



Redland
CITY COUNCIL

AGENDA

GENERAL MEETING

Wednesday, 24 August 2016
commencing at 9.30am

The Council Chambers
35 Bloomfield Street
CLEVELAND QLD

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1 DECLARATION OF OPENING

On establishing there is a quorum, the Mayor will declare the meeting open.

Recognition of the Traditional Owners

Council acknowledges the Quandamooka people who are the traditional custodians of the land on which we meet. Council also pays respect to their elders, past and present, and extend that respect to other indigenous Australians who are present.

2 RECORD OF ATTENDANCE AND LEAVE OF ABSENCE

Motion is required to approve leave of absence for any Councillor absent from today's meeting.

3 DEVOTIONAL SEGMENT

Member of the Ministers' Fellowship will lead Council in a brief devotional segment.

4 RECOGNITION OF ACHIEVEMENT

Mayor to present any recognition of achievement items.

5 RECEIPT AND CONFIRMATION OF MINUTES**5.1 GENERAL MEETING MINUTES 10 AUGUST 2016**

Motion is required to confirm the Minutes of the General Meeting of Council held on 10 August 2016.

6 MATTERS OUTSTANDING FROM PREVIOUS COUNCIL MEETING MINUTES

Nil.

7 PUBLIC PARTICIPATION

In accordance with s.31 of POL-3127 Council Meeting Standing Orders:

1. In each meeting (other than special meetings), a period of 15 minutes may be made available by resolution to permit members of the public to address the local government on matters of public interest relating to the local government. This period may be extended by resolution.
2. Priority will be given to members of the public who make written application to the CEO no later than 4.30pm two days before the meeting. A request may also be made to the chairperson, when invited to do so, at the commencement of the public participation period of the meeting.
3. The time allocated to each speaker shall be a maximum of five minutes. The chairperson, at his/her discretion, has authority to withdraw the approval to address Council before the time period has elapsed.
4. The chairperson will consider each application on its merits and may consider any relevant matter in his/her decision to allow or disallow a person to address the local government, e.g.
 - a) Whether the matter is of public interest;
 - b) The number of people who wish to address the meeting about the same subject

- c) The number of times that a person, or anyone else, has addressed the local government previously about the matter;
 - d) The person's behaviour at that or a previous meeting' and
 - e) If the person has made a written application to address the meeting.
5. Any person invited to address the meeting must:
- a) State their name and suburb, or organisation they represent and the subject they wish to speak about;
 - b) Stand (unless unable to do so);
 - c) Act and speak with decorum;
 - d) Be respectful and courteous; and
 - e) Make no comments directed at any individual Council employee, Councillor or member of the public, ensuring that all comments relate to Council as a whole.

8 PETITIONS AND PRESENTATIONS

Councillors may present petitions or make presentations under this section.

9 MOTION TO ALTER THE ORDER OF BUSINESS

The order of business may be altered for a particular meeting where the Councillors at that meeting pass a motion to that effect. Any motion to alter the order of business may be moved without notice.

10 DECLARATION OF MATERIAL PERSONAL INTEREST OR CONFLICT OF INTEREST ON ANY ITEMS OF BUSINESS

Councillors are reminded of their responsibilities in relation to a Councillor's material personal interest and conflict of interest at a meeting (for full details see sections 172 and 173 of the *Local Government Act 2009*). In summary:

If a Councillor has a material personal interest in a matter before the meeting:

The Councillor must—

- *inform the meeting of the Councillor's material personal interest in the matter; and*
- *leave the meeting room (including any area set aside for the public), and stay out of the meeting room while the matter is being discussed and voted on.*

The following information must be recorded in the minutes of the meeting, and on the local government's website—

- *the name of the Councillor who has the material personal interest, or possible material personal interest, in a matter;*
- *the nature of the material personal interest, or possible material personal interest, as described by the Councillor.*

A Councillor has a **material personal interest** in the matter if any of the following persons stands to gain a benefit, or suffer a loss, (either directly or indirectly) depending on the outcome of the consideration of the matter at the meeting—

- (a) the Councillor;
 - (b) a spouse of the Councillor;
 - (c) a parent, child or sibling of the Councillor;
-

- (d) a partner of the Councillor;
- (e) an employer (other than a government entity) of the Councillor;
- (f) an entity (other than a government entity) of which the Councillor is a member;
- (g) another person prescribed under a regulation.

If a Councillor has a conflict of interest (a *real conflict of interest*), or could reasonably be taken to have a conflict of interest (a *perceived conflict of interest*) in a matter before the meeting:

The Councillor must—

- *deal with the real conflict of interest or perceived conflict of interest in a transparent and accountable way.*
- *Inform the meeting of—*
 - (a) *the Councillor's personal interests in the matter; and*
 - (b) *if the Councillor participates in the meeting in relation to the matter, how the Councillor intends to deal with the real or perceived conflict of interest.*

The following must be recorded in the minutes of the meeting, and on the local government's website—

- (a) *the name of the Councillor who has the real or perceived conflict of interest;*
- (b) *the nature of the personal interest, as described by the Councillor;*
- (c) *how the Councillor dealt with the real or perceived conflict of interest;*
- (d) *if the Councillor voted on the matter—how the Councillor voted on the matter;*
- (e) *how the majority of persons who were entitled to vote at the meeting voted on the matter.*

A *conflict of interest* is a conflict between—

- (a) *a Councillor's personal interests (including personal interests arising from the Councillor's relationships, for example); and*
- (b) *the public interest;*

that might lead to a decision that is contrary to the public interest.

11 REPORTS TO COUNCIL

11.1 OFFICE OF CEO

11.1.1 JULY 2016 MONTHLY FINANCIAL REPORT

Objective Reference: A1887652
Reports and Attachments

Attachment: [July 2016 Monthly Financial Report](#)

Authorising Officer:



Noela Barton
Acting Chief Financial Officer

Responsible Officer: Leandri Brown
Finance Manager Corporate Finance

Report Author: Udaya Panambala-Arachchilage
Corporate Accountant

PURPOSE

The purpose of this report is to note the year to date financial results as at 31 July 2016.

BACKGROUND

Council adopts an annual budget and then reports on performance against the budget on a monthly basis. This is not only a legal requirement but enables the organisation to periodically review its financial performance and position and respond to changes in community requirements, market forces or other outside influences.

ISSUES

Opening balances for 2016/2017 financial year

The opening balances for the current financial year are still to be finalised and audited. As such, the financial position for the month of July may adjust over the coming months until Council receives Queensland Audit Office certification at the end of October 2016.

At Councillor request the tables presented for Overdue rates debtors have been condensed to show only total amount and percentage of rates overdue.

An external funding summary has been added that demonstrates activities for the month and year to date.

STRATEGIC IMPLICATIONS

Council continued to report a strong financial position and favourable operating result as at the end of July 2016.

Council has either achieved or favourably exceeded the following Key Financial Stability and Sustainability Ratios as at the end of July 2016:

- Operating surplus ratio;
- Net financial liabilities;
- Ability to pay our bills – current ratio;
- Ability to repay our debt – debt servicing ratio;
- Cash balance;
- Cash balances – cash capacity in months;
- Longer term financial sustainability – debt to asset ratio; and
- Interest cover ratio.

The following ratios did not meet the target at the end of July 2016:

- Asset sustainability ratio;
- Level of dependence on general rates revenue; and
- Operating performance.

Council's asset sustainability ratio target is an average long term target and at the end of July 2016, Council's renewal spend was \$850K compared to depreciation expense of \$3.79M for the month. Council continues to focus on renewal capital works to move this long term measure upwards towards the target zone.

The first quarter General Rates run for the 2016/2017 financial year occurred in July 2016, resulting in a spike in Council's level of dependence on General Rate revenue to 55.12%.

The operating performance ratio is a cash measure and therefore moves in line with the cash balances. For the month of July Council reported a net cash outflow from operating activities, which is reflective of the fact that the first quarter General Rates run payments are not due until August 2016.

Spikes in these ratios are expected to be in line with the rating cycle.

Legislative Requirements

The July 2016 financial results are presented in accordance with the legislative requirement of section 204(2) of the *Local Government Regulation 2012*, requiring the Chief Executive Officer to present the financial report to a monthly Council meeting.

Risk Management

The July 2016 financial results have been noted by the Executive Leadership Team and relevant officers who can provide further clarification and advice around actual to budget variances.

Financial

There is no direct financial impact to Council as a result of this report; however it provides an indication of financial outcomes at the end of July 2016.

People

Nil impact expected as the purpose of the attached report is to provide financial information to Council based upon actual versus budgeted financial activity.

Environmental

Nil impact expected as the purpose of the attached report is to provide financial information to Council based upon actual versus budgeted financial activity.

Social

Nil impact expected as the purpose of the attached report is to provide financial information to Council based upon actual versus budgeted financial activity.

Alignment with Council's Policy and Plans

This report has a relationship with the following items of the 2015-2020 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.

8.2 Council produces and delivers against sustainable financial forecasts as a result of best practice Capital and Asset Management Plans that guide project planning and service delivery across the city.

CONSULTATION

Council departmental officers, Financial Services Group officers and the Executive Leadership Team are consulted on financial results and outcomes throughout the period.

OPTIONS

1. That Council resolves to note the financial position, results and ratios for July 2016 as presented in the attached Monthly Financial Report.
2. That Council requests additional information.

OFFICER'S RECOMMENDATION

That Council resolves to note the financial position, results and ratios for July 2016 as presented in the attached Monthly Financial Report.



Monthly Financial Report

July 2016



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1. EXECUTIVE SUMMARY

This monthly report illustrates the financial performance and position of Redland City Council compared to its adopted budget at an organisational level for the period ended 31 July 2016. The year to date and annual budget referred to in this report reflects the 2016/2017 annual budget as adopted by Council on 14 July 2016. The carry-over budget review is currently underway and should address some of the variances in this report.

The opening balances for the current year are still to be finalised and audited. As such, the financial position for the month of July may adjust over the coming months until Council receives Queensland Audit Office (QAO) certification at the end of October 2016.

Key financial highlights and overview

Key Financial Results	Annual Original Budget \$000	YTD Original Budget \$000	YTD Actual \$000	YTD Variance \$000	YTD Variance %	Status
Operating Surplus/(Deficit)	479	17,144	16,258	(886)	-5%	🔔
Recurrent Revenue	254,569	35,630	33,766	(1,864)	-5%	🔔
Recurrent Expenditure	254,090	18,486	17,508	(978)	-5%	✅
Capital Works Expenditure	77,038	3,252	3,089	(163)	-5%	✅
Closing Cash & Cash Equivalents	118,477	178,355	127,322	(51,033)	-29%	❌

Status Legend:

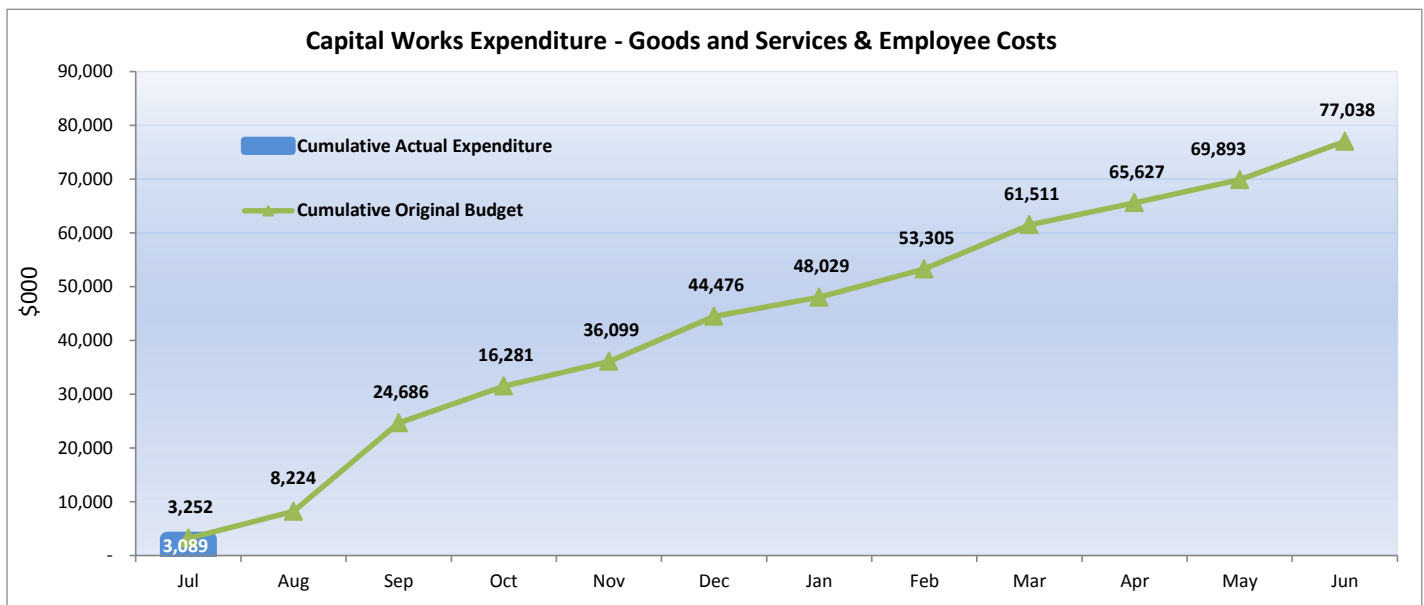
Above budgeted revenue or under budgeted expenditure	✅
Below budgeted revenue or over budgeted expenditure <10%	🔔
Below budgeted revenue or over budgeted expenditure >10%	❌

Note: all amounts are rounded to the nearest thousand dollars.

Council reported an operating surplus for the month of \$16.26M. The first quarter rate notices were issued in July 2016, however income generated from the rates levy was partially offset by \$2.07M in credits held during the rates run. A favourable variance year to date in contractor costs contributed to the favourable variance in recurrent expenditure. As this is only the first month of the year, trends will start to emerge as the first quarter progresses.

The first budget review will take account of opening balances once certified by QAO and will adjust Council's budgeted financial position.

Council's capital works expenditure is on track with year to date actual expenditure of \$3.09M, which is only \$163K below year to date budget of \$3.25M.



2. KEY PERFORMANCE INDICATORS

Key performance indicators

Financial Stability Ratios and Measures of Sustainability	Target	Original Budget 2016/2017	July 2016	Status
Operating Surplus Ratio (%)	Target between 0% and 10% (on average over the long-term)	0.19%	48.15%	✓
Asset Sustainability Ratio (%)	Target greater than 90% (on average over the long-term)	77.83%	22.39%	✗
Net Financial Liabilities (%)	Target less than 60% (on average over the long-term)	-23.82%	-289.61%	✓
Level of Dependence on General Rate Revenue (%)	Target less than 37.5%	32.52%	55.12%	✗
Ability to Pay Our Bills - Current Ratio	Target between 1.1 & 4.1	4.42	3.97	✓
Ability to Repay Our Debt - Debt Servicing Ratio (%)	Target less than or equal to 10%	3.04%	1.94%	✓
Cash Balance \$M	Target greater than or equal to \$40M	\$118.477M	\$127.322M	✓
Cash Balances - Cash Capacity in Months	Target 3 to 4 months	6.90	7.24	✓
Longer Term Financial Stability - Debt to Asset Ratio (%)	Target less than or equal to 10%	1.84%	1.99%	✓
Operating Performance (%)	Target greater than or equal to 20%	17.29%	-134.32%	✗
Interest Cover Ratio (%)	Target between 0% and 5%	-0.42%	-0.16%	✓

Status Legend

KPI target achieved or exceeded	✓	KPI target not achieved	✗
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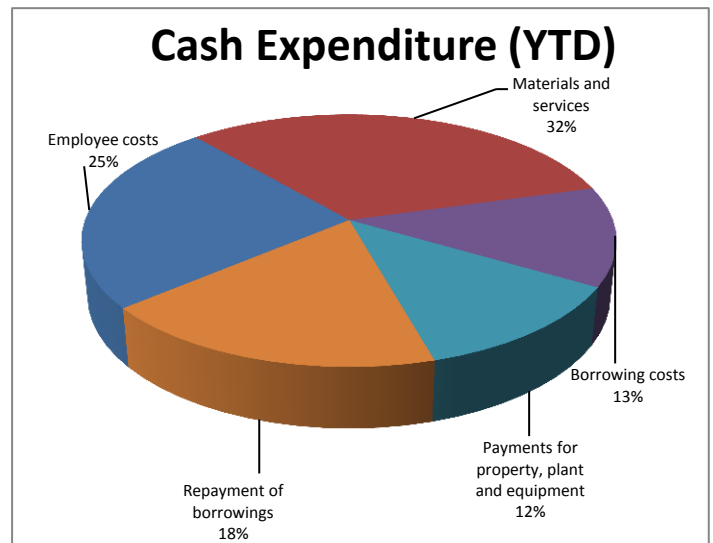
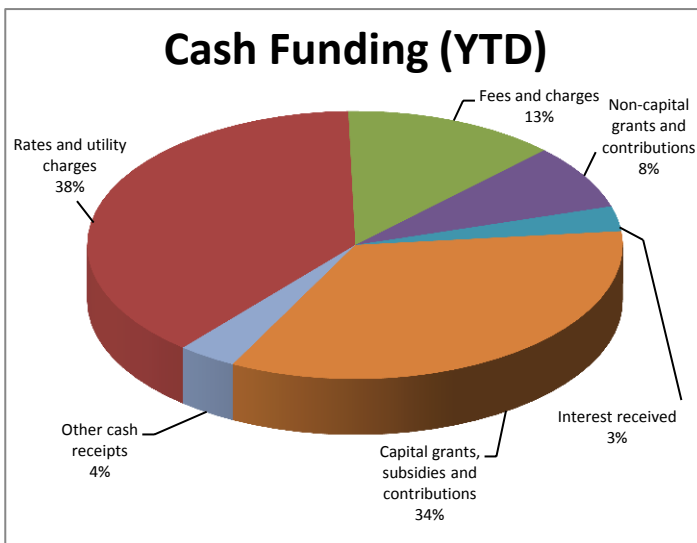
3. STATEMENT OF COMPREHENSIVE INCOME

STATEMENT OF COMPREHENSIVE INCOME				
For the period ending 31 July 2016				
	Annual	YTD	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual \$000	Variance \$000
Recurrent revenue				
Rates, levies and charges	214,758	33,395	30,889	(2,507)
Fees and charges	13,291	984	1,233	249
Rental income	811	30	56	26
Interest received	4,271	298	344	46
Investment returns	4,685	-	-	-
Sales revenue	4,030	344	314	(30)
Other income	763	25	35	10
Grants, subsidies and contributions	11,959	553	895	342
Total recurrent revenue	254,569	35,630	33,766	(1,864)
Capital revenue				
Grants, subsidies and contributions	32,248	19,623	3,900	(15,723)
Non-cash contributions	3,144	261	-	(261)
Total capital revenue	35,393	19,884	3,900	(15,984)
TOTAL INCOME	289,962	55,514	37,666	(17,848)
Recurrent expenses				
Employee benefits	80,389	6,814	6,630	(184)
Materials and services	119,315	6,914	6,319	(595)
Finance costs	3,758	539	322	(217)
Depreciation and amortisation	50,628	4,219	4,237	18
Total recurrent expenses	254,090	18,486	17,508	(978)
Capital expenses				
(Gain)/loss on disposal of non-current assets	289	77	(2)	(79)
Total capital expenses	289	77	(2)	(79)
TOTAL EXPENSES	254,379	18,563	17,506	(1,057)
NET RESULT	35,583	36,951	20,160	(16,791)
Other comprehensive income/(loss)				
Items that will not be reclassified to a net result				
Revaluation of property, plant and equipment	-	-	-	-
TOTAL COMPREHENSIVE INCOME	35,583	36,951	20,160	(16,791)

4. STATEMENT OF CASH FLOWS

STATEMENT OF CASH FLOWS For the period ending 31 July 2016

	Annual	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual \$000
CASH FLOWS FROM OPERATING ACTIVITIES			
Receipts from customers	232,889	34,752	6,209
Payments to suppliers and employees	(202,780)	(14,211)	(14,362)
	30,110	20,542	(8,153)
Interest received	4,271	298	344
Rental income	811	30	56
Non-capital grants and contributions	11,056	552	894
Borrowing costs	(3,195)	(271)	(3,219)
Net cash inflow / (outflow) from operating activities	43,053	21,152	(10,078)
CASH FLOWS FROM INVESTING ACTIVITIES			
Payments for property, plant and equipment	(76,938)	(3,252)	(3,089)
Payments for intangible assets	(100)	-	-
Proceeds from sale of property, plant and equipment	630	-	2
Capital grants, subsidies and contributions	32,248	19,623	3,900
Other cash flows from investing activities	4,685	-	-
Net cash inflow / (outflow) from investing activities	(39,474)	16,370	813
CASH FLOWS FROM FINANCING ACTIVITIES			
Repayment of borrowings	(4,551)	(379)	(4,625)
Net cash inflow / (outflow) from financing activities	(4,551)	(379)	(4,625)
Net increase / (decrease) in cash held	(972)	37,143	(13,890)
Cash and cash equivalents at the beginning of the year	119,449	141,212	141,212
Cash and cash equivalents at the end of the financial year / period	118,477	178,355	127,322



Total Cash Funding (Actual YTD)	11,405
Total Cash Funding (Annual Budget)	286,590
% of Budget Achieved YTD	4%

Total Cash Expenditure (Actual YTD)	25,295
Total Cash Expenditure (Annual Budget)	287,564
% of Budget Achieved YTD	9%

5. STATEMENT OF FINANCIAL POSITION

STATEMENT OF FINANCIAL POSITION			
As at 31 July 2016			
	Annual	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual Balance \$000
CURRENT ASSETS			
Cash and cash equivalents	118,477	178,355	127,322
Trade and other receivables	25,017	25,767	64,395
Inventories	779	789	796
Non-current assets held for sale	1,309	5,451	5,451
Other current assets	1,104	2,065	9,282
Total current assets	146,686	212,427	207,246
NON-CURRENT ASSETS			
Investment property	956	956	956
Property, plant and equipment	2,293,906	2,265,557	2,265,204
Intangible assets	2,000	3,179	3,166
Other financial assets	73	73	73
Investment in other entities	10,063	5,356	5,356
Total non-current assets	2,306,999	2,275,121	2,274,755
TOTAL ASSETS	2,453,685	2,487,548	2,482,001
CURRENT LIABILITIES			
Trade and other payables	18,454	21,921	19,703
Borrowings	4,482	4,482	4,482
Provisions	7,571	11,587	11,229
Other current liabilities	2,673	3,171	16,799
Total current liabilities	33,179	41,161	52,213
NON-CURRENT LIABILITIES			
Borrowings	40,727	44,996	45,011
Provisions	12,143	12,057	12,231
Total non-current liabilities	52,869	57,053	57,242
TOTAL LIABILITIES	86,048	98,214	109,455
NET COMMUNITY ASSETS	2,367,637	2,389,334	2,372,546
COMMUNITY EQUITY			
Asset revaluation surplus	827,411	826,979	826,979
Retained surplus	1,443,724	1,450,294	1,449,117
Constrained cash reserves	96,502	112,061	96,450
TOTAL COMMUNITY EQUITY	2,367,637	2,389,334	2,372,546



6. OPERATING STATEMENT

OPERATING STATEMENT				
For the period ending 31 July 2016				
	Annual	YTD	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual \$000	Variance \$000
Revenue				
Rates charges	85,691	21,423	19,316	(2,107)
Levies and utility charges	132,436	12,769	12,319	(450)
<i>Less: Pensioner remissions and rebates</i>	(3,370)	(797)	(746)	50
Fees and charges	13,291	984	1,233	249
Operating grants and subsidies	11,370	549	646	97
Operating contributions and donations	589	4	249	245
Interest external	4,271	298	344	46
Investment returns	4,685	-	-	-
Other revenue	5,604	399	405	6
Total revenue	254,569	35,630	33,766	(1,864)
Expenses				
Employee benefits	80,389	6,814	6,630	(184)
Materials and services	119,731	6,953	6,323	(630)
Finance costs other	562	268	32	(236)
Other expenditure	398	30	46	16
Net internal costs	(814)	(69)	(50)	19
Total expenses	200,266	13,996	12,981	(1,015)
Earnings before interest, tax and depreciation (EBITD)	54,303	21,634	20,785	(849)
Interest expense	3,195	271	290	19
Depreciation and amortisation	50,628	4,219	4,237	18
OPERATING SURPLUS/(DEFICIT)	479	17,144	16,258	(886)

Levies and utility charges breakup For the period ending 31 July 2016

	Annual	YTD	YTD	YTD
	Original Budget \$000	Revised Budget \$000	Actual \$000	Variance \$000
Levies and utility charges				
Refuse charges	20,903	1,742	1,710	(32)
Special charges	3,974	994	995	1
SES Separate charge	331	83	83	-
Environment levy	6,093	1,523	1,529	6
Landfill remediation charge	2,795	233	234	1
Wastewater charges	42,254	3,521	3,551	30
Water access charges	17,989	1,499	1,507	8
Water consumption charges	38,098	3,174	2,710	(465)
Total Levies and utility charges	132,436	12,769	12,319	(450)



7. CAPITAL FUNDING STATEMENT

CAPITAL FUNDING STATEMENT				
For the period ending 31 July 2016				
	Annual	YTD	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual \$000	Variance \$000
Sources of capital funding				
Capital contributions and donations	29,425	18,608	3,775	(14,833)
Capital grants and subsidies	2,824	1,015	125	(890)
Proceeds on disposal of non-current assets	630	-	2	2
Capital transfers (to)/ from reserves	(15,839)	(18,479)	(2,739)	15,740
Non-cash contributions	3,144	262	-	(262)
Funding from general revenue	64,549	2,487	2,290	(197)
Total sources of capital funding	84,733	3,893	3,453	(440)
Application of capital funds				
Contributed assets	3,144	262	-	(262)
Capitalised goods and services	71,905	2,866	2,631	(235)
Capitalised employee costs	5,133	386	458	72
Loan redemption	4,551	379	364	(15)
Total application of capital funds	84,733	3,893	3,453	(440)
Other budgeted items				
Transfers to constrained operating reserves	(11,683)	(2,543)	(2,458)	85
Transfers from constrained operating reserves	10,321	310	99	(211)
WDV of assets disposed	919	77	-	(77)



8. REDLAND WATER & REDWASTE STATEMENTS

REDLAND WATER SUMMARY OPERATING STATEMENT For the Period Ending 31 July 2016

	Annual	YTD	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual \$000	Variance \$000
Total revenue	102,096	8,482	8,022	(460)
Total expenses	57,907	3,204	3,602	398
Earnings before interest, tax and depreciation (EBITD)	44,189	5,278	4,420	(858)
Depreciation	16,505	1,375	1,371	(4)
Operating surplus/(deficit)	27,684	3,903	3,049	(854)

REDLAND WATER CAPITAL FUNDING STATEMENT For the Period Ending 31 July 2016

	Annual	YTD	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual \$000	Variance \$000
Capital contributions, donations, grants and subsidies	6,539	855	1,682	827
Net transfer (to)/from constrained capital reserves	(713)	(517)	(774)	(257)
Other	3,065	255	-	(255)
Funding from utility revenue	7,993	582	130	(452)
Total sources of capital funding	16,883	1,175	1,038	(137)
Contributed assets	3,065	255	-	(255)
Capitalised expenditure	13,818	920	1,038	118
Total applications of capital funds	16,883	1,175	1,038	(137)

REDWASTE OPERATING STATEMENT For the Period Ending 31 July 2016

	Annual	YTD	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual \$000	Variance \$000
Total revenue	24,137	1,852	1,915	63
Total expenses	18,155	1,602	1,477	(125)
Earnings before interest, tax and depreciation (EBITD)	5,982	250	438	188
Interest expense	40	3	4	1
Depreciation	572	48	14	(34)
Operating surplus/(deficit)	5,370	199	420	221

REDWASTE CAPITAL FUNDING STATEMENT For the Period Ending 31 July 2016

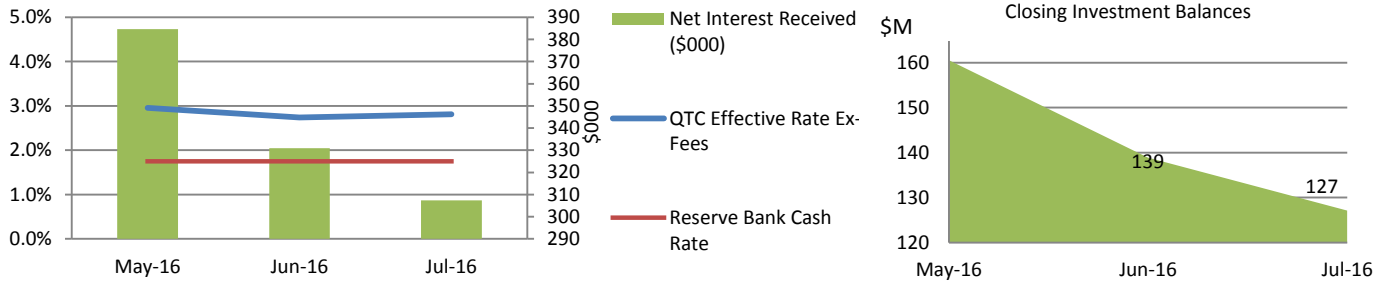
	Annual	YTD	YTD	YTD
	Original Budget \$000	Original Budget \$000	Actual \$000	Variance \$000
Funding from utility revenue	307	19	22	3
Total sources of capital funding	307	19	22	3
Capitalised expenditure	233	13	16	3
Loan redemption	75	6	6	-
Total applications of capital funds	307	19	22	3



9. INVESTMENT & BORROWINGS REPORT

For the Period Ending 31 July 2016

INVESTMENT RETURNS



Total Investment at End of Month was \$127.11M

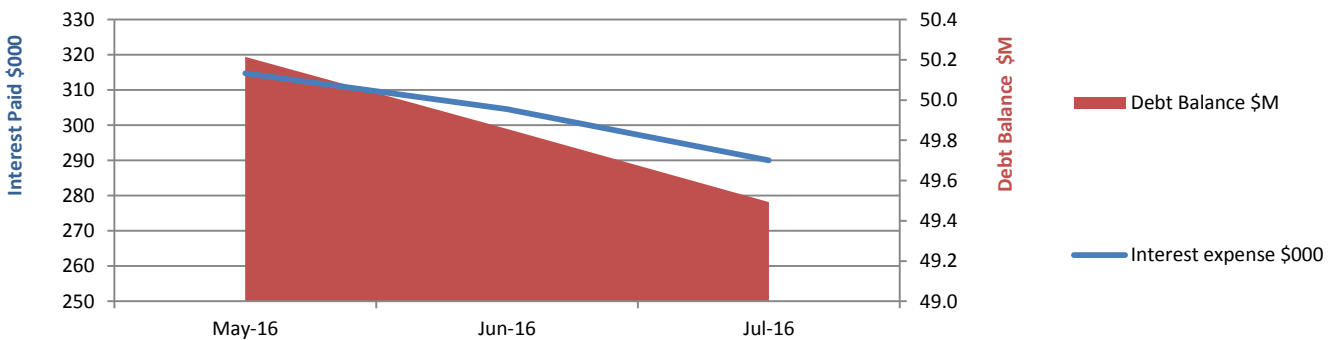
All Council investments are currently held in the Capital Guaranteed Cash Fund, which is a fund operated by the Queensland Treasury Corporation (QTC).

The movement in interest earned is indicative of both the interest rate and the surplus cash balances held, the latter of which is affected by business cash flow requirements on a monthly basis. The movement in investment balance is reflective of the rating cycle.

Note: the Reserve Bank reduced the cash rate down to 1.75% in the May 2016 sitting and maintained this position through to its July 2016 sitting.

Term deposit rates are being monitored to identify investment opportunities. Where such opportunities are not identified, the team ensures Council maximises its interest earnings on a daily basis by depositing surplus funds at QTC for a higher rate than is achieved from the transactional bank account.

BORROWING COSTS



Total Borrowings at End of Month was \$49.86M



The existing loan accounts were converted to fixed rate loans on 1 April 2016 in line with QTC policies. In line with Council's debt policy, debt repayment has been made *annually* in advance for 2016/2017.

10. CONSTRAINED CASH RESERVES

Reserves as at 31 July 2016	Opening Balance	To Reserve	From Reserve	Closing Balance
	\$000	\$000	\$000	\$000
Special Projects Reserve:				
Weinam Creek Reserve	2,406	-	-	2,406
Red Art Gallery Commissions & Donations Res	2	-	-	2
	2,408	-	-	2,408
Utilities Reserve:				
Redland Water Reserve	8,300	-	-	8,300
Redland WasteWater Reserve	1,600	-	-	1,600
	9,900	-	-	9,900
Constrained Works Reserve:				
Parks Reserve	9,142	286	(8)	9,420
East Thornlands Road Infra Reserve	674	-	-	674
Community Facility Infrastructure Reserve	1,696	128	-	1,824
Retail Water Renewal & Purchase Reserve	8,914	441	-	9,355
Sewerage Renewal & Purchase Reserve	6,648	1,241	(908)	6,981
Constrained Works Res-Cap Grants & Contribs	968	-	-	968
Transport Trunk Infrastructure Reserve	21,897	1,180	-	23,077
Cycling Trunk Infrastructure Reserve	5,845	247	-	6,092
Stormwater Infrastructure Reserve	5,614	253	-	5,867
Constrained Works Res-Opr Grants & Contribs	985	-	-	985
Tree Planting Reserve	64	1	-	65
	62,447	3,778	(917)	65,308
Separate Charge Reserve - Environment:				
Environment Charge Acquisition Reserve	6,808	-	-	6,808
Environment Charge Maintenance Reserve	1,493	1,529	(96)	2,926
	8,301	1,529	(96)	9,734
Special Charge Reserve - Other:				
Bay Island Rural Fire Levy Reserve	-	10	-	10
SMBI Translink Reserve	-	-	-	-
	-	10	-	10
Special Charge Reserve - Canals:				
Raby Bay Canal Reserve	4,146	688	(121)	4,713
Aquatic Paradise Canal Reserve	3,685	218	-	3,903
Sovereign Waters Lake Reserve	462	13	(1)	474
	8,293	919	(122)	9,090
TOTALS	91,350	6,236	(1,136)	96,450

Closing cash and cash equivalents	127,322
Reserves as percentage of cash balance	76%

11. GLOSSARY

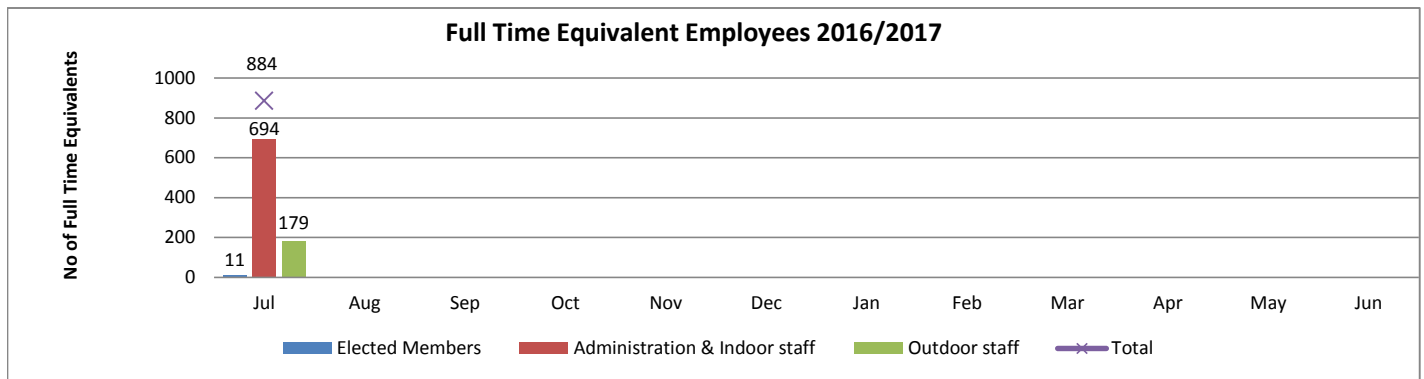
Definition of ratios

Operating Surplus Ratio*: <i>This is an indicator of the extent to which revenues raised cover operational expenses only or are available for capital funding purposes</i>	$\frac{\text{Net Operating Surplus}}{\text{Total Operating Revenue}}$
Asset Sustainability Ratio*: <i>This ratio indicates whether Council is renewing or replacing existing non-financial assets at the same rate that its overall stock of assets is wearing out</i>	$\frac{\text{Capital Expenditure on Replacement of Infrastructure Assets (Renewals)}}{\text{Depreciation Expenditure on Infrastructure Assets}}$
Net Financial Liabilities*: <i>This is an indicator of the extent to which the net financial liabilities of Council can be serviced by operating revenues</i>	$\frac{\text{Total Liabilities - Current Assets}}{\text{Total Operating Revenue}}$
Level of Dependence on General Rate Revenue: <i>This ratio measures Council's reliance on operating revenue from general rates (excludes utility revenues)</i>	$\frac{\text{General Rates - Pensioner Remissions}}{\text{Total Operating Revenue - Gain on Sale of Developed Land}}$
Current Ratio: <i>This measures the extent to which Council has liquid assets available to meet short term financial obligations</i>	$\frac{\text{Current Assets}}{\text{Current Liabilities}}$
Debt Servicing Ratio: <i>This indicates Council's ability to meet current debt instalments with recurrent revenue</i>	$\frac{\text{Interest Expense + Loan Redemption}}{\text{Total Operating Revenue - Gain on Sale of Developed Land}}$
Cash Balance - \$M:	Cash Held at Period End
Cash Capacity in Months: <i>This provides an indication as to the number of months cash held at period end would cover operating cash outflows</i>	$\frac{\text{Cash Held at Period End}}{\text{[(Cash Operating Costs + Interest Expense) / Period in Year]}}$
Debt to Asset Ratio: <i>This is total debt as a percentage of total assets, i.e. to what extent will our long term debt be covered by total assets</i>	$\frac{\text{Current and Non-current loans}}{\text{Total Assets}}$
Operating Performance: <i>This ratio provides an indication of Redland City Council's cash flow capabilities</i>	$\frac{\text{Net Cash from Operations + Interest Revenue and Expense}}{\text{Cash Operating Revenue + Interest Revenue}}$
Interest Cover Ratio: <i>This ratio demonstrates the extent which operating revenues are being used to meet the financing charges</i>	$\frac{\text{Net Interest Expense on Debt Service}}{\text{Total Operating Revenue}}$

* These targets are set to be achieved on average over the longer term and therefore are not necessarily expected to be met on a monthly basis.

12. APPENDIX: ADDITIONAL AND NON-FINANCIAL INFORMATION

Workforce reporting



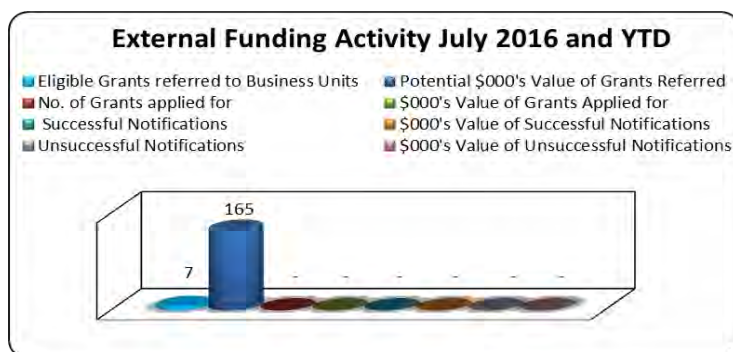
Workforce reporting - July 2016: Headcount	Employee Type							Grand Total
	Casual	Contract of Service	Perm Full	Perm Part	Temp Full	Temp Part		
Office of CEO	11	4	82	11	11	4	123	
Organisational Services	3	5	106	9	7	3	133	
Community and Customer Service	38	5	240	53	24	6	366	
Infrastructure and Operations	19	6	309	10	11	2	357	
Total	71	20	737	83	53	15	979	

Note: Full Time Equivalent Employees includes all full time employees at a value of 1 and all other employees, at a value less than 1. The table above demonstrates the headcount by department (excluding agency staff) and does not include a workload weighting. It includes casual staff in their non-substantive roles as at the end of the period where relevant.

Overdue rates debtors

Days Overdue	Total					
	Jul-15	% Overdue	Jul-16	% Overdue	\$ Variance	% Variance
<90	\$1,813,998	2.9%	\$2,007,089	3.1%	\$193,091	0.19%
90 - 180 days	\$953,030	1.5%	\$902,318	1.4%	-\$50,712	-0.13%
>180 days	\$2,562,254	4.1%	\$2,423,725	3.7%	-\$138,528	-0.36%
Total	\$5,329,282	8.49%	\$5,333,133	8.19%	\$3,851	-0.30%

External Funding Summary




Grants identified relate to Libraries, Arts and Festivals 2017 funding opportunities. Opportunities were referred to Corporate Governance, RPAC, Community and Cultural Services and Communications, Engagement and Tourism business units. The majority of these grant opportunities close in late August or early September 2016.

11.1.2 2015-16 TO 2016-17 CARRYOVER BUDGET REVIEW

Objective Reference: 1896278
Reports and Attachments (Archives)

Attachment: [2015-16 to 2016-17 Carryover Budget Review](#)

Authorising Officer: 
Noela Barton
Acting Chief Financial Officer

Responsible Officer: Matthew O'Connor
Finance Manager, Financial Planning

Report Author: Katharine Bremner
Budget and Systems Manager

PURPOSE

This report outlines the items requiring to be carried over financial years from 2015-16 to 2016-17 and presents the revised budget position of Council. In addition to the revised financial statements, the key financial ratios have been updated to demonstrate the inclusion of the carryover submissions to the originally adopted 2016-17 budget.

Attached to this report are the following:

- Revised Key Performance Indicators (KPIs) for 2016-17;
- Revised 2016-17 Statement of Comprehensive Income;
- Revised 2016-17 Statement of Cash Flows;
- Revised 2016-17 Statement of Financial Position;
- Revised 2016-17 Operating, Capital Funding and Other Items Statements; and
- Carryover submissions – summary report and detail listing.

It is proposed that Council resolve to adopt the revised budget for 2016-17 at Redland City Council (RCC) level. In addition to this and in accordance with the *Local Government Regulation 2012*, it is proposed that Council resolve to adopt the Redland Water and RedWaste commercial businesses financial statements that are presented in the attached documentation.

The relevant pages are outlined within the Officer's Recommendation in this report.

Of note, the Redland Investment Corporation (RIC), a wholly owned subsidiary has not been consolidated into the attached documents as it has been determined RIC will follow a separate budget development and review process.

BACKGROUND

Council adopted its 2016-17 budget at the Special Budget Meeting on 14 July 2016. During the 2015-16 Final Budget Review in May 2016, there were a number of items identified as being required to be carried over to the new financial year to enable their completion.

Further projects requiring funds to be carried over have been identified since that 2015-16 review due to circumstances unforeseen at the time.

ISSUES

The scope of this carryover budget review is pre-approved capital projects straddling the 2015-16 and 2016-17 financial years. In addition, non-recurrent operating costs of \$1.7m have been proposed for carryover in relation to the landfill remediation works.

Other budget adjustments will be made during the financial year. The attached report does not include budget adjustments outside the carryover process and these other budget changes will be captured and reconciled as part of the monthly financial reports presented to Council.

STRATEGIC IMPLICATIONS

Legislative Requirements

This proposed carryover budget review is in alignment with the *Local Government Act 2009* and the *Local Government Regulation 2012*. Section 170 of the *Local Government Regulation 2012* permits a local government to amend the budget for a financial year at any time before the end of the financial year.

Risk Management

Council officers monitor budget to actual expenditure on a regular basis and council's financial performance and position is reported on a monthly basis.

Council has already prioritised the carryover works as they commenced in the 2015-16 financial year and the deliverability of both operational and capital programmes is under constant review by the Executive Leadership Team (ELT).

Financial

This recommendation requires a change to the current year's adopted budget and the accompanying attachments outline the major movements surrounding this review as well as the projected financial statements forecast to 30 June 2017.

Council's capital expenditure program increases by \$7.4m to \$84.5m with some large projects carried over including the Birkdale Haul Road and Hardstand, the Point Lookout Wastewater Treatment Plan and the Redlands Softball park.

All key performance indicators meet or exceed the targets except for the cash measure Operating Performance, which is unchanged from the original budget and the Asset Sustainability Ratio, which is a stretch target and influenced by the renewal components of the capital works projects.

People

The attached report updates the budget at an organisational level for 2016-17 following submissions from business areas. Specific impacts to people may result from the budget adjustments and will be worked through at a team, unit and group level in accordance with Council's policies and people strategy (when and if they arise).

Environmental

The attached report updates the budget at an organisational level for 2016-17 following submissions from business areas. Specific impacts to the environment that may result from the budget adjustments will be worked through at a team, unit and group level in accordance with Council's policies and environmental framework (when and if they arise).

Social

The attached report updates the budget at an organisational level for 2016-17 following submissions from business areas. Specific impacts to the community that may result from the budget adjustments will be worked through at a team, unit and group level in accordance with Council's policies and social framework (when and if they arise).

Alignment with Council's Policy and Plans

This report has a relationship with the following items of the 2015-2020 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.
- 8.2 Council produces and delivers against sustainable financial forecasts as a result of best practice Capital and Asset Management plans that guide project planning and service delivery across the city.

CONSULTATION

Group managers in consultation with the Executive Leadership Team (ELT) undertook the development of this budget review. Councillors reviewed the budget amendments in a workshop held with ELT on 9 August 2016.

OPTIONS

Option 1

That Council resolves to adopt the Revised Budget for 2016-17 at Redland City Council (RCC) level, which refers to the following (refer attachment for detail):

1. RCC Statement of Comprehensive Income – page 2;
2. RCC Statement of Financial Position – page 3;
3. RCC Statement of Cash Flows – page 4;
4. RCC Operating and Capital Funding Statement – page 5; and
5. To meet the requirements of the Local Government Regulation 2012, adopt the Redland Water and RedWaste Operating and Capital Funding Statements (pages 11 and 12 respectively).

Option Two

That Council resolves to not adopt the revised budget for 2016-17 as presented in the Officer's Recommendation.

OFFICER'S RECOMMENDATION

That Council resolves to adopt the Revised Budget for 2016-17 at Redland City Council (RCC) level, which refers to the following (refer attachment for detail):

1. RCC Statement of Comprehensive Income – page 2;
2. RCC Statement of Financial Position – page 3;
3. RCC Statement of Cash Flows – page 4;
4. RCC Operating and Capital Funding Statement – page 5; and
5. To meet the requirements of the *Local Government Regulation 2012*, adopt the Redland Water and RedWaste Operating and Capital Funding Statements (pages 11 and 12 respectively).



Redland
CITY COUNCIL

General Meeting
24 August 2016

Carryover Budget Review 2015-16 to 2016-17

The statements enclosed are for the parent entity Redland City Council (investment in RIC is included). Group consolidated financials will be presented as part of Council's Annual Financial Statements each year.

Financial Stability and Sustainability Ratios	Original Budget 2016-17	Revised Budget as per Carryover Budget 2016-17
Level of dependence on General Rate Revenue Threshold set < 37.5%	32.52%	32.52%
Ability to pay our bills - Current Ratio Target between 1.1 and 4.1	4.42	3.62
Ability to repay our debt - Debt Servicing Ratio (%) Target less than or equal to 10%	3.04%	3.04%
Cash Balance \$M Target greater than or equal to \$40m	118.477	133.470
Cash Balances - cash capacity in months Target 3 to 4 months	6.90	7.78
Longer term financial stability - debt to asset ratio (%) Target less than or equal to 10%	1.84%	1.82%
Operating Performance Target greater than or equal to 20%	17.29%	17.29%
Operating Surplus Ratio Target between 0% and 10%	0.19%	0.19%
Net Financial Liabilities Target less than 60%*	-23.82%	-30.09%
Interest Coverage Ratio Target between 0% and 5%**	-0.42%	-0.42%
Asset Sustainability Ratio Target greater than 90%	77.83%	79.72%

* The net financial liabilities ratio exceeds the target range when current assets are greater than total liabilities (and the ratio is negative)

** The interest coverage ratio exceeds the target range when interest revenue is greater than interest expense (and the ratio is negative)

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Recurrent revenue				
Rates, levies and charges	214,758	214,758	-	214,758
Fees and charges	13,291	13,291	-	13,291
Rental income	811	811	-	811
Interest received	4,271	4,271	-	4,271
Investment returns	4,685	4,685	-	4,685
Sales revenue	4,030	4,030	-	4,030
Other income	763	763	-	763
Grants, subsidies and contributions	11,959	11,959	-	11,959
Total recurrent revenue	254,569	254,569	-	254,569
Capital revenue				
Grants, subsidies and contributions	32,248	32,248	200	32,448
Non-cash contributions	3,144	3,144	-	3,144
Total capital revenue	35,393	35,393	200	35,593
TOTAL INCOME	289,962	289,962	200	290,162
Recurrent expenses				
Employee benefits	80,389	80,389	-	80,389
Materials and services	119,315	119,315	-	119,315
Finance costs	3,758	3,758	-	3,758
Depreciation and amortisation	50,628	50,628	-	50,628
Total recurrent expenses	254,090	254,090	-	254,090
Capital expenses				
(Gain)/Loss on disposal of non-current assets	289	289	(461)	(172)
Restoration and rehabilitation provision expense	-	-	-	-
Total capital expenses	289	289	(461)	(172)
TOTAL EXPENSES	254,379	254,379	(461)	253,918
NET RESULT	35,583	35,583	661	36,244
Other comprehensive income/(loss)				
Items that will not be reclassified to a net result				
Revaluation of property, plant and equipment	-	-	-	-
TOTAL COMPREHENSIVE INCOME	35,583	35,583	661	36,244



Redland City Council

Statement of Financial Position Forecast as at 30 June 2017

	Original Budget 2016-17 \$000s	Unaudited Actual Opening Balance * 2016-17 \$000s	Budgeted Movement 2016-17 \$000s	Carryover Budget Review Proposed Movements \$000s	Proposed Revised Budget 2016-17 \$000s
CURRENT ASSETS					
Cash and cash equivalents	118,477	141,212	(972)	(6,770)	133,470
Trade and other receivables	25,017	39,844	-	-	39,844
Inventories	779	789	-	-	789
Non-current assets held for sale	1,309	5,451	-	-	5,451
Other current assets	1,104	2,012	-	-	2,012
Total current assets	146,686	189,308	(972)	(6,770)	181,566
NON-CURRENT ASSETS					
Investment property	956	956	-	-	956
Property, plant and equipment	2,293,906	2,267,075	29,458	7,431	2,303,964
Intangible assets	2,000	3,267	(823)	-	2,444
Other financial assets	73	73	-	-	73
Investment in other entities	10,063	5,356	-	-	5,356
Total non-current assets	2,306,999	2,276,727	28,635	7,431	2,312,793
TOTAL ASSETS	2,453,685	2,466,035	27,663	661	2,494,359
CURRENT LIABILITIES					
Trade and other payables	18,454	29,936	(1,596)	-	28,340
Borrowings	4,482	4,482	-	-	4,482
Provisions	7,571	15,912	(851)	-	15,061
Other current liabilities	2,673	3,167	(856)	-	2,311
Total current liabilities	33,179	53,497	(3,303)	-	50,194
NON-CURRENT LIABILITIES					
Borrowings	40,727	45,375	(4,551)	-	40,824
Provisions	12,143	14,014	(66)	-	13,948
Total non-current liabilities	52,869	59,389	(4,617)	-	54,772
TOTAL LIABILITIES	86,048	112,886	(7,920)	-	104,966
NET COMMUNITY ASSETS	2,367,637	2,353,149	35,583	661	2,389,392
COMMUNITY EQUITY					
Asset revaluation surplus	827,411	826,979	-	-	826,979
Retained surplus	1,443,724	1,434,688	18,382	2,117	1,455,188
Constrained cash reserves	96,502	91,482	17,201	(1,457)	107,226
TOTAL COMMUNITY EQUITY	2,367,637	2,353,149	35,583	661	2,389,392

* Please note - this is a forecast based upon the unaudited closing balance of 2015-16 - opening balance for 2016-17

Statement of Cash Flows

Forecast for the year ending June 2017

	Original Budgeted Cash Flow 2016-17 \$000s	Revised Budget Adj. Cash Opening Bal from 2015-16 \$000s	Proposed Movement Final Budget Review \$000s	Proposed Revised Budget 2016-17 \$000s
CASH FLOWS FROM OPERATING ACTIVITIES				
Receipts from customers	232,889	232,889	-	232,889
Payments to suppliers and employees	(202,780)	(202,780)	-	(202,780)
	30,110	30,110	-	30,110
Interest received	4,271	4,271	-	4,271
Rental income	811	811	-	811
Non-capital grants and contributions	11,056	11,056	-	11,056
Borrowing costs	(3,195)	(3,195)	-	(3,195)
Net cash inflow from operating activities	43,053	43,053	-	43,053
CASH FLOWS FROM INVESTING ACTIVITIES				
Payments for property, plant and equipment	(76,938)	(77,038)	(7,431)	(84,469)
Payments for intangible assets	(100)	-	-	-
Proceeds from sale of property, plant and equipment	630	630	461	1,091
Capital grants, subsidies and contributions	32,248	32,248	200	32,448
Other cash flows from investing activities	4,685	4,685	-	4,685
Net cash outflow from investing activities	(39,474)	(39,474)	(6,770)	(46,244)
CASH FLOWS FROM FINANCING ACTIVITIES				
Proceeds of borrowings	-	-	-	-
Repayment of borrowings	(4,551)	(4,551)	-	(4,551)
Net cash inflow from financing activities	(4,551)	(4,551)	-	(4,551)
Net Increase / (Decrease) in Cash Held	(972)	(972)	(6,770)	(7,742)
Cash and cash equivalents at the beginning of the year	119,449	141,212		141,212
Cash and cash equivalents at the end of the financial year	118,477	140,240	(6,770)	133,470

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Revenue				
Rates charges	85,691	85,691	-	85,691
Levies and utility charges	132,436	132,436	-	132,436
<i>Less: Pensioner remissions and rebates</i>	(3,370)	(3,370)	-	(3,370)
Fees and charges	13,291	13,291	-	13,291
Operating grants and subsidies	11,370	11,370	-	11,370
Operating contributions and donations	589	589	-	589
Interest external	4,271	4,271	-	4,271
Investment returns	4,685	4,685	-	4,685
Other Revenue	5,604	5,604	-	5,604
Total revenue	254,569	254,569	-	254,569
Expenses				
Employee benefits	80,389	80,389	-	80,389
Materials and services	119,731	119,731	-	119,731
Finance costs other	562	562	-	562
Other expenditure	398	398	-	398
Net internal costs	(814)	(814)	-	(814)
Total expenses	200,266	200,266	-	200,266
Earnings before interest, tax and depreciation (EBITD)	54,303	54,303	-	54,303
Interest expense	3,195	3,195	-	3,195
Depreciation and amortisation	50,628	50,628	-	50,628
OPERATING SURPLUS/(DEFICIT)	479	479	-	479

Capital Funding Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Proposed sources of capital funding				
Capital contributions and donations	29,425	29,425	-	29,425
Capital grants and subsidies	2,824	2,824	200	3,024
Proceeds on disposal of non-current assets	630	630	461	1,091
Capital transfers (to) from reserves	(15,839)	(15,839)	1,457	(14,382)
Non-cash contributions	3,144	3,144	-	3,144
New loans	-	-	-	-
Funding from general revenue	64,549	64,549	5,314	69,863
Total sources of capital funding	84,733	84,733	7,431	92,164
Proposed application of capital funds				
Contributed assets	3,144	3,144	-	3,144
Capitalised goods and services	71,905	71,905	7,431	79,336
Capitalised employee costs	5,133	5,133	-	5,133
Loan redemption	4,551	4,551	-	4,551
Total application of capital funds	84,733	84,733	7,431	92,164
Other budgeted items				
Transfers to constrained operating reserves	(11,683)	(11,683)	-	(11,683)
Transfers from constrained operating reserves	10,321	10,321	-	10,321
WDV of assets disposed	919	919	-	919
Tax and dividends	-	-	-	-
Internal capital structure financing	-	-	-	-

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Revenue				
Rates charges	85,691	85,691	-	85,691
Levies and utility charges	241	241	-	241
<i>Less: Pensioner remissions and rebates</i>	(2,899)	(2,899)	-	(2,899)
Fees and charges	607	607	-	607
Operating grants and subsidies	5,128	5,128	-	5,128
Operating contributions and donations	-	-	-	-
Interest external	3,293	3,293	-	3,293
Investment returns	4,685	4,685	-	4,685
Other Revenue	363	363	-	363
Total revenue	97,110	97,110	-	97,110
Expenses				
Employee benefits	12,485	12,485	-	12,485
Materials and services	5,218	5,218	-	5,218
Finance costs other	306	306	-	306
Other expenditure	135	135	-	135
Net internal costs	(4,063)	(4,063)	-	(4,063)
Total expenses	14,080	14,080	-	14,080
Earnings before interest, tax and depreciation (EBITD)	83,029	83,029	-	83,029
Interest expense	3,155	3,155	-	3,155
Depreciation and amortisation	53	53	-	53
OPERATING SURPLUS/(DEFICIT)	79,821	79,821	-	79,821

Capital Funding Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Proposed sources of capital funding				
Capital contributions and donations	-	-	-	-
Capital grants and subsidies	-	-	-	-
Proceeds on disposal of non-current assets	-	-	-	-
Capital transfers (to) from reserves	478	478	-	478
Non-cash contributions	-	-	-	-
New loans	-	-	-	-
Funding from general revenue	5,224	5,224	-	5,224
Total sources of capital funding	5,702	5,702	-	5,702
Proposed application of capital funds				
Contributed assets	-	-	-	-
Capitalised goods and services	989	989	-	989
Capitalised employee costs	237	237	-	237
Loan redemption	4,476	4,476	-	4,476
Total application of capital funds	5,702	5,702	-	5,702
Other budgeted items				
Transfers to constrained operating reserves	(343)	(343)	-	(343)
Transfers from constrained operating reserves	192	192	-	192
WDV of assets disposed	-	-	-	-
Tax and dividends	(18,500)	(18,500)	-	(18,500)
Internal capital structure financing	(19,185)	(19,185)	-	(19,185)

Organisational Services

Operating Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Revenue				
Rates charges	-	-	-	-
Levies and utility charges	331	331	-	331
<i>Less: Pensioner remissions and rebates</i>	-	-	-	-
Fees and charges	32	32	-	32
Operating grants and subsidies	76	76	-	76
Operating contributions and donations	-	-	-	-
Interest external	-	-	-	-
Investment returns	-	-	-	-
Other Revenue	139	139	-	139
Total revenue	577	577	-	577
Expenses				
Employee benefits	13,741	13,741	-	13,741
Materials and services	7,604	7,604	-	7,604
Finance costs other	10	10	-	10
Other expenditure	38	38	-	38
Net internal costs	(11,577)	(11,577)	-	(11,577)
Total expenses	9,816	9,816	-	9,816
Earnings before interest, tax and depreciation (EBITD)	(9,239)	(9,239)	-	(9,239)
Interest expense	-	-	-	-
Depreciation and amortisation	3,608	3,608	-	3,608
OPERATING SURPLUS/(DEFICIT)	(12,848)	(12,848)	-	(12,848)

Capital Funding Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Proposed sources of capital funding				
Capital contributions and donations	-	-	-	-
Capital grants and subsidies	-	-	-	-
Proceeds on disposal of non-current assets	630	630	461	1,091
Capital transfers (to) from reserves	-	-	-	-
Non-cash contributions	-	-	-	-
New loans	-	-	-	-
Funding from general revenue	14,392	14,331	125	14,457
Total sources of capital funding	15,022	14,962	586	15,548
Proposed application of capital funds				
Contributed assets	-	-	-	-
Capitalised goods and services	15,022	14,962	586	15,548
Capitalised employee costs	-	-	-	-
Loan redemption	-	-	-	-
Total application of capital funds	15,022	14,962	586	15,548
Other budgeted items				
Transfers to constrained operating reserves	-	-	-	-
Transfers from constrained operating reserves	31	31	-	31
WDV of assets disposed	630	630	-	630
Tax and dividends	-	-	-	-
Internal capital structure financing	-	-	-	-

Customer & Community Services

Operating Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Revenue				
Rates charges	-	-	-	-
Levies and utility charges	-	-	-	-
<i>Less: Pensioner remissions and rebates</i>	-	-	-	-
Fees and charges	9,687	9,687	-	9,687
Operating grants and subsidies	1,764	1,764	-	1,764
Operating contributions and donations	-	-	-	-
Interest external	5	5	-	5
Investment returns	-	-	-	-
Other Revenue	1,162	1,162	-	1,162
Total revenue	12,618	12,618	-	12,618
Expenses				
Employee benefits	28,026	28,026	-	28,026
Materials and services	7,459	7,459	-	7,459
Finance costs other	3	3	-	3
Other expenditure	225	225	-	225
Net internal costs	7,341	7,341	-	7,341
Total expenses	43,054	43,054	-	43,054
Earnings before interest, tax and depreciation (EBITD)	(30,436)	(30,436)	-	(30,436)
Interest expense	-	-	-	-
Depreciation and amortisation	1,880	1,880	-	1,880
OPERATING SURPLUS/(DEFICIT)	(32,316)	(32,316)	-	(32,316)

Capital Funding Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Proposed sources of capital funding				
Capital contributions and donations	17,625	17,625	-	17,625
Capital grants and subsidies	636	636	-	636
Proceeds on disposal of non-current assets	-	-	-	-
Capital transfers (to) from reserves	(16,241)	(16,241)	-	(16,241)
Non-cash contributions	-	-	-	-
New loans	-	-	-	-
Funding from general revenue	1,506	1,506	292	1,798
Total sources of capital funding	3,527	3,527	292	3,818
Proposed application of capital funds				
Contributed assets	-	-	-	-
Capitalised goods and services	3,527	3,527	292	3,818
Capitalised employee costs	-	-	-	-
Loan redemption	-	-	-	-
Total application of capital funds	3,527	3,527	292	3,818
Other budgeted items				
Transfers to constrained operating reserves	(140)	(140)	-	(140)
Transfers from constrained operating reserves	570	570	-	570
WDV of assets disposed	-	-	-	-
Tax and dividends	-	-	-	-
Internal capital structure financing	-	-	-	-

Infrastructure & Operations

(excl Redland Water & RedWaste)

Operating Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Revenue				
Rates charges	-	-	-	-
Levies and utility charges	12,621	12,621	-	12,621
<i>Less: Pensioner remissions and rebates</i>	-	-	-	-
Fees and charges	2,242	2,242	-	2,242
Operating grants and subsidies	4,402	4,402	-	4,402
Operating contributions and donations	589	589	-	589
Interest external	45	45	-	45
Investment returns	-	-	-	-
Other Revenue	634	634	-	634
Total revenue	20,533	20,533	-	20,533
Expenses				
Employee benefits	16,691	16,691	-	16,691
Materials and services	36,696	36,696	-	36,696
Finance costs other	242	242	-	242
Other expenditure	-	-	-	-
Net internal costs	6,125	6,125	-	6,125
Total expenses	59,755	59,755	-	59,755
Earnings before interest, tax and depreciation (EBITD)	(39,222)	(39,222)	-	(39,222)
Interest expense	-	-	-	-
Depreciation and amortisation	28,011	28,011	-	28,011
OPERATING SURPLUS/(DEFICIT)	(67,233)	(67,233)	-	(67,233)

Capital Funding Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Proposed sources of capital funding				
Capital contributions and donations	5,600	5,600	-	5,600
Capital grants and subsidies	1,849	1,849	200	2,049
Proceeds on disposal of non-current assets	-	-	-	-
Capital transfers (to) from reserves	637	637	616	1,253
Non-cash contributions	80	80	-	80
New loans	-	-	-	-
Funding from general revenue	35,127	35,187	2,677	37,864
Total sources of capital funding	43,292	43,352	3,493	46,845
Proposed application of capital funds				
Contributed assets	80	80	-	80
Capitalised goods and services	38,537	38,597	3,493	42,090
Capitalised employee costs	4,675	4,675	-	4,675
Loan redemption	-	-	-	-
Total application of capital funds	43,292	43,352	3,493	46,845
Other budgeted items				
Transfers to constrained operating reserves	(11,199)	(11,199)	-	(11,199)
Transfers from constrained operating reserves	9,527	9,527	-	9,527
WDV of assets disposed	289	289	-	289
Tax and dividends	-	-	-	-
Internal capital structure financing	-	-	-	-

Infrastructure & Operations

(incl Redland Water & RedWaste)

Operating Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Revenue				
Rates charges	-	-	-	-
Levies and utility charges	131,864	131,864	-	131,864
<i>Less: Pensioner remissions and rebates</i>	(471)	(471)	-	(471)
Fees and charges	2,965	2,965	-	2,965
Operating grants and subsidies	4,402	4,402	-	4,402
Operating contributions and donations	589	589	-	589
Interest external	973	973	-	973
Investment returns	-	-	-	-
Other Revenue	3,941	3,941	-	3,941
Total revenue	144,264	144,264	-	144,264
Expenses				
Employee benefits	26,137	26,137	-	26,137
Materials and services	99,450	99,450	-	99,450
Finance costs other	243	243	-	243
Other expenditure	-	-	-	-
Net internal costs	7,485	7,485	-	7,485
Total expenses	133,316	133,316	-	133,316
Earnings before interest, tax and depreciation (EBITD)	10,949	10,949	-	10,949
Interest expense	40	40	-	40
Depreciation and amortisation	45,088	45,088	-	45,088
OPERATING SURPLUS/(DEFICIT)	(34,178)	(34,178)	-	(34,178)

Capital Funding Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Proposed sources of capital funding				
Capital contributions and donations	11,800	11,800	-	11,800
Capital grants and subsidies	2,187	2,187	200	2,387
Proceeds on disposal of non-current assets	-	-	-	-
Capital transfers (to) from reserves	(76)	(76)	1,457	1,380
Non-cash contributions	3,144	3,144	-	3,144
New loans	-	-	-	-
Funding from general revenue	43,427	43,487	4,897	48,384
Total sources of capital funding	60,482	60,542	6,553	67,096
Proposed application of capital funds				
Contributed assets	3,144	3,144	-	3,144
Capitalised goods and services	52,367	52,428	6,553	58,981
Capitalised employee costs	4,896	4,896	-	4,896
Loan redemption	75	75	-	75
Total application of capital funds	60,482	60,542	6,553	67,096
Other budgeted items				
Transfers to constrained operating reserves	(11,199)	(11,199)	-	(11,199)
Transfers from constrained operating reserves	9,527	9,527	-	9,527
WDV of assets disposed	289	289	-	289
Tax and dividends	18,500	18,500	-	18,500
Internal capital structure financing	19,185	19,185	-	19,185

	Proposed Changes			
	Original Budget \$000s	Revised Budget as Adopted \$000s	Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Revenue				
Rates charges	-	-	-	-
Levies and utility charges	20,903	20,903	-	20,903
<i>Less: Pensioner remissions and rebates</i>	-	-	-	-
Fees and charges	409	409	-	409
Operating grants and subsidies	-	-	-	-
Operating contributions and donations	-	-	-	-
Interest external	50	50	-	50
Investment returns	-	-	-	-
Other Revenue	745	745	-	745
Total revenue	22,106	22,106	-	22,106
Expenses				
Employee benefits	1,507	1,507	-	1,507
Materials and services	16,213	16,213	-	16,213
Finance costs other	1	1	-	1
Other expenditure	-	-	-	-
Net internal costs	(1,596)	(1,596)	-	(1,596)
Total expenses	16,124	16,124	-	16,124
Earnings before interest, tax and depreciation (EBITD)	5,982	5,982	-	5,982
Interest expense	40	40	-	40
Depreciation and amortisation	572	572	-	572
OPERATING SURPLUS/(DEFICIT)	5,371	5,371	-	5,371

Capital Funding Statement

Forecast for the year ending 30 June 2017

	Proposed Changes			
	Original Budget \$000s	Revised Budget as Adopted \$000s	Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Proposed sources of capital funding				
Capital contributions and donations	-	-	-	-
Capital grants and subsidies	-	-	-	-
Proceeds on disposal of non-current assets	-	-	-	-
Capital transfers (to) from reserves	-	-	-	-
Non-cash contributions	-	-	-	-
New loans	-	-	-	-
Funding from general revenue	307	307	1,167	1,475
Total sources of capital funding	307	307	1,167	1,475
Proposed application of capital funds				
Contributed assets	-	-	-	-
Capitalised goods and services	233	233	1,167	1,400
Capitalised employee costs	-	-	-	-
Loan redemption	75	75	-	75
Total application of capital funds	307	307	1,167	1,475
Other budgeted items				
Transfers to constrained operating reserves	-	-	-	-
Transfers from constrained operating reserves	-	-	-	-
WDV of assets disposed	-	-	-	-
Tax and dividends	3,220	3,220	-	3,220
Internal capital structure financing	420	420	-	420

Redland Water

Operating Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Revenue				
Rates charges	-	-	-	-
Levies and utility charges	98,341	98,341	-	98,341
<i>Less: Pensioner remissions and rebates</i>	(471)	(471)	-	(471)
Fees and charges	315	315	-	315
Operating grants and subsidies	-	-	-	-
Operating contributions and donations	-	-	-	-
Interest external	878	878	-	878
Investment returns	-	-	-	-
Other Revenue	2,562	2,562	-	2,562
Total revenue	101,625	101,625	-	101,625
Expenses				
Employee benefits	7,939	7,939	-	7,939
Materials and services	46,542	46,542	-	46,542
Finance costs other	-	-	-	-
Other expenditure	-	-	-	-
Net internal costs	2,956	2,956	-	2,956
Total expenses	57,436	57,436	-	57,436
Earnings before interest, tax and depreciation (EBITD)	44,189	44,189	-	44,189
Interest expense	-	-	-	-
Depreciation and amortisation	16,505	16,505	-	16,505
OPERATING SURPLUS/(DEFICIT)	27,684	27,684	-	27,684

Capital Funding Statement

Forecast for the year ending 30 June 2017

	Original Budget \$000s	Revised Budget as Adopted \$000s	Proposed Changes Carryover Budget Review \$000s	Proposed Revised Budget \$000s
Proposed sources of capital funding				
Capital contributions and donations	6,200	6,200	-	6,200
Capital grants and subsidies	339	339	-	339
Proceeds on disposal of non-current assets	-	-	-	-
Capital transfers (to) from reserves	(713)	(713)	841	127
Non-cash contributions	3,065	3,065	-	3,065
New loans	-	-	-	-
Funding from general revenue	7,993	7,993	1,052	9,045
Total sources of capital funding	16,883	16,883	1,893	18,775
Proposed application of capital funds				
Contributed assets	3,065	3,065	-	3,065
Capitalised goods and services	13,598	13,598	1,893	15,490
Capitalised employee costs	220	220	-	220
Loan redemption	-	-	-	-
Total application of capital funds	16,883	16,883	1,893	18,775
Other budgeted items				
Transfers to constrained operating reserves	-	-	-	-
Transfers from constrained operating reserves	-	-	-	-
WDV of assets disposed	-	-	-	-
Tax and dividends	15,280	15,280	-	15,280
Internal capital structure financing	18,765	18,765	-	18,765



Redland City Council
2015-2016 to 2016-2017 Carryover Budget Review
Summary Submissions

	No of Submissions	Revenue	Operating Expenditure	Capital Expenditure	Reserves	Cash Impact
<u>OPERATING & CAPITAL</u>						
Organisational Services						
Carryover Submissions	2	-460,659	0	586,031	0	125,372
Community & Customer Services						
Carryover Submissions	3	0	0	291,606	0	291,606
Infrastructure & Operations						
Carryover Submissions	52	-200,000	0	6,553,256	-1,456,610	6,353,256
BUDGET REVIEW TOTAL	57	-660,659	0	7,430,892	-1,456,610	6,770,233



Redland City Council

2015-2016 to 2016-2017 Carryover Budget Review

Submission Number	Submission Description	Reason	Revenue	Operating Expenditure	Capital Expenditure	Reserves	Cash Impact
<u>SUBMISSIONS</u>							
<u>Organisational Services</u>							
Project Submissions							
1000-701	41005 - Fleet Replacement Program - Existing budget carry forward due to delay in delivery of 4 x small trucks, 2 x tractor edgers and supply and fit of engine oil reticulation system to Fleet Workshop. Body builder delays some attributed to order push backs following large Qld Rail orders to the local truck building industry and orders being delivered from USA not due to arrive until August - Already committed funds.	Project Carryover	-460,659	0	553,962	0	93,303
1000-703	41405 - GPS Fleet Monitoring Install - Existing budget carried forward. Remainder of GPS roll out 50# and final base station set up. Roll out schedule runs until September. Remainder of GPS roll out units already purchased. Balance of 330 still to be fitted.	Project Carryover	0	0	32,069	0	32,069
ORGANISATIONAL SERVICES TOTAL SUBMISSIONS			-460,659	0	586,031	0	125,372
<u>SUBMISSIONS</u>							
<u>Community and Customer Services</u>							
Project Submissions							
2000-700	81115 - Cleveland Community Hub - Project was delayed as further progress is dependent on National Stronger Regions Funding which will be submitted in the next round of applications in the 2016-17 Financial Year.	Deferred Project	0	0	134,100	0	134,100
2000-301	40457 - Public Art and Acquisitions - Wellington Point Public Art Project has commenced and will be due for completion in 2016-17.	Project Carryover	0	0	110,766	0	110,766
2000-300	41828 - RAG Storage Project. Work has commenced and is due for completion in early July 2016 (including \$8,000 journalled).	Project Carryover	0	0	46,740	0	46,740
CUSTOMER AND COMMUNITY SERVICES TOTAL SUBMISSIONS			0	0	291,606	0	291,606

Submission Number	Submission Description	Reason	Revenue	Operating Expenditure	Capital Expenditure	Reserves	Cash Impact
<u>SUBMISSIONS</u>							
<u>Infrastructure and Operations</u>							
Project Submissions							
3000-300	65046 - Birkdale Haul Road and Hardstand - Birkdale landfill capping and associated haul road construction is incomplete due to wet weather delays in the program and road design reviews.	Project Carryover	0	0	1,167,468	0	1,167,468
3000-302	63006 - Pt Lookout Wastewater Treatment Plant - Carryover unspent monies for Pt Lookout. Value revised due to further actuals being received in June. Project will be commissioned in August with end of payments in February.	Project Carryover	0	0	735,000	-441,000	735,000
3000-606	41385 - Redlands Softball Park, Ormiston - Remaining budget required to cover costs of commitments and any unknown costs that may arise to meet electrical safety standards AS3000.	Project Carryover	-100,000	0	627,515	0	527,515
3000-607	41389 - Sportsfield Lighting - Pinklands - Remaining budget required to cover costs of commitments and any unknown costs that may arise to meet electrical safety standards AS3000.	Project Carryover	-100,000	0	462,451	0	362,451
3000-600	20022 - Animal Shelter Extension. Delay in manufacture.	Project Carryover	0	0	410,377	0	410,377
3000-601	40014 - Moreton Bay Cycleway Thornlands - Delay in Transport and Main Roads approval and wet site. Order commitments raised for Stage 2 works.	Project Carryover	0	0	360,549	0	360,549
3000-303	63133 - Thorneside Wastewater Treatment Plant Inlet Works Upgrade - Carryover unspent monies. Value revised after June finalised. Late signing of contract has not permitted any early design spend.	Project Carryover	0	0	261,000	-130,500	261,000
3000-203	40032 - Coochiemudlo Island Jetty (Disability Discrimination Act Compliance) - Balance of budget required for carryover. Project practically complete. Additional works/variation approved by TMR for balance of funds to be spent in 2016-17.	Project Carryover	0	0	186,672	0	186,672
3000-609	44764 - Park Renewal/Upgrade Mt Cotton - Commitment plus remaining budget to cover redesign as directed by Public Place Projects Unit.	Project Carryover	0	0	184,617	0	184,617
3000-304	64048 - Sewerage Pump Station #48 - Carryover unspent monies. Carryover value reconciles early projections. Project delayed due to contractor pulling out after contract award. Contract renegotiated with 2nd tenderer and external mechanical contractor in panel.	Project Carryover	0	0	180,000	0	180,000
3000-603	40556 - Collins St and School of Arts Rd - Project at preliminary design phase and awaiting Energex design. Project funded over 3 financial years.	Project Carryover	0	0	152,564	0	152,564

Submission Number	Submission Description	Reason	Revenue	Operating Expenditure	Capital Expenditure	Reserves	Cash Impact
3000-310	64900 - Sewerage Pump Station 70 Genset Install - Carryover unspent monies.	Project Carryover	0	0	148,800	0	148,800
3000-311	64103 - Sewerage Pump Station #103 - Carryover unspent monies.	Project Carryover	0	0	139,000	0	139,000
3000-608	42362 - Billiau Rd, Mt Cotton Upgrade - Project under construction expected completion in August.	Project Carryover	0	0	130,423	0	130,423
3000-617	40998 - Safety Improvements, Wynyard St - Project redesigned to consider implications of a raised ramp on future events.	Project Carryover	0	0	94,766	0	94,766
3000-612	80053 - Bus Stop Upgrades Program - Contractor availability and wet weather delayed finalisation of 2015-16 Program. Expected completion August 2016.	Project Carryover	0	0	93,105	0	93,105
3000-309	63180 - Cleveland Dechlorination - Carryover unspent monies. Defect notice issued to contractor to correct identified issues before payment can be finalised.	Project Carryover	0	0	92,000	-92,000	92,000
3000-312	64173 - Sewerage Pump Station Bypass Enabling - Carryover unspent monies.	Project Carryover	0	0	89,000	-71,200	89,000
3000-306	62166 - East Coast Rd watermain renewal - Carryover unspent monies. Carryover value reconciles early projections. Cultural Heritage survey still being undertaken and design ready.	Project Carryover	0	0	80,000	-80,000	80,000
3000-207	41193 - Pedestrian Bridge Renewal - Procurement was finalised late in 2015-16. Funds are committed for pedestrian bridge works commencing shortly.	Project Carryover	0	0	74,000	0	74,000
3000-610	42608 - Alfred Martin Way, North Stradbroke Island - Delay in feedback from client regarding contents of Road Rehabilitation Report.	Project Carryover	0	0	71,235	0	71,235
3000-505	42386 - Site Establishment - Judy Holt - Carryover budget from 2015-16 to 2016-17. Awaiting relocation of Weinam Creek Public Amenities.	Project Carryover	0	0	70,000	0	70,000
3000-305	64000 - Sewerage Pump Station Asset Rehabilitation - Carryover unspent monies. Carryover value reconciles to early projections. Vent pole manufacturer delayed but contractor has been engaged.	Project Carryover	0	0	60,000	0	60,000
3000-614	40686 - Ramp Upgrade Coochiemudlo Island - Project fully designed and awaiting final permit approvals.	Project Carryover	0	0	57,373	0	57,373
3000-507	40471 - Cleveland Aquatic Centre Project - In progress. Carryover budget from 2015-16 to 2016-17.	Project Carryover	0	0	55,295	0	55,295
3000-604	40567 - Seawall Renewal Wilson Esplanade - Project fully designed and awaiting final permit approvals.	Project Carryover	0	0	49,332	0	49,332
3000-616	41191 - Avalon Rd Guardrail Design Phase. Awaiting structural assessment of culvert.	Project Carryover	0	0	47,710	0	47,710

Submission Number	Submission Description	Reason	Revenue	Operating Expenditure	Capital Expenditure	Reserves	Cash Impact
3000-313	64301 - Sewerage Pump Station Lid Safety - Carryover unspent monies.	Project Carryover	0	0	44,000	0	44,000
3000-205	42435 - Traffic Signals Software and Hardware Upgrade. Works were due to be completed by end of 2015-16 however delays have been experienced due to TMR and Telstra processes. It is now anticipated that this work will be completed by December 2016.	Project Carryover	0	0	40,000	0	40,000
3000-500	42373 - Shade Structure Wellington Pt - Project started in March 2016. Carryover budget from 2015-16 to 2016-17. This is required to be carried over due to current needs.	Project Carryover	0	0	40,000	-40,000	40,000
3000-504	42105 - Weinam Creek Wetlands Park - Carryover budget from 2015-16 to 2016-17. Reverse Funding - to be disbursed to child jobs.	Project Carryover	0	0	39,847	-81,336	39,847
3000-615	40732 - Revetment Wall Stage 2 Thompson Beach, Design Phase. Scope of works and redesign requested by Project Manager.	Project Carryover	0	0	38,941	0	38,941
3000-308	63067 - Pumps - Carryover unspent monies. Completed with some minor pumps not yet delivered.	Project Carryover	0	0	38,000	0	38,000
3000-605	41071 - Seawall Renewal, Ballow St - Project awaiting lodgement of permit applications pending result of Amity Point Shoreline Erosion Management Plan.	Project Carryover	0	0	32,952	0	32,952
3000-502	41402 - Skate Park - Mt Cotton Community Park - Carryover design budget from 2015-16 to 2016-17 for Ramp Park.	Project Carryover	0	0	30,365	0	30,365
3000-307	64302 - Sewerage Pump Station Emergency Diesel Set - Carryover unspent monies. Carryover value slightly less than early projections. Fleet negotiated requirements on set trailer manufacturer instead of pump manufacturer.	Project Carryover	0	0	26,000	-26,000	26,000
3000-618	41105 - Stakey St, Wellington Pt - Final detailed design delayed whilst investigating options for extra works at client's request.	Project Carryover	0	0	26,000	0	26,000
3000-508	40672 - Redland Bay Cemetery - Project in progress. Carryover budget from 2015-16 to 2016-17.	Project Carryover	0	0	18,858	0	18,858
3000-611	46232 - Charlie Buckler Lighting - Delays in finalisation of external design.	Project Carryover	0	0	17,700	0	17,700
3000-511	46232 - Charlie Buckler Sportsfield Lighting - Carryover budget from 2015-16 to 2016-17. Reserve Funding.	Project Carryover	0	0	0	-13,267	0
3000-204	40033 - Junner Street Traffic Management - required for ongoing traffic management for lane closure into 2016-17.	Project Carryover	0	0	15,970	0	15,970
3000-506	42322 - Gallery and RCC Air Conditioning Project - carryover. Over 90% delivered however minor works to be completed.	Project Carryover	0	0	15,000	0	15,000

Submission Number	Submission Description	Reason	Revenue	Operating Expenditure	Capital Expenditure	Reserves	Cash Impact
3000-208	40292 - Culvert Safety Fences - Works commenced in 2015-16. Current outstanding commitment of \$14,907.	Project Carryover	0	0	14,907	0	14,907
3000-206	41326 - Speed Awareness Project - 100% funded project by TMR. Extension provided by TMR for project completion by September 2016.	Project Carryover	0	0	11,134	-11,134	11,134
3000-509	41090 - Driveway Renewal – Surf Lifesaving. Project in progress. Carryover budget from 2015-16 to 2016-17.	Project Carryover	0	0	9,500	0	9,500
3000-620	45230 - North St Revetment Wall - Final construction phase. Expected completion July 2016.	Project Carryover	0	0	7,305	0	7,305
3000-602	41072 - Seawall, Bay St Redland Bay - Project awaiting permits, extra information requested by State Agencies.	Project Carryover	0	0	6,524	0	6,524
3000-301	55073 - Birkdale Landfill Remediation Capping - Birkdale landfill capping and associated haul road construction is incomplete due to wet weather delays in the program and road design reviews.	Transfer	0	1,663,114	0	0	1,663,114
	Corresponding entry		0	-1,663,114	0	0	-1,663,114
3000-200	41187 - Revetment Wall Stabilisation - Record reserve funding from Raby Bay Canal Reserve for 2016-17 year. Adjustment is required as the transfers from reserve were not recorded during budget development.	Reserves Adjustment / Re-alignment	0	0	0	-150,000	0
3000-201	30185 - Sovereign Waters Lake Monitoring - Record reserve funding from Sovereign Waters Lake Reserve for 2016-17 year. Adjustment is required as the transfers from reserve were not recorded during budget development.	Reserves Adjustment / Re-alignment	0	0	0	-35,167	0
3000-202	40556 - Collins St School of Arts Upgrade - Carryover of reserve funds to match PDG submission 3000-603 for contractor funds carryover.	Project Carryover	0	0	0	-137,685	0
3000-510	44764 - Renew/Upgrade - Mt Cotton Community Park - Carryover budget from 2015-16 to 2016-17. Reserve Funding.	Project Carryover	0	0	0	-147,321	0
INFRASTRUCTURE AND OPERATIONS TOTAL SUBMISSIONS			-200,000	0	6,553,256	-1,456,610	6,353,256
TOTAL SUBMISSIONS			-660,659	0	7,430,892	-1,456,610	6,770,233

11.2 ORGANISATIONAL SERVICES

11.2.1 REVIEW OF DELEGATIONS TO THE CHIEF EXECUTIVE OFFICER

Objective Reference: A1893160
Reports and Attachments (Archives)

Attachments: [Acquisition of Land Act 1967 - Council to CEO](#)
[Biosecurity Act 2014 NEW - Council to CEO](#)
[Body Corporate and Community Management \(Specified Two-lot Schemes Module\) Regulation 2011 NEW - Council to CEO](#)
[Building Act 1975 - Council to CEO](#)
[Building Regulation 2006 NEW - Council to CEO](#)
[Coastal Protection and Management Act 1995 - Council to CEO](#)
[Environmental Protection Act 1994 - Council to CEO](#)
[Environmental Protection Regulation 2008 - Council to CEO](#)
[Heavy Vehicle \(Mass, Dimension and Loading\) National Regulation - Council to CEO](#)
[Heavy Vehicle National Law \(Qld\) - Council to CEO](#)
[Liquor Act 1992 - Council to CEO](#)
[Local Government Regulation 2012 - Council to CEO](#)
[Public Health Act 2005 - Council to CEO](#)
[Public Records Act 2002 - Council to CEO](#)
[Queensland Heritage Act 1992 NEW - Council to CEO](#)
[Queensland Heritage Act 1992 - Council to CEO](#)
[Residential Tenancies and Rooming Accommodation Act 2008 NEW - Council to CEO](#)
[River Improvement Trust Act 1940 NEW - Council to CEO](#)
[Sustainable Planning Act 2009 - Council to CEO](#)
[Water Act 2000 - Council to CEO](#)
[Water Supply \(Safety and Reliability\) Act 2008 - Council to CEO](#)
[Work Health and Safety Regulation 2011 - Council to CEO](#)
[Workers' Compensation and Rehabilitation Act 2003 - Council to CEO](#)

Authorising Officer: 
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PURPOSE

The purpose of this report is for Council to provide updated delegations to the Chief Executive Officer (CEO) in accordance with the annual review of delegations.

BACKGROUND

Councils are required to make thousands of operational decisions each year under both State legislation and Council's own local laws. It would be inefficient if these decisions were required to be made by reports to Council meetings and Council resolutions.

Section 257 of the *Local Government Act 2009* (the Act) allows a local government to delegate a power under the Act or another Act, other than where an Act specifically states that the power must be exercised by Council resolution. Section 257(1)(b) of the Act specifically provides for a power to be delegated to the CEO. Section 259 of the Act allows a CEO to on-delegate their powers to appropriately qualified officers, other than where the local government specifically directs that the power not be further delegated or it is a power to keep a register of interests.

The *Local Government Act 2009* requires Councils to review delegations to the CEO annually. Through King and Company Solicitors, the Local Government Association of Queensland (LGAQ) has developed a complete list of all delegations under State laws which can be delegated to local government CEOs. This list is generally updated twice a year.

ISSUES

Since 2013 Council has used the register of delegations provided through LGAQ to update its delegations to the CEO on an annual basis. This framework helps ensure that the CEO's delegations are up to date in accordance with the legislation. LGAQ has provided amendments to the delegations register and this report seeks approval to delegate the powers identified in the attachments to the CEO.

Acts that remain unchanged include:

- *Body Corporate and Community Management Act 1997*
- *Environmental Protection (Water) Policy 2009*
- *Environmental Protection Regulation 2008*
- *Food Act 2006*
- *Food Production (Safety) Act 2000*
- *Heavy Vehicle National Law Regulation 2014*
- *Information Privacy Act 2009*
- *Integrity Act 2009*
- *Local Government Act 2009*
- *Nature Conservation (Wildlife Management) Regulation 2006*
- *Public Health (Infection Control for Personal Appearance Services) Act 2003*
- *Public Health Regulation 2005*
- *Public Interest Disclosure Act 2010*
- *Public Sector Ethics Act 1994*
- *Queensland Reconstruction Authority Act 2011*
- *Residential Services (Accreditation) Act 2002*
- *Right to Information Act 2009*
- *Standard Plumbing and Drainage Regulation 2003*
- *State Penalties Enforcement Act 1999*
- *Statutory Bodies Financial Arrangements Act 1982*
- *Summary Offences Act 2005*
- *Summary Offences Regulation 2006*
- *Survey and Mapping Infrastructure Act 2003*

- *Sustainable Planning Regulation 2009*
- *Tobacco and Other Smoking Products Act 1998*
- *Transport Infrastructure (Busway) Regulation 2002*
- *Transport Infrastructure (Public Marine Facilities) Regulation 2011*
- *Transport Infrastructure (Rail) Regulation 2006*
- *Transport Operations (Marine Pollution) Act 1995*
- *Transport Operations (Marine Safety) Act 1994*
- *Transport Operations (Marine Safety) Regulation 2004*
- *Trusts Act 1973*
- *Waste Reduction and Recycling Regulation 2011*
- *Work Health and Safety Act 2011*
- *Workers Compensation and Rehabilitation Regulation 2003*

Where a delegation has been amended or has been added to the register, these changes are reflected in the attachments. Delegations under powers that have been removed from legislation can no longer be exercised and, while not advised here, will be removed from the register. All existing delegations to the CEO provided through previous annual review processes (where not removed) will remain in place.

While undertaking a review of their delegations register, LGAQ noted that the register for the Public Records Act 2002 – Council to CEO was missing. This has now been included and is attached to this report.

STRATEGIC IMPLICATIONS

Legislative Requirements

This review and the recommendations of this report are in accordance with the legislative requirements relating to delegation of powers to the CEO, and the review of delegations annually.

Risk Management

Using the updated delegation register, provided by the LGAQ, ensures that Council's delegations are up to date in accordance with relevant legislation (from date of update).

Financial

There are no specific financial implications associated with this report.

People

This review and report ensures that delegations to the CEO are up to date and allows the on-delegation of powers to appropriate officers to provide for the day to day operations of Council.

Environmental

There are no specific environmental implications associated with this report.

Social

There are no specific social implications associated with this report.

Alignment with Council's Policy and Plans

The annual review and delegation process is an important role in the operation of Council in accordance with Council's policies and plans.

CONSULTATION

In conducting this review and preparing this report, consultation has occurred with the Local Government Association of Queensland and all relevant areas of Council impacted by the updated listings.

OPTIONS

1. That Council resolves to delegate under section 257(1)(b) of the *Local Government Act 2009*, the new and amended functions and powers as listed in the attachments to this report to the Chief Executive Officer, and thereby:
 - a) carry forward existing delegations that are unchanged;
 - b) carry forward existing delegations with amendments;
 - c) add new delegations; and
 - d) under section 259(1) of the *Local Government Act 2009*, on-delegate the new and amended functions and powers from the Chief Executive Officer to an appropriately qualified employee or contractor of the local government.
2. That Council resolves not to delegate functions and powers as listed in the attachments to this report to the Chief Executive Officer, nor to on-delegate.

OFFICER'S RECOMMENDATION

That Council resolves to:

1. **Note that an annual review of all delegations from Council to the CEO has occurred in line with the requirements of section 257(4) of the *Local Government Act 2009*;**
2. **Delegate under section 257(1)(b) of the *Local Government Act 2009*, the new and amended functions and powers as listed in the attachments to this report, to the Chief Executive Officer and thereby –**
 - a. **carry forward existing delegations that are unchanged**
 - b. **carry forward existing delegations with amendments**
 - c. **add new delegations; and**
3. **Note the existing delegations to the Chief Executive Officer that have been removed.**

REGISTER OF DELEGATIONS COUNCIL TO CEO

Acquisition of Land Act 1967

Version information:

Date Updated:	16/02/2016
Reprint No:	01/07/2014
Updated Items:	Sections 8, 13(2), 16
New Items:	Sections 4B, 13(1), 19, 23, 32, 36
Removed Items:	

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power as an entity taking the resource interest to give the relevant chief executive for the resource interest written notice.	Section 4B(2) <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to hear the objector, consider the grounds of objection to the taking of land and to amend the notice of intention to resume or discontinue the resumption.	Section 8 <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to take additional land.	Sections 13(1) and (1A) <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to take additional land.	Sections 13(2) and (2A) <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to agree with the claimant about the amount of compensation payable under subsection (1A) or to refer the issue for determination by the Land Court.	Section 16(1B) <i>Acquisition of Land Act 1967</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Acquisition of Land Act 1967

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to accept and deal with a claim for compensation served by the claimant within 3 years after the day the land was taken.	Section 19 <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to accept and deal with a claim for compensation served by the claimant more than 3 years after the day the land was taken.	Sections 19(4) and 19(6) <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to, before paying the advance, require the claimant to satisfy Council regarding taxes, rates and other moneys which, if unpaid, would be a charge upon the land, and to decide to reduce an advance by any such amount.	Section 23(5) <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to reduce the advance by the sum due to the mortgagee.	Section 23(6) <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to pay to a mortgagee so much of the amount of compensation as does not exceed the sum due to the mortgagee.	Section 32 <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to authorise a person to exercise the powers in section 36(1) on Council's behalf.	Section 36(1) <i>Acquisition of Land Act 1967</i>		
	Chief Executive Officer	Power to give 7 days notice in writing of the intention to enter the land.	Section 36(3) <i>Acquisition of Land Act 1967</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

*NEW DELEGATION – LEGISLATION TO COMMENCE 1 JULY 2016

Document created:	16/02/2016
Act current as at:	13/03/2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, in a circumstance listed in subsection (1), to advise an inspector of the presence of the biosecurity matter.	Section 36(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, in a circumstance listed in subsection (1), to advise an appropriate authorised officer of the presence of the biosecurity matter that is a relevant restricted matter.	Section 42(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to carry out the main function of a local government under the Act.	Section 48 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to consult with the Minister.	Section 50(3) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to comply with a notice issued by the Minister pursuant to subsection (4).	Section 50(5) <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to agree with the chief executive that Council cannot achieve substantial compliance with the notice.	Section 51(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to comply with a request from the Minister for a written report made pursuant to subsection (1).	Section 52(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to prepare and approve a biosecurity plan for invasive biosecurity matter for Council's area.	Section 53 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to keep a copy of the biosecurity plan available for inspection.	Section 54 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to consult with the chief executive about the suitability and priority of the activities.	Section 59 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to pay the amount required by a notice issued by the Minister pursuant to this section.	Section 60(5) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a building authority for a barrier fence, or as an owner of land affected by the amendment, to consult with the chief executive about the amendment of the barrier fence map.	Section 91(3) <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a building authority for a barrier fence, in the circumstance set out in subsection (1), to build and pay for a gate or grid in the fence.	Section 92(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a building authority for a barrier fence, to undertake the activities set out in subsections (a) and (b).	Section 93 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a building authority for a barrier fence, to enter a place in the circumstances set out in subsection (1).	Section 94 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a building authority for a barrier fence, to enter into an agreement with another person about making an opening in the fence for a particular purpose and period.	Section 95 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a building authority for a barrier fence, to give a notice to a person requiring the person to restore the fence.	Section 96(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a building authority for a barrier fence, to carry out the restoration of the barrier fence and recover the reasonable costs from the person to whom notice was given pursuant to subsection (2).	Section 96(4) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a building authority for a barrier fence part, to appoint a person employed or engaged by Council to exercise powers under the Act in relation to the barrier fence part.	Section 100 <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a building authority for a barrier fence part, to give directions to a barrier fence employee.	Section 101(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a relevant entity, to consult with the chief executive about a proposed making of a code of practice.	Section 105 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to make written submissions on a proposed guideline.	Section 107 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to apply to an inspector for a biosecurity emergency order permit.	Section 121 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to apply to an inspector for a biosecurity instrument permit.	Section 132 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power as a registrable biosecurity entity to apply for registration.	Sections 145 and 147 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power as a registrable biosecurity entity to apply for a registration exemption.	Section 146 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to make written submissions in response to a notice from the chief executive.	Section 150(3)(b) <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, in the circumstances referred to in subsection (1) to apply for deregistration as a biosecurity entity.	Section 152 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to comply with a requirement of the chief executive made under subsection (2) or (3).	Section 156(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power as a registered biosecurity entity, owner or occupier to give the chief executive a restricted place notice.	Section 160(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to apply to the chief executive for the removal of the entry for a restricted place from the biosecurity register.	Section 164 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to give the chief executive further information or a document about the application.	Section 165 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power as a biosecurity entity to give the chief executive a change notice.	Section 170(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to apply to the chief executive for a travel approval for the movement of a special designated animal.	Section 181 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a receiver of a special designated animal at a saleyard, to take the action referred to in subsections (a) and (b).	Section 187 <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a receiver of a special designated animal at a restricted agricultural show, to take the action referred to in subsection (2).	Section 188 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a receiver of a special designated animal at a place, to take the action referred to in subsection (2).	Section 190 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, in the circumstances referred to in subsection (1), as a receiver of a special designated animal to advise an inspector of the circumstances in subsection (1).	Section 193(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, to comply with all reasonable directions the inspector gives.	Section 193(3) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a relevant person, to create a movement record for a designated animal.	Section 194(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a relevant person, to keep and produce a movement record for a designated animal in accordance with the requirements of this section.	Section 197 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as person who receives a copy of a movement record, to keep and produce the copy of the movement record for in accordance with the requirements of this section.	Section 198(2) and (7) <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, in the circumstances referred to in subsection (4) and as a person who accepts delivery of the animal at the end of the movement, to create, keep and produce a record complying with subsection (6).	Section 198(5) and (7) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a person having responsibility for the organisation and operation of an agricultural show, to keep a record in the appropriate form for the designated animal.	Section 199 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to apply for a prohibited matter permit or a restricted matter permit and to take all steps required to bring the application to finalisation and obtain a decision on the application.	Sections 214 and 215 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to apply for the renewal of a prohibited matter permit or a restricted matter permit and to take all steps required to bring the application to finalisation and obtain a decision on the application.	Sections 225 and 226 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to comply with a direction of the chief executive issued pursuant to subsection (2).	Section 229 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to apply for the transfer of a prohibited matter permit or a restricted matter permit.	Section 230 <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to consult with an interested entity about a proposed biosecurity program.	Section 235(3)(d) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to consult with the chief executive about a proposed biosecurity program.	Section 239(1) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to consult with the chief executive and an invasive animal board before authorising a biosecurity program.	Section 239(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to give make copies of a biosecurity program authorisation available for inspection and purchase at Council's public office.	Section 241 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to apply to the court for an order against the person convicted of an offence against the Act to pay the costs Council has incurred in taking a thing or doing something else during the investigation of the offence.	Section 358 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a relevant body, to stay the original decision, fix conditions on the stay, fix the period of a stay and revoke a stay.	Section 364 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the issuing authority, after receiving an internal review application to conduct an internal review and make a decision.	Section 365 <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as the issuing authority, to give notice of an internal review decision.	Section 366 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the issuing authority, to make a new decision following the receipt of directions from the court.	Section 372(1) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the issuing authority, to give effect to a decision of the court to substitute the internal review decision with a new decision.	Section 372(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the issuing authority for a biosecurity order, to give notice of the amount of the debt.	Section 380(2) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to register a charge over the land for an unpaid amount and to release the charge once the unpaid amount has been paid.	Section 381 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as a third party, to appear at the hearing of an application for a cost recovery order.	Section 383 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to enter into a government and industry agreement with the Minister or the chief executive.	Section 391 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to enter into a compliance agreement with the chief executive.	Section 393 <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Biosecurity Act 2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to the chief executive to enter into a compliance agreement with the State.	Section 396 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power to give the chief executive further information or a document required to decide the application.	Section 399(1)(b) <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the other party to a compliance agreement, to make written representations to the chief executive following receipt of a show cause notice.	Section 405 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the holder for a relevant authority, to apply to the chief executive to amend the conditions of the authority and to take all steps necessary to obtain a decision on the application.	Sections 479 and 480 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the holder for a relevant authority, to make written representations about the show cause notice to the chief executive.	Section 485 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the holder for a relevant authority, to ask the chief executive to cancel the authority.	Section 490 <i>Biosecurity Act 2014</i>		
	Chief Executive Officer	Power, as the holder for a relevant authority, to comply with a notice requiring the return of the document evidencing the authority.	Section 491(3) <i>Biosecurity Act 2014</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Body Corporate and Community Management (Specified Two-lot Schemes Module) Regulation 2011

*NEW DELEGATION

Document created:	16/02/2016
Regulation current as at:	01/07/2015

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as the relevant planning body, to issue a certificate certifying the transaction has been approved or noted as required under the relevant Planning Act.	Section 33(4) <i>Body Corporate and Community Management (Specified Two-lot Schemes Module) Regulation 2011.</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Building Act 1975

Version information:

Date Updated:	16/02/2016
Reprint No:	11/11/2015
Updated Items:	
New Items:	Sections 71, 95, 236, 238, 246AG, 246AH, 246AIA, 256
Removed Items:	Sections 111, 119, 123

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to decide an application to extend the period mentioned in subsection 71(3), to consult with an entity in deciding the application and to give notice of the decision.	Section 71 <i>Building Act 1975</i>		
	Chief Executive Officer	Power, as the assessment manager, to give a reminder notice about the lapsing.	Section 95 <i>Building Act 1975</i>		
	Chief Executive Officer	Power to require the applicant to give medical evidence to support the application.	Section 236 <i>Building Act 1975</i>		
	Chief Executive Officer	Power to, on application by a pool owner, decide an application for exemption from complying with part of the pool safety standard relating to barriers for a regulated pool due to disability (with or without conditions).	Section 237 <i>Building Act 1975</i>		
	Chief Executive Officer	Power to give notice of Council's decision.	Section 238 <i>Building Act 1975</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Building Act 1975

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive officer	Power to give the owner notice of the decision.	Section 246AG(6) <i>Building Act 1975</i>		
	Chief Executive officer	Power to give the owner an information notice about the decision.	Section 246AG(7) <i>Building Act 1975</i>		
	Chief Executive officer	Power to appoint or employ a pool safety inspector to conduct an inspection of a pool in the circumstances referred to in subsection (1).	Section 246AH <i>Building Act 1975</i>		
	Chief Executive officer	Power to keep a record of a notice mentioned in section 246ADA(1) and the results of the inspection carried out under section 246ADA.	Section 246AIA <i>Building Act 1975</i>		
	Chief Executive Officer	Power, as local government, to authorise a person to make a complaint for an offence against chapter 8, part 4, division 5, subdivision 2, other than section 246ATH(2) of the <i>Building Act 1975</i> .	Section 256(2)(h) <i>Building Act 1975</i>		
	Chief Executive Officer	Power, as local government, to authorise a person to make a complaint for an offence against chapter 8, part 5 of the <i>Building Act 1975</i> .	Section 256(2)(i) <i>Building Act 1975</i>		
	Chief Executive Officer	Power, as local government, to authorise a person to make a complaint for an offence in the <i>Building Act 1975</i> other than an offence listed in section 256(2)(a)-(j) of the <i>Building Act</i> .	Section 256(2)(k) <i>Building Act 1975</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Building Regulation 2006

*NEW DELEGATION

Document created:	16/02/2016
Regulation current as at:	29/01/2016

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, if it is not practicable to show each of the designated bush fire prone area in Council's planning scheme maps, to:- (a) prepare maps showing the areas; and (b) ensure the maps are updated.	Section 12(4) <i>Building Regulation 2006</i>		
	Chief Executive Officer	Power to keep a register of the flood hazard areas Council designates and when each designation was made.	Section 13(4) <i>Building Regulation 2006</i>		
		Section 35C			

REGISTER OF DELEGATIONS COUNCIL TO CEO

Coastal Protection and Management Act 1995

Version information:

Date Updated:	16/02/2016
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Updated Items:	
New Items:	Sections 25 and 72
Removed Items:	

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to make a copy of a draft coastal plan available for inspection by the public.	Section 25(5) <i>Coastal Protection and Management Act 1995</i>		
	Chief Executive Officer	Power to keep available for inspection by the public any document given to Council under section 70(2)(c) or 71(2)(b).	Section 72 <i>Coastal Protection and Management Act 1995</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

Version information:

Date Updated:	16/02/2016
Reprint No:	02/10/2015
Updated Items:	Sections 279, 280, 281, 284, 301, 314, 322, 323, 357C, 357D, 376, 390, 392, 403, 404, 407
New Items:	Sections 250C, 296, 307, 318A, 320DA, 320DB, 326G, 326H, 326I, 344E, 344G, 357, 394, 395, 397, 402, 408, 452, 455, 478, 506, 507, 509, 510, 511, 512, 513, 548, 549, 574BA
Removed Items:	Sections 280, 371, 372, 373, 375, 378, 385, 391, 405, 409, 419

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as an administering authority, to:- (a) de-amalgamate an environmental authority; (b) issue 2 or more environmental authorities; and (c) include each environmental authority in the relevant register.	<u>Section 250C</u> <u>Environmental Protection Act 1994.</u>		
	Chief Executive Officer	Power, as an administering authority, to:- (a) cancel or suspend an environmental authority if an event mentioned in section 278(2) has occurred; (b) follow the procedures in Chapter 5, Part 11, Division 2; (c) give notice of the decision; and (d) record the action in the relevant register.	Sections <u>278</u> , <u>279</u> , <u>280</u> , <u>281</u> , <u>282</u> , <u>283</u> and <u>284</u> <u>Environmental Protection Act 1994</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as an administering authority, to give notice of the decision under section 295(1).	<u>Section 296 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as an administering authority, to decide to make a claim on or realise a financial assurance and give an information notice about the decision.	<u>Section 301 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as an administering authority to, in the circumstances referred to in subsection (1), give notice stating how much of the financial assurance has been used and requiring it be replenished.	<u>Section 307 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as an administering authority to, in the circumstances specified in section 314(1)(a) and 314(1)(b):- <ul style="list-style-type: none"> (a) require the holder of the environmental authority to make a site-specific application for a new environmental authority under Chapter 5 Part 2 or make an amendment application for the authority under Chapter 5 Part 7; (b) give written notice of the proposed requirement prior to making it. 	<u>Section 314 Environmental Protection Act 1994</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to make submissions about a proposed ERA standard.	<u>Section 318A</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as a person mentioned in section 320A(2)(a), to within 24 hours after becoming aware of an event or change mentioned in section 320A(2)(b)(i) or (ii) give the administering authority written notice of the matters stated in subsection (2).	<u>Section 320DA(1)</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as a person mentioned in section 320A(2)(a), to within 20 business days after becoming aware of an event or change mentioned in section 320A(2)(b)(iii) give the administering authority written notice of the activity.	<u>Section 320DA(3)</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as a local government mentioned in section 320(3)(a), to within 20 business days after becoming aware that the activity has been, or is being, carried out on land in its area, give the administering authority written notice.	Section 320DB(1) <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as a local government mentioned in section 320(3)(b), to within 24 hours after becoming aware of the event or the change in condition of the land give the administering authority written notice.	Section 320DB(2) <i>Environmental Protection Act 1994</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as an administering authority, to require a person to conduct or commission an environmental audit and give an environmental report about the audit.	<u>Sections 322 and 323</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as an administering authority, to accept the report or refuse to accept the report and to give notice of the decision.	<u>Section 326G</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as an administering authority which has accepted an environmental report under section 326G, to do 1 or more of the things listed in subsection (1).	<u>Section 326H</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as an administering authority which has refused to accept an environmental report under section 326G(4)(b), to, by written notice, require the recipient to conduct or commission another environmental investigation and submit a report on the investigation.	<u>Section 326I</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as an administering authority, to cancel the approval for a transition environmental program, give notice of the decision or record details of the decision in a register.	Section 344E <i>Environmental Protection Act 1994</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as an administering authority, to withdraw the notice or remove the record.	Section 344F <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as an administering authority, to give the holder of the environmental authority a copy of the authority that does not include the note.	Section 344G <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as an administering authority who has made an application to the Court under section 355, to apply to the Court for an order pending decision on the application	<u>Section 357(2)</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as administering authority, to – <ul style="list-style-type: none"> • grant an application for a temporary emissions licence, with or without conditions, as submitted or on different terms than have been requested in the application; or • refuse to grant the application for a temporary emissions licence. 	Sections <u>357C</u> , <u>357D</u> and <u>357E</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as the land's owner, to make a written submission to the administering authority in response to a show cause notice issued pursuant to section 375.	<u>Section 376</u> <i>Environmental Protection Act 1994</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, to give the administering authority:- (a) a contaminated land investigation document accompanied by a declaration and a statement; and (b) a statement as owner of the land agreeing to the draft plan.	<u>Section 390 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as a prescribed responsible person, to make a written submission in response to a show cause notice issued pursuant to section 391.	<u>Section 392(1) Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as a prescribed responsible person, to comply with a notice issued by the administering authority pursuant to this section.	<u>Section 394(5) Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as a prescribed responsible person, to:- (a) obtain the consent of the owner or occupier to enter the land; (b) give the owner or occupier written notice of the intention to enter the land; (c) agree with the owner or occupier about reasonable compensation because of the loss or damage; and (d) appear in any proceeding before a court of competent jurisdiction (including instructing a legal representative to appear)	<u>Section 395 Environmental Protection Act 1994</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
		where agreement about compensation cannot be reached.			
	Chief Executive Officer	Power, as a prescribed responsible person, to comply with a requirement of the administering authority given pursuant to this section.	<u>Section 397 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power to apply to amend a site management plan and to comply with Chapter 7, Part 8, Division 3, Subdivisions 2 to 4 as they relate to the application.	<u>Section 402 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as owner or occupier of land, to consent to the amendment of a site management plan for the land by the administering authority.	<u>Section 403 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as the person who released the contaminant, the relevant local government or the owner of the land, to prepare a draft amendment of a site management plan if requested to do so by the administering authority and to comply with Chapter 7, Part 8, Division 3, Subdivisions 2 to 5 as they relate to the draft amendment.	<u>Section 404 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as owner of land, to give a lessee or proposed lessee notice that particulars of the land have been recorded in the contaminated land register.	<u>Section 407 Environmental Protection Act 1994</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as an owner of land in a circumstance listed in subsection (1), to give the notice required by subsection (2).	<u>Section 408 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as owner or occupier of land, to consent to an authorised person's entry onto the land.	<u>Section 452 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as the occupier of access land, to consent to an authorised person's entry onto the land.	<u>Section 455 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power as a person to whom an emergency direction is given to comply with the direction and to take the steps required by subsection (b).	<u>Section 478 Environmental Protection Act 1994</u>		
	Chief Executive Officer	Power, as a person who has made an application pursuant to section 505, to seek an order of the Court pending determination of the application.	<u>Section 506 Environmental Protection Act 1994</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as the administering authority, to: <ul style="list-style-type: none"> (a) accept or reject an enforceable undertaking; (b) given written notice of the decision and the reasons for the decision (c) publish a copy of any undertaking on Council's website; and (d) take all reasonable steps to have any proceedings in relation to the contravention discontinued. 	Section 507 <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as the administering authority, to agree in writing to the withdrawal or variation of an enforceable undertaking and to publish notice of the withdrawal or variation on Council's website.	Section 509 <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as the administering authority, to amend an enforceable undertaking by written agreement.	Section 510 <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as the administering authority, to make an amendment to an enforceable undertaking to correct a clerical or formal error and give written notice of the amendment.	Section 511 <i>Environmental Protection Act 1994</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Act 1994

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as the administering authority, to:- (a) amend or suspend an enforceable undertaking where satisfied one of the circumstances in subsections 512(1)(a) to (d) apply; and (b) comply with the requirements of subsection 512(2) to (7).	Section 512 <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as the administering authority, to apply to the Magistrates Court for an order if a person contravenes an enforceable undertaking.	Section 513(2) <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, as an administering authority, to consult with the chief executive about guidelines the chief executive proposes for administering authorities.	<u>Section 548(3)</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power to consult with the chief executive about guidelines the chief executive proposes.	<u>Section 549(3)</u> <i>Environmental Protection Act 1994</i>		
	Chief Executive Officer	Power, in the circumstance referred to in subsection 574BA(1), to recover the administering authorities reasonable costs and expenses in performing the function.	Section 574BA <i>Environmental Protection Act 1994</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Environmental Protection Regulation 2008

Version information:

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Updated Items:	
New Items:	Sections 177, 178
Removed Items:	Sections 135, 136

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as an administering authority, to exercise the power contained in previous section 135 where the circumstances in subsection 177(1) apply.	<u>Section 177</u> <u>Environmental Protection Regulation 2008</u>		
	Chief Executive Officer	Power, as an administering authority, to exercise the power contained in previous section 136 where the circumstances in subsection 178(1) apply.	<u>Section 178</u> <u>Environmental Protection Regulation 2008</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Heavy Vehicle (Mass, Dimension and Loading) National Regulation

Note: This register covers powers of Council as a road manager only and does not include powers of Council as a driver or operator of a heavy vehicle

Version information:

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Updated Items:	
New Items:	Sections 14(3), 14(4), 18
Removed Items:	Section 7A

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a relevant road manager for an HML declaration, to consent to the making of the declaration subject to the condition that stated intelligent access conditions are imposed on the use of a stated type of HML heavy vehicle under the higher mass limits in an area or on a route to which the declaration applies.	Section 14(3) <u>Heavy Vehicle (Mass, Dimension and Loading) National Regulation</u>		
	Chief Executive Officer	Power, as a relevant road manager for an HML declaration, to give written reasons for a decision made under subsection 14(3) to the Regulator.	Sections 14(4) <u>Heavy Vehicle (Mass, Dimension and Loading) National Regulation</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Heavy Vehicle (Mass, Dimension and Loading) National Regulation

Note: This register covers powers of Council as a road manager only and does not include powers of Council as a driver or operator of a heavy vehicle

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a relevant road manager for an HML declaration in the circumstances set out in subsection 18(1), to ask the Regulator to do one or more of the things listed in subsection 18(2).	Sections 18 <u>Heavy Vehicle (Mass, Dimension and Loading) National Regulation</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Heavy Vehicle National Law (Old)

Note: This register covers powers of Council as a road manager only and does not include powers of Council as a driver or operator of a heavy vehicle

Version information:

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Updated Items:	
New Items:	
Removed Items:	Section 167

Note – removed item only.

REGISTER OF DELEGATIONS COUNCIL TO CEO

Liquor Act 1992

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Updated Items:	
New Items:	Sections 30, 35
Removed Items:	

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply, as provided under the QCAT Act, to the tribunal for a review of a decision of a commissioner.	Section 30 <i>Liquor Act 1992</i>		
	Chief Executive Officer	Power to apply appeal a decision of the tribunal to the Court of Appeal.	Section 35 <i>Liquor Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

Version information:

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New Items:	Sections 53,55, 56, 81, 82, 88, 96, 97, 104, 105, 106, 107, 108, 110, 111, 112, 113, 114, 115, 122, 124, 130, 134, 140, 142, 144, 145, 146, 149, 150, 155, 162, 164, 199, 200, 203, 204, 207, 210, 212, 215, 248, 251, 258, 277, 287, 295, 306
Removed Items:	Sections 222, 307A

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to ensure the public can inspect a copy of the report given to Council under section 52.	<u>Section 53 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to give notice of the resolution to the entities listed in the subsection.	<u>Section 55(4) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to establish a register of business activities to which the competitive neutrality principle applies.	<u>Section 56(1) Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to identify, in any way considered appropriate, the rating category to which each parcel of rateable land in the local government area belongs. Nb. this section is only required where Council is levying differential general rates.	<u>Section 81(4) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to decide what rating category the land referred to in subsection (1) should be in. Nb. this section is only required where Council is levying differential general rates.	<u>Section 82(2) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to ensure that each relevant rate notice is accompanied by, or contains, a rating category statement. Nb. this section is only required where Council is levying differential general rates.	<u>Section 88(2) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power, in the circumstances referred to in subsection (1), to pay unspent special rates or charges to the current owners of the land on which the special rates or charges were levied. Nb. this section is only required where Council is levying special or charges rates.	<u>Section 96(2) Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, in the circumstances referred to in subsection (1), to pay unspent special rates or charges to the current owners of the land on which the special rates or charges were levied. Nb. this section is only required where Council is levying special or charges rates.	<u>Section 97(2) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to levy rates or charges by a rate notice.	Sections <u>104, 105, 106 107 and 108</u> <i>Local Government Regulation 2012</i>		
	Chief Executive Officer	Power, where land becomes, or stops being, rateable land, to adjust the rates so that the rates are calculated only on the period when the land was rateable land.	<u>Section 110 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power, if the value of the land changes under the Land Valuation Act, to adjust the rates so that the rates are calculated on the new value of the land for the period that starts on the day the change takes affect.	<u>Section 111 Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, if the land is given a rating category, including a change of rating category, to adjust the general rates so that the rates are calculated on the new or changed rating category for the period that starts on the day the land was given the new or changed rating category.	<u>Section 112 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power, if the land becomes, or stops being, land on which the local government may levy special rates or charges, to adjust the rates or charges so that the rates or charges are calculated on period when the land was land on which the local government could levy special rates or charges.	<u>Section 113 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power, if the land becomes, or stops being, land on which the local government may levy special rates or charges, to adjust the rates or charges so that the rates or charges are calculated on period when the land was land on which the local government could levy special rates or charges.	<u>Section 114 Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, refund the overpaid amount of rates or charges or recover the amount of rates or charges owing if the rates or charges are paid before they are adjusted.	<u>Section 115 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to accept an application from a ratepayer made under subsection (1)(a).	<u>Section 122(3) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to be satisfied that a ratepayer is eligible for a concession granted pursuant to a resolution made under subsection (1)(b).	<u>Section 122(4) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power, in the circumstances referred to in subsection (1), to refund the amount of the rebated rates or charges to the ratepayer.	<u>Section 124(2) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to still allow a discount where satisfied that the ratepayer has been prevented, by circumstances beyond their control, from paying the rates or charges in time to get the discount.	<u>Section 130(10) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to give the State or overnment entity thathas an interest in the land under a State encumbrance a notice of the local government’s intention to sell the land.	<u>Section 134 Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, where Council has by resolution decided to sell the land, to give all interested parties a notice of intention to sell the land.	<u>Section 140(3) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to carry out the procedures that a local government must follow to sell land for overdue rates or charges.	<u>Section 142 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to give the registrar of titles a general request form if land is taken to have been sold at auction to Council.	<u>Section 144(2) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power, in the circumstances set out in subsection (1), to give the registrar of titles an appropriate form.	<u>Section 145(2) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to use the proceeds of sale of the land for the purposes and in the order specified.	<u>Section 146 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power, where Council has by resolution decided to acquire the land, to give all interested parties a notice of intention to acquire the land.	<u>Section 149(2) Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, in the circumstances set out in subsection (1), to start the procedures to acquire the land.	Sections 150(2) and 151 Local Government Regulation 2012		
	Chief Executive Officer	Power to decide the reasonable fee to inspect the land record kept by Council.	Section 155(1) Local Government Regulation 2012		
	Chief Executive Officer	Power to record the details of the new owner in the land record.	Section 162 Local Government Regulation 2012		
	Chief Executive Officer	Power to keep a written record, in the way required by subsection (2), which states the matters identified in subsection (1).	Section 164 Local Government Regulation 2012		
	Chief Executive Officer	Power to allow the public to inspect and purchase copies of the documents referred to in subsection (1).	Section 199(2) Local Government Regulation 2012		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to:- <ol style="list-style-type: none"> 1. establish a trust fund; 2. deposit trust money in a financial institution account; and 3. reconcile the assets of the trust fund with the liabilities of the trust fund. 	<u>Section 200 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to establish separate accounting records for Council's:- <ol style="list-style-type: none"> (a) operations; and (b) its trust fund. 	<u>Section 203 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to prepare a financial report.	<u>Section 204 Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to:- (a) prepare an internal audit plan; (b) carry out an internal audit; (c) prepare a progress report for the internal audit; (d) assess compliance with the internal audit plan; and (e) give the documents referred to in subsection (3) to the audit committee.	<u>Section 207 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to appoint the members of the audit committee.	<u>Section 210 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to give the financial statements referred to in subsections (1) and (2) to the auditor-general.	<u>Section 212 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to give the department's chief executive a notice stating that the local government has paid notional GST for the previous financial year.	<u>Section 215 Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, in the circumstance identified in subsection (1), to make a submission to the tribunal for approval to pay a councillor an amount of remuneration of more than the maximum amount.	<u>Section 248(2) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to notify of the adoption of an expenses reimbursement policy in the way specified in section 251.	<u>Section 251 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to give written notice of each meeting or adjourned meeting of Council to each councillor.	<u>Section 258 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to publish the notice mentioned in subsection (1).	<u>Sections 277(1) and (2) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to display in a conspicuous place in Council's public office a notice of the days and time when Council meetings will be held and committee meetings will be held.	<u>Sections 277(3) Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Local Government Regulation 2012

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a former employer, to pay the new employer an amount for the number days of long service leave that the person is entitled to take because of the person's period of employment with the former employer.	<u>Sections 287(1) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power, as a former employer, to provide the new employer with the information specified in subsection (3).	<u>Sections 287(3) Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to make available a copy of the register of interests of councillors available for inspection by the public at Council's public office and on its website.	<u>Sections 295 Local Government Regulation 2012</u>		
	Chief Executive Officer	Power to do all things specified in subsection (4) in relation to Council's complaints management process and administrative action complaints.	<u>Section 306(4) Local Government Regulation 2012</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Public Health Act 2005

Version information:

Date Updated:	16/02/2016
Reprint No:	01/01/2016
Updated Items:	
New Items:	Sections 160B, 160C, 454B, 454C, 454CA, 454G, 454I
Removed Items:	

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a person in charge of an education and care service or QEC approved service to take any of the actions mentioned in subsection 160B(1).	Section 160B <i>Public Health Act 2005</i>		
	Chief Executive Officer	Power, as a person in charge of an education and care service or QEC approved service to take any of the actions mentioned in subsection 160C(1).	Section 160C <i>Public Health Act 2005</i>		
	Chief Executive Officer	Power to recover contribution from a prescribed person.	Section 454B(3) <i>Public Health Act 2005</i>		
	Chief Executive Officer	Power to comply with the indemnity conditions in relation to each asbestos-related event to which the official conduct relates.	Section 454C(2) <i>Public Health Act 2005</i>		
	Chief Executive Officer	Power to give notice of the proceeding to the State.	Section 454CA(2) <i>Public Health Act 2005</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Public Health Act 2005

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to ensure each authorised person who exercises powers under the Act in relation to an asbestos-related event has satisfactorily completed the training prescribed by regulation.	Section 454G <i>Public Health Act 2005</i>		
	Chief Executive Officer	Power to keep the records prescribed in subsections 454I(1), (2) for each asbestos-related event.	Section 454I <i>Public Health Act 2005</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Public Records Act 2002

Document Updated:	16/06/2015
Reprint:	03/05/2013

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to make and keep records of Council's activities.	Section 7(1)(a) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power to have regard to any relevant policy, standards and guidelines made by the archivist about the making and keeping of public records.	Section 7(2) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power to ensure the safe custody and preservation of Council's records.	Section 8(1) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power to give written notice to the State archivist of the existence of a public record in Council's possession which is more than 25 years old.	Section 10(1)(a) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power to give a public record in Council's possession, which is more than 25 years old, to the State archivist.	Section 10(1)(b) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power to give a public record in Council's possession, which is 25 years old or less, to the State archivist.	Section 11(2) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power to take action to ensure that a public record remains able to be produced or made available.	Section 14(2) <i>Public Records Act 2002</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Public Records Act 2002

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give written notice to the State archivist of a restricted access period for a public record.	Section 16 <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power as a responsible public authority to give the State archivist a written notice stating— (i) the public authority has classified a record which has a restricted access period as a record to which unrestricted access is allowed; or (ii) access to a record which has a restricted access period may be given on conditions stated in the notice.	Section 18(2)(b) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power as a responsible public authority to give the State archivist written notice of a change to the restricted access notice for a record.	Section 19(2) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power as a responsible public authority to refer a dispute about a restricted access notice for a public record to the committee.	Section 19(4) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power to apply to the State archivist for, or consent to, an authorisation for the disposal of particular public records or classes of public records.	Section 26(1) <i>Public Records Act 2002</i>		
	Chief Executive Officer	Power to make an arrangement with the State archivist for the storage of public records.	Section 28 <i>Public Records Act 2002</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Public Records Act 2002

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power as a public authority to make a written application to the committee for a review of a decision by made by the archivist refusing to authorise the disposal of particular public records or classes of public records.	Section 39(1) <i>Public Records Act 2002</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Queensland Heritage Act 1992

*NEW DELEGATION – ALSO REFER TO UPDATES AT FEBRUARY 2016

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Act current as at:	26/09/2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to the Chief Executive to have a place entered or removed from the Queensland Heritage Register including all powers authorised or required by Part 4 of the Act for the purpose of making the application and having the place entered in or removed from the Register.	Sections 36, 43, 46, 48 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to make a heritage submission (including power to agree to a later day for making the submission).	Sections 41 and 42 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to make written representations to the chief executive about the place the subject of an application under Part 4 of the Act.	Section 43 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to make oral representations to the Heritage Council about the recommendation.	Section 46 <i>Queensland Heritage Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Queensland Heritage Act 1992

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to make written representations to the Heritage Council about the place the subject of an application under Part 4 of the Act.	Section 48 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to request and make oral representations to the Heritage Council about the recommendation.	Sections 49 and 50 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner of a place the subject of a heritage recommendation to agree to extend the day for making the decision.	Section 52 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner of a place, to apply to the Heritage Council for a certificate of immunity from registration of the place under Part 4 including all powers authorised or required by section 57 to obtain the certificate.	Section 57 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner of a place referred to in subsection (1), to give notice to the chief executive before a development application is made for the place.	Section 58 <i>Queensland Heritage Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Queensland Heritage Act 1992

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as the owner of a place in the circumstances referred to in subsections (1) and (3), to advise the chief executive of a development approval and within the relevant period advise the chief executive of the application of the development approval.	Section 59 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner of a place given a notice under section 63(2), to make oral representations to the Heritage Council.	Sections 64 and 65 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as a relevant person for a Queensland heritage place, to apply to the chief executive for an exemption certificate to carry out development mentioned in subsection (3) on the place including all powers authorised or required by Part 6, Division 2 to obtain the exemption.	Sections 72 and 73 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to enter into a heritage agreement for a Queensland heritage place and to agree to the changing or ending of a heritage agreement.	Section 80 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as a party to a heritage agreement, to apply to the Planning and Environment Court for the orders required to secure compliance with the agreement.	Section 82 <i>Queensland Heritage Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Queensland Heritage Act 1992

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as the owner of a State heritage place, to consult with the chief executive about essential maintenance work the chief executive believes necessary to carry out.	Section 87(3) <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner of a State heritage place, to do all things necessary to comply with a maintenance notice.	Section 87(6) <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to give the chief executive notice of the discovery of an archaeological artefact.	Section 89 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to apply to the chief executive for compensation for a loss suffered because of the exercise of a power under section 92 including all powers authorised or required by Part 9, Division 2 to obtain compensation.	Sections 94 and 95 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to apply to QCAT for an external review of a compensation decision.	Section 98 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to apply to the chief executive for a permit to enter a protected area including all powers authorised or required by Part 10, Division 1 to obtain the permit.	Sections 105 and 106 <i>Queensland Heritage Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Queensland Heritage Act 1992

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to respond to a show cause notice in relation to a proposal to cancel a permit to enter a protected area.	Section 110 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to appeal to the Planning & Environment Court in relation to those matters listed in subsection (1).	Section 111 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power as a local government to keep a local heritage register for its area including all powers authorised or required by Part 11, Divisions 2, 3 and 5, other than section 119, to keep the register. ##Please note that Part 11 does not apply to those local governments prescribed for section 112 of the Act under the Queensland Heritage Regulation 2003##.	Sections 113, 114, 115, 116, 117, 118, 120, 122 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as a person identified in subsection (1), to appeal to the Planning & Environment Court against the decision.	Section 161 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as a local government, to provide any information or assistance that the Minister or chief executive reasonably requires for the purposes of the Act.	Section 165 <i>Queensland Heritage Act 1992</i>		

**REGISTER OF DELEGATIONS
COUNCIL TO CEO**

Queensland Heritage Act 1992

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to show cause why a non-development order should not be made	Section 170(2) <i>Queensland Heritage Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Queensland Heritage Act 1992

Version information:

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Removed Items:	Sections 57, 64, 65, 87, 115, 170

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to the Chief Executive to have a place entered or removed from the Queensland Heritage Register including all powers authorised or required by Part 4 of the Act for the purpose of making the application and having the place entered in or removed from the Register.	Sections 36, 36A, 43, 46, 48 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to make oral representations to the Heritage Council about the recommendation.	Section 46(2)(a) <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner, to make a written response to the Heritage Council about the recommendation.	Section 46(2)(b) <i>Queensland Heritage Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Queensland Heritage Act 1992

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as the owner, to consult with the chief executive about a proposed destroyed place recommendation.	Section 46A(1)(c) <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner, to give the Council a heritage response to the heritage recommendation.	Section 50A <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner, to agree in writing with the Council on a later day by which the heritage response must be given.	Section 50B(3) <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner of a place, to apply to the chief executive to have the place excluded from entry into the Queensland heritage register as a State heritage place including all powers authorised or required by Part 4 of the Act for the purpose of making the application and having the place excluded.	Section 56B <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to make a submission about development the State proposes to carry out on a Queensland heritage place.	Section 71 <i>Queensland Heritage Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Queensland Heritage Act 1992

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as owner, to consent to the entering of a heritage agreement for a Queensland heritage place and to agree to the changing or ending of a heritage agreement.	Sections 80(1)(b) and 80(2)(b) <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power, as the owner of a Queensland heritage place, to comply with a repair and maintenance notice.	Section 84(6) <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power to give the chief executive notice of the discovery of an archaeological artefact or underwater cultural heritage artefact.	Section 89 <i>Queensland Heritage Act 1992</i>		
	Chief Executive Officer	Power as a local government to keep a local heritage register for its area including all powers authorised or required by Part 11, Divisions 1, 1A, 2, 3 and 5, other than section 119, to keep the register. ##Please note that Part 11 does not apply to those local governments identified in section 199##.	Sections 112, 112B, 113, 114, 116, 117, 118, 120, 122 <i>Queensland Heritage Act 1992</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

***NEW DELEGATION**

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NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
1	Chief Executive Officer	Powers to give a prospective tenant for a residential tenancy the documents prepared for section 61 (the written residential tenancy agreement).	Section 58(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to prepare a residential tenancy agreement in the way required by section 61.	Section 61 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
2	Chief Executive Officer	Power to give to the tenant a residential tenancy agreement prepared for section 61 for signing.	Section 62(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to sign a residential tenancy agreement signed by the tenant and to return a copy signed by both parties to the tenant.	Section 62(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal if the Council as lessor reasonably believes the tenant has contravened section 62(2).	Section 64(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to prepare, in the approved form, a condition report for premises and any inclusions, to sign the report, and to give a copy of the report to the tenant.	Section 65(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to sign the copy of a condition report received from the tenant at the end of the tenancy or, if not agree with the report, to show the parts of the report that are disagreed with by marking the copy in an appropriate way, and to make a copy of the report and return it to the tenant at the tenant's given forwarding address.	Section 66(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give to a tenant an information statement in the approved form containing information for the benefit of the tenant, by the period specified in section 67.	Section 67 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give to the tenant a copy of the park rules in a moveable dwelling park and a copy of the rules as changed.	Section 68(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a tenant a copy of bylaws applicable to the occupation of premises under the <i>Body Corporate and Community Management Act 1997</i> or <i>Building and Group Titles Act 1980</i> .	Section 69 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to prepare a rooming accommodation agreement in the way required by section 77.	Section 77 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give the document prepared for section 77 to the resident for signing.	Section 78(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to sign a rooming accommodation agreement signed by the resident and to return a copy signed by both parties to the resident.	Section 78(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to prepare, in the approved form, a condition report for the room and the facilities in the room, to sign the report and to give a copy of the report to the resident.	Section 81(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give the tenant a written notice stating an approved way, or a different approved way, as the way in which rent is required, or is proposed, to be paid.	Section 83(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree in writing to payments of rent being made in the way stated in a written notice received from the tenant.	Section 83(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give the tenant a written notice that gives the tenant a choice of at least 2 approved ways for payment of rent under section 83(4)(a) to (f) and advises about costs associated with the approved way.	Section 84(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice stating a place, or a different place, as the place at which rent is required to be paid.	Section 85(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give and sign a receipt for payment of rent.	Section 88 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to make a written record of the payment of rent.	Section 88(5) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give written notice of a proposal to increase rent for a periodic agreement or a fixed term agreement during the term of the agreement.	Section 91(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice stating an approved way, or a different approved way, to pay rent under a rooming accommodation agreement.	Section 98(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree in writing to payments of rent under a rooming accommodation agreement being made in the way stated in a written notice given by a resident.	Section 98(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give a resident a written notice for the payment of rent that gives the resident a choice of at least 2 approved ways and advises about costs associated with the approved ways.	Section 99(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice stating a place, or a different place, as the place where rent is required to be paid.	Section 100(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a receipt for the payment of rent.	Section 102 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to make a written record of the payment of rent paid.	Section 102(5) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice stating the amount of increased rent under a rooming accommodation agreement and the day from which the increased rent is payable.	Section 105(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to agree on the amount and time for the decrease of rent for matters including loss of amenity or service.	Section 106 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree to a reduction in rent because of the resident's absence.	Section 107 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to pay a rental bond to the Residential Tenancies Authority and to give the Authority a notice, in the approved form, about the rental bond.	Section 116(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	If rental bond instalments are payable under a residential tenancy agreement, the power to pay the rental bond to the Residential Tenancies Authority once all rental bond instalments have been received and to give the Authority a notice, in the approved form about the instalments.	Section 117 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	If rental bond instalments are payable under a rooming accommodation agreement, the power to pay the rental bond to the Residential Tenancies Authority once all rental bond instalments have been received or within 3 months after receiving the rental bond instalment, and to give the authority a notice, in the approved form about the instalments.	Section 118 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to pay to the Residential Tenancies Authority an amount equal to the maximum rental bond for the agreement if financial protection against breach of the agreement by the tenant is given to Council.	Section 119 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to the Residential Tenancies Authority for payment of a rental bond.	Section 125 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to make a dispute resolution request to the Residential Tenancies Authority about an application for payment of a rental bond.	Section 136 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal for an order about the payment of a rental bond and give the residential tenancy authority a written notice informing it of the application.	Sections 136(3)(c)(iv)(A) or Section 136(4)(c)(iv)(A) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give the Residential Tenancies Authority a written application requesting it to extend the 7 day period by not more than 3 days.	Section 136(5) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to withdraw an application to the Residential Tenancies Authority for the payment of a rental bond.	Section 140 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to sign and give a receipt for a rental bond.	Section 145 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give written notice to the tenant to increase the rental bond if the rent payable under the agreement increases.	Section 154 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal disputing the amount being treated as a rental bond.	Section 155(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to require a prospective tenant to pay a key deposit.	Section 156 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a receipt for a key deposit that was paid by a prospective tenant.	Section 157 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to refund a key deposit in full when the key is returned.	Section 158 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to require a prospective tenant to pay a holding deposit for a tenancy of premises.	Section 159 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give a receipt for a holding deposit.	Section 160 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to refund the holding deposit to the prospective tenant within 3 days after notification that the prospective tenant intends not to exercise the option.	Section 161(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree a reduced rent amount attributable to a service or facility becoming unavailable for use by the tenant.	Section 168(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written statement to the tenant showing each service or facility for which an amount of rent is attributable and the amount attributed to the service or facility.	Section 168(4) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for a decision about: (a) the amount of the lessor's outgoings for a service charge payable by the tenant; or (b) the amount of the reduced rent payable under the agreement because a service or facility ceases to be available for use by the tenant.	Section 169(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to enter premises on a ground specified in section 192(1), to take all steps necessary to allow for the entry, and to exercise all the powers of Council upon making the entry.	Sections 192, 193, 194, 195, 196, 197, 198, 199 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>	0	
	Chief Executive Officer	Power to apply to a tribunal to enter the premises under order of the tribunal, and to comply with the rules of entry as changed by the tribunal.	Section 201 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to ask the tenant the tenant's name or place of employment.	Section 205 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to ask the tenant in writing to state the tenant's new residential address.	Section 205(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice to the tenant stating the lessor's and/or the lessor's agent's name and address for service including any change of such details.	Section 206 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to agree to the tenant attaching a fixture or making a structural change to the premises including the power to set the terms upon which the agreement is given.	Sections 207 and 208 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to waive the breach by a tenant attaching a fixture or making a structural change to the premises without the lessor's agreement and to treat the fixture or change as an improvement to the premises for the lessor's benefit.	Section 209 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to supply and maintain the locks and keys that are necessary to ensure the premises are reasonably secure.	Section 210 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to change a lock to the premises or to agree to the tenant changing a lock to the premises.	Section 211 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree to not being given a key for a lock to the premises changed by the tenant.	Section 211(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal about a lock or key for the premises.	Section 213(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to nominate a nominated repairer and to provide written notice to the tenant stating the nominated repairer and to give written notice of any change in a nominated repairer.	Section 216 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order about the reimbursement or payment of an amount for emergency repairs to the tenant.	Section 220(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a notice to relocate to another site in the moveable dwelling park to the tenant.	Section 223 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order about the relocation of a tenant to another site in the moveable dwelling park.	Section 227 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to make rules about the use, enjoyment, control and management of a moveable dwelling park owned by Council.	Section 228 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a notice proposing a change to a park rule to residents of the park.	Section 229 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power as an owner of a moveable dwelling park to set up a park liaisons committee to consider objections received to the proposal to change a park rule.	Section 231 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to be Council's nominee on the park liaison committee.	Section 231(3)(b) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a non-resolution notice to each of the objectors objecting to a change of a park rule.	Section 231(6) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal for an order declaring the proposal to change a park rule to be reasonable or unreasonable.	Section 233(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree in writing to the transfer or subletting of the tenant's interest under an agreement.	Section 237(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree in writing to the transfer or subletting of all or a part of the tenant's interests under the agreement.	Section 238(2)(a) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to require the tenant to pay an amount equivalent to the reasonable expenses incurred by the lessor in agreeing to the transfer or subletting.	Section 240 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to require a tenant to pay a fee for the sale or attempted sale of a caravan on the premises.	Section 241(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give a written notice of a tenancy to a buyer to whom Council proposes to transfer the Council's interests in the premises.	Section 242(1)(a) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice of the transfer (the attornment notice) to the tenant if the lessor's interest is transferred.	Section 242(1)(b) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to be heard on an application by a person occupying the premises to be recognised as a tenant under an agreement.	Section 243(7) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to be heard before a tribunal on an application by a person to be recognised as the tenant or a co-tenant under an agreement instead of the person's domestic associate.	Section 245(8) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to be heard before a tribunal on the application of an occupant for an order to be recognised as the tenant, or a co-tenant under an agreement instead of the tenant or co-tenant.	Section 246(6) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to agree about cleaning common areas for a common area used by the resident and a minority of other residents of the provider.	Section 247(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice to the resident stating the provider's name and address for service or the provider's agent's name and address for service and a notice detailing any changes to those details.	Section 248(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to supply and maintain the locks that are necessary to ensure the resident's room is reasonably secure.	Section 250(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree to change or repair a lock at the request of a resident.	Section 251 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order relating to a lock or key mentioned in section 250.	Section 252 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to agree to the resident attaching a fixture, or making a structural change, to rental premises including setting the terms of the agreement.	Section 254 and 255 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to waive a breach by a resident who attaches a fixture or makes a structural change to rental premises without the provider's agreement, or to treat the fixture or change as an improvement to the rental premises for the provider's benefit.	Section 256(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to enter a resident's room, for any reason, if the resident agrees.	Section 257(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to enter a resident's room, at a reasonable time, to inspect the room and to give notice of the entry.	Section 258(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give at least 24 hours prior written notice of a proposed entry to a resident's room for a purpose mentioned in the section.	Section 259 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to enter a resident's room without notice for one of the reasons set out in section 260.	Section 260 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to make an application to a tribunal for an order to enter the resident's room, which entry may be subject to rules of entry as changed by the tribunal.	Section 264 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to make house rules for rental purposes for any of the matters specified in section 268(1).	Section 268(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice of proposed rule change for rental premises.	Section 270(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice withdrawing the proposed rule change.	Section 271 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give a written notice to residents stating that at least the prescribed number of residents have objected to the rule change and that the proposed change will not take effect on the proposed commencement date.	Section 272(4)(b) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order declaring the proposed rule change to be reasonable.	Section 273(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice of the tribunal's decision regarding an application under section 273 to each resident of the rental premises.	Section 273(7) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice of the tribunal's decision on an application by a resident for an order declaring an existing house rule to be unreasonable to each resident of the rental premises.	Section 274(7) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a person a copy of the house rules for the premises.	Section 275 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to display a copy of the house rules at a place in the rental premises where it is likely to be seen by the residents.	Section 276 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to end a residential tenancy agreement by written agreement with the tenant.	Section 277(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a notice to leave the premises to the tenant.	Section 277(3) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree with the tenant's personal representative or relative on a day for the residential tenancy agreement to end.	Section 277(7)(c) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a tenant a notice to remedy breach.	Section 280 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give a notice to leave the premises to a tenant because of any of the reasons set out in sections 281 to 291 (inclusive).	Section 281(1), 282(1), 283(2), 284(1), 285(2), 286(1), 287(2), 288(1), 289(2), 290(2), 290A(1) and 291(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for a termination order because of any of the reasons set out in sections 293 to 297A (inclusive).	Sections 293, 294, 295, 296, 296A, 297, 297A, 298 and 299 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an interim order to restrain tenant from causing further damage or injury.	Section 300 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to remedy a lessor's breach following receipt of a notice to remedy breach from the tenant.	Section 303 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to withdraw a notice to leave for unremedied breach.	Section 333(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree to the tenant withdrawing a notice of intention to leave the premises.	Section 334(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to the tribunal for a termination order without giving a notice to leave the premises to the tenant.	Section 335(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give an abandonment termination notice to the tenant terminating the agreement.	Section 355(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order about the abandonment by the tenant of the premises.	Section 357(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal for an order requiring the tenant to pay compensation for the tenant remaining in possession and an occupation fee.	Section 358 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order for compensation following the giving of an abandonment termination notice.	Section 359 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to take all reasonable steps to mitigate loss or expense incurred because of the matters set out in section 362(1).	Section 362 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to sell tenant's goods left on premises or dispose of them in another way.	Sections 363(2) and 363(4) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to pay any balance from the sale of goods of a former tenant to the public trustee.	Sections 363(8) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal for an order for an entitlement to receive an amount in the fund kept under the <i>Public Trustee Act 1978</i> .	Section 363(10) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give documents left on the premises in the ways prescribed under section 364.	Section 364 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree with a resident, by written agreement, to end a rooming accommodation agreement.	Section 366(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to end a rooming accommodation agreement by giving a notice under Part 2.	Section 366 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to agree with a resident's personal representative or relative on a day for a rooming accommodation agreement to end.	Section 366(7)(c) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal for an order deciding the day a rooming accommodation ends due to the death of a sole resident.	Section 366(7)(d) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a resident notice requiring the resident to remedy a breach of a rooming accommodation agreement.	Section 368(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a resident a notice requiring the resident to leave the rental premises because of failure to remedy breach.	Section 369(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to withdraw a notice requiring the resident to leave the rental premises because of failure to remedy breach.	Section 369(5) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a written notice requiring the resident to leave the rental premises immediately because of a serious breach.	Section 370(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

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[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give a resident a notice requiring the resident to leave the rental premises if premises destroyed etc.	Section 371 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a notice terminating a periodic or fixed term agreement without ground.	Section 372 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to give a resident a notice requiring the resident to leave the premises if resident's employment ends or entitlement to occupy under employment ends.	Section 374(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to use necessary and reasonable force to remove a resident and the resident's property from rental premises if the resident refuses to leave the premises and the circumstances specified in section 375(1) apply.	Section 375(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for a termination order for repeated breaches by resident.	Section 376(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal for an order terminating a fixed term agreement because of excessive hardship.	Section 377(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to remedy a provider's breach following receipt of a notice requiring remedy of breach from the resident.	Section 378 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to the tribunal for a termination order without giving a notice to leave the rental premises to the resident.	Section 388(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to make reasonable efforts to contact a former resident about property left at the rental premises.	Section 392(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to deal a with personal document or money in the ways stated in the section.	Section 392 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to sell property left at the rental premises that is not a personal document or money, or to dispose of it in another way.	Sections 393(2), 393(4) and 393(5) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply the proceeds from the sale of property under section 393 in the ways stated in the section.	Sections 393(7) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal to make an order conferring an entitlement to receive funds paid to the public trustee under section 392 or section 393.	Section 395(4) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to make a dispute resolution request to the Residential Tenancies Authority and to take all steps necessary to participate in the conciliation, withdraw from a conciliation and agree to the terms of a conciliation agreement.	Sections 402, 404, 405, 406, 408 and 410 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to make an application to the tribunal for an order declaring that a stated agreement is, or is not, a residential tenancy agreement or a rooming accommodation agreement to which the Act applies.	Section 418 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to apply to a tribunal for an order about a breach of a term of a residential tenancy agreement or a rooming accommodation agreement.	Section 419(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order about a disputed ground stated in a notice to remedy breach or notice of intention to leave premises given to Council as the lessor by the tenant (other than a notice of intention to leave without ground).	Section 424(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order about a disputed ground stated in a notice to remedy breach or a notice of intention to leave premises (other than a notice of intention to leave without ground).	Section 425(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order about a general dispute between parties to a residential tenancy agreement or rooming accommodation agreement.	Section 429(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to be heard before the tribunal on an application regarding a dispute between cotenants or coresidents about a rental bond for an agreement.	Section 430(2) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

[Residential Tenancies and Rooming Accommodation Act 2008]

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to claim compensation for a loss or expense incurred because of the exercise or purported exercise of a power under Chapter 7, Part 2.	Section 449 <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to apply to a tribunal for an order excluding a person from a moveable dwelling park because of the person's behaviour in the park.	Section 455(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Power to list a person on a tenancy database in the circumstances referred to in section 459(1) and for the reasons prescribed under a regulation.	Section 459(1) <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Where Council is a community housing provider as defined by section 527B, power to give written notice to the tenant to give an acceptable behaviour undertaking.	Section 527D <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		
	Chief Executive Officer	Where Council is a community housing provider, power to apply to the tribunal for a termination order relating to either a failure to enter into acceptable behaviour agreement or a serious or persistent breach of acceptable behaviour agreement.	Section 527E <i>Residential Tenancies and Rooming Accommodation Act 2008</i>		

REGISTER OF DELEGATIONS – COUNCIL TO CEO

River Improvement Trust Act 1940

***NEW DELEGATION**

Document created:	16/02/2016
Regulation current as at:	19/12/2014

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to, either singly or jointly, apply to the Minister for the establishment, change or abolition of a river improvement trust area.	Section 3(3) <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to appoint a councillor to a river improvement trust.	Sections 5(1)(a), 5(1A)(a) and 5(2) <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to decide the term of appointment for a councillor appointed pursuant to subsection (1)(a) or (2).	Section 5(3) <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to appoint a councillor to a river improvement trust where the office becomes vacant.	Section 5A(1) <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to comply with a notice from the Minister requiring Council to appoint a councillor to a vacant office.	Section 5A(2) <i>River Improvement Trust Act 1940</i>		

REGISTER OF DELEGATIONS – COUNCIL TO CEO

River Improvement Trust Act 1940

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to give the Minister the local government's views on the recommendation of an appointment to the Governor in Council.	Section 5A(5B) <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to remove a person from office as a member of a trust.	Section 5K <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to consent for the trust to appoint the chief executive officer to be its secretary.	Section 6(1A) <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to enter into a written arrangement with a trust to use the accounts and the accounting systems of Council.	Section 12A <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to pay to the trust the amount of revenue estimated by the trust in the budget adopted by it for such year.	Section 14A(1A) <i>River Improvement Trust Act 1940</i>		
	Chief Executive Officer	Power to negotiate and agree for each financial year the amount to contribute to the trust and to pay the amount to the trust.	Section 14A(1B) <i>River Improvement Trust Act 1940</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Sustainable Planning Act 2009

Version information:

Date Updated:	16/02/2016
Reprint No:	20/11/2015
Updated Items:	
New Items:	Sections 761A, 996
Removed Items:	

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a local government that has a declared master planned area in its local government area, to take the action required by subsection 761A(2) (where Council's planning scheme is <u>not</u> an IPA planning scheme) or 761A(3) (where Council's planning scheme is an IPA planning scheme).	<u>Section 761A Sustainable Planning Act 2009</u>		
	Chief Executive Officer	Power, as a local government that has a planning scheme that does not include an LGIP and before 4 July 2014, did not include a PIP, to:- <ul style="list-style-type: none"> (a) give an infrastructure charges notice under section 635; and (b) impose condition about trunk infrastructure under section 646, 647 or 650. 	<u>Section 996 Sustainable Planning Act 2009</u>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Water Act 2000

ALSO REFER TO UPDATES AT FEBRUARY 2016

Document Updated:	16/06/2015
Reprint:	18/02/2015
Updated Items:	
New Items:	Sections 692,
Removed Items:	Sections 552, 693(3), 698

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	<p>NOTE: By virtue of the <i>South-East Queensland Water (Distribution and Retail Restructuring) Act 2009</i> the following councils do NOT have powers as “service provider” under the <i>Water Act 2000</i>:</p> <ul style="list-style-type: none"> • Sunshine Coast Regional Council • Moreton Bay Regional Council • Brisbane City Council • Ipswich City Council • Scenic Rim Regional Council • Lockyer Valley Regional Council • Somerset Regional Council 				

REGISTER OF DELEGATIONS COUNCIL TO CEO

Water Act 2000

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a landholder who receives a notice from the chief executive, to make a submission regarding a proposed amalgamation or dissolution of water authorities.	Section 692 <i>Water Act 2000</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Water Act 2000

Version information:

Date Updated:	16/02/2016
Reprint No:	02/10/2015
Updated Items:	
New Items:	Section 700A
Removed Items:	

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power to agree in writing with the water authority to a proposed transfer by the water authority to the local government of all or part of the authority's functions and on how to implement the proposed transfer.	Section 700A(1)(a)(i) <i>Water Act 2000</i>		
	Chief Executive Officer	Power, together with a water authority, to notify the Minister of their agreement about the proposed transfer and on how it is to be implemented and as for the Minister's approval of the proposed transfer.	Section 700A(1)(b) <i>Water Act 2000</i>		
	Chief Executive Officer	Power to comply with a requirement of the Minister made under this subsection.	Section 700A(2) <i>Water Act 2000</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Water Supply (Safety and Reliability) Act 2008

Version information:

Date Updated:	16/02/2016
Reprint No:	21/08/2015
Updated Items:	Section 35
New Items:	
Removed Items:	

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	<p>NOTE: By virtue of the <i>South-East Queensland Water (Distribution and Retail Restructuring) Act 2009</i> the following councils do NOT have powers as “service provider” under the <i>Water Supply (Safety and Reliability) Act 2008</i>:</p> <ul style="list-style-type: none"> • Sunshine Coast Regional Council • Moreton Bay Regional Council • Brisbane City Council • Ipswich City Council • Scenic Rim Regional Council 				

REGISTER OF DELEGATIONS COUNCIL TO CEO

Water Supply (Safety and Reliability) Act 2008

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	<ul style="list-style-type: none"> • Lockyer Valley Regional Council • Somerset Regional Council 				
	Chief Executive Officer	Power, as service provider, to install or approve the installation of a meter and to decide the position of the meter, on infrastructure supplying water to premises.	Section 35 <i>Water Supply (Safety and Reliability) Act 2008</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Work Health and Safety Regulation 2011

Version information:

Date Updated:	16/02/2016
Reprint No:	01/01/2016
Updated Items:	
New Items:	Sections 144VA, 144VB
Removed Items:	

NO.	DELEGATE	DESCRIPTION OF POWER DELEGATED	LEGISLATION	DATE AND NUMBER OF RESOLUTION	CONDITIONS TO WHICH THE DELEGATION IS SUBJECT
	Chief Executive Officer	Power, as a holder of a licence to carry out demolition work, to apply to the regulator for renewal of the licence.	Sections 144VA, 144VB <i>Work Health and Safety Regulation 2011</i>		

REGISTER OF DELEGATIONS COUNCIL TO CEO

Workers' Compensation and Rehabilitation Regulation 2014


Version information:

Date Updated:	16/02/2016
Reprint No:	09/10/2015
Updated Items:	
New Items:	
Removed Items:	Section 571D

Note – removed item only.

11.2.2 2016 LGAQ ANNUAL CONFERENCE ATTENDANCE

Objective Reference: A124442
Reports and Attachments (Archives)

Authorising Officer: 
Nick Clarke
General Manager Organisational Services

Responsible Officer: Jo Jones
Acting Group Manager Corporate Governance

Report Author: Crystal Burrows
Acting Strategy and Governance Service
Manager

PURPOSE

The purpose of this report is to:

1. Advise Council of the 2016 Local Government Association of Queensland (LGAQ) Annual Conference to be held at the Gold Coast;
2. Recommend attendance by the Mayor and one other Councillor delegate; and
3. Allocate Council's voting rights for the conference.

BACKGROUND

The LGAQ 120th Annual Conference is to be held on the Gold Coast from 18-20 October 2016. It is the principal conference in Queensland relating to local government. The conference brings together delegates from all tiers of government, external stakeholders and the media to consider the challenges facing local government and their communities.

The LGAQ Annual Conference is included in the Councillors' list of core training for attendance by one or more Councillors (Expenses Reimbursement and Provision of Facilities for Councillors Policy POL-3076).

ISSUES

As a full member of the LGAQ, Council can send two official delegates to the LGAQ Annual Conference as well as other attendees.

Council is entitled to vote on any motions put forward by members. Council has six votes at the LGAQ Annual Conference, which can be wholly exercised by one delegate or may be split in any proportion Council determines between two delegates.

Council may bring forward for discussion any subject pertaining to matters of common concern to members (local governments). Council's elected members have been invited to put forward motions, and these will be brought to Council as a notice of motion from the Councillors, as a separate item on this agenda.

STRATEGIC IMPLICATIONS

Legislative Requirements

There are no legislative requirements associated with this report.

Risk Management

Non-attendance by Council at the conference results in a lost opportunity for Redland City Council to voice its views in matters being considered (voted on) at the conference.

Financial

This recommendation does not require any change to the current year's budget as funds have already been allocated. There are no conference fees for Council's official delegates, as the cost of attendance for two representatives is included in Council's annual membership to the LGAQ.

People

Council's representation at the LGAQ Annual Conference provides the opportunity for Councillors to keep abreast of contemporary and emerging issues in local government and associate with leaders in this field and other elected representatives from across Queensland.

Environmental

There are no environmental issues associated with this report.

Social

Attendance at the LGAQ Annual Conference supports Councillors to provide the highest level of leadership to the organisation and the Redland's community.

Alignment with Council's Policy and Plans

The recommendation primarily supports Council's Corporate Plan 2015-2020 Outcome 8 Inclusive and ethical governance.

CONSULTATION

Consultation has been undertaken with all Councillors in relation to attendance at the LGAQ Annual Conference and a call for motions.

OPTIONS

That Council resolves as follows:

1. That Council be represented by the Mayor and one other Councillor as official delegates at the 2016 LGAQ Annual Conference; and
2. That Council's voting rights at the conference are split equally between the two official delegates.

OR

1. That Council be represented by the Mayor as official delegate to the 2016 LGAQ Annual Conference with full voting rights.

OR

1. That Council is not represented at the 2016 LGAQ Annual Conference.

OFFICER'S RECOMMENDATION

Council resolves that:

1. Council be represented by the Mayor and one other Councillor as official delegates at the 2016 LGAQ Annual Conference; and
2. Council's voting rights at the conference are split equally between the two official delegates.

11.2.3 REPORT OF THE AUDIT COMMITTEE – 21 JULY 2016

Objective Reference: A1895095
Reports and Attachments (Archives)

Attachment: [Audit Committee Minutes – 21 July 2016](#)

Authorising Officer: 
Nick Clarke
General Manager Organisational Services

Responsible Officer/Author: Siggy Covill
Group Manager Internal Audit

PURPOSE

The purpose of this report is to present the minutes of the Audit Committee meeting on 21 July 2016 to Council for adoption in accordance with Section 211 of the *Local Government Regulation 2012*.

BACKGROUND

The primary objective of the Audit Committee is to assist Council in fulfilling its corporate governance role and oversight of financial measurement and reporting responsibilities imposed under the *Local Government Act 2009*, the *Financial Accountability Act 2009* and other relevant legislation.

To fulfil this objective and in order to enhance the ability of Councillors to discharge their legal responsibility, it is necessary that a written report is presented to Council as soon as practicable after a meeting of the Audit Committee about the matters reviewed at the meeting and the Committee's recommendations about these matters.

ISSUES

Please refer to the attached Minutes of the Audit Committee meeting held on 21 July 2016.

STRATEGIC IMPLICATIONS**Legislative Requirements**

Requirements from the *Local Government Act 2009*, the *Local Government Regulation 2012* and the *Financial Accountability Act 2009* have been taken into account during the preparation of this report.

Risk Management

There are no opportunities or risks for Council resulting from this report.

Financial

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

People

There are no implications on people as a result of this report.

Environmental

There are no environmental impacts resulting from this report.

Social

There are no social implications as a result of this report.

Alignment with Council's Policy and Plans

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.

8.4 A continuous improvement focus underpins the organisation, creating a supportive environment for ideas and positive, well-managed change that enhances internal and external outcomes.

CONSULTATION

The Audit Committee minutes are presented for confirmation as a true and accurate record of proceedings at its next meeting.

OPTIONS

1. That Council accepts this report, which summarises the issues discussed at the Audit Committee meeting of 21 July 2016;
2. That Council accepts this report and requests additional information; or
3. That Council not accepts this report and requests an alternative method of reporting.

OFFICER'S RECOMMENDATION

That Council resolves to accept this report, which summarises the issues discussed at the Audit Committee Meeting of 21 July 2016.



Redland
CITY COUNCIL

MINUTES

AUDIT COMMITTEE MEETING

Thursday, 21 July 2016

Commencing at 9.30 am

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

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ATTACHMENT

1 DECLARATION OF OPENING

The Chairperson declared the meeting open at 9.30 am.

2 RECORD OF ATTENDANCE AND APOLOGIES

Membership:

Cr Paul Gleeson	Councillor Member and Chairperson
Cr Karen Williams (Mayor)	Councillor Member
Mr Virendra Dua	External Member
Mr Peter Dowling	External Member

Secretary:

Ms Siggie Covill	Group Manager Internal Audit
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Attendees:

Mr Bill Lyon	Chief Executive Officer
Mr Gary Soutar	General Manager Infrastructure and Operations
Mr Nick Clarke	General Manager Organisational Services
Ms Deborah Corbett-Hall	Chief Financial Officer
Ms Jo Jones	Acting Group Manager Corporate Governance
Mr Peter Gould	Service Manager Workplace Health, Safety & Wellbeing
Mr Kailesh Naidu	Senior Internal Auditor
Mr Patrick Flemming	Queensland Audit Office
Ms Ashley Carle	Bentleys - QAO Audit Representative

Observers:

Mr Paul Bishop	Councillor
Ms Tracey Huges	Councillor
Mr Mark Edwards	Councillor
Mr Paul Golle	Councillor

Minutes:

Ms Charmaine Shakespeare	PA to General Manager Organisational Services
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Apologies:

Ms Louise Rusan	General Manager Community and Customer Services
Mr Andrew Ross	General Counsel
Mr Martin Power	Bentleys – QAO Audit Representative
Ms Leandri Brown	Finance Manager Corporate Finance

3 RECEIPT AND CONFIRMATION OF MINUTES

The minutes of the Audit Committee meeting of 18 February 2016 were presented for confirmation by the Committee.

3.1 BUSINESS ARISING FROM PREVIOUS MINUTES

Business arising from the minutes of the 18 February 2016 meeting of this committee were presented.

- 3.1.1 As per Item 3.1 (Business Arising From Previous Minutes) the Committee requested that a framework be prepared to manage and monitor compliance and to show accountability and controls.
- *Update provided. Item carried forward.*
- 3.1.2 As per Item 3.1 (Business Arising From Previous Minutes) the Committee requested that the educational phase of the implementation of the Portfolio Management Office includes advice on reporting to auditors as a requirement, and managing and closing off of projects.
- *Update provided. Item carried forward.*
- 3.1.3 As per Item 4 (Update from the Chief Executive Officer) the Committee requested that (1) the Audit Committee be notified of any strategic changes to the Draft City Plan; (2) reporting on projects be split between capital and operational projects; and (3) the Audit Committee be briefed on the arrangements and structure of the Redland Investment Corporate Pty Ltd and its subsidiaries when finalised.
- *Updates provided. Items carried forward.*
- 3.1.4 As per Item 5 (Council Financial Reports) the Committee requested that the Acting Chief Financial Officer distributes the shell financial statements for the year ending 30 June 2016 to the Committee out of session prior to the next Audit Committee meeting.
- *Shell Accounts distributed via email on 25 May 2016 subsequent to the appointment of the new Councillor members to the Committee post local government elections.*
- 3.1.5 As per Item 8 (Internal Audit Reports) the Committee requested that options and processes for adding funds to Go Cards be investigated.
- *Update provided. Item carried forward.*

COMMITTEE DECISION

1. **That the Audit Committee notes the receipt and confirmation of the prior minutes and updates as presented; and**
2. **That members of the Internal Audit team be trained on the new processes by the Portfolio Management Office.**

4 UPDATE FROM THE CHIEF EXECUTIVE OFFICER

4.1 GENERAL COUNCIL MATTERS

The Chief Executive Officer reported to the Audit Committee on notable matters.

4.2 CAPITAL AND OPERATIONAL ADVISORY PANEL

The Chief Executive Officer updated the Audit Committee on progress of the Capital and Operational Advisory Panel.

4.3 REDLAND INVESTMENT CORPORATION

The Chief Executive Officer updated the Audit Committee on progress of the Redland Investment Corporation.

COMMITTEE DECISION

1. That the Audit Committee notes the report and updates as presented; and
2. That Phil Hennessy, Chairman of Redland Investment Corporation Pty Ltd (RIC) and RIC Toondah Pty Ltd, be invited to present the future strategy for RIC and an overview of arrangements and activities at the October Audit Committee meeting.

5 COUNCIL FINANCIAL REPORTS**5.1 END OF MONTH FINANCIAL REPORTS**

Council's end of month reports for January, February, March, April and May 2016 were presented to the Audit Committee.

5.2 BUDGET 2016-2017

The approved Budget 2016-2017 was presented to the Audit Committee for information.

5.3 ASSET VALUATIONS

The Chief Financial Officer presented an update on asset valuations to the Audit Committee.

COMMITTEE DECISION

1. That the Audit Committee notes the financial reports and updates as presented; and
2. That the CFO investigates the reasons for the 49% increase in building valuation and provides an update to the Committee.

6 QUARTERLY COMPLIANCE SURVEYS

The quarterly compliance survey for the March 2016 quarter was presented to the Audit Committee.

COMMITTEE DECISION

That the Audit Committee notes the quarterly compliance survey as presented.

7 INTERNAL AUDIT PLAN**7.1 AUDIT PLAN STATUS**

The status of the Audit Plan 2015-2016 was presented to the Committee for noting.

7.2 ANNUAL AUDIT PLAN 2016-2017

The Group Manager Internal Audit presented the Annual Internal Audit Plan 2016-2017 to the Committee for endorsement.

COMMITTEE DECISION

1. That the Audit Committee notes the status of the Audit Plan as presented and endorses the Annual Audit Plan 2016-2017; and

2. That the asset management project be used as a pilot to include Internal Audit as an integral part of the advisors to the project.

8 INTERNAL AUDIT REPORTS

The following reports were presented for Audit Committee consideration:

8.1 OFFICE OF THE CEO

- Payroll – Overtime
- Purchase to Pay Cycle – Purchase Requisitions

8.2 COMMUNITY AND CUSTOMER SERVICES

- Revenue Cycle - Building Certification

8.3 INFRASTRUCTURE AND OPERATIONS

- Cemeteries
- Trade Waste Charges
- Asset Management - Maintenance of Council Buildings

8.4 ORGANISATIONAL SERVICES

- Unified Threat Management Implementation

COMMITTEE DECISION

1. That the Audit Committee notes the reports as presented;
2. That audit reports be adapted to capture management responses for business improvement opportunities; and
3. That a mechanism be put in place to follow up on business improvement opportunities raised by Internal Audit.

9 AUDIT RECOMMENDATIONS DUE FOR IMPLEMENTATION

9.1 INTERNAL AUDIT RECOMMENDATIONS

The Group Manager Internal Audit presented a progress report on audit recommendations due for implementation to the Committee.

COMMITTEE DECISION

That the Audit Committee notes the report as presented.

10 UPDATE FROM EXTERNAL AUDITORS

Bentleys presented their Interim Management Letter for the Year Ending 30 June 2016 and an update on notable matters to the Committee.

COMMITTEE DECISION

That the Audit Committee notes the Interim Management Letter and update as presented.

11 OTHER BUSINESS**11.1 FRAUD AND CORRUPTION PREVENTION**

The Group Manager Internal Audit presented an update on the implementation of the Fraud and Corruption Prevention Framework to the Committee.

COMMITTEE DECISION

That the Audit Committee notes the update as presented.

11.2 RISK MANAGEMENT

The Acting Group Manager Corporate Governance updated the Committee on risk management issues.

COMMITTEE DECISION

That the Audit Committee notes the update as presented.

11.3 COMPLAINTS MANAGEMENT

An update on administrative action and Councillor complaints was provided to the Committee.

COMMITTEE DECISION

That the Audit Committee notes the update as presented.

11.4 PROCUREMENT

An update was provided to the Committee on procurement matters.

COMMITTEE DECISION

That the Audit Committee notes the update as presented.

11.5 WORKPLACE HEALTH AND SAFETY

The Service Manager Workplace Health, Safety & Wellbeing presented an update to the Committee.

COMMITTEE DECISION

That the Audit Committee notes the update as presented.

11.6 DRAFT AUDIT COMMITTEE CHARTER AND INTERNAL AUDIT CHARTER

The Group Manager Internal Audit presented the draft Audit Committee Charter and Internal Audit Charter to the Committee for review.

COMMITTEE DECISION


- 1. That the Audit Committee notes the draft documents as presented; and**
- 2. That minor amendments be incorporated in the Audit Committee Charter as discussed and circulated to the Committee for final approval.**

12 MEETING CLOSURE

The meeting closed at 12.02pm.

ATTACHMENT

11.2.4 AUDIT COMMITTEE CHARTER (POL-3008) AND INTERNAL AUDIT CHARTER (POL-3009)

Objective Reference:	A1895095 Reports and Attachments (Archives)
Attachments:	Final POL-3008 - Audit Committee Charter Final POL-3009 - Internal Audit Charter
Authorising Officer:	 Nick Clarke General Manager Organisational Services
Responsible Officer/Author:	Siggy Covill Group Manager Internal Audit

PURPOSE

The purpose of this report is to seek approval for the recommended changes to the Audit Committee Charter - Corporate POL-3008, and the Internal Audit Charter - Corporate POL-3009.

BACKGROUND

The Audit Committee Charter and Internal Audit Charter were recently reviewed to incorporate changes as a result of an external independent quality review of Council's Internal Audit function.

ISSUES

Amendments to the policies include:

Audit Committee Charter

- Added a paragraph on requirement of the Audit Committee members to have the range of skills and experience relevant to the Committee's responsibilities.
- Added the following sections:
 - Appointment and Tenure;
 - Member Responsibilities;
 - Conflict of Interest;
 - Performance Review and Assessment;
 - Induction of New Members; and
 - Document Control.
- Additional detail regarding administration and distribution of Audit Committee agendas and minutes.
- Minor formatting and wording changes.

Internal Audit Charter

- Added definition of internal auditing in accordance with the Institute of Internal Auditors.
 - Removed structure of Internal Audit Unit.
 - Added an objective to assist management to identify the risks of fraud and develop fraud prevention and monitoring strategies.
-

- Added confirmation and disclosure by Internal Audit of their independence to the Audit Committee on an annual basis.
- Removed the detailed responsibilities of the manager and staff of Internal Audit through reference to individual position descriptions.
- Included guidance by the *International Standards for the Professional Practice of Internal Audit* and *Code of Ethics* of the Institute of Internal Auditors.
- Added a section on Quality Assurance.
- Added a section on Document Control.
- Minor formatting and wording changes.

STRATEGIC IMPLICATIONS

Legislative Requirements

Requirements from the *Local Government Act 2009* and the *Local Government Regulation 2012* have been taken into account during the preparation of this report.

Risk Management

No particular risk management issues arise from the recommended changes to these policies; however, including as an objective of the Internal Audit function to assist management with the identification of fraud risks and the development of fraud prevention and monitoring strategies raises the profile of such risks and strategies.

Financial

There are no financial impacts as a result of this report.

People

There is no material impact on officers as a result of this report.

Environmental

There are no environmental implications resulting from this report.

Social

There are no social implications resulting from this report

Alignment with Council's Policy and Plans

Relationship to Corporate Plan: 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.

8.4 A continuous improvement focus underpins the organisation, creating a supportive environment for ideas and positive, well-managed change that enhances internal and external outcomes.

CONSULTATION

Consultation was undertaken with the internal and external Audit Committee members, the Chief Executive Officer, Council's General Managers and Internal Audit staff.

OPTIONS

1. That Council accepts this report, which summarises the changes to the revised Audit Committee Charter and Internal Audit Charter,
2. That Council defers consideration of this matter, or
3. That Council not accepts this report and requests further changes.

OFFICER'S RECOMMENDATION

That Council resolves to approve the changes to the Audit Committee Charter (Corporate POL-3008) and the Internal Audit Charter (Corporate POL-3009).

Audit Committee Charter

[Version Information](#)

Head of Power

This Audit Committee Charter has been designed to assist Council in fulfilling its corporate governance role and oversight of financial management and reporting responsibilities imposed under the *Local Government Act 2009*, the *Local Government Regulation 2012*, the *Financial Accountability Act 2009* and other relevant legislation. It also enhances the ability of Councillors to discharge their legal responsibility to exercise due care, diligence and skill in relation to compliance with applicable laws and policy and a number of other objectives as documented in the Charter.

Establishment

It is the policy of Redland City Council to maintain an Audit Committee in accordance with the *Local Government Act 2009*.

This Charter establishes the responsibilities and explains the role of the Audit Committee within the Council.

The Audit Committee is established in accordance with Section 105 of the *Local Government Act 2009* and Sections 208 – 211 of the *Local Government Regulation 2012*. The Audit Committee has no line authority in itself and does not replace the management responsibilities of Executive Management, but rather acts as a source of independent advice to the Chief Executive Officer and to Council. It in no way diminishes management's responsibility to maintain an adequate governance and internal control system and manage risks.

The internal control system is the plan of the organisation and all the policies and methods adopted by and required of management, to assist in achieving the Council's Corporate Plan and legislative responsibilities.

It is management's responsibility to maintain an adequate internal control system. An effective internal control system provides assurance to management and Council that:

- The conduct of business is orderly and efficient;
- Irregularities are prevented as far as possible, and are detected and reported should they occur;
- Assets are safeguarded from unauthorised use or disposition;
- Financial records and other information systems completely and accurately reflect the entire operational activities of Council and permit the timely preparation of financial information;
- Strategic and operational risks are being managed;
- Statutory responsibilities are being met; and
- Governance systems are effective.

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The control environment closely reflects corporate attitudes towards control and can influence the internal control system, both in terms of design and the way the system works from day to day.

The control environment consists of the following:

- Management's philosophy and operating style;
- The organisational structure and operating policies;
- The assignment of authority and responsibilities;
- The Internal Audit function;
- Policies about the use of information technology;
- Policies about human resources; and
- The Audit Committee.

Objectives

The primary objective of the Audit Committee is to assist Council in fulfilling its corporate governance role and oversight of financial management and reporting responsibilities imposed under the *Local Government Act 2009*, the *Local Government Regulation 2012* and other relevant legislation. More specifically the Committee will:

- Enhance the ability of Councillors to discharge their legal responsibility to exercise due care, diligence and skill in relation to compliance with applicable laws and policy.
- Add to the credibility and objectivity of financial reports.
- Ensure the independence and effectiveness of Council's Internal Audit function.
- Monitor the application of appropriate accounting and disclosure policies.
- Monitor existing corporate policies and recommend new corporate policies to prohibit unethical, questionable or illegal activities.
- Monitor and oversee the implementation of Council's fraud control policy and initiatives.
- Advise Council regarding its management of its strategic risks.
- Provide a communication link between management, internal and external audit and Council.
- Promote the need for public accountability of managers to Council, the ratepayers and other interested parties.
- Support measures to improve managerial performance and internal controls and the minimisation of risks and fraud.

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- Encourage and support a culture of proper governance and control at all levels within Council.

Composition

Section 210 of the *Local Government Regulation 2012* specifies that the Audit Committee of a local government must consist of at least 3 and no more than 6 members; and must include at least one, but no more than two councillors

The Audit Committee of Council shall comprise the following with full voting rights:

- 2 Councillors; and
- 2 independent external appointees,

all appointed by resolution of Council.

The members, taken collectively, will have a broad range of skills and experience relevant to the Committee's responsibilities. At least one member will have significant accounting or related financial management experience with an understanding of accounting and auditing standards in a public sector environment.

Council will appoint one of the four Committee members as chairperson.

To improve the level of independence and objectivity, two suitably qualified independent external members will be appointed to the Committee under terms and conditions resolved by Council from time to time.

The manager responsible for Internal Audit will act as Secretary of the Audit Committee, but has no voting rights.

The Chief Executive Officer and other members of the Executive Leadership Team will attend each meeting where appropriate, but are not members of the Audit Committee and do not have voting rights. Similarly, Councillors who are not members of the Committee may attend each meeting, but do not have voting rights.

The Queensland Audit Office and its representatives have an open invitation to attend each meeting.

Other Council officers will be invited by the Audit Committee to attend committee meetings as and when required to assist the Committee.

Section 211(2) of the *Local Government Regulation 2012* requires a quorum of at least half the number of members of the Committee, i.e. 2 in the case of Council.

Appointments and Tenure

Councillor members will be appointed to the Committee for the full Council term unless otherwise determined by Council.

Independent external members will be recruited via a publicly advertised merit-based selection process, and will be appointed for the period determined by Council – generally between two and

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four years. Appointments of external members to the Committee will be staggered, when possible, to ensure appropriate continuity and succession planning.

External members may be recommended to Council for appointment for one subsequent four-year term following a review of their performance by the Chief Executive Officer. Where the initial appointment is for a period of two years or less, that initial period will not be counted towards the two consecutive four-year terms. External members will generally serve on the Committee for a maximum of two consecutive four-year terms after which the position will be publicly advertised.

Remuneration of external independent members of the Committee is set by Council in recognition of the skills and experience, time commitment and responsibilities assumed and required to fulfil the role.

Independence and Access

The Audit Committee will liaise closely with management and internal and external audit to carry out its responsibilities. However, the Audit Committee has no executive authority, nor responsibility, for implementing any of its recommendations.

Whilst the primary responsibility for financial and other reporting, internal control, risk, ethics and compliance with laws and policies within Council rests with management, the Audit Committee will exercise a monitoring and review role.

The Audit Committee shall have the authority to seek information it requires from any person employed by Council, or employees of business units controlled by Council in order to fulfil its oversight responsibilities.

The Audit Committee is authorised to consult independent experts for advice, as it considers necessary, to execute its duties and responsibilities.

Requests for Council officers, employees of business units and independent experts to attend an Audit Committee meeting or provide information will be undertaken through the Chief Executive Officer and be in accordance with Council policies.

Role and Responsibilities of the Audit Committee

1. Control and Policies

- Evaluate and monitor the integrity, adequacy and effectiveness of finance, administrative and operating systems, policies and procedures through communication with, and reports from management, external and internal audit.
- Monitor the standard of corporate governance and ethical considerations.
- Monitor compliance with statutory, regulatory and policy obligations.
- Review the effective operation of an accounting and financial control and risk environment.
- Review the Internal Audit Plan for the current financial year.

- Review the progress of the Internal Audit Plan and the implementation of recommendations. With respect to audit recommendations, Internal Audit will follow up each recommendation when the implementation date falls due.

2. Financial Reporting

- Review financial information, particularly end of year financial information, with a view to being satisfied as to its accuracy and timeliness and the inclusion of all appropriate disclosures.
- Review any changes in accounting practices or policies or material change in accounting treatment.
- Review and make recommendations as to issues in relation to end of year financial statements, context of monthly reports and internal and external reports.
- Review Council's financial status and performance.

3. Internal and External Audit

- Oversee Council's external audit and consider audit findings and management's response to the external auditor's management letter.
- Endorse internal audit plans.
- Review the audit plans of the internal and external auditors and the extent to which planned audit scope can be relied upon to detect weaknesses in internal control, risk, fraud or other illegal acts.
- Review internal audit reports and findings.
- Review the status of the follow-up and the implementation of recommendations made by internal and external auditors.

4. Other

- Monitor Council's risk management strategies, policies and procedures.
- Advise on the management of Council's strategic risks. The Audit Committee may identify specific risks for more detailed review and discussion.
- Provide an effective oversight function to ensure that fraud and corruption control objectives are being met in relation to the mitigation of fraud and corruption risks.
- Seek assurance from those in attendance at meetings and from information presented at meetings that the implementation of the Operational Plan continues to focus on the adequacy and effectiveness of internal controls and the minimisation of risk.

Member Responsibilities

Members of the Audit Committee are expected to observe the legal requirements of the *Local Government Act 2009* and the *Local Government Regulation 2012*.

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Members are expected to at all times:

- Act in the best interest of Council.
- Apply good analytical skills, objectivity and judgement.
- Maintain confidentiality of information and documentation considered by the Committee.
- Express opinions constructively and openly, raise issues that relate to the Committee's responsibilities and pursue independent lines of enquiry.
- Contribute the necessary time required to review agenda papers prior to attending meetings.

Conflict of Interest

Audit Committee members are required to provide written declarations declaring any potential or actual conflicts of interest they may have in relation to their responsibilities.

As they arise between meetings, or at the beginning of each Committee meeting, members are required to declare any new or changed potential or actual conflicts of interest that may apply to specific matters on the meeting agenda.

Where required, the members will be excused from the meeting or from the Committee's consideration of the relevant agenda item(s). Details of potential or actual conflicts of interest declared by members and action taken will be appropriately recorded.

Meetings and Reporting

The Audit Committee shall meet as often as it determines, desirably quarterly, but in no case less than twice per year. One meeting will be scheduled to enable consideration of the draft financial statements for the preceding financial year before the statements are certified and given to the Auditor-General for auditing, while a further meeting will be scheduled to review the Auditor-General's audit report and financial statements for the preceding financial year. Other meetings will be scheduled as determined by the Audit Committee.

The manager responsible for Internal Audit will pre-circulate the agenda and papers to the Audit Committee members and appropriate attendees no later than one week in advance of each meeting. Minutes of Committee meetings will be circulated within two weeks of the meeting to each Audit Committee member and Committee observers, as appropriate.

The Audit Committee, through the Chief Executive Officer, will provide Council a written report about the matters reviewed at each meeting and the Committee's recommendations about the matters as soon as practicable after the meeting.

Performance Review and Assessment

The Chairperson of the Audit Committee, in consultation with the Chief Executive Officer, will initiate a review of the performance of the Committee at least every two years.

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An Audit Committee self-assessment questionnaire will be used to facilitate this review with appropriate input sought from the Chief Executive Officer, Committee members, senior management, internal and external auditors, the Chief Financial Officer, and any other relevant stakeholders.

The manager responsible for Internal Audit will assist the Chairperson with the administration of the self-assessment questionnaire.

Induction of New Members

New members of the Audit Committee will be provided with induction material to allow members to familiarise themselves with the organisation and to facilitate their understanding of its principal operations and activities, corporate practices and culture.

New members will receive relevant information and briefings upon their appointment to assist them to understand and meet their responsibilities under this Charter. Further training may be available if required.

Document Control

The Audit Committee Charter will be reviewed at least annually with updates endorsed by the Audit Committee. The relevant member of the Executive Leadership Team can approve minor administrative amendments to this Charter. Any major changes need to be approved at a general meeting of Council. Any requests to change the content of this document should be sent to the manager responsible for Internal Audit.

Approved amended documents must be submitted to the Corporate Meetings and Registers Team to place on the Policy, Guidelines and the Procedures Register.

Version Information

Version number	Date	Key Changes
8	August 2013	<ul style="list-style-type: none">Updated referrals made to the <i>Local Government Act 2009</i> and the <i>Local Government Regulation 2012</i> to incorporate any changes to the Act and Regulation.Added the requirement for the Audit Committee to monitor and oversee the implementation of Council's fraud control policy and initiatives.Removed the requirement for an alternate member to be appointed to the Audit Committee.Removed the ability of management to request extensions to implementation dates of audit recommendations.Added the responsibility of the Audit Committee to provide an effective oversight function to ensure that fraud and corruption control objectives are being met in relation to mitigation of fraud and corruption risks.Added the requirement for a meeting to be scheduled before the financial statements are certified and given to the Auditor-General for auditing.

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policy document

Corporate POL-3008

		<ul style="list-style-type: none">• Changes due to organisational restructure and Councillors' new portfolio structure.• Minor formatting and wording changes.
9	August 2016	<ul style="list-style-type: none">• Added a paragraph on requirement of the Audit Committee members to have the range of skills and experience relevant to the Committee's responsibilities.• Added the following sections:<ul style="list-style-type: none">○ Appointment and Tenure;○ Member Responsibilities;○ Conflict of Interest;○ Performance Review and Assessment;○ Induction of New Members; and○ Document Control.• Additional detail regarding administration and distribution of Audit Committee agendas and minutes.• Minor formatting and wording changes.

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Internal Audit Charter

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Head of Power

Section 105 of the *Local Government Act 2009* requires Council to establish an efficient and effective internal audit function. The Internal Audit function must include the elements contained in Section 207 of the *Local Government Regulation 2012*.

This Internal Audit Charter supports Council's priority to deliver an efficient and effective organisation. This includes transparent and effective processes, good governance and a commitment to act in accordance with the 'local government principles' (see Section 4 of the *Local Government Act 2009*).

Introduction

This charter outlines the purpose, authorities and responsibilities of the Internal Audit function at the Redland City Council.

Internal Auditing is an independent and objective assurance and consulting activity designed to add value and improve Council's operations. It assists Council in accomplishing its objectives by bringing a systematic and disciplined approach to evaluate and improve the economy, efficiency and effectiveness of the organisation's risk management, control and governance processes.

Internal Audit provides the Chief Executive Officer and senior management with assurance that internal control systems are efficient, effective and economically viable, and that risk is appropriately addressed so objectives can be met.

Internal Audit operates as an independent function within Council, reporting directly to the Chief Executive Officer and the Audit Committee with respect to audit/special investigation findings. For administrative/financial/employee management, Internal Audit reports to the General Manager Organisational Services.

Internal Audit reviews and advises on:

- Legislative and policy compliance;
- Operational cost-effectiveness and efficiency;
- Reliability of financial and related management information;
- Use of public funds and assets under Council's control; and
- Adequacy and accuracy of accounting and computing systems.

Internal Audit also:

- Conducts special assignments or investigations as requested by the Chief Executive Officer; and

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- Provides an advisory function concerning business improvement processes and systems of internal controls.

The Internal Audit function is not legally or professionally responsible for preventing irregularities. Irregularities include fraud, other illegal acts and errors. The responsibility for the prevention of irregularities rests with Council through the implementation and continued operation of an adequate internal control system. However, in exercising due professional care, officers of the Internal Audit function should be alert to the possibility of irregularities and those conditions and activities where irregularities are most likely to occur.

Internal Audit Resourcing

The Internal Audit services will be resourced according to the Council's annual budget.

Information Technology and specialist audit services support will be engaged as required. All internal audits conducted by external support will be undertaken under the control of the manager of the Internal Audit services and the results reported through the normal process.

Scope and Objective of Internal Audit

The Internal Audit coverage may extend to all areas of the organisation and include financial, accounting, administrative, computing and other operational activities.

The extent and frequency of internal audits will depend upon varying circumstances such as results of previous audits, relative risk associated with activities, materiality, the adequacy of the system of internal control and the resources available.

The objective of Internal Audit is to provide management and Council with independent advice in relation to:

- Reviewing and appraising the adequacy and effectiveness of the system of internal controls.
- Appraising the relevance, reliability and integrity of management, financial and operating data and reports.
- Reviewing the systems established to ensure compliance with those policies, plans, procedures, statutory requirements and regulations which could have a significant impact on operations.
- Reviewing the means of safeguarding assets and, as appropriate, verifying the existence of such assets.
- Appraising the economy, efficiency and effectiveness with which resources are employed.
- Reviewing operations or programs to ascertain whether results are consistent with Council's established objectives and goals and whether the operations or programs are being carried out as planned.
- Assessing the adequacy of established systems and procedures.
- Conducting special assignments and investigations on behalf of the Chief Executive Officer into any matter or activity affecting the probity, interests and operating efficiency of the organisation.
- Promoting accountability.

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- Assisting management in the achievement of Council's Corporate Plan.
- The improvement and effectiveness of risk management, legal compliance, internal control and Governance systems.
- Assisting management to identify the risks of fraud and develop fraud prevention and monitoring strategies.

Audit Methodology

For all audits undertaken, the manager for the activity under review shall be advised and given the opportunity to discuss:

- The objectives, risks and scope of the audit to be conducted, prior to the commencement of such audit; and
- The findings and proposed recommendations on the completion of an audit, and, where appropriate, provide comments.

Independence

To be effective, the Internal Audit function must be able to operate without being influenced or restricted when undertaking its responsibilities. For this purpose the manager responsible for Internal Audit reports directly to the Chief Executive Officer and the Audit Committee with respect to audit/investigation findings. For administrative/financial/employee management, Internal Audit may report to another senior manager as defined in the corporate structure.

To further strengthen the independence and effectiveness of Council's Internal Audit function, the manager of that function has access to the chairperson of the Audit Committee.

The Internal Auditors:

- Shall have no executive or managerial powers, functions or duties except those relating to internal audit.
- Shall not be involved in the day-to-day operation of the organisation, but may assist by using their expertise to support specific projects, provided that their independence for the audit plan is not compromised.
- Shall not be responsible for the detailed development or implementation of new systems and procedures, but may provide advice.
- Shall confirm and disclose their independence to the Audit Committee on an annual basis to ensure ongoing independence and objectivity.

Authority

The manager responsible for Internal Audit services is authorised to direct a broad, comprehensive program of internal auditing within Council in accordance with the approved annual audit plan, Internal Audit Charter and established management policies and directives.

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Internal Audit staff, in the course of their duties, have full, free and unrestricted access to all records, monies, materials, assets, property and personnel and are permitted to examine all transactions, review all policies, procedures and functions in Council.

Information acquired by Internal Audit staff in the course of their duties must remain confidential and must not be used for purposes outside the scope of the audit review.

All members of management and staff must fully co-operate with Internal Audit in relation to matters subject to review. If difficulties arise in this regard, the matter is to be escalated to the manager of Internal Audit services or Chief Executive Officer to resolve. Internal Audit for their part will provide a professional service that will be conscious of and sensitive to the work constraints and responsibilities of others and seek consensus on issues wherever possible.

Responsibilities

The detailed responsibilities of the manager and staff of Internal Audit can be found in the relevant position descriptions for these roles.

Internal Audit has neither direct responsibility for nor authority over any of the operations of staff whose activities are subject to audit review.

Internal Audit will, where necessary, act on a consultative basis with project teams, established committees and line management to provide advice on increasing operational efficiencies and strengthening internal controls and mitigating risks in the achievement of Council's corporate, strategic and business objectives.

Internal Audit's review and appraisal does not in any way relieve others of their assigned responsibilities and accountability.

Audit Plan

In accordance with Section 207 of the *Local Government Regulation 2012* Council is required to prepare an internal audit plan for each financial year. The internal audit plan is to state:

- The way in which Council's operational risks have been evaluated;
- The most significant operational risks identified from the evaluation; and
- The control measures that Council has adopted, or is to adopt, to manage the most significant operational risks.

Audit Reports and Recommendations

The Chief Executive Officer and Audit Committee shall receive a report summarising significant issues arising out of audits undertaken during the year. The report should include reference to areas where weaknesses were consistently encountered, suggested remedial measures and any general observations or recommendations considered appropriate.

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Internal Audit shall be conscious of the need for good relations with all levels of management. In terms of achieving this, Internal Audit will, prior to commencement of each audit, agree with the relevant manager where possible, a mutually convenient time to commence the audit, inform them and their line management of the audit objectives, the approach to be adopted and the method of reporting.

Further, Internal Audit will seek management's input throughout the whole audit process, particularly during the planning phase, in order to address issues which are of concern to them, provided it is in the scope of the audit.

During, and at the completion of any review, Internal Audit will discuss their findings and recommendations with the line manager concerned to ensure that Internal Audit and management agree on the findings and jointly develop any recommendations considered necessary.

At the completion of the review, a formal closing meeting will be held with relevant management to discuss the draft report and audit findings and recommendations.

A draft report will be issued in the first instance to relevant management, to ensure accuracy and agreement, but must be responded to by the appropriate manager/s within seven days of issue.

A final report will be issued to all relevant members of the Executive Leadership Team, the Mayor, Audit Committee members, and the External Auditor.

A report on the status of agreed recommendations of each audit report will be given by Internal Audit at each Audit Committee meeting.

Internal Audit will follow up each recommendation when the implementation date falls due.

Reporting to the Audit Committee

Internal Audit is to provide the following reports at each full Audit Committee meeting:

- Internal audit status report.
- Summary of the recommendations stated in the audit reports.
- Summary of the actions that have been taken by management in response to the recommendations.
- Summary of any actions that have not been taken by management in response to the recommendations.

Executive Leadership Team members are responsible for presenting internal audit reports relating to their area of operations to the Audit Committee.

Relationship between Internal Audit and External Audit

Internal Audit reports and associated work papers will be available for review by the external auditor's representatives.

Both parties should discuss their audit plans on a regular basis to ensure that the widest coverage can be undertaken using the available resources and that duplication of effort is minimised.

Management

Internal Audit is to provide written policies and procedures in the form of an Internal Audit Manual to guide the Internal Audit services.

Internal Audit is to establish and maintain a quality assurance function and evaluate the operations of the Internal Audit function within the Council.

Internal Audit will be guided by the *International Standards for the Professional Practice of Internal Audit* and *Code of Ethics* of the Institute of Internal Auditors and will be active in implementing modern auditing techniques.

When auditing processes, all auditors will generally adopt a “systems-based auditing” approach, which involves the identification of the key controls within each relevant process and an assessment of the extent to which each control can be relied upon to ensure the integrity of output from the process.

A comprehensive set of audit working papers shall be prepared during each assignment. The working papers shall include planning rationale, process documentation, details of auditing procedures, results of testing, discussion records, a report on each process audited and correspondence with senior and line management, etc.

Staffing

All auditors will have professional qualifications to the level required for the grade of auditor.

Auditors must be willing to keep abreast of current advances in modern auditing, data processing, management and control techniques.

An appropriate number of days shall be devoted to staff training. This shall comprise a combination of attendances at internal and external seminars and conferences, and courses organised by Council and other professional bodies.

The staffing of Internal Audit may comprise other disciplines with qualifications and experience as deemed appropriate should the circumstances arise.

The staffing structure of Internal Audit shall be of a mix to satisfactorily achieve the Unit's objectives.

Performance Measures/Indicators

Records will be maintained of times spent on each audit and on other projects.

Productive audit time and performance objectives will be set and monitored.

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Quality Assurance

An evaluation form will be completed after each audit by the business area under review.

Internal Audit will perform a self-assessment every two years to facilitate continuous improvement of the Internal Audit function.

As part of a comprehensive quality assurance programme, an independent external review of the efficiency and effectiveness of the operations of the Internal Audit function will be carried out at least every five years. The results of the quality assurance program and, in particular, of the external review, will be reported to the Audit Committee.

Document Control

The Internal Audit Charter will be reviewed at least annually with updates endorsed by the Audit Committee. The relevant member of the Executive Leadership Team can approve minor administrative amendments to this Charter. Any major changes need to be approved at a general meeting of Council. Any requests to change the content of this document should be sent to the manager responsible for Internal Audit.

Approved amended documents must be submitted to the Corporate Meetings and Registers Team to place on the Policy, Guidelines and the Procedures Register.

Version Information

Version number	Date	Key Changes
5	August 2013	<ul style="list-style-type: none">• Updated referrals made to the <i>Local Government Act 2009</i> and the <i>Local Government Regulation 2012</i> to incorporate any changes to the Act and Regulation.• Removed the referral to the general complaints process being managed and co-ordinated by Internal Audit.• Added changes to the structure of Internal Audit's resourcing.• Added the formal exit meeting held with relevant management at the completion of an audit to discuss the draft report and audit findings and recommendations.• Removed the need for a draft report to be issued in two stages – firstly to the Group Manager, then to the General Manager. Only one draft report to be issued to all management concerned for their comments and feedback.• Removed the ability of management to request extensions to implementation dates of audit recommendations.• Removed the requirement to report second and subsequent extensions of audit recommendations to the Audit Committee.• Added General Managers' responsibility to present internal audit reports relating to their area of operations to the Audit Committee.

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Department: Organisational Services
Group: Internal Audit
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Date of Approval:

Effective Date:
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Version number	Date	Key Changes
		<ul style="list-style-type: none">• Changes due to the new organisational structure.• Minor formatting and wording changes.
6	August 2016	<ul style="list-style-type: none">• Added definition of internal auditing in accordance with the Institute of Internal Auditors.• Removed structure of Internal Audit Unit.• Added an objective to assist management to identify the risks of fraud and develop fraud prevention and monitoring strategies.• Added confirmation and disclosure by Internal Audit of their independence to the Audit Committee on an annual basis.• Removed the detailed responsibilities of manager and staff of Internal Audit through reference to individual position descriptions.• Included guidance by the International Standards for the Professional Practice of Internal Audit and Code of Ethics of the Institute of Internal Auditors.• Added a section on Quality Assurance.• Added a section on Document Control.• Minor formatting and wording changes.


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11.2.5 LOCAL LAW AMENDMENT – KOALA AREAS

Objective Reference:	A1895095 Reports and Attachments (Archives)
Attachments:	<u>Community consultation and submission review: proposed expansion of koala areas</u> <u>Animal Management (Amendment) Subordinate Local Law (No.1) 2015</u> <u>Schedule 4B Koala Areas Overview of Maps</u>
Authorising Officer:	 Nick Clarke General Manager Organisational Services
Responsible Officer:	Jo Jones Acting Group Manager Corporate Governance
Report Author:	Tracey Cooke Acting Corporate Governance & Policy Advisor

PURPOSE

The purpose of this report is to:

1. present the results of public consultation, which was undertaken to seek community views about a proposed amendment to *Subordinate Local Law No. 2 (Animal Management) 2015*, to expand koala areas in Redland City; and
2. proceed with the making of, and to formally make, *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015*, subject to the consideration of amendments as detailed in this report.

BACKGROUND

At the general meeting on 22 April 2015 Council adopted a set of new local laws which were developed under the State Model Local Law Framework, and a set of new subordinate local laws specific to the requirements of Redland City.

As a result of submissions received during the 'Model' local law making process regarding *Local and Subordinate Local Law No.2 (Animal Management)*, Council resolved to '*commit to an immediate review of koala area mapping and the requirements for dog owners in koala areas*'.

Council subsequently completed a detailed review of these issues during a series of workshops and general meetings.

The outcomes of this review were:

1. A proposal to expand identified koala area mapping to include five additional areas: Ferntree Park, Capalaba; St James's Park, Birkdale; North Stradbroke Island townships; part of Thornlands; and part of Thorneside; and
 2. The development and implementation of a city-wide Behaviour Change Program aimed at reducing koala mortality from domestic dog attack.
-

On 9 December 2015, Council resolved to initiate the process of amending *Subordinate Local Law No. 2 (Animal Management) 2015* to expand koala area mapping, and to undertake community consultation about the proposed amendment. Council further resolved to develop and implement a Behaviour Change Program, subject to the allocation of funds.

Community consultation about the proposed local law amendment was conducted for a period of 28 days during February and March 2016. A public notice about community consultation was published on 17 February 2016.

All submissions were considered and analysed, and the results are outlined in the attached report '*Community consultation and submissions review: proposed expansion of koala areas*'.

Council has reviewed and evaluated the results of community consultation at a workshop on 26 July 2016.

ISSUES

Review Process

At the councillor workshops held on 8 September and 12 November 2015, Councillors reviewed koala area mapping and the requirements for dog owners in koala areas in the context of submissions received during community consultation for the 'Model' local law making process.

Submissions were made supporting the expansion of identified koala area mapping to include: Ferntree Park, Capalaba; St James's Park, Birkdale; the whole of North Stradbroke Island and townships; and the whole of City.

Submissions were also made regarding the requirements for keeping a dog in a koala area. This local law provision requires that dogs kept on lots greater than 2000m² in mapped koala areas are tethered or confined between sunset and sunrise, or kept in a proper enclosure at all times.

Councillors considered a range of supporting data and factors, including existing regulatory provisions for all dog owners in Redland City, regardless of whether they reside in a mapped koala area. These provisions require that dog owners provide and maintain structures or facilities which facilitate the escape of koalas from the premises; and if a koala is on the land, protect the koala by restraining the dog until the koala has left the land.

Councillors initially agreed to propose three new areas for inclusion in koala area mapping: Ferntree Park, Capalaba; St James's Park, Birkdale; and North Stradbroke Island townships only (as Council jurisdiction does not apply to a large portion of NSI). Relevant koala area mapping was proposed and considered at the general meeting of 7 October 2015.

During the review process, two additional parcels of land in Thornlands and Thorneside were identified as potentially viable koala areas. A procedural motion granted deferral of the October report in order to amend koala area mapping to include both of the newly proposed locations.

On 9 December 2015, a revised amendment was presented to Council comprising five proposed koala areas, which are mapped in the attachment to this report *Animal Management (Amendment) Subordinate Local Law (No.1) 2015*, as advertised on 17 February 2016.

Behaviour Change Program

During the review, Council assessed the potential impact and benefits of non-regulatory behaviour change mechanisms, and proposed a high value city-wide Behaviour Change Program to reduce koala mortality from domestic dog attack.

Councillors agreed to proceed with this educational initiative for an initial three year period. This proposal was adopted on 9 December 2015, subject to the allocation of funds.

The cost of the program was estimated at \$80,000 to \$200,000 over the three year period. A funding allocation of \$50,000 has been made for Year One 2016/17, with further funding bids to be made in subsequent financial years.

Community Consultation

Community consultation regarding the proposal to expand koala areas was conducted for a period of 28 days, from 17 February to 15 March 2016.

Consultation activities included:

- statutory public notice published on 17 February 2016 in Redland City Bulletin;
- targeted mail-out to owners and residents of properties greater than 2000m² in proposed koala areas;
- koala area maps, proposed amended law, and submission lodgement service available online, and via customer service centres and libraries;
- feature stories and advertisements in various print media;
- news article in online media; and
- posts in social media.

Submission Results

The results of community consultation are attached in the report '*Community consultation and submissions review: proposed expansion of koala areas*'.

146 valid submissions were received from the community. Each submission was recorded and analysed and the information distilled into a set of comments which properly represent the views of each submitter.

The overall results of community consultation are presented by koala area, using the physical address of each submitter to determine distribution. The separation of submission responses by koala area affords a clear view of agree/disagree trends for each location.

The attached report also includes information about the submissions process; commentary regarding submitters' opinions, circumstances, and cited data references; and an explanation of matters outside the scope of the consultation.

STRATEGIC IMPLICATIONS

Legislative Requirements

This report is in accordance with the legislative requirements of the *Local Government Act 2009* and the *Local Government Regulation 2012*.

Animal Management (Amendment) Subordinate Local Law (No. 1) 2015, as adopted, will be incorporated into a consolidated version of *Subordinate Local Law No. 2 (Animal Management) 2015*, for adoption without change at a future meeting.

Risk Management

The risks associated with amending subordinate local laws are managed by conducting the process in accordance with the legislative requirements of the *Local Government Act 2009*, the *Local Government Regulation 2012* and Council's adopted practice for amending local laws.

Financial

The main costs associated with the local law amendment process relate to conducting community engagement and public notification. Appropriate funding was allocated in the 2015/16 budget.

The cost to develop and implement the Behaviour Change Program was estimated at \$80,000 to \$200,000 over a three year period to be drawn from the Environment Separate Charge Operation Reserve. A funding allocation of \$50,000 has now been made for Year One 2016/17, with further funding bids to be made in subsequent financial years.

People

Internal consultation has occurred in relation to the proposed amendment. This has included both the content of the amendment and its implementation.

Submissions from two rounds of the 'Model' local law community consultation process were considered in drafting the attached amendment. The community was then consulted on the amendment proposing to expand koala area mapping to five new locations, as advertised on 17 February 2016.

Environmental

There are environmental implications associated with the proposed amendment to expand koala areas.

The *SEQ Koala Population Modelling Study 2015 (University of Queensland)* shows an estimated 80% decline in koala population density in the Koala Coast between 1996 and 2014, with rates of decline increasing over time. Dog attack is known to be a contributing factor to koala population decline.

Through consultation, the community has provided their views on this proposal including environmental observations and data references, which are contained in the attached submissions report.

Social

Local government provides for the good governance of their areas through two main channels, planning schemes and local laws. As such, amendments to Council's local laws are relevant to all members of the Redlands community.

There are regulatory implications for communities affected by changes to koala areas, if a person keeps a dog on a lot greater than 2000m².

Alignment with Council's Policy and Plans

The process for making and initiating local law amendments and the associated recommendations of this report are in accordance with the local law making process adopted by Council. The process also aligns with *Council's Corporate Plan 2015-2020* Outcome 8, Inclusive and Ethical Governance.

CONSULTATION

In developing the proposed local law amendment and community consultation arrangements, consultation has occurred with: Councillors; Environment and Regulation Group; Communication, Engagement and Tourism Group; other relevant operational areas of Council; King and Company solicitors; and Redland City residents through consideration of submissions made through the 'Model' local law making process.

Further community consultation has been conducted regarding the attached amendment as advertised on 17 February 2016, and these results will assist to inform Council's decision making regarding the expansion of koala areas.

OPTIONS

1. To proceed with the making of, and make as advertised, *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015*, to **include the five areas** named below in koala area mapping:
 - a. Part of Thorneside;
 - b. St James's Park, Birkdale;
 - c. Part of Thornlands;
 - d. North Stradbroke Island townships; and
 - e. Ferntree Park, Capalaba.
2. To proceed with the making of, and to make as advertised, *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015*, with amendments to **include less than five areas** named below in koala area mapping:
 - a. Part of Thorneside; and/or
 - b. St James's Park, Birkdale; and/or
 - c. Part of Thornlands; and/or
 - d. North Stradbroke Island townships; and/or
 - e. Ferntree Park, Capalaba.
3. To not make an amendment but retain existing koala area mapping, as adopted during the 'Model' local law making process in April 2015, requiring the inclusion of **no areas**.

OFFICER'S RECOMMENDATION

That Council resolves to:

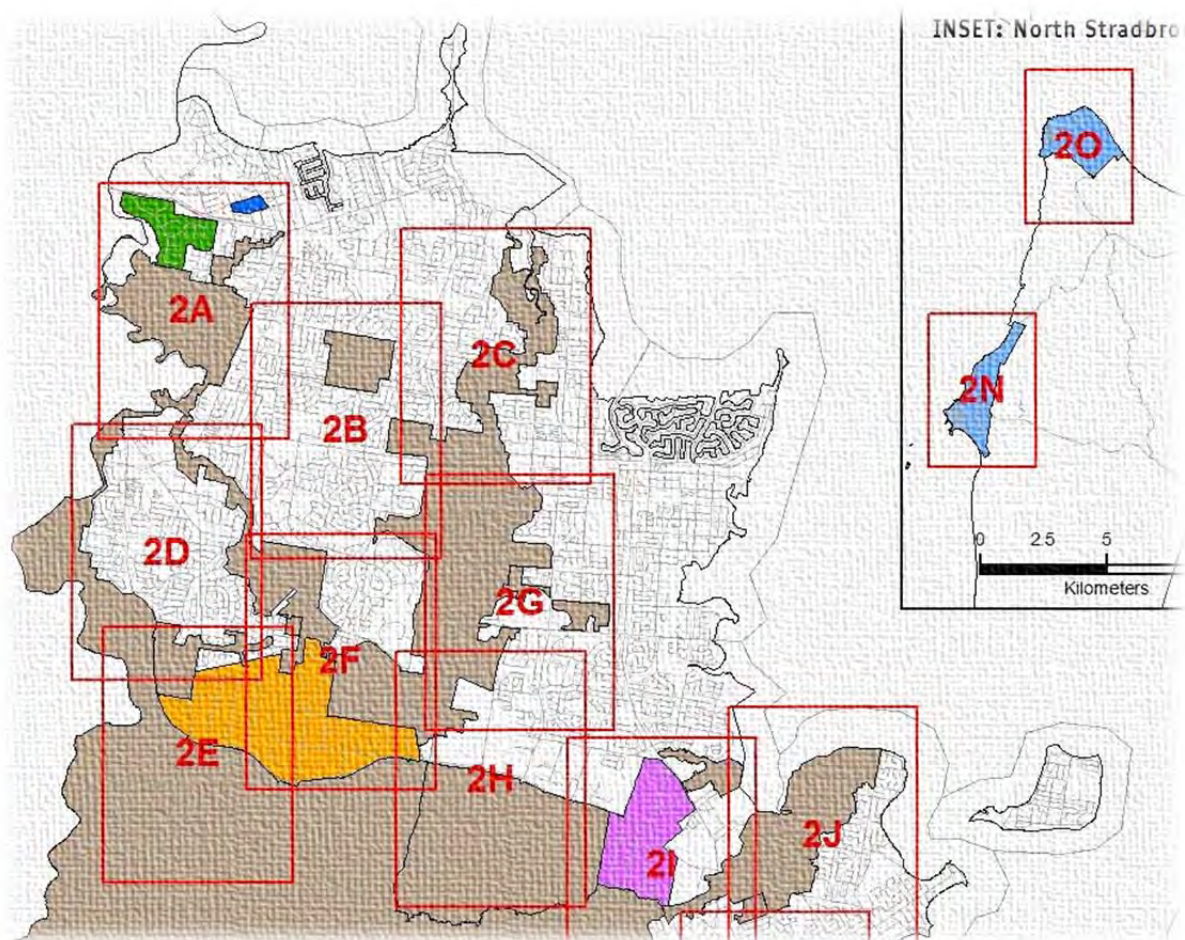
1. Note the results of public consultation in the attached report *Community Consultation and Submissions Review: proposed expansion of koala areas*; and
2. Proceed with the making of, and make, *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* as advertised, but subject to the following:
 - a. omit each reference to the year 2015, and insert instead, a reference to the year 2016; and
 - b. for the part of Thorneside shown shaded in dark blue on the map titled *Schedule 4B Koala Areas Overview of Maps* attached to this report to Council:
 - i. designate the part of Thorneside as a koala area by adopting the version of Map 2A (to the extent that the Map identifies the part of Thorneside as a koala area) included in the version of *Animal Management (Amendment)*

-
- Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; or
- ii. not designate the part of Thorneside as a koala area by not adopting the version of Map 2A (to the extent that the Map identifies the part of Thorneside as a koala area) included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; and
- c. for St James's Park shown shaded in green on the map titled *Schedule 4B, Koala Areas Overview of Maps* attached to this report to Council:
 - i. designate St James's Park as a koala area by adopting the version of Map 2A (to the extent that the Map identifies St James's Park as a koala area) included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; or
 - ii. not designate St James's Park as a koala area by not adopting the version of Map 2A (to the extent that the Map identifies St James's Park as a koala area) included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; and
 - d. for the part of Thornlands shown shaded in purple on the map titled *Schedule 4B Koala Areas Overview of Maps* attached to this report to Council:
 - i. designate the part of Thornlands as a koala area by adopting the version of Map 2I included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; or
 - ii. not designate the part of Thornlands as a koala area by not adopting the version of Map 2I included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; and
 - e. for the three North Stradbroke Island township areas shown shaded in light blue on the map titled *Schedule 4B Koala Areas Overview of Maps* attached to this report to Council:
 - i. designate each of the three North Stradbroke Island township areas as a koala area by adopting the version of each of Map 2N, Map 2O and Map 2P included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; or
 - ii. not designate any of the three North Stradbroke Island township areas as a koala area by not adopting any of the version of Map 2N, Map 2O or Map 2P included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; and
 - f. for Ferntree Park shown shaded in orange on the map titled *Schedule 4B Koala Areas Overview of Maps* attached to this report to Council:
 - i. designate Ferntree Park as a koala area by adopting the version of each of Map 2D, Map 2E, Map 2F and Map 2H included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016; or
-

- ii. not designate Ferntree Park as a koala area by not adopting any of the version of any of Map 2D, Map 2E, Map 2F or Map 2H included in the version of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* advertised by Council for public consultation purposes on 17 February 2016.
3. Adopt versions of each of Schedule 4B Koala Areas, Map 1 and Map 2 Enlargements which are consistent with the resolutions of Council at paragraph 2(b) to (f) inclusive.

Community Consultation and Submission Review: proposed expansion of Koala Areas

Subordinate Local Law No.2 (Animal Management) 2015



Prepared by Corporate Governance
July 2016

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Introduction

This report provides a summary and review of submissions received during community consultation about the proposed expansion of koala areas in Redland City.

On 22 April 2015, Redland City Council adopted a set of new local laws which were developed under the State Model Local Law framework, and a set of subordinate local laws specific to the requirements of Redland City. These local laws came in to effect on 1 July 2015.

As a result of submissions received during two rounds of community consultation for the Model Local Law process, Council resolved to commit to an immediate review of koala area mapping and the requirements for dog owners in koala areas.

Council completed a review of these issues during a series of workshops and general meetings.

On 9 December 2015, Council resolved to propose an amendment to *Subordinate Local Law No. 2 (Animal Management) 2015* to expand mapped koala areas to include:

- Ferntree Park, Capalaba
- St James's Park, Birkdale
- North Stradbroke Island townships
- Part of Thornlands
- Part of Thorneside

Council also resolved to consult with the community to seek their views on the proposal.

This report includes:

- Community consultation overview.
- Results of community consultation.
- Summary of matters raised by submitters.
- Submissions analysis and trends.
- Options to guide the decision making process.

Community Consultation Process

The community consultation process was conducted for a period of 28 days from 17 February 2016 to 15 March 2016. Council consulted the community in the following ways:

- Public notice published in Redland City Bulletin classifieds on 17 February.
- Targeted communication via letter to owners and residents of properties greater than 2000m² located in proposed koala areas (owner-occupiers, owner-landlords and tenants).
- Static displays including posters, proposed koala area maps and public notice at:
 - Cleveland library
 - Capalaba library
 - Victoria Point library
 - North Stradbroke Island libraries
 - North Stradbroke Island community notice boards
 - Cleveland Customer Service Centre
 - Capalaba Customer Service Centre.
- Hard copies of the proposed local law amendment, submission forms and submission lodgement service available at all libraries and customer service centres.
- Council's community engagement website yoursay.redland.qld.gov.au provided an online submission form and downloadable versions of koala area maps and the proposed local law amendment.
- Feature articles in Redland Snapshot (Council's weekly advertisement in the Redland City Bulletin) published on 17 and 24 February.
- Redland Snapshot advertisements on 2 and 9 March.
- News article published in the Friendly Bay Islander (March edition).
- News article published in Brisbane Times (online edition) on 28 February.
- Council's Facebook page post published on 17 February.
- Media release distributed to the Redland City Bulletin on 4 February.

Submission Process

A total of 150 submissions were received. All submissions were considered. Four submissions contained no reportable information. The remaining 146 valid submissions form the basis of this report.

Each valid submission was recorded and analysed. The information was distilled into a set of comments which properly represent the views of each submitter.

Submitters made an average of six comments per submission to support their agreement or disagreement with the proposed local law amendment.

Multiple instances of a comment can show trends across relevant factors such as koala conservation, dog attack, and the potential effects of the koala area provision on residents.

Due to the number and varying communication style of submissions, some comments have been abbreviated to capture the key points and enable more accessible review by readers.

The comments list is comprised of data references (22%), and individual opinions or circumstances (78%).

Comments have been categorised as within or outside the scope of this local law making process. Matters raised which are outside the scope of this consultation have been referred to the relevant area of Council, where required.

Submission statistics in this report include:

- Total number of submissions received and valid.
- Submission results by koala area.
- Number of times a comment is raised by submitters.

Submission Results – Koala Area

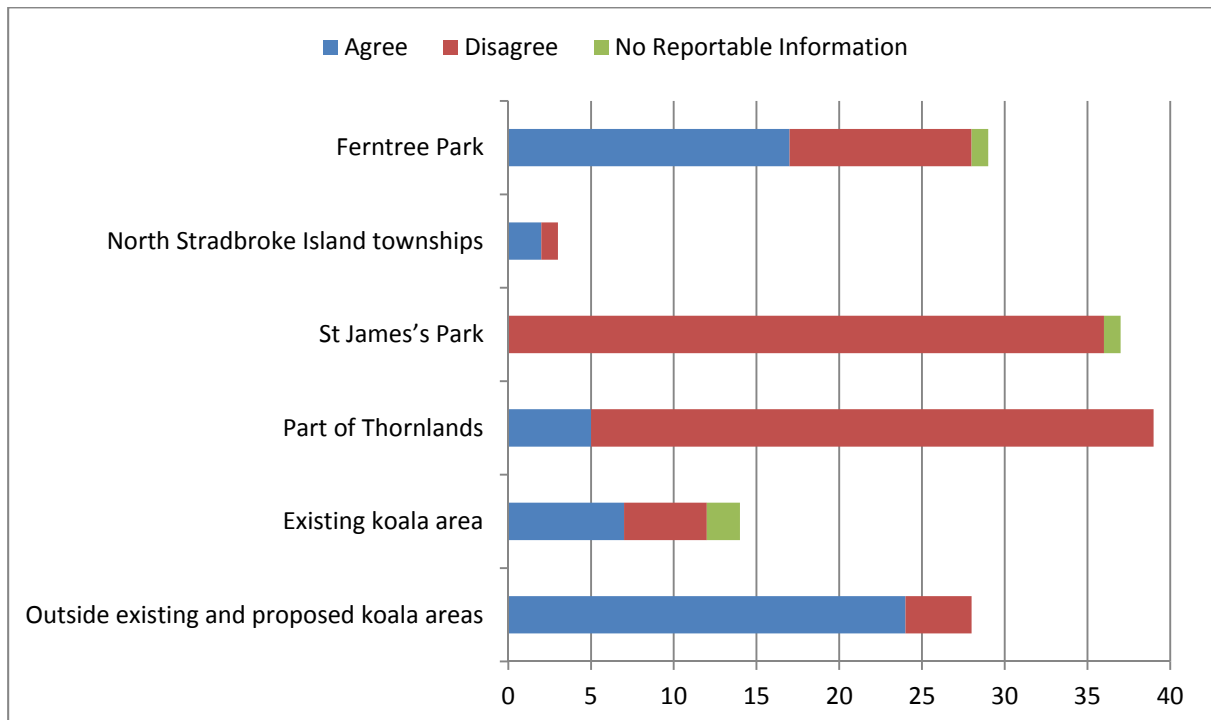
This section provides submission results in response to the proposal to expand mapped koala areas in Redland City for each of:

- Proposed koala areas
- Existing koala areas
- Outside proposed and existing koala areas.

The address of each submitter, relative to koala areas mapped in local law and proposed koala area boundaries, has been used to provide this breakdown.

Although comments mention Thorneside, no submissions were received from the proposed koala area called Part of Thorneside.

Area	Agree	Disagree	No Reportable Information	Total Area
Ferntree Park	17	11	1	29
North Stradbroke Island townships	2	1	0	3
St James's Park	0	36	1	37
Part of Thornlands	5	34	0	39
Part of Thorneside	0	0	0	0
Existing koala area	7	5	2	14
Outside existing and proposed koala areas	24	4	0	28
Total Grounds	55	91	4	150



Local Law No. 2 (Animal Management) 2015

Schedule 4B – Koala Areas

Total Valid Submissions: 146

Total Submissions Agree: 55

Summary of Submission Comments – Agree	No. times comment raised
Restricting dogs at night will improve koala safety and prevent dog attack.	19
Every measure should be taken to protect koalas.	11
Responsible dog owners tether or enclose their dogs at night.	9
There has been a decline in koala numbers in this area.	9
This amendment will improve koala safety by limiting their interaction with dogs.	9
Koalas are a vulnerable species and it is our shared responsibility to protect them.	8
There is evidence of koala injury or death by dog attack in this area.	6
It is rare to see koalas in this area.	6
Council has demonstrated leadership in koala protection through this proposal.	6
Support the addition of proposed Koala Areas.	6
Dogs on acreage blocks should not be allowed to roam freely.	5
This amendment will improve the safety of koalas when moving through urban-rural corridors.	5
Restricting dogs at night will decrease barking.	4
Domestic dog attack is one of the primary causes of avoidable koala mortality.	4
Local laws need to be in place for the community to accept and adopt dog control measures.	4
I sometimes see koalas in this area.	3
It is the responsibility of owners to ensure their dogs do not attack koalas.	3
A large number of koalas have been killed by dogs since the 1990s.	3
Ferntree Park has a history of dog-related koala mortality.	3
Council's mapping shows significant urban koala populations on North Stradbroke Island and this amendment will reduce the impact of dog attacks in townships.	3
The decline in koala numbers is due to dog attacks.	2

Dog attacks on koalas are largely unreported by dog owners.	2
Koala mortality associated with human habitation is the shared responsibility of residents and Council.	2
Domestic dogs are responsible for more than 600 attacks on koalas in 15 years with less than 20% survival rate. Most attacks occurred in backyards.	2
The RSPCA promotes the denning of dogs at night for the protection of wildlife.	2
It makes sense to include lots greater than 2000m2 as these are likely to contain koala habitat.	2
Koala Action Group data shows that dog attack is a significant cause of koala mortality.	2
Traffic is a significant cause of koala mortality.	2
The decline in koala numbers is due to urban development.	2
Regulation and enforcement is necessary to ensure the effectiveness of this local law.	2
Koalas face extinction on the Koala Coast with a decline of 68% since 1996 and less than 1,000 koalas estimated to remain in the Redlands.	2
Restricting dogs at night is a small inconvenience for dog owners.	1
The proposed road connection from Esperance to Lungren Drive and Luke Street (Part of Thornlands) will expose koalas to significant traffic.	1
I have sighted koalas in the reserve opposite Luke Street, Thornlands .	1
There has been a decline in Redland's koala population of approximately 75% over 15 years.	1
I used to see koalas in this area, but have not seen any in recent years.	1
Dogs should be restrained in Ferntree Park due to its proximity to Indigiscapes koala habitat.	1
The Australian Koala Foundation estimates that as a result of the loss of their habitat, around 4,000 Koalas are killed each year by dogs and cars.	1
A long term study of koala populations in the Redlands and the Koala Coast indicates that domestic dogs attack up to 2.9% of the koala population each year and dog attack mortality rates average 84%.	1
North Stradbroke Island contains a significant koala population that is globally unique as identified through genetic analysis.	1
Council's urban koala tree mapping project in 2014/15 identifies important urban koala habitats in each of the proposed Koala Areas.	1
Council's urban koala tree mapping project in 2014/15 indicates that dogs are a major threat to koalas in proposed Koala Areas.	1
This amendment will increase property values by promoting native species and koala protection.	1

I worked for Council's Wildlife Ambulance (RAWA) and have firsthand experience of the cost to our native wildlife caused by unrestrained domestic dogs at night.	1
Enclosed dogs can still provide effective security alerts.	1
If dogs are enclosed at night in an existing structure, there is no financial burden on the dog owner.	1
The Australian Koala Foundation estimates there are 43,000 - 80,000 koalas remaining in Australia today.	1
Extend proposed mapping to include Maud, Charles and Victor Streets, Thorneside .	1
The Koala Action Group and its ambulance volunteers have requested tighter dog controls since the 1990s when one koala a week was killed in yards by unrestrained dogs.	1
The proposal links existing koala areas so that compliance measures can be enacted in areas identified as koala corridors.	1

Local Law No. 2 (Animal Management) 2015

Schedule 4B – Koala Areas

Total Valid Submissions: 146

Total Submissions Disagree: 91

Summary of Submission Comments – Disagree

	No. times comment raised
Tethering or enclosing dogs will decrease the security of property and residents.	27
I have never seen a koala in this area.	25
Tethering or enclosing dogs is an animal welfare issue.	23
This amendment will decrease the value of my property.	19
The installation of a compliant enclosure will be a financial burden.	18
This area will become vulnerable to crime when it is known that dogs are tethered or enclosed at night.	17
The decline in koala numbers is due to urban development.	15
I used to see koalas in this area, but have not seen any in recent years.	13
Koala Action Group data shows no dog attacks in the proposed Thornlands area since 2000.	13
This amendment will negatively affect the lifestyle of my family and pets.	13
There is a cost to the ratepayer with no proven benefit to the koala population.	13
Traffic is a greater danger to koalas than dog attack.	12
There has been inadequate consultation with residents in this area.	11
This amendment penalises responsible dog owners who appreciate the importance of protecting native fauna.	11
Restricting dogs will cause a barking nuisance.	9
I bought a large block of land to have a dog as a pet.	8
Dogs in fully fenced properties should have the right roam freely.	8
This amendment discriminates against owners of lots greater than 2000m ² .	8
This amendment will restrict my rights as a property owner.	8
It is inconsistent for Council to approve habitat clearing for development and request that property owners restrict their dogs.	8

It is rare to see koalas in this area.	7
My dog does not pose a threat to a koala.	7
Koala Action Group data shows that most dog attacks occur in high density areas, not proposed Koala Areas.	7
It is inconvenient to restrict my dog at night.	7
Tethering dogs will expose them to snake attack and other threats.	7
This local law is ineffective as it cannot be regulated or enforced.	7
This amendment is a feel good measure to negate years of aggressive koala habitat destruction.	6
The proposed road connection from Esperance to Lungren Drive and Luke Street (Part of Thornlands) will expose koalas to significant traffic.	6
I am unable to restrict my dog by sunset due to my work pattern.	6
Existing laws for the proper fencing of dogs within yards adequately define the requirement for owners to keep their dogs under control.	6
Dogs provide a reliable security measure for residents on acreage blocks.	6
There is no evidence of koala injury or death by dog attack in this area.	5
My property does not provide suitable habitat for koalas and is fenced which limits access.	5
Traffic is a significant cause of koala mortality.	5
Restricting dogs at night will have no impact on koala population decline.	5
This amendment will result in increased insurance premiums.	5
This amendment will alienate residents rather than increase support for koala friendly neighbourhoods.	5
It is unfair to impose retrospective changes on property owners.	5
Council should provide compensation to assist with compliance.	5
This amendment will have no impact as there are no koalas in this area.	4
The removal of trees for the Thornside sewage plant extension has contributed to a decline in koala numbers.	4
There is no reliable data on koala sightings for the St James's Park area.	4
Foxes in St James's Park could be responsible for attacks on koalas.	4
Habitat loss is a greater danger to the koala than dog attack.	4
The Australian Koala Foundation states that dogs are not the only cause of the declining koala population.	4
The division of larger blocks (4000m2) poses significant challenges for owners.	4

This amendment financially disadvantages owners of lots greater than 2000m2.	4
The late inclusion of Part of Thornlands demonstrates a lack of transparency by Council.	4
There has been a lack of quality effort by Council to protect the koala in accordance with Redlands Koala Policy and Implementation Strategy 2008-2012.	4
It is unreasonable to restrict dogs at night when there are no koalas in this area.	3
Disease is a greater danger to the koala than dog attack.	3
If my dog is restricted, it will be unable to deter pests and vermin.	3
I am a shift worker and rely on my dog to protect my family.	3
The Police advise that having a dog is a deterrent to intruders.	3
It is unreasonable to target large properties when dog attacks are known to occur on small suburban blocks.	3
It is better to foster areas where koalas choose to live and breed.	3
This amendment is discriminatory as new residential developments are not required to comply.	3
Responsible dog owners tether or enclose their dogs at night.	3
Koala food trees are rare in St James's Park .	2
The widening of Rickertt Road has contributed to a decline in koala migration to St James's Park .	2
There are no koala food trees on my property.	2
Part of Thornlands is unsuitable for koalas as it is bounded and intersected by Cleveland-Redland Bay Road and Boundary Road.	2
The Biodiversity Assessment and Management (BAAM) report indicates almost no koala sightings in Part of Thornlands .	2
The Biodiversity Assessment and Management (BAAM) report indicates no dog attacks or traffic incidents over the survey period in Thornlands .	2
My family's security is the priority when weighed against the unlikely event that a koala will enter my property.	2
I am a victim of crime and rely on my dog for security.	2
If my security is compromised, Council will be liable for compensation.	2
I bought a large block of land so that I could have a dog for security purposes.	2
If my dog is restricted, Council will be responsible for keeping my family and property safe.	2
If dogs are restricted barking will be common which will decrease the effectiveness of the bark alert.	2
There is no reliable data on dog attacks for the St James's Park area.	2

Council statistics indicate that dog attacks on koalas have not been recorded for many years in Thornlands .	1
Council's use of 1996 statistical data on koala sightings is redundant as koalas live for up to 18 years.	1
Wildcare.org.au states that koalas are solitary animals and live in relatively well-defined home ranges.	1
Most properties in Part of Thornlands have high boundary fences, which is a deterrent to the movement of wildlife.	1
Koala Action Group data indicates no koala sightings in Part of Thornlands .	1
The Biodiversity Assessment and Management (BAAM) report indicates there are 4 koala food trees in the St James's Park area.	1
The Biodiversity Assessment and Management (BAAM) report indicates no koala sightings for 4 years in St James's Park .	1
There is no supporting evidence to justify this amendment will provide any benefit to the koala population.	1
Koala Action Group data shows 6 koala deaths in the past 20 years which cannot be verified as caused by domestic dogs.	1
I have sighted koalas in the reserve opposite Luke Street, Thornlands .	1
To minimise the risk of road death or injury to a known koala population, the planning application for 399-413 Boundary Road should not be permitted access to Luke Street.	1
The RSPCA does not support the denning of dogs for extended periods of time.	1
The Biodiversity Assessment and Management (BAAM) report indicates there is no suitable koala habitat in the St James's Park estate.	1
Existing laws already require dog owners to provide a means of escape for koalas from their premises.	1
There have been sightings of koalas on Howeston Golf Course and Lanaglen Drive, St James's Park .	1
Extend proposed mapping to include land bounded by Boundary Road, Cleveland-Redland Bay Road and Dinwoodie Road, Thornlands , and do not permit clearing of koala habitat in this area.	1
Regulation and enforcement of tree lopping is inadequate in Ferntree Park .	1
There is no evidence of an increase in dog attacks in rural areas and properties greater than 2000m ² .	1
Two properties on Lyndon Road that were originally part of Ferntree Park have been deleted from proposed Map 2F, presumably for development.	1
The decline in koala numbers is due to the previous drought.	1
Updated mapping of the City based on State Koala Habitat Area mapping has not occurred to inform the local law review process.	1

Comment

An outcome of Councillor Workshops held on 8 September 2015 and 12 November 2015, was a recommendation to amend local law to expand koala area mapping to five additional locations in Redland City.

Existing koala areas are delineated by mapping in Schedule 4B of *Subordinate Local Law No. 2 (Animal Management) 2015*.

The proposed koala areas are: Ferntree Park, Capalaba; St James's Park, Birkdale; North Stradbroke Island townships; Part of Thornlands; and Part of Thorneside.

Two submissions recommend changes to the proposed boundaries of Part of Thornlands and Part of Thorneside to include additional nearby streets.

Requirements for dog owners on lots greater than 2000m² in mapped koala areas are defined in Schedule 4A (tether or confine a dog between sunset and sunrise, or keep a dog in a proper enclosure not more than 2000m² at all times). While Schedule 4A is not within the scope of this consultation, a large number of submissions reference the current and anticipated effects of its application in koala areas.

The majority of submissions include comments about koala sightings, koala habitat, dog attack, and the individual circumstances of the submitter in respect to the proposed mapping.

Submitters who agree typically reference koala conservation issues and statistics related to the decline in the koala population. Their comments indicate support for the view that dog attack has a significant impact on koala mortality and population decline.

Submitters who disagree typically propose reasons other than dog attack for the decline in the koala population, such as habitat loss and traffic incidents due to development and infrastructure projects. These submitters reference potential animal welfare issues related to restricting dogs, and lifestyle impacts.

Submitters commented on the regulation and enforcement of koala area local law provisions. As no complaints have been received in relation to dog attacks on koalas in koala areas since their introduction in 2007, Council's Animal Management Unit has not been required to conduct inspections.

There continues to be reports of koala injury and death to Redlands Afterhours Wildlife Ambulance in areas within and outside mapped koala areas. The current koala area provision does allow wildlife carers and Council officers to provide specific education to dog owners within koala areas.

Council has resolved to develop and implement a city-wide Behaviour Change Program for an initial three year period. This non-regulatory initiative is intended to reduce koala mortality from domestic dog attack through community engagement and education.

Options

1. To make as advertised, *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015*, **to include five** proposed koala areas in mapping.
2. To make as advertised, *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015*, with amendments, **to include less than five** proposed koala areas in mapping.
3. To not make an amendment but retain existing koala area mapping, as adopted in April 2015, requiring the **inclusion of no areas**.

Matters outside this local law making process

Total Valid Submissions: 146

Total Submissions Matters Outside: 49

Summary of Submission Comments – Matters Outside	No. times comment raised
Various recommendations to improve koala outcomes and population.	13
Cat owners should adhere to local law enclosure requirements.	6
Recommendation to amend Schedule 4A.	6
Koalas are migratory therefore the law should apply across the whole City.	5
Land clearing for the Era development (cnr Lyndon Road and Redland Bay Road) has further restricted koala habitat.	4
Recommendation for mapping to include koala areas that already exist.	3
Public notice and tender for after-hours compliance advertised together during the consultation period.	3
Object to existing Koala Area Map 2H.	3
The mapping is incorrect and not based on a statutory document.	3
Proposed small lot housing adjacent to Part of Thornlands will reduce koala habitat and increase the potential for domestic animals to attack wildlife.	3
Recommendation for a local law provision that already exists.	3
Koala Area mapping should include the whole of North Stradbroke Island .	2
Support the protection of koalas in existing koala areas.	2
Object to existing Koala Area Map 2M.	2
State Planning Regulatory Provisions 2010 identify the whole of Redland City as Priority Koala Assessable Area.	2
Amend local laws to ensure more stringent controls on vegetation clearing.	1
Request the introduction of a night curfew for all dogs in the City.	1
St James's Park Reserve is under threat from asparagus fern which limits food and habitat for wildlife.	1
Maintain Park Residential or Low Density zonings adjacent to Part of Thornlands to provide additional koala habitat.	1
The development of Toondah Harbour is hypocritical as koalas live there.	1

State planning policy does not reflect the habitat requirements of koalas.	1
Koalas are an after-thought in Council's proposed City Plan.	1
Trees in Ormiston have been cut down where koalas were seen.	1

Comment – Matters Outside

Submissions were made regarding matters that are outside the scope of this local law making process.

Comments that recommend the inclusion of the whole of North Stradbroke Island or the whole of Redland City in koala area mapping have been previously considered as part of the Model Local Law consultation process and reviewed in subsequent Councillor Workshops. It is noted that large parts of North Stradbroke Island do not fall under Council jurisdiction.

Comments regarding existing koala areas that are mapped in *Subordinate Local Law No. 2 (Animal Management) 2015* are outside the scope of this consultation.

Comments that propose amendments to Schedule 4A, Requirements for keeping dog in a koala area, are outside the scope of this consultation.

Recommendations for local law amendments unrelated to Schedule 4B, Koala areas, have been forwarded to the relevant area of Council for consideration. Some submissions propose the addition of local law provisions that are already enacted.

Thirteen submissions made various recommendations intended to improve koala outcomes and population. These comments have been forwarded to the relevant area of Council for consideration.

Comments related to compliance issues have been forwarded to the relevant area of Council for review and action where required.

**Redland City Council
Animal Management (Amendment) Subordinate Local Law
(No. 1) 2015**

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Part 1 Preliminary.....1

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Part 1 Preliminary

1 Short title

This subordinate local law may be cited as *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015*.

2 Subordinate local law amended

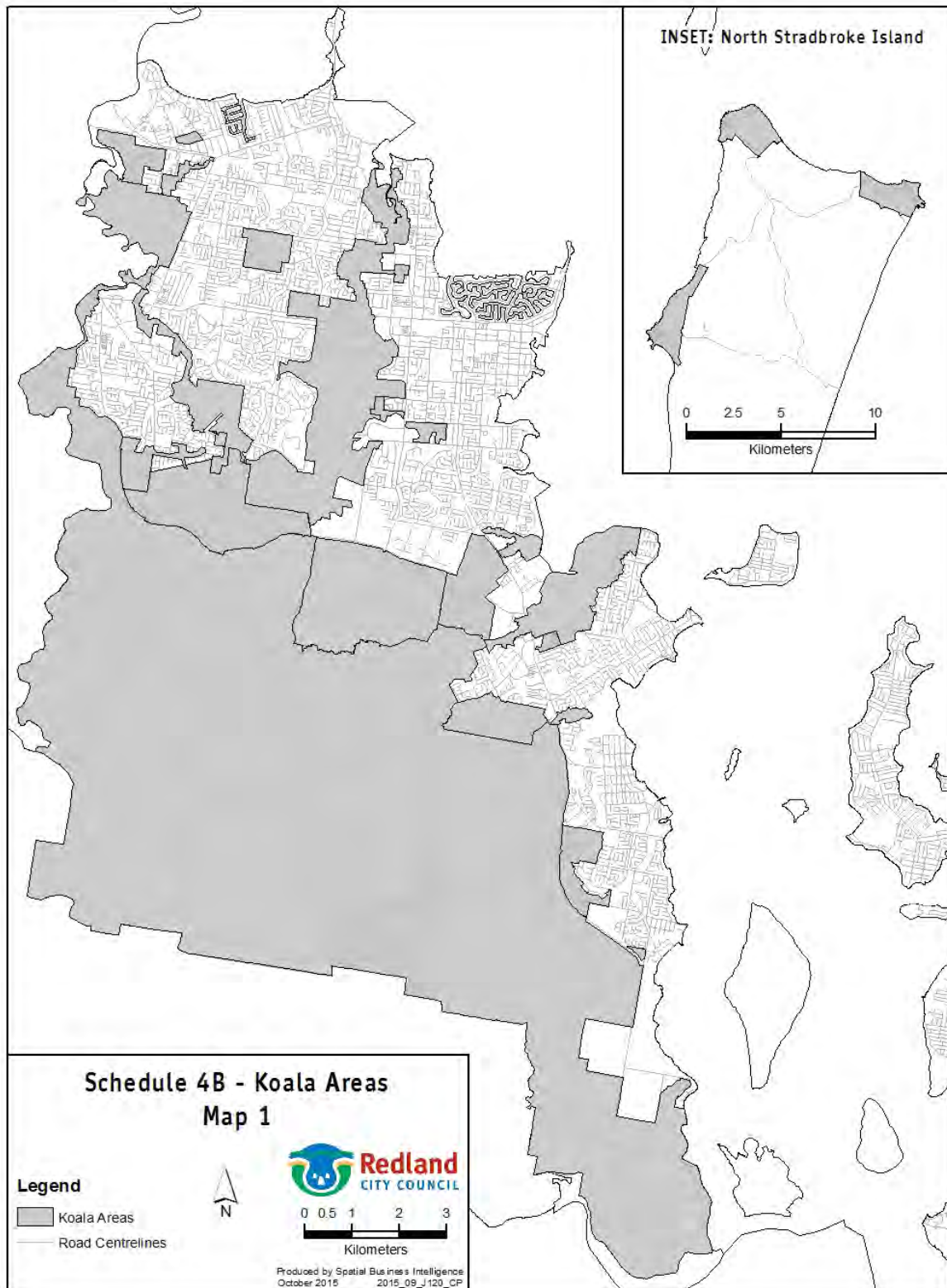
This subordinate local law amends *Subordinate Local Law No. 2 (Animal Management) 2015*.

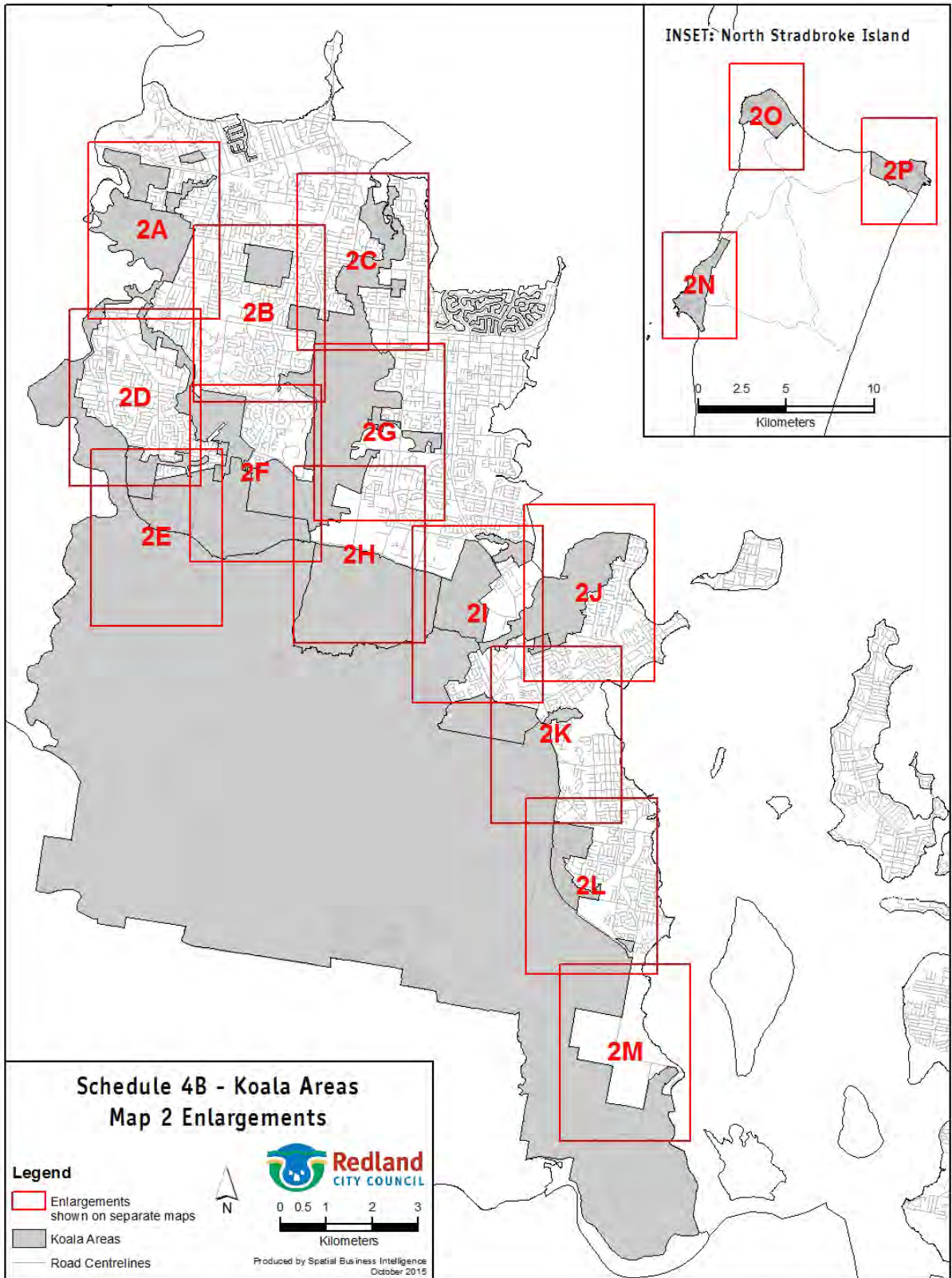
Part 2 Amendments to subordinate local law

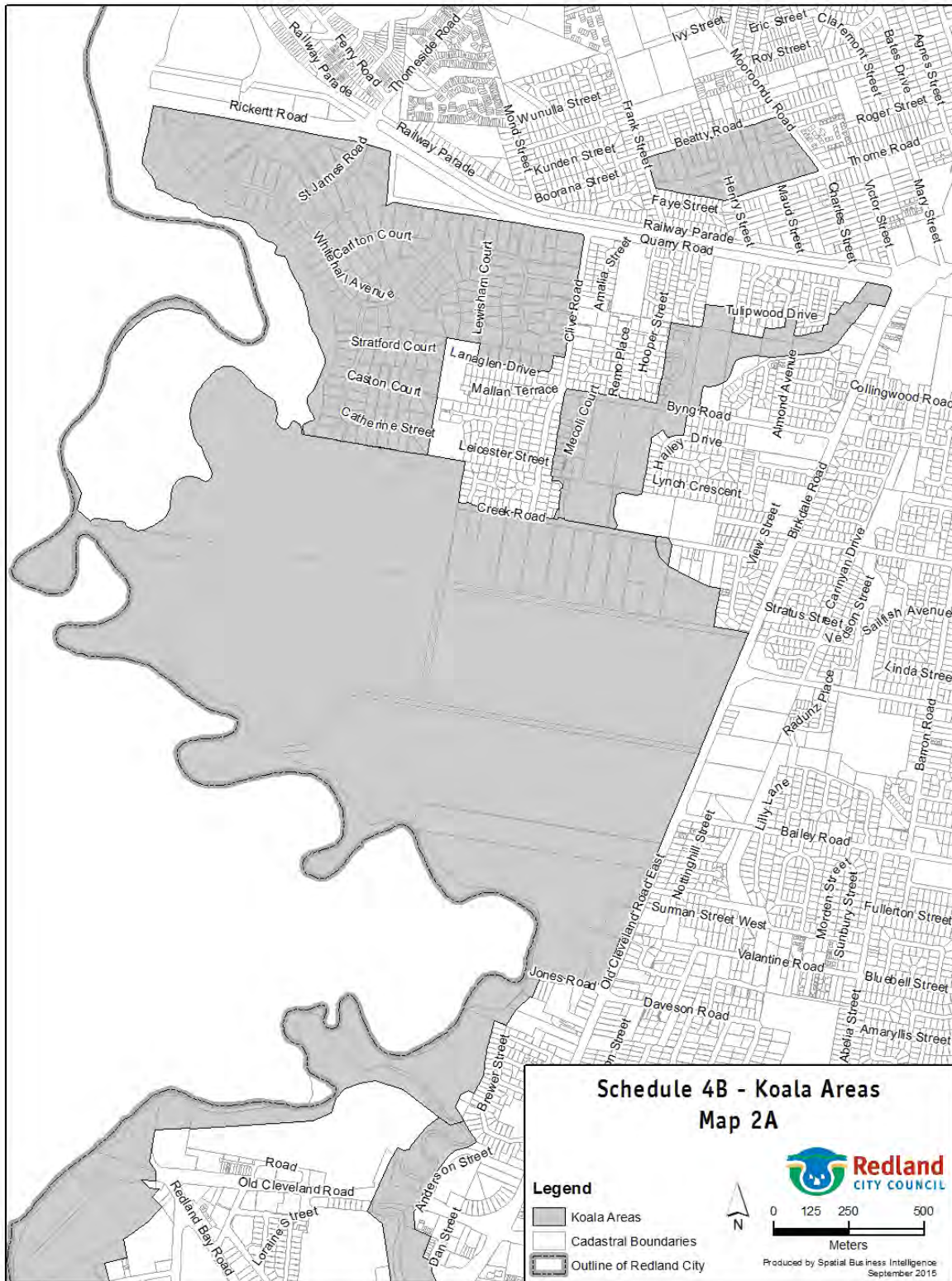
3 Amendment of sch 4B (Koala areas)

- (1) Schedule 4B, map 1, map 2 Enlargements, map 2A, map 2D, map 2E, map 2F, map 2H and map 2I—

omit, insert—







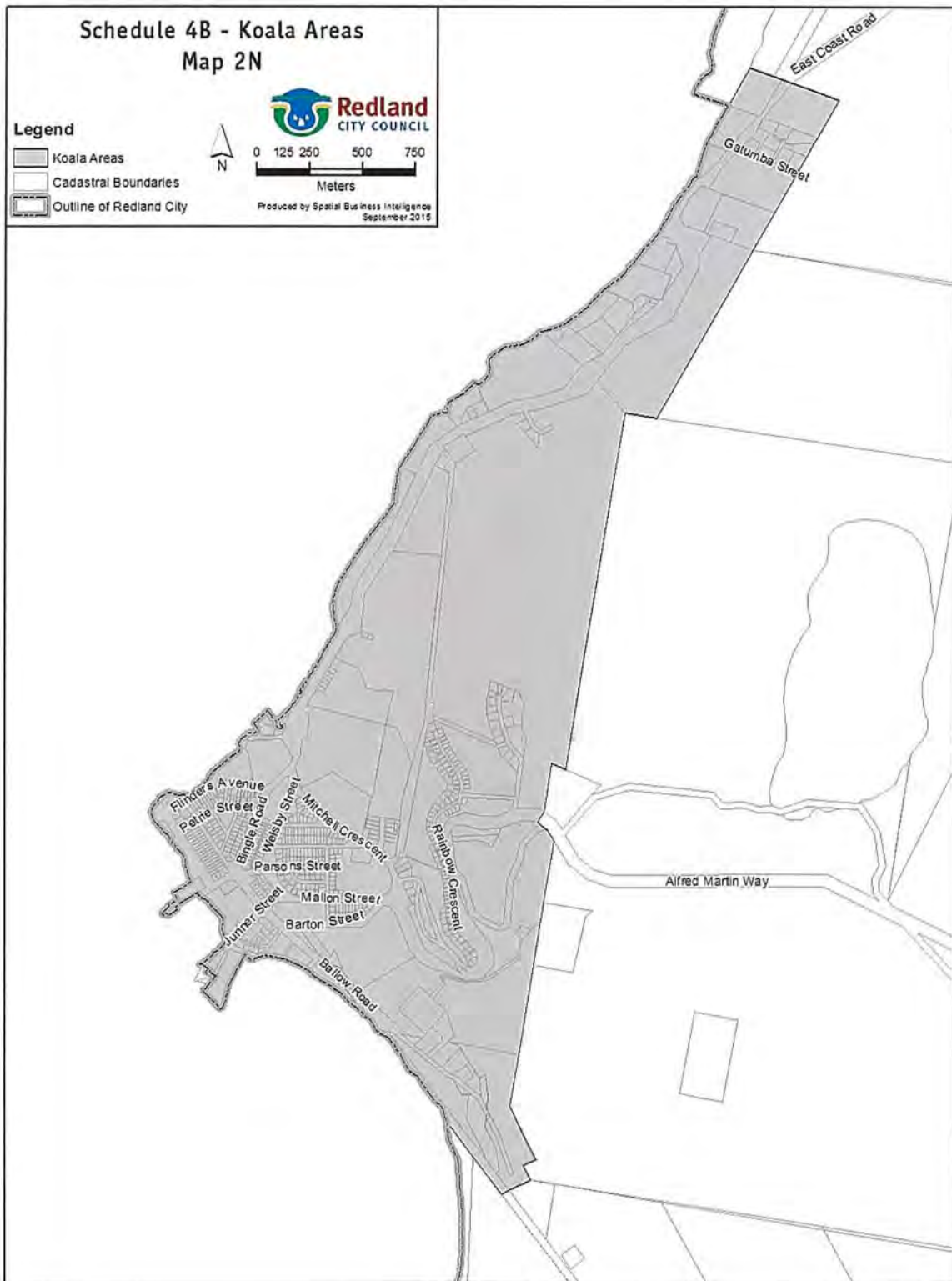


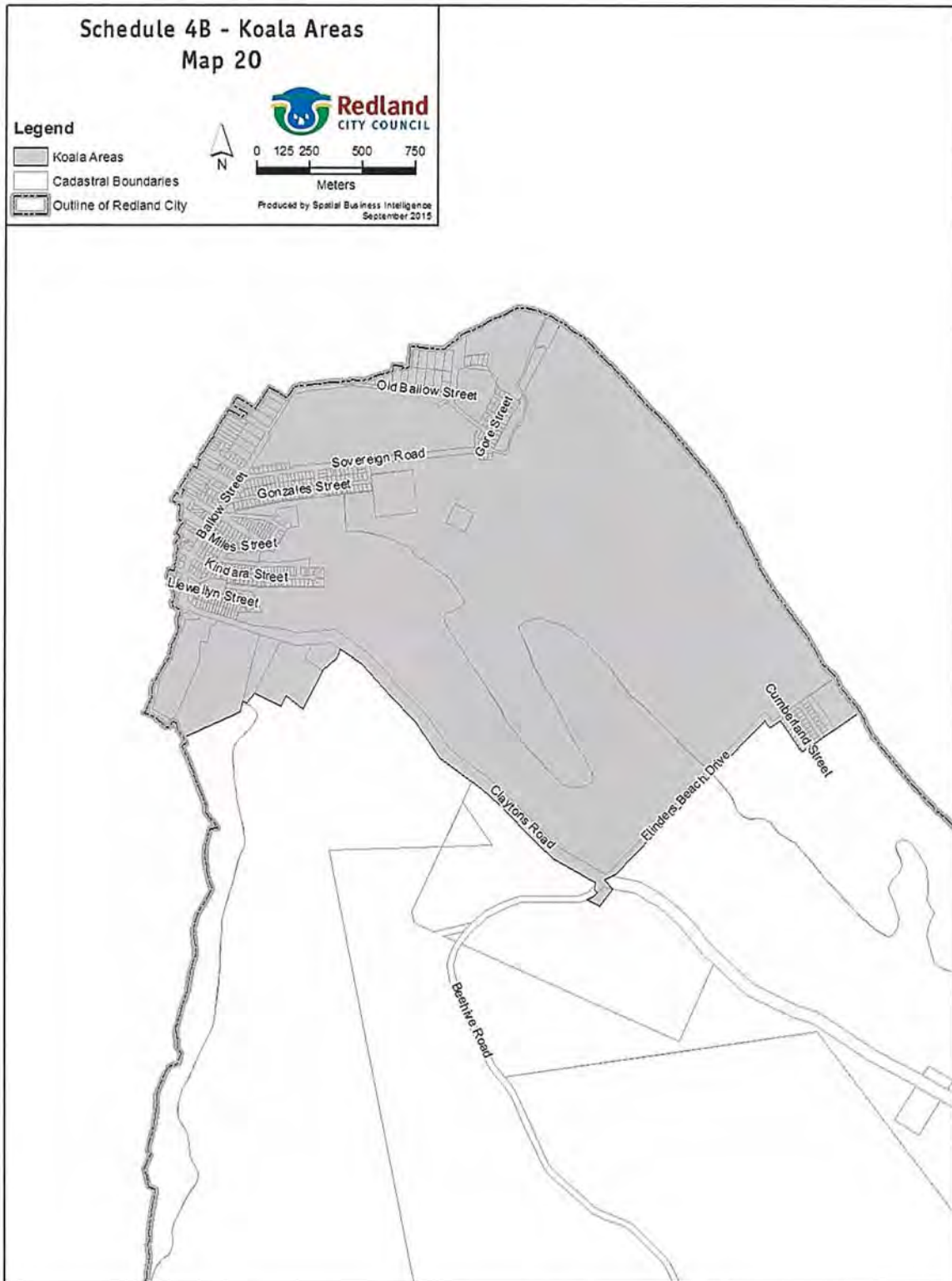


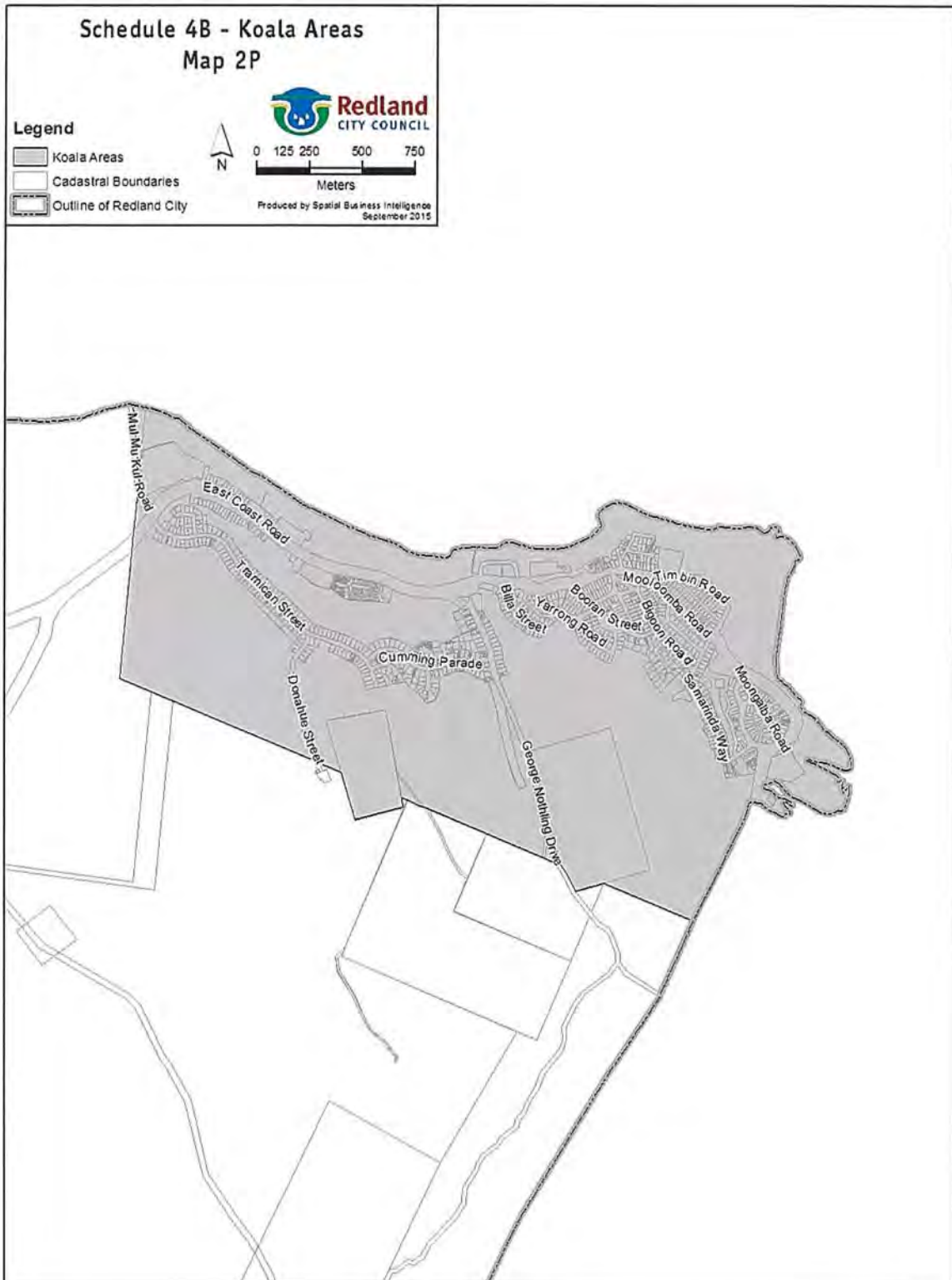




(2) Schedule 4B, after map 2M—
insert—



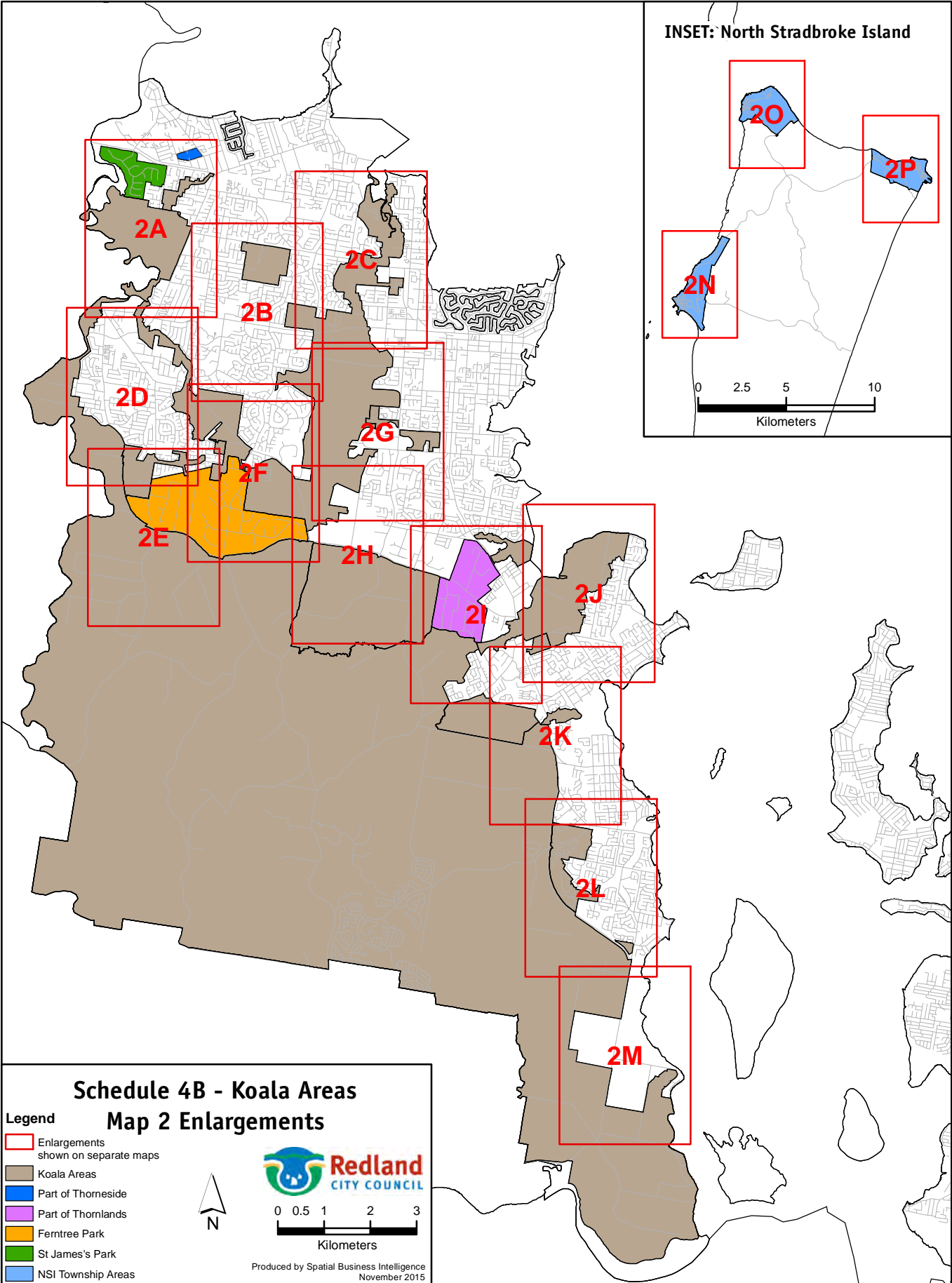
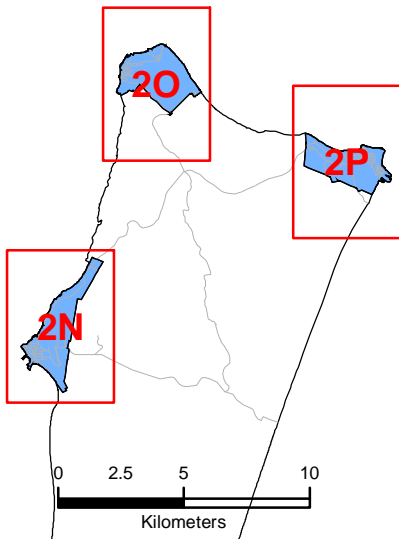




This and the preceding 13 pages bearing my initials is a certified copy of *Animal Management (Amendment) Subordinate Local Law (No. 1) 2015* made in accordance with the provisions of the *Local Government Act 2009* by Redland City Council by resolution dated the day of 2015.

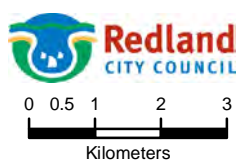
.....
Chief Executive Officer

INSET: North Stradbroke Island



**Schedule 4B - Koala Areas
Map 2 Enlargements**

- Legend**
- Enlargements shown on separate maps
 - Koala Areas
 - Part of Thornside
 - Part of Thornlands
 - Ferntree Park
 - St James's Park
 - NSI Township Areas



11.3 COMMUNITY & CUSTOMER SERVICES**11.3.1 MCU013446 – MULTIPLE DWELLINGS - 24 ALMA STREET, THORNESIDE**

Objective Reference: A1895095
Reports and Attachments (Archives)

Attachments:

- [MCU013446 - Attachment 1 - Aerial Map](#)
- [MCU013446 - Attachment 2 - Locality Map](#)
- [MCU013446 - Attachment 3 - Zone Map](#)
- [MCU013446 - Attachment 4 - Site Plan](#)
- [MCU013446 - Attachment 5 - Top Floor Plan](#)
- [MCU013446 - Attachment 6 - Top Level 1](#)
- [MCU013446 - Attachment 7 - Low Level Units](#)
- [MCU013446 - Attachment 8 - Top Level Elevations](#)
- [MCU013446 - Attachment 9 - Top Level Elevations](#)
- [MCU013446 - Attachment 10 - Lower Elevations](#)
- [MCU013446 - Attachment 11 - Artist Impression](#)

Authorising Officer:



Louise Rusan
General Manager Community and Customer Services

Responsible Officer:

David Jeanes
Group Manager City Planning and Assessment

Reporting Author:

Sharee Shaw
Planner, City Planning & Assessment

PURPOSE

Council has received an application seeking a Development Permit for material Change of Use on land at 24 Alma Street, Thorneside for the purpose of Multiple Dwelling x 8.

The proposal is impact assessable as per section 4.12.4 of the Urban Residential zone code – Table of Assessment for Material Change of Use of Premises. The application was made in accordance with the *Sustainable Planning Act 2009*.

The proposal required public notification.

The application has been assessed against the relevant provisions of the Redlands Planning Scheme and the proposed development is considered to comply with the scheme. The key issues identified in the assessment are:

- Consistency of Use;
- Built Form and Density;
- Access and Parking;
- Stormwater Management.

The issues listed above have been addressed in the report. It is therefore recommended that the application be granted a Development Permit subject to conditions. The applicant will be required to obtain a number of additional permits prior to commencement of the use.

BACKGROUND

The development application was properly made on 30 March 2015. The original application was for 12 units. In response to matters raised by Council officers and the community, the proposed multiple dwelling development has been amended to reduce the dwelling unit density to 8 units.

The applicant issued a Notice of Change to Development Application on the 21 June 2016, in accordance with s.351(1) of the *Sustainable Planning Act 2009*. The application has been assessed against the 'minor change' test under s.353(1) and qualifies under the Act.

ISSUES

Development Proposal & Site Description

Proposal

The application is for a Material Change of Use for a Multiple Dwelling with eight (8) detached units. The development will contain three (3) buildings to be located on the upper Alma Street level and one (1) building on the site fronting Baywalk Place. Each building will contain two (2) units with a height less than 8.5m.

The six units on the Alma Street level have been designed as follows:

- Two-storey townhouses;
- Each with two bedrooms on the upper floor;
- Each with two bathrooms and separate toilet on the lower floor;
- Kitchen/living/dining areas with a balcony off the living area on the lower floor;
- Single garage on the lower floor.

The two units facing Baywalk Place have been designed as follows:

- Two-storey townhouses;
- The upper floor has two bedrooms, two bathrooms, kitchen/dining/living areas, with a balcony off the living room;
- Single garage and laundry room on the lower floor.

The development will have a separate communal open space area on both the upper and lower levels of 215m² and 330m² respectively. There is a considerable general open space area between the building sites. Service facilities have been provided for each unit, including bin allocation and clothes drying area. All retaining walls proposed are less than 1 metre in height.

Site & Locality

The site has an area of 3020m² and is currently vacant land. The site is predominantly clear of vegetation. The site slopes from a maximum height of approximately 12.5m AHD in the south-west of the site to approximately 2.5m AHD to the north.

The site is located on the eastern side of Alma Street and surrounded by single and two-storey dwellings in the Urban Residential Zone and within 300 metres of Moreton Bay to the south.

Application Assessment

Sustainable Planning Act 2009

The application has been made in accordance with the *Sustainable Planning Act 2009* Chapter 6 – Integrated Development Assessment System (IDAS) and constitutes an application for Material Change of Use under the Redlands Planning Scheme.

SEQ Regional Plan 2009-2031

The site is located within the Urban Footprint in the SEQ Regional Plan 2009-2031.

State Planning Policies & Regulatory Provisions

State Planning Policy/Regulatory Provision	Applicability to Application
Koala Conservation SPRP	<p>The site falls within the Priority Assessable mapped area of the South East Queensland Koala Conservation State Planning Regulatory Provisions (SPRP) and is classified as <i>High Value Other</i>. The site is clear of mature vegetation and the applicant reported that no non-juvenile habitat trees have been identified on the site.</p> <p>The application requires assessment against Table 6, Column 2 of the Koala Conservation SPRP. There is no removal of any non- juvenile koala habitat trees over the site therefore there is no requirement or conditions applied for any monetary offsets or replacement plantings.</p>
SPRP (Adopted Charges)	<p>The development is subject to infrastructure charges in accordance with the SPRP (adopted charges) and Council's adopted infrastructure charges resolution. Details of the charges applicable have been provided under the Infrastructure Charges heading of this report.</p>
State Planning Policy 2014	<p>Environment and Heritage Water Quality</p> <p>The site is 3020m² and the proposal is for 8 units which triggers the assessment criteria for the State Planning Policy 2014.</p> <p>The development complies with the SPP and meets the required objectives.</p>

Redlands Planning Scheme

The application has been assessed under the Redlands Planning Scheme version 7. The application is subject to impact assessment. In this regard, the application is subject to assessment against the entire planning scheme. However, it is recognised that the following codes are relevant to the application:

- Urban Residential Zone Code
- Multiple Dwelling Code
- Excavation and Fill Code
- Access and Parking Code
- Erosion Prevention and Sediment Control Code
- Infrastructure Works Code
- Landscape Code
- Stormwater Management Code
- Acid Sulphate Soils Overlay Code
- Air Space and Aviation Facilities Overlay Code
- Bushfire Hazard Overlay Code
- Habitat Protection Overlay Code
- Landslide Hazard Overlay Code

It is considered that the development complies with the applicable codes. Relevant matters are discussed below:

Consistency of Use

Within the Urban Residential Zone, multiple dwellings are code assessable, where within UR1 and UR2 sub-areas. The subject site is not within a sub-area and therefore the development is subject to impact assessment.

As per Specific Outcome S1.1 of the Urban Residential (UR) Zone Code, uses and other development identified as inconsistent in Table 1 are not established in the zone. Table 1 of the code states that Multiple Dwellings are a consistent use if complying with the following:

- The building height is 8.5 metres or less above ground level;
- Two-storey or less;
- The site is between 1200m² and 4000m² with a minimum frontage of 20 metres.

The proposal complies with all of the above requirements and is therefore a consistent use in this zone.

The Specific Outcomes in the UR Zone code do not give guidance for anticipated residential uses in the UR Zone Code where not within a sub-area. Having regard to this, consideration is then given to the Multiple Dwelling Code.

Specific Outcome S1 of the Multiple Dwelling Code states that multiple dwellings are located:

- (a) In areas zoned for mid-rise residential development;*
 - (b) Within close proximity to centres, community services and facilities and public transport.*
-

The UR Zone Code clearly identifies that the zone is predominantly intended for low-rise residential development and not mid-rise development. There is therefore non-compliance with the specific outcome above. It is recognised that there is an internal conflict between the Multiple Dwelling Code and the UR Zone Code in this regard, as multiple dwellings are contemplated in the UR zone, even being code assessable in UR1 and UR2. In any case, in addressing the non-compliance with this specific outcome, consideration is given to the overall outcomes of the Multiple Dwelling Code, which seek the following:

- (a) *To ensure the use –*
 - (i) *Provides a greater range of housing types to the community;*
 - (ii) *Ensures the design and siting of the use provides for a high quality living environment;*
 - (iii) *Maintains a high standard of residential amenity;*
 - (iv) *Complements the character of the surrounding area.*

The overall outcomes are further discussed below:

- (i) *Provides a greater range of housing types to the community.*

The city's population is changing and becoming increasingly diverse. Future housing needs to be responsive to demand and must provide flexible options for a mix of housing types. This development does provide a different housing type to the local area, which is predominantly characterised by dwelling houses on standard residential allotments. The proposed unit development offers a greater housing choice that meets the needs of the community in that there is a cost efficient supply of housing and also allows for a lifestyle decision, particularly for a changing demographic, in particular, first-home buyers and older retirees, looking for an alternative to dwelling house living.

- (ii) *Ensures the design and siting of the use provides for a high quality living environment.*

The locality of these proposed units offers creative and innovative design, making the best use of land. These units have a view of Moreton Bay, are of two-storey design and surrounded by landscaping and open space areas, as well as adequate private open space for each unit in the form of a balcony located on the ground floor, which is accessed from the living room. The proposed density is not overcrowded and there is a sense of space within the development. There will be a well-designed streetscape with a 2-metre landscaping strip conditioned.

- (iii) *Maintains a high standard of residential amenity; and*
- (iv) *Complements the character of the surrounding area.*

All buildings are designed and will be constructed to a high aesthetic standard and complement and enhance the character of the local area. The proposed development is of a height which is in keeping with the predominant residential character of the surrounding area and no loss of visual amenity through the provision of outlook, the protection of privacy and good access to daylight. The residential development integrates well with the street through the provision of a well-defined

building façade that uses various building materials, articulated design and other strategic detailing, including colour choices and defined landscaped areas.

It is considered that the proposal complies with the overall outcomes of the Multiple Dwelling code.

As discussed above, these units have been designed to achieve a high quality living environment for occupants and will be finished to a high standard. It is considered to complement the character of the surrounding area and maintain a high standard of residential amenity for neighbouring lots to the development.

Built Form and Density

Probable Solution P2 of the Multiple Dwelling Code provides a deemed to comply solution if providing a density of development as detailed in the relevant zone code. Probable solution P2.4 of the UR Zone Code identifies a density of not greater than 1 dwelling unit per 400m² as a deemed to comply solution (which equates to 7.5 units). The density proposed is one unit per 378m² (proposed 8 units).

The associated Specific Outcome S2 of the Multiple Dwelling Code requires the use to be on a lot or premises that is consistent with the amenity of the locality and Specific Outcome S2.4 of the UR Zone Code, requires dwelling unit density to be compatible with the detached low-rise character of the zone.

In determining whether the proposed development is compatible with the character of the local area, consideration must be given to the proposal in relation to existing developments as follows –

- Are the proposal's physical impacts on surrounding development acceptable?
- Is the proposal's appearance in harmony with the buildings around it and the character of the street?

The surrounding area is an existing residential neighbourhood characterised by a range of lot sizes, generally between 400m² and 800m² in size and each containing single dwelling houses with a mix of new contemporary dwellings and older wooden/brick homes. The proposal has been designed having particular regard to the amenity of existing built form and the area's preferred neighbourhood character.

The proposal presents as three separate buildings being two-storey in height and containing 2 units each on the upper level of the site in Alma Street and one building being two-storey in height and containing 2 units in Baywalk Place. The two-storey buildings are considered to be compatible with the detached character of the locality and it is considered that, in particular, the three separate buildings will not unduly impact on the amenity of the neighbouring lots, especially the properties to the east. The buildings will not impact in terms of overshadowing, visual bulk and scale, and will allow light and ventilation to habitable rooms of dwellings on adjoining lots. Furthermore, the setback between the existing dwellings to the east and the proposed units is more than that required (4m proposed, 2m prescribed). Landscaping has been provided along the adjoining boundary with a significant communal recreation space area of over 200m² to the north-east.

From the street, the first building displays as that of a single two-storey dwelling. The design features are of a mix of high quality materials, finishes and colours that respect adjacent development with an appealing façade and producing an interesting and attractive streetscape.

Access and Parking Code

Probable Solution P1(1)(a) provides that the development complies with Part 9 – Schedule 1 – Access and Parking – Table 1 minimum on-site vehicle parking requirements. The development has proposed 22 car parking spaces (16 spaces for the dwelling units and 8 visitor car parking spaces) and 1 car wash bay.

Use	Dwelling unit size or number of rooms	Car parking spaces per dwelling unit	
		A	B
Multiple Dwelling	Small (<75m ²) or 1 bedroom	1.0	1.5
	Other	1.0	2
	Visitor Spaces	0.25	0.5
	Dwelling Unit location – A = any part of the site is within 800 metres of a pedestrian entry to a railway station, or within 400 metres of a bus stop that provides a minimum of 10 return services per day including Saturdays, during normal business hours. Both distances are walking distance. B = any other circumstances.		

As the site is not within 400m of a bus stop with 10+ return services (including Saturdays), the Access and Parking Code typically seeks 2 owner spaces per dwelling and 0.5 visitor spaces, this would mean a total of 16 resident spaces (8 units x 2) and 4 visitor spaces (8 units x 0.5).

For the lower area of the development (2 townhouses), 7 spaces have been provided including 2 garage spaces, 2 owner spaces and 2 visitor spaces and a car wash bay.

For the top area of the development (6 townhouses), the plan has been amended in red to ensure that 15 spaces are provided including 6 garage spaces, 6 owners spaces and 3 visitor spaces. Additionally, the applicant has demonstrated that townhouses 3, 5 and 6 can accommodate tandem parking in front of their garages. While these spaces do not technically count as owners spaces (as they block the path of the garage car parks) they are considered to be able to be used as additional owner car parks.

As per the above, the development complies with Table B, meeting more than the number of car parking spaces required for the development.

Additionally, a yellow line either side of the driveway will be required to prevent cars from parking on the bend similar to the opposite side of the road.

Existing shrubs at 58 David Street will have to be pruned and there is no objection to this.

Stormwater Management

A stormwater detention tank is proposed in the southern (top) part of the development which will hold-back stormwater flows to pre-development conditions. The runoff will be treated in a bio-retention basin in the northern part of the development and will discharge into the existing stormwater network in Baywalk Place. The spare capacity in the network of existing pipes (375mm) has not been confirmed by the consultant. This will be required as part of the compliance assessment.

Habitat Protection Overlay

As there is no requirement under the Koala State Planning Regulatory Provision (SPRP) then the provisions of the Habitat Protