an abundance of native flora and fauna and rich ecosystems will thrive through our awareness, commitment and action in caring for the environment.

1.4 Improve residents' understanding, respect and enjoyment of the local environment through stewardship and partnerships

6. Supportive and vibrant economy

Businesses will thrive and jobs will grow from opportunities generated by low impact industries, cultural and outdoor lifestyle activities, ecotourism and quality educational experiences.

6.1 Bolster the local economy and local employment by providing business support to local companies, promoting social enterprise and providing opportunities for creativity, diversity and entrepreneurial activity

7. Strong and connected communities

Our health, wellbeing and strong community spirit will be supported by a full range of services, programs, organisations and facilities, and our values of caring and respect will extend to people of all ages, cultures, abilities and needs

7.1 Promote festivals, events and activities for people to come together, developing connections and networks to improve community spirit and enhance 'sense of place'

7.4 Increase the participation of people from all age groups and backgrounds in local heritage, the arts and cultural expression.

FINANCIAL IMPLICATIONS

The budget for corporate sponsorship for 2011-12 is expected to be reduced by 10%. This has been considered when allocating \$20,000 to this event.

CONSULTATION

Mayor Melva Hobson; internal assessment committee made up of managers Community and Social Planning, Customer and Community Services, Economic Development, Environmental Management and Marketing and Communications.

OPTIONS

1. Accept the assessment panel's recommendations to approve \$20,000 in sponsorship funding to Redland Spring Festival Inc (RedFest);
2. Decline approval of the sponsorship requests from Redlands Spring Festival Inc. (RedFest); or
3. Vary the amount of sponsorship funding to the Redland Spring Festival Inc (RedFest)

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr B Townsend
Seconded by: Cr D Henry

That Council resolve to accept the assessment panel's recommendations to approve \$20,000 in sponsorship funding to Redland Spring Festival Inc (RedFest).

CARRIED

Cr Williams voted in the affirmative.

15.3.5 CORPORATE PERFORMANCE MANAGEMENT POLICY AND GUIDELINE

Datworks Filename:	GOV Corporate Performance Management Framework
Attachments:	POL 3018 Corporate Performance Management Policy GL 3018-001 Corporate Performance Management Guideline
Responsible Officer:	Nick Clarke General Manager Governance and Planning
Author:	Luke Wallace Manager Corporate Planning Performance and Risk

EXECUTIVE SUMMARY

Council's Corporate Performance Management Policy and Guideline were last reviewed in 2008. As part of the Organisational Development Plan, the CEO identified the need to review the corporate performance management function to ensure it continued to meet the needs of the community and fulfil the legislative requirements of the Local Government Act 2009 and supporting Regulations. The review is also necessitated by the adoption by Council in 2010 of a new Community Plan (Redlands 2030) and a new Corporate Plan 2010-2015.

PURPOSE

The purpose of this report is to present to Council a revised Corporate Performance Management Policy for approval and a revised Corporate Performance Management Guideline for noting.

BACKGROUND

Council recognises that a robust system of corporate performance management is an essential element of good corporate governance. Council's revised Performance Management Policy and Guideline (see attached) will provide the following positive outcomes;

- Relevant and timely information to Council and management to support sound decision making and allocation of resources.
- Transparency to the community enabling review of Council's progress towards achievement of its vision and goals from the Community and Corporate Plans along with performance in key operational areas.
- A streamlined process that maximises efficiency and reduces re-work by ensuring where possible that information is presented at appropriate intervals, to the appropriate stakeholders.

- Compliance with the provisions of the *Local Government Act 2009* and supporting Regulations, which introduced various new performance reporting requirements, for both financial and non-financial information.

The proposed performance management framework moving forward can be summarised into four key elements, all of which will be provided formally to Council via the Corporate Services and Governance Committee, as follows:

REPORT	DETAILS
Annual Report	As well as incorporating all the information required by legislation, this report in future will contain a comprehensive review on progress towards implementation of the Corporate Plan.
Quarterly Performance Report	As well as reporting on progress towards achievement of the Annual Operational Plan, this report will include a thorough review of key operational/service level type information from all Departments of Council. This will include all of the information previously reported through the Corporate Balanced Scorecard.
Biennial Customer Satisfaction Survey	Whilst the reports described above will contain largely quantitative data, this report will seek direct feedback from residents (via survey) on Council's performance across a range of key service delivery areas.
Financial Reporting	All statutory financial reporting against budget and the overall financial performance of Council, as outlined in the Local Government Act 2009 and Local Government (Finance, Plans and Reporting) Regulation. Reports include monthly financial report, quarterly budget review, audited General Purpose Financial Statements, Community Financial Report etc.

It is proposed that the system of performance management outlined above should take effect from 1 July 2011. Whilst the reporting types described above form the proposed framework for corporate performance reporting moving forward, and outline the proposed frequency of reports, the actual metrics provided through the reports is expected to constantly be improved and refined. Councillors, management and indeed the community will be able to request that additional information be added to reports where a need for that information is identified. Where such information is able to be accessed it will be added to future reports.

In addition, the Corporate Performance Management Guideline (attached) outlines the responsibilities of all Council stakeholders in the performance management process. One key aspect of responsibility for all staff from the CEO down is to ensure that significant performance concerns are escalated as appropriate when they become known. This means that where a performance issue arises that is likely to have a significant impact on the community and/or the organisation it is incumbent upon staff to escalate that issue immediately so it can be responded to as necessary.

Finally, it should be noted that the Corporate Performance Management system is linked to individual performance through annual staff performance reviews. The links between individual and corporate performance will continue to be reviewed and strengthened over the next 12 to 24 months to ensure that Council's goals are appropriately aligned to the goals, targets and position descriptions of staff throughout the organisation.

ISSUES

The key issues for consideration are as follows;

- A review of Council's system of performance management has been undertaken in response to the Organisational Development Plan, the revised Local Government Act 2009 and supporting Regulations and Council's adoption of new Community and Corporate Plans
- The revised Corporate Performance Management Policy and Guideline are attached
- It is proposed that from 1 July 2011 Council adopt a performance management framework that encompasses the following:
 - A comprehensive review of the Corporate Plan (and by extension the Community Plan) via the Annual Report each year
 - A Quarterly Performance Report that includes a review of progress against Council's Operational Plan and a thorough review of operational/service level performance across the organisation each quarter
 - A biennial customer satisfaction survey of the community across a range of key service delivery areas
 - Financial performance reporting as outlined in the Local Government Act 2009 and the Local Government (Finance, Plans and Reporting) Regulation including monthly financial report, quarterly budget review, audited General Purpose Financial Statements and Community Financial Report
- Metrics reported within the framework will be continuously updated and improved based on feedback from Councillors, management and the community
- All staff are required to escalate performance issues that are likely to significantly impact the community and/or the organisation immediately (i.e. without waiting for the next formal report to Council)
- Corporate and individual performance management are strongly linked and those links will continue to be strengthened.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council

will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

- 8.1 Embed the visions and goals of the Redlands 2030 Community Plan into our planning, operations and culture and develop effective reporting and monitoring arrangements to show how we are progressing on implementation of the Community Plan and Corporate Plan

FINANCIAL IMPLICATIONS

This recommendation does not require any change to the current year's budget.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not require any amendments to the Redlands Planning Scheme.

CONSULTATION

Development of this Policy and Guideline has been the subject of significant consultation with Councillors, ELG, management and staff.

OPTIONS

PREFERRED

1. That the Corporate Performance Management Policy (POL-3018) be approved.
2. That the Corporate Performance Management Guideline (GL-3018) be noted.
3. That the new performance management arrangements be implemented from 1 July 2011.

ALTERNATIVE

Council endorses the Performance Management Policy and Guideline subject to changes.

OFFICER'S/COMMITTEE RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr C Ogilvie
Seconded by: Cr W Boglary

That Council resolve as follows:

1. To adopt the Corporate Performance Management Policy (POL-3018);
2. To note the Corporate Performance Management Guideline (GL-3018); and

3. That the revised performance reporting arrangements, as outlined in the attached policy and guideline, be implemented from 1 July 2011.

CARRIED (en bloc)

15.3.6 MONTHLY BALANCED SCORECARD REPORT MAY 2011

Datworks Filename:	GOV Corporate BSC Monthly Reporting to Committee
Attachments:	May 2011 Corporate Balanced Scorecard
Responsible Officer:	Luke Wallace Manager Corporate Planning Performance and Risk
Author:	Jo Jones Services Manager Corporate Planning and Performance

EXECUTIVE SUMMARY

The monthly Corporate Balanced Scorecard report attached provides a high level overview of Council's performance in areas of our business using the four balanced scorecard perspectives – Financial, Customer, Internal/Business Processes and People & Learning.

This report forms part of Council's performance management framework. The other main report provided to Council and the community is the quarterly Operational Plan report that focuses on performance against each of the programs in the Corporate Plan 2010-2015.

The overall rating for May 2011 is satisfactory with a weighted score of 2.57.

PURPOSE

To provide Council with the Corporate Balanced Scorecard report to May 2011.

BACKGROUND

The report shows results against each key performance indicator (KPI) for the current month and the previous twelve months. Longer term trends and comparisons incorporating the same month last year are included to provide a better understanding of performance levels.

A summary of the results is provided on page one of the attached report and shows the overall score for Redland City Council, including the rating (the small coloured indicator at the right hand side). An outstanding result is shown as green, above standard and satisfactory is shown as yellow and an unsatisfactory result is shown as red. The overall rating for Council for each perspective is determined by the relative weightings of the performance measures.

Explanation of results is provided by the responsible manager in the commentary each month. Where a significant issue arises from the data that requires further explanation, this is provided in the report.

ISSUES

Although the overall result is satisfactory, all three indicators within the People & Learning Perspective are rated as unsatisfactory. Comments have been provided by the relevant managers for each of the indicators and are included in the attached report.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

8.5 Be transparent and consistent in the way we manage the organisation, its risks and obligations and ensure we are delivering against our priorities.

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will result in some future amendments to the Redlands Planning Scheme.

CONSULTATION

The data in this report was provided by responsible managers and has been compiled by the Corporate Planning, Performance and Risk Group.

OPTIONS

PREFERRED

That Council resolve to note the Corporate Balanced Scorecard for May 2011 as attached.

ALTERNATIVE

That Council resolve to note the Corporate Balanced Scorecard for May 2011 and request additional information.

**OFFICER'S/COMMITTEE RECOMMENDATION/
COUNCIL RESOLUTION**

Moved by: Cr C Ogilvie
Seconded by: Cr W Boglary

That Council resolve to note the Corporate Balanced Scorecard for May 2011 as attached.

CARRIED (en bloc)

15.4 ITEM DELEGATED TO COMMITTEE FROM COUNCIL

15.4.1 OPERATIONAL PLAN 2011/12

Dataworks Filename: GOV Operational Plan 2011/12

Attachments: [Operational Plan 2011-12](#)

Responsible Officer: Luke Wallace
Manager Corporate Planning Performance and Risk

Author: Jo Jones
Services Manager Corporate Planning and Performance

EXECUTIVE SUMMARY

Council is required to adopt an Operational Plan each year which sets out how Council will contribute to the delivery of the Corporate Plan and the Community Plan in the next financial year. Council is being asked to consider the draft Operational Plan for 2011/12. At the General Meeting held on 25 May, this Committee was given delegated authority to approve the plan on behalf of Council.

PURPOSE

The purpose of this report is to recommend adoption of the Operational Plan for 2011/12.

BACKGROUND

The *Local Government Act 2009* requires all local authorities in Queensland to develop and adopt an annual Operational Plan. The Operational Plan sets out specific actions which contribute to the Corporate Plan 2010-2015. The Operational Plan must be adopted before the budget.

ISSUES

The Operational Plan 2011/12 sets out Council's planned activity for year two of the Corporate Plan 2010-2015. The projects and activities directly contribute to the achievement of the Corporate Plan.

Council is currently reviewing its corporate structure, in light of the recent voluntary redundancy process and changes to Council's financial position. Council can amend the Operational Plan at any time during the year by resolution. Therefore, should any structural changes impact on this plan, such as changes to lead groups, this can be amended as required. This committee will receive quarterly updates as part of this plan. If changes are needed as a result of changes to structure or Council's budget, it is proposed that these be considered after completion of the first quarter.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

- 8.1 Embed the visions and goals of the Redlands 2030 Community Plan into our planning, operations and culture and develop effective reporting and monitoring arrangements to show how we are progressing on implementation of the Community Plan and this Corporate Plan.

FINANCIAL IMPLICATIONS

The Operational Plan reflects the latest position in relation to the budget for 2011/12. The Operational Plan must be adopted before the budget. Any significant changes to the draft budget could have implications for the delivery of this draft plan.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not result in amendments to the Redlands Planning Scheme.

CONSULTATION

The Operational Plan has been developed in consultation with officers across Council, including an initial officer workshop in March 2011. In addition a Councillor workshop on 19 May 2011 provide Councillors with the opportunity to review an early draft.

OPTIONS

PREFERRED

That under the delegated authority approved at the General Meeting on 25 May, the Corporate Services and Governance Committee adopts the attached plan as Council's Operational Plan for 2011/12.

ALTERNATIVE

That under the delegated authority approved at the General Meeting on 25 May, the Corporate Services and Governance Committee adopts the attached plan as the Council's Operational Plan for 2011/12, subject to changes agreed at the meeting.

**OFFICER'S RECOMMENDATION/
COMMITTEE RESOLUTION**

Moved by: Cr D Henry
Seconded by: Cr W Boglary

That Committee, under delegated authority, resolve to adopt the Operational Plan 2011/12 as attached.

CARRIED

COUNCIL RESOLUTION

Moved by: Cr C Ogilvie
Seconded by: Cr W Boglary

That the Committee Resolution be noted.

CARRIED (en bloc)

16 MAYORAL MINUTES

Nil.

17 DIRECT TO COUNCIL REPORTS

17.1 GOVERNANCE & PLANNING

17.1.1 SMBI COMMITTEE REPORT 19 MAY 2011

Datworks Filename: GOV SMBI Advisory Committee

Attachment: [SMBI Communities Advisory Committee Meeting Report of 19 May 2011](#)

Responsible Officer: Wayne Dawson
Manager Land Use Planning

Author: Mark Conlan
Principal Advisor SMBI Strategy

EXECUTIVE SUMMARY

The SMBI Communities Advisory Committee met on Thursday 19 May 2011 at Council Chambers, Bloomfield Street, Cleveland.

The quorum for this committee is half, plus one, providing that either the Divisional Councillor or the Mayor is present.

As there were insufficient members to form a quorum, the Chair declared the meeting inquorate at 6.30pm.

The Committee report is attached for noting.

PURPOSE

To advise Council that the proposed SMBI Communities Advisory Committee of 19 May 2011 was declared inquorate and to approve the proposed change to the SMBICAC meeting schedule with the new meeting date to be 5 July 2011.

BACKGROUND

A SMBI Communities Advisory Committee meeting was set down for Thursday 19 May 2011. Due to a variety of issues only three Committee members were able to attend. This meant that the quorum of half plus one could not be reached. As such the Chair declared the meeting inquorate at 6.30pm.

ISSUES

After declaring the meeting inquorate, those members in attendance remained for an informal discussions related to the proposed agenda items contained within the attachment to this report.

RELATIONSHIP TO CORPORATE PLAN

8. Inclusive and ethical governance

Deep engagement, quality leadership at all levels, transparent and accountable democratic processes and a spirit of partnership between the community and Council will enrich residents' participation in local decision making to achieve the community's Redlands 2030 vision and goals

FINANCIAL IMPLICATIONS

There are no financial implications impacting Council as a result of this report.

CONSULTATION

Those members of the Advisory committee and Council officers in attendance agreed that quorum could not be reached on the evening. As such the meeting was declared inquorate by the Chair at 6.30pm.

OFFICER'S RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr B Townsend
Seconded by: Cr D Henry

That Council resolve to:

- 1. Note the SMBICAC report of 19 May 2011; and**
- 2. Approve the proposed change to the SMBICAC meeting schedule with the new meeting date to be 5 July 2011.**

CARRIED

17.1.2 ADOPTION OF PRIORITY INFRASTRUCTURE AREA (PIA), PLANS FOR TRUNK INFRASTRUCTURE (PFTI) AND SCHEDULE OF WORKS UNDER STATE PLANNING REGULATORY PROVISIONS

Datworks Filename: RTT: Planning – PIPS General

Attachments [Attachment 1 - Adopted infrastructure charges resolution and attachments:](#)

- PIA Boundary-PIA 20110615
- Plans for Trunk Infrastructure
- Schedules of Works

Responsible Officer: Murray Erbs
Manager Infrastructure Planning

Author: Giles Tyler
Senior Advisor Infrastructure Projects

EXECUTIVE SUMMARY

This report recommends Council makes this *adopted infrastructure charges resolution* to:

- establish a basis to impose conditions under the *Sustainable Planning Act 2009* post 1 July 2011;
- endorse the approach to maximise infrastructure charges (with exemptions for specific uses and the Kinross Road declared MPA) as forced upon it by the State Government (subject to any variation given in response to Council's application for exemption); and
- endorse an agreed split of those charges with Allconnex for water supply and wastewater infrastructure networks, along with agreed application of credits for existing lawful uses (now called 'discounts').

PURPOSE

The purpose of these recommendations is to ensure Council is in a state of preparedness to meet State Government deadlines of 1 July for the introduction of maximum standard infrastructure charges (aka 'adopted infrastructure charges') for residential and non-residential development. The need to coincide with Council meetings and limited committee delegation powers has required the recommendations to be put to this General Meeting for resolution.

BACKGROUND

The *Sustainable Planning (Housing Affordability and Infrastructure Charges Reform) Amendment Act 2011* (the Amending Act) introduces legislation to amend SPA to allow for the introduction of maximum standard infrastructure charges (or 'adopted infrastructure charges' as they are now known). The Amending Act provides for a State Planning Regulatory Provision (SPRP) which sets the:

- application of the charges (including exemptions such as declare MPAs);
-

- relationship to conditioning powers under SPA;
- types of development infrastructure which can be charged for;
- quantum of the charges;
- share of charges between local governments and distributor-retailers;
- indexation of charges; and
- local government priority infrastructure areas.

ISSUES

The Amending Act and SPRP sets aside the conditioning powers of local governments for their transitional Planning Scheme Policies on infrastructure contributions. Consequently, the extent of conditions that may be imposed for infrastructure under the “reform” arrangements will be dependent upon whether Council has made any or a combination of the following resolutions:

1. an adopted infrastructure charges resolution;
2. a priority infrastructure area provided for in the SPRP; and/or
3. a Priority infrastructure Plan (PIP).

At its General Meeting of 25 May 2011, Council adopted the maximum standard charges prescribed in the draft SPRP across the City (with exceptions), and subject to any favourable variation to those charges following Council’s submission for exemption. However, advice from Dept of Local Government & Planning (DLGP) is that without a resolution to adopt a PIA and a works schedule effective from 1 July, Council won’t be able to condition development in relation to the location, availability and capacity of ‘in-sequence’ trunk infrastructure (ie. within a PIA). By that they mean conditioning powers for:

- upgrading trunk capacity (from that identified in a schedule of trunk works) to service unplanned development that is of a different type, a greater scale or a greater intensity of development;
- supplying trunk that is brought forward by the development (so timing has to be identified in the schedule of works); and/or
- supplying trunk located on the premises. (SPA651)

Also, without an adopted PIA, Council can’t condition ‘out-of-sequence’ development for shared infrastructure augmentation.

The PIA shows a local government’s intent to sequence the supply of trunk infrastructure to accommodate anticipated urban development over the next 10 to 15 years in the most efficient way. The PIA enables improved coordination and focus on the capital works programming of a local government to signal a development pattern that is efficient. It does not limit the planning of infrastructure to meet all of the demands of the planning scheme that may exist outside of the PIA, nor does it prohibit or constrain development.

The PIA can exclude areas subject to infrastructure agreements if insufficient information exists on which to base the assumptions and infrastructure planning as for other PIA areas. Development of such areas occurs under the terms of the agreement, and the PIA should be reduced to reflect the anticipated proportion of growth for the 10–15 years that will occur under the agreement. This is the approach has been taken to address the risk of a considerable funding shortfall from capped

developer charges in the 'greenfield' SE Thornlands Structure Plan area. By identifying the location as an Infrastructure Agreement Area outside the adopted PIA, Council can impose conditions for payment of additional trunk infrastructure costs for any trunk infrastructure made necessary by development. This would allow Council to negotiate for land/works or a monetary contribution towards Council delivered trunk infrastructure above that of the 'adopted infrastructure charges'. The *adopted infrastructure charges resolution* includes a PIA that shows the SE Thornlands Structure Plan area as an Infrastructure Agreement Area.

The critical issue here that payment of additional trunk infrastructure costs outside the PIA means that trunk infrastructure made necessary by a development includes the obligation to fund trunk infrastructure necessary to service the balance of the area, ie. first in must fund necessary trunk infrastructure under agreement. This is practical in a situation where there is three or four large developers with the majority of the developable land. SPA also provides for the decommissioning, removal and rehabilitation costs of any temporary infrastructure to be charged, as well as any maintenance and operating costs of the trunk and/or temporary infrastructure for up to 5 years (SPA652), for any Infrastructure Agreement Area outside PIA. Again, development of such areas occurs under the terms of the agreement.

The SPRP provides for Council discretion to apply credits for existing lawful uses. It is a well established practice by councils to provide credits for an existing lawful uses on the assumptions that some infrastructure contribution has already been made. It is also a practice to avoid allegations of double dipping should a premises be re-developed in the future and charged the full rate for a 'vacant site'. In the Agreement with Allconnex under negotiated under Redland CEO's delegation from the General Meeting of 25 May 2011, credits are provided for existing lawful uses that maximise Council's and Allconnex's cost recovery through the standard charges, while recognising that some level of prior contribution has been made to the cost of supplying infrastructure.

RELATIONSHIP TO CORPORATE PLAN

5. Wise planning and design

We will carefully manage population pressures and use land sustainably while advocating and taking steps to determine limits of growth and carrying capacity on a local and national basis, recognising environmental sensitivities and the distinctive character, heritage and atmosphere of local communities. A well-planned network of urban, rural and bushland areas and responsive infrastructure and transport systems will support strong, healthy communities.

5.12 Plan, provide and advocate for essential physical and social infrastructure that supports community well-being and manage Council's existing infrastructure assets to ensure current service standards are maintained or improved

FINANCIAL IMPLICATIONS

In managing the financial risk to Council of the maximise infrastructure charges being forced upon it by the State Government, it is important Council make an *adopted infrastructure charges resolution* to establish a basis to impose conditions under SPA and maximise

infrastructure charges for Council and Allconnex (while providing credits for existing lawful uses). Without the resolution, individual development will drive Council infrastructure delivery decisions in terms of location, availability and capacity. It would also limit Council's ability to seek additional trunk infrastructure costs made necessary by individual developments. This being typically in excess of the maximum standard charge.

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was consulted and it is considered that the outcome of recommendations in this report will not directly result in amendments to the Redlands Planning Scheme. In accordance with the SPRP, the *adopted infrastructure charges resolution* will be attached to the Planning Scheme but not part of it.

CONSULTATION

Internal consultation was undertaken with Land Use Planning in terms of the impacts of the Amending Act and guidance on the legislative changes from the Department of Local Government & Planning.

The Department of Local Government & Planning was consulted with regard to modifying the PIA to show the SE Thornlands Structure Plan area as an Infrastructure Agreement area, and to determine the application of 'adopted infrastructure charges' both within and outside PIA.

OPTIONS

PREFERRED

That the Council resolve that, subject to an unfavourable response by the Planning Minister to Council's submission for exemption from the application of the State Planning Regulatory Provision (Adopted Charges) or if no response is received prior to this General Meeting, whichever is the earlier, Council hereby makes the *adopted infrastructure charges resolution* in the attachment to this report.

ALTERNATIVE

None proposed.

OFFICER'S RECOMMENDATION/ COUNCIL RESOLUTION

Moved by: Cr M Elliott

Seconded by: Cr J Burns

That Council resolve that, subject to an unfavourable response by the Planning Minister to Council's submission for exemption from the application of the State Planning Regulatory Provision (Adopted Charges) or if no response is received prior to this General Meeting, whichever is the earlier, Council hereby makes the *adopted infrastructure charges resolution* in the attachment to this report.

CARRIED

17.1.3 STATE GOVERNMENT FUNDING PROPOSAL - MARINE TRANSPORT FACILITIES

Dataworks Filename: RTT Planning Marine General

Attachments: [Attachment 1 – TMR Funding Negotiation Matrix](#)
[Attachment 2 - William Street – Additional Boat Ramp](#)
[Attachment 3 – Redland Bay Pontoon](#)
[Attachment 4 – P&P Committee, Items 2.5 and 2.6](#)

Responsible Officer: Murray Erbs
Manager Infrastructure Planning

Author: Rodney Powell
Senior Adviser Infrastructure Project

EXECUTIVE SUMMARY

This is a supplementary report concerning funding offers from the Department of Transport and Main Roads [TMR] for maintenance/upgrades of marine facilities in Redland City. Two reports were presented to the Planning and Policy Committee meeting 08 June 2011 concerning these offers. It was recommended that Council Officers meet with TMR officers to further negotiate the details of the offer. This supplementary report presents the results of subsequent discussions (Attachment 1) and now recommends that council accepts the offers made by the Minister for Main Roads.

This report also recommends that Council accept the additional offer of funding for:

- William Street - Additional Boat Ramp \$650,000 (Attachment 2)
- Redland Bay Pontoon - \$585,000 (Attachment 3)

PURPOSE

The purpose of this report is to seek Council agreement to accept state government funding offers made in a letter from the Hon. Craig Wallace Minister for Main Roads and to consider additional offers for a replacement pontoon at Redland Bay and a new boat ramp at William Street, Cleveland.

BACKGROUND

The offer from the Minister contained a number of different offers, some of these had conditions attached which needed further clarification. Infrastructure Planning Group [IPG] officers have had a subsequent meeting with TMR and it is now believed that these issues have been sufficiently clarified.

Two additional offers of funding have been made. The William Street boat ramp is a project already identified in the 10 year capital plan and preliminary design has been

undertaken. The purpose of the offer is to provide a cash grant of to RCC for provision of a new boat ramp to support recreational boating at William Street, Raby Bay.

The Redland bay Pontoon is a project which has already been designed by RCC. It is not currently in the 10 Year Capital Plan. The purpose of this offer is to provide a cash grant of \$585,000 to RCC for provision of a new pontoon to support public recreational boating at Weinam Creek Redland Bay.

ISSUES

The key issues that remained for further discussion with TMR were:

1. The timing for implementing works – The original offer indicated a very tight time frame for delivery. Our discussions have resulted in a way of programming delivery over the next three (3) years in a joint sharing of delivery between Council and TMR. Importantly TMR are taking responsibility for delivery of the pre-construction activities of all major projects (e.g. environmental permits, design, etc) and construction of the Victoria Point and Coochiemudlo Jetties. Council would supervise the dredging contracts after completion of the pre-construction activities.
2. The risk to Council of cost increases over and above the funding allocation – This risk no longer exists as the TMR have agreed that the work will be scoped to fit the funding provided with Victoria Point dredging to be the priority work.
3. The future ownership of the Victoria Point Jetty – This funding has been sourced by TMR from a DDA subsidy. It is a condition of this subsidy that the Local Government Authority take on ownership of the facility. If Council were not to agree they would forgo funding being made available under this subsidy for both Victoria Point Jetty and Coochiemudlo Jetty (which is currently owned by Council). In light of the overall negotiations it is considered reasonable that Council accept future ownership of the Victoria Point Jetty.
4. William Street Boat Ramp – TMR have indicated that declining this part of the offer will not jeopardise the balance of the offer. As the offer is for only 50% and it is our view that it should be 100% it is recommended that the offer be declined. There remains an amount of \$139,580 in restricted Council reserves for this facility that can be used for bed levelling. If TMR were to in future match this \$1:\$1 that would provide potential funding to approx \$280K for future bed levelling which at \$20,000 per treatment would provide many years of funds to maintain the depth to -1.0 LAT.

RELATIONSHIP TO CORPORATE PLAN

5.8 Plan and advocate to connect the city's communities with improved public transport including a road, ferry, cycling and walking network that provides safe and efficient movement within the city and the region and supports physical activity; and promote efficient and environmentally responsible private transport.

FINANCIAL IMPLICATIONS

To facilitate funding the TMR would forward the total capital to RCC which would then be drawn down in accordance with the following delivery program. The only matching funds are the \$1.75m for Coochiemudlo Jetty in 2013/14:

Location	Funding Source	11/12	12/13	13/14	Total Contribution RCC	Total Contribution DTMR
Coochiemudlo Jetty	DTMR (grant)	\$1,000,000	\$750,000			\$1,750,000
	RCC (expenditure)			\$1,750,000	\$1,750,000	
Victoria Point Jetty	DTMR (grant)		\$800,000	\$1,700,000		\$2,500,000
One Mile Pontoon	N/A				N/A	N/A
Victoria Point Dredging	DTMR (DoA)	\$150,000	\$1,350,000		\$0	\$1,500,000
Toondah harbour Dredging	DTMR (DoA)	\$450,000	\$4,050,000		\$0	\$4,500,000
Raby Bay Eastern Channel (William St) Dredging	DTMR (restricted reserve)		\$20,000			\$20,000
William St Boat Ramp	DTMR(DoA)	\$65,000	\$585,000			\$650,000
Redland Bay Pontoon	DTMR (DoA)	\$58,500	\$526,500			\$585,000

PLANNING SCHEME IMPLICATIONS

The Land Use Planning Group was not consulted and it is not considered that the outcome of recommendations in this report will result in future amendments to the Redlands Planning Scheme.

CONSULTATION

Planning and Policy Committee has been consulted, see Minutes Planning and Policy Committee 08 June 2011 items 2.5 and 2.6 (Attachment 4).

Project Delivery Group has been consulted concerning the ability to manage the additional work load in the future capital works and operational works programme.

TMR officers have been consulted - meeting held at TMR office 16 June 2011.

OPTIONS

PREFERRED

1. To accept the Minister's for Main Roads offer in the letter dated 27/4/2011 for 50% funding contribution (estimated at \$1,750,000) towards the reconstruction of Coochiemudlo Jetty with the following provisions:
 - a) that DTMR manage the project including design, approvals and delivery, in conjunction with the Victoria Point Jetty upgrade;
 - b) that RCC's contribution will not become due until the 13/14 financial year; and
 - c) that on completion of the project RCC will be the owner of the facility subject to the design and execution of works being to the satisfaction of RCC.
 2. To accept the Minister's for Main Roads offer in the letter dated 27/4/2011 for 100% funding contribution (estimated at \$2,500,000) towards the upgrade of Victoria Point Jetty with the following provisions:
 - a) that DTMR manage the project including design, approvals and delivery, in conjunction with the reconstruction of Coochiemudlo Jetty; and
 - b) that on completion of the project RCC will be the owner of the facility subject to the design and execution of works being to the satisfaction of RCC.
 3. That RCC, as the vested managing authority, agrees to collect landing fees from Stradbroke Flyer Pty Ltd for commercial use of the One Mile pontoon facility and pay monies collected to TMR as RCC's contribution towards the maintenance of this facility. This is subject to agreement by Stradbroke Flyer Pty Ltd to the change of arrangements.
 4. To accept the Minister's for Main Roads offer in the letter dated 27/4/2011 accepting the offer for funding contribution (\$6,000,000) to be used for dredging at Victoria Point jetty and boat ramp approach channels and Fison Channel at Toondah Harbour with the following provisions:
 - a) That Victoria Point dredging project has the funding priority (nominally 25% of funds offered) and that the balance remaining will be used for Toondah Harbour;
 - b) That the Toondah Harbour dredging project will be scoped to ensure that value of the works will not exceed the value of the remaining balance;
-

- c) That the State will manage the dredge approval process for both the Victoria Point Dredging and Fison Channel Dredging;
 - d) That the State will pay all costs including all contractor costs plus an agreed amount for contract supervision and overheads by RCC;
5. To decline the Minister's for Main Roads offer in the letter dated 27/4/2011 for a 50% funding contribution towards the dredging of Raby Bay Eastern Channel;
 6. To agree to use the balance of the Raby Bay Restricted Reserve for bed-levelling of the Raby Bay Eastern Channel. The planning and timing for this project is yet to be mutually agreed;
 7. To accept the TMR funding offer of \$650,000 for the renewal of the Weinam Creek Pontoon;
 8. To accept the TMR funding offer of \$585,000 for the upgrade William Street Recreational Boat Ramp.

OFFICER'S RECOMMENDATION

That Council resolve as follows:

1. To accept the Minister for Main Roads offer in the letter dated 27/4/2011 for 50% funding contribution (estimated at \$1,750,000) towards the reconstruction of Coochiemudlo Jetty with the following provisions:
 - a. that DTMR manage the project including design, approvals and delivery, in conjunction with the Victoria Point Jetty upgrade;
 - b. that RCC's contribution will not become due until the 13/14 financial year; and
 - c. that on completion of the project RCC will be the owner of the facility subject to the design and execution of works being to the satisfaction of RCC.
2. To accept the Minister for Main Roads offer in the letter dated 27/4/2011 for 100% funding contribution (estimated at \$2,500,000) towards the upgrade of Victoria Point Jetty with the following provisions:
 - a. that DTMR manage the project including design, approvals and delivery, in conjunction with the reconstruction of Coochiemudlo Jetty; and
 - b. that on completion of the project RCC will be the owner of the facility subject to the design and execution of works being to the satisfaction of RCC.
3. That RCC, as the vested managing authority, agrees to collect landing fees from Stradbroke Flyer Pty Ltd for commercial use of the One Mile pontoon facility and pay monies collected to TMR as RCC's contribution towards the maintenance of this facility. This is subject to agreement by Stradbroke Flyer Pty Ltd to the change of arrangements.
4. To accept the Minister for Main Roads offer in the letter dated 27/4/2011 accepting the offer for funding contribution (\$6,000,000) to be used for dredging

at Victoria Point jetty and boat ramp approach channels and Fison Channel at Toondah Harbour with the following provisions:

- a. That Victoria Point dredging project has the funding priority (nominally 25% of funds offered) and that the balance remaining will be used for Toondah Harbour;
 - b. That the Toondah Harbour dredging project will be scoped to ensure that value of the works will not exceed the value of the remaining balance;
 - c. That the State will manage the dredge approval process for both the Victoria Point Dredging and Fison Channel Dredging;
 - d. That the State will pay all costs including all contractor costs plus an agreed amount for contract supervision and overheads by RCC;
5. To decline the Minister for Main Roads offer in the letter dated 27/4/2011 for a 50% funding contribution towards the dredging of Raby Bay Eastern Channel;
 6. To agree to use the balance of the Raby Bay Restricted Reserve for bed-levelling of the Raby Bay Eastern Channel. The planning and timing for this project is yet to be mutually agreed;
 7. To accept the TMR funding offer of \$650,000 for the renewal of the Weinam Creek Pontoon;
 8. To accept the TMR funding offer of \$585,000 for the upgrade William Street Recreational Boat Ramp.

COUNCIL RESOLUTION

Moved by: Cr C Ogilvie
Seconded by: Cr D Henry

That Council resolve as follows:

1. **To accept the Minister for Main Roads offer in the letter dated 27/4/2011 for 50% funding contribution (estimated at \$1,750,000) towards the reconstruction of Coochiemudlo Jetty with the following provisions:**
 - a. **that DTMR manage the project including design, approvals and delivery, in conjunction with the Victoria Point Jetty upgrade;**
 - b. **that RCC's contribution will not become due until the 13/14 financial year; and**
 - c. **that on completion of the project RCC will be the owner of the facility subject to the design and execution of works being to the satisfaction of RCC.**
2. **To accept the Minister for Main Roads offer in the letter dated 27/4/2011 for 100% funding contribution (estimated at \$2,500,000) towards the upgrade of Victoria Point Jetty with the following provisions:**
 - a. **that DTMR manage the project including design, approvals and delivery, in conjunction with the reconstruction of Coochiemudlo Jetty; and**

- b. that on completion of the project RCC will be the owner of the facility subject to the design and execution of works being to the satisfaction of RCC.**
- 3. That RCC, as the vested managing authority, agrees to collect landing fees from Stradbroke Flyer Pty Ltd for commercial use of the One Mile pontoon facility and pay monies collected to TMR as RCC's contribution towards the maintenance of this facility. This is subject to agreement by Stradbroke Flyer Pty Ltd to the change of arrangements.**
- 4. To accept the Minister for Main Roads offer in the letter dated 27/4/2011 accepting the offer for funding contribution (\$6,000,000) to be used for dredging at Victoria Point jetty and boat ramp approach channels and Fison Channel at Toondah Harbour with the following provisions:**
 - a. That Victoria Point dredging project has the funding priority (nominally 25% of funds offered) and that the balance remaining will be used for Toondah Harbour;**
 - b. That the Toondah Harbour dredging project will be scoped to ensure that value of the works will not exceed the value of the remaining balance;**
 - c. That the State will manage the dredge approval process for both the Victoria Point Dredging and Fison Channel Dredging;**
 - d. That the State will pay all costs including all contractor costs plus an agreed amount for contract supervision and overheads by RCC;**
- 5. To decline the Minister for Main Roads offer in the letter dated 27/4/2011 for a 50% funding contribution towards the dredging of Raby Bay Eastern Channel;**
- 6. To agree to use the balance of the Raby Bay Restricted Reserve for bed-levelling of the Raby Bay Eastern Channel. The planning and timing for this project is yet to be mutually agreed;**
- 7. To accept the TMR funding offer of \$650,000 for the renewal of the Weinam Creek Pontoon;**
- 8. To accept the TMR funding offer of \$585,000 for the upgrade William Street Recreational Boat Ramp; and**
- 9. To delegate authority to the Chief Executive Officer, under s.257(1)(b) of the *Local Government Act 2009*, to make, vary and discharge the contract and to sign all relevant documents to give effect to the resolutions.**

CARRIED

17.2 CORPORATE SERVICES

17.2.1 PRELIMINARY PREFERENCE DECISION - WATER AND WASTEWATER SERVICES

Datworks Filename: GOV WRAD - Allconnex Water Pricing

Attachments: [RCC Report \(Redacted Version\) 17.6.2011 Scenario Planning for the Provision of Water & Wastewater Services Water Scenario Comparison](#)

Responsible Officer: Martin Drydale
General Manager Corporate Services

Author: Sue Sherrell
Service Manager Project Centre

EXECUTIVE SUMMARY

Councils are required to advise the Queensland Government of their preferred approach to the future structure of water and wastewater services in their region by 1 July 2011. If a preliminary preference decision is made on 1 July 2011, Council is required to advise the Queensland Government of their final decision with full details of their position going forward by 1 August 2011 and clear justification as to why the previously identified preference is not being adopted (should this be the case).

To make a decision on the preferred approach, six different scenarios for structuring water and wastewater services have been considered. Each scenario has been considered against a range of different perspectives, including financial, institutional, political, etc.

A Council workshop was held on 23rd June to review the six scenarios and assess any decisions made by other Councils, in particular, the resolution passed by the Gold Coast City Council (GCCC) on 20th June which included a request for legislative changes if they were to consider staying in Allconnex Water.

The outcome from the workshop was consensus agreement on the preliminary preference decision at the General Meeting of Council on 29 June 2011 of staying in Allconnex Water subject to five conditions, which includes negotiation of amendments to the Participation Agreement. If the Participation Agreement negotiations are unsuccessful during July, then Council will make a final decision prior to 1 August which may include the option of withdrawal from Allconnex Water if Council is left with no real prospect of a sound and collaborative outlook for its partnership with Gold Coast City Council and Logan City Council.

PURPOSE

The purpose of this report is to seek Council's confirmation that their preferred approach to the future structure of water and wastewater services in their region is to stay in Allconnex Water subject to the following terms:

- i. Obtain an independent cost assessment if any Council withdraws from Allconnex Water (to safeguard against protracted negotiations or disputes concerning consequential costs)
- ii. Immediate resolution of Participation Rights (Price Waterhouse Coopers has been engaged by Logan City Council (LCC) on behalf of RCC, LCC and GCCC to confirm the equity share for the three participating Councils)
- iii. Efficient negotiation of changes to the Participation Agreement with the remaining Councils with an expectation that it will result in minimal change other than the following;
 - Change to the Board composition with each Council being required to add one representative to the Board with suitable skills and experience
 - Introduction of provisions that effectively safeguard against adverse Price Mitigation Plans or any other Council directions that might adversely influence the viability of Allconnex Water or detrimentally affect any other Participating Council.

However, should LCC and GCCC unilaterally withdraw from Allconnex Water, RCC will stay in Allconnex Water. The reduced scale of the authority would enable a full review of the business model, including the restructure of operations with significantly reduced overheads/costs and improved efficiencies.

If the negotiations with the remaining Councils on the Participation Agreement during early July are unsuccessful, RCC would be forced to reconsider its preliminary preference and make a final decision on 1 August which may include the option of withdrawing from Allconnex Water.

BACKGROUND

On 7 April 2011, the Queensland Premier announced the following changes to the *South-East Queensland Water (Distribution and Retail Restructuring) Act 2009*:

- Councils no longer need to participate in a Distributor-Retail entity and they can return to operating their water and sewage utility within Council
- The price cap to be put in place for 1 July 2011. This cap will ensure that effective bill increases to customers cannot be greater than the amount required to pass through the State's bulk water charge and a Consumer Price Index (CPI) increase on non-bulk charges.
- This price cap mechanism will apply for the next 2 years.

This report is in response to the letter received from the Minister for Energy and Water Utilities, the Honourable Stephen Robertson MP dated 19th April 2011 stating that Councils need to:

- Advise the Queensland Government of their preferred approach to the future structure of water and wastewater services in their region by 1 July 2011. The timing of submission and publication of a price mitigation plan will differ:
 - A council that advises the Government it intends to withdraw from its Distributor-retailer must also provide a price mitigation plan as part of that advice and publish the plan by 1 September 2011
 - A council that advises it intends to stay with its Distributor-retailer will be required to submit its price mitigation plan by 1 September 2011 and publish its plan by 1 July 2012.
- Advise the Queensland Government of their final decision with full details of their position going forward by 1 August 2011, if a preliminary preference decision was made on 1 July 2011 with clear justification as to why the previously identified preference is not being adopted (should this be the case)

ISSUES

GCCC Resolution on 20 June 2011

GCCC passed a resolution on 20 June that its preliminary preference is to discontinue its participation in the water entity Allconnex Water and re-establish its own water distribution and retail network subject to the State Government agreeing to the following principles:

- All disestablishment and unspecified future costs to be borne by the State Government
- The changeover not be required to be achieved by 1 July 2012, due to the costs of redundancy payments required if workers contracts are terminated prior to the 3 year guarantee

The resolution also stated that despite GCCC's preference to leave Allconnex Water, GCCC is prepared to consider staying in Allconnex Water subject to the following:

- a. Passage of legislation allowing each council to set the price of water and waste water services within its own local government area,
- b. Changes to the business objectives to remove the requirement to deliver optimal returns,
- c. Enactment of legislation to provide explicit power to accept or reject pricing proposals put forward by the Board of Allconnex, and
- d. Changes to reporting and consultation requirements for the board in relation to its customers and participating councils to include:
 - a requirement for Allconnex to establish appropriate community consultation models
 - a quarterly performance report to Councils with the Chair and Chief Executive Officer in attendance

- Regular Board performance reviews incorporating consultation with the participating local government
- a wholesale change to the membership of the current Board with such changes to ideally reflect the respective participation rights of each Council.

The resolution also contained the following:

1. GCCC's clear and strong preference is for legislation to be enacted by the State government explicitly precluding the sale by any participating Council of its share of Allconnex to any private entity or company.
2. That GCCC seek clarification from the LNP in relation to its position of returning the water retail business back to Councils and whether they intend to offer financial assistance as well as removing the onus of underwriting the costs of the remaining participating councils.

RELATIONSHIP TO CORPORATE PLAN

9. An efficient and effective organisation

Council is well respected and seen as an excellent organisation which manages resources in an efficient and effective way:

- 9.5 Ensure robust long term financial planning is in place to protect the financial sustainability of Council
- 9.6 Implement long term asset management planning that supports innovation and sustainability of service delivery, taking into account the community's aspirations and capacity to pay for desired service levels

FINANCIAL IMPLICATIONS

Costs incurred by remaining in Allconnex Water

Due to the number of unknowns relating to the impact of the other participating Councils' decisions and potential legislative impacts, which have yet to be drafted, it is not possible to build a financial model for remaining in Allconnex Water. By remaining in Allconnex Water, there will be no re-establishment costs and no disestablishment costs. If any Council withdraws resulting in consequential costs due to nested contracts (e.g. property leases, electricity supply contracts), the State Government has stated that these costs will be paid by the withdrawing Councils. However RCC could incur legal fees in claiming and substantiating the consequential costs.

If other Councils withdraw, an independent cost assessment should be undertaken to safeguard against protracted legal negotiations and fees concerning consequential costs). The cost of this assessment would need to be negotiated with the consultancy firm and the participating Councils, once the preliminary preference decisions of the other Councils are confirmed.

Costs incurred by withdrawing from Allconnex Water

Ernst and Young (EY) was engaged by Redland City Council on behalf of Allconnex Water's three participating Councils (RCC, LCC and GCCC) to estimate the range of disestablishment costs and risks associated with the potential disestablishment of Allconnex Water as at 1 July 2012. Excluding transaction taxes (up to \$216.25M) and consequential costs (unquantifiable), the range of costs for all three Councils is between \$31.8M and \$73.32M. Apportioning the costs based on participation rights, the range of costs for RCC is between \$3.55M and 8.17M.

CONSULTATION

In preparation for this report to Council, consultation has occurred amongst officers, Manager of Financial Control, General Manager of Corporate Services, Chief Executive Officer and Councillors.

OFFICER'S RECOMMENDATION

That Council resolve as follows:

1. Advise State Government on 1 July 2011 that RCC's preferred preliminary decision is to remain in Allconnex subject to:
 - a. Obtain an independent cost assessment if any Council withdraws from Allconnex Water (to safeguard against protracted negotiations or disputes concerning consequential costs);
 - b. Immediate resolution of Participation Rights (Price Waterhouse Coopers has been engaged by Logan City Council (LCC) on behalf of RCC, LCC and GCCC to confirm the equity share for the three participating Councils);
 - c. Efficient negotiation of changes to the Participation Agreement with the remaining Councils with an expectation that it will result in minimal change other than the following;
 - Change to the Board composition with each Council being required to add one representative to the Board with suitable skills and experience;
 - Introduction of provisions that effectively safeguard against adverse Price Mitigation Plans or any other Council directions that might adversely influence the viability of Allconnex Water or detrimentally affect any other Participating Council;
2. However, should LCC and GCCC unilaterally withdraw from Allconnex Water, RCC will stay in Allconnex Water. The reduced scale of the authority would enable a full review of the business model, including the restructure of operations with significantly reduced overheads/costs and improved efficiencies; and
3. If the negotiations with the remaining Councils on the Participation Agreement during early July are unsuccessful, RCC would be forced to reconsider its

preliminary preference and make a final decision on 1 August which may include the option of withdrawing from Allconnex Water.

MOTION TO MOVE INTO OPEN FORUM AT 6.53PM

Moved by: Cr K Reimers
Seconded by: Cr D Henry

That the meeting move into Open Forum to allow further discussion on this item.

On being put to the vote the motion was lost.

COUNCIL RESOLUTION

Moved by: Cr K Williams
Seconded by: Cr C Ogilvie

That Council resolve as follows:

- 1. Advise State Government on 1 July 2011 that RCC's preferred preliminary decision is to remain in Allconnex subject to:**
 - a. Obtain an independent cost assessment if any Council withdraws from Allconnex Water (to safeguard against protracted negotiations or disputes concerning consequential costs);**
 - b. Immediate resolution of Participation Rights (Price Waterhouse Coopers has been engaged by Logan City Council (LCC) on behalf of RCC, LCC and GCCC to confirm the equity share for the three participating Councils);**
 - c. Efficient negotiation of changes to the Participation Agreement with the remaining Councils with an expectation that it will result in minimal change other than the following;**
 - The only change to the Board composition with each Council being required to add one representative to the Board with suitable skills and experience;**
 - Introduction of provisions that effectively safeguard against adverse Price Mitigation Plans or any other Council directions that might adversely influence the viability of Allconnex Water or detrimentally affect any other Participating Council;**
 - d. Measures being taken to ensure all three participating Councils are required to move to MAR allowing them opportunities to set their own CSO's (rebates) to subsidise this move;**
- 2. However, should LCC and GCCC unilaterally withdraw from Allconnex Water, RCC will stay in Allconnex Water. The reduced scale of the authority would enable a full review of the business model, including the restructure of operations with significantly reduced overheads/costs and improved efficiencies;**

3. If the negotiations with the remaining Councils on the Participation Agreement during early July are unsuccessful, RCC would be forced to reconsider its preliminary preference and make a final decision on 1 August which may include the option of withdrawing from Allconnex Water; and
4. Urgently seek information from the Minister and the Premier in defining consequential costs.

CARRIED (unanimously)

18 NOTICE OF MOTION

18.1 NOTICE GIVEN BY CR BOGLARY (DIVISION 1)

18.1.1 PROPOSED TECHNICAL ASSESSMENT OF SILTATION OF SOVEREIGN LAKE

In accordance with notice given on 22 June 2011, Cr Boglary moved as follows:

COUNCIL RESOLUTION

Moved by: Cr W Boglary

Seconded by: Cr M Elliott

That in an endeavour to give greater certainty about the extent and timing of lake dredging, the proposed technical assessment of siltation of Sovereign Lake be brought forward to be completed within 2011/12 subject to first quarter budget revision.

CARRIED

19 NOTICE OF MOTION UNDER SECTION 59 OF LOCAL GOVERNMENT (OPERATIONS) REGULATION 2010**19.1 NOTICE GIVEN BY CR WILLIAMS (DIVISION 9)****19.1.1 NOTICE OF MOTION TO REPEAL OR AMEND A RESOLUTION OF COUNCIL OF 27 APRIL 2011**

At the General Meeting of 27 April 2011, (*Item 18.1.1 Request for Report – Proposal to Charge for Parking at Weinam Creek Ferry Terminal*), Council resolved as follows:

That council request a report for a subsequent Planning and Policy meeting that:

- 1. Provides sufficient information to address the issue of equity that has arisen over the proposal to charge for parking at the Weinam Creek ferry terminal; and, if necessary; and*
- 2. Clearly lays out any future plans for the Victoria Point and Toondah Harbour car parks and how charges may be incorporated into these plans.*

Reasons:

That this council affirms that it does not support, and has no intention of installing, parking meters across Redlands and thereby will not require resources spent on delivering a report for Council's consideration.

In accordance with notice given on 2 June 2011, Cr Williams moved as follows:

COUNCIL RESOLUTION

Moved by: Cr K Williams

Seconded by: Cr J Burns

That Council RESCIND its decision of the General Meeting of the 27 April 2011, (*Item 18.1.1 Request for Report – Proposal to Charge for Parking at Weinam Creek Ferry Terminal*).

CARRIED**DIVISION**

FOR: Crs Burns, Reimers, Murray, Williams, Ogilvie, Boglary and Hobson.

AGAINST: Crs Elliott, Bowler, Townsend and Henry.

19.2 NOTICE GIVEN BY CR WILLIAMS (DIVISION 9)**19.2.1 NOTICE OF MOTION TO REPEAL OR AMEND A RESOLUTION OF COUNCIL OF 30 MARCH 2011**

At the General Meeting of 30 March 2011 (Closed Session *item 15.3.4 – Redland Bay Centre and Foreshore Master Plan – Implementation Strategy* refers), Council resolved as follows:

1. *To endorse the proposed project management proposals as set out in the report and refer necessary operational budget adjustments to the next quarterly review;*
2. *To endorse the proposed Weinam Creek car park interim project and refer capital budget adjustments to the next quarterly review; and*
3. *That the briefing note no longer be deemed confidential by Committee.*

Reasons:

1. The Interim Car Parking plan represents a waste of \$1.5million in difficult financial times for Redland City Council for an extremely unpopular 3 year fix.
2. Once this fee is imposed it is unlikely that it will ever be removed.
3. It also preempts the solutions to Weinam Creek that private enterprise is being asked to provide which diminishes any innovative solutions which are desperately needed for Redland City.
4. This amount of money will be required when better solutions are found and built into a review of the Redland Bay Centre and Foreshore Master Plan.

In accordance with notice given on 31 May 2011, Cr Williams moved as follows:

PROPOSED MOTION

Moved by: Cr K Williams

Seconded by: Cr J Burns

That Council AMEND its decision of the General Meeting of 30 March 2011, (relating to *closed session item 15.3.4 – Redland Bay Centre and Foreshore Master Plan – Implementation Strategy*) by removing resolution 2 and resolve as follows:

1. That Council endorse the proposed project management proposals as set out in the report and refer necessary operational budget adjustments to the next quarterly review; and
2. That the briefing note no longer be deemed confidential by Committee.

After some debate on this item, Cr Henry moved that the motion be put.

The motion to put the motion was put to the vote and CARRIED.

DIVISION

FOR: Crs Reimers, Murray, Elliott, Bowler, Townsend, Henry and Boglary.

AGAINST: Crs Burns, Williams, Ogilvie and Hobson.

Cr Williams' motion was put to the vote and declared by the Mayor as LOST.

DIVISION

FOR: Crs Burns and Williams.

AGAINST: Crs Reimers, Murray, Elliott, Bowler, Townsend, Henry, Ogilvie, Boglary and Hobson.

20 MEETING CLOSURE

There being no further business, the Mayor declared the meeting closed at 7.28pm.

Signature of Chairperson: _____

Confirmation date: _____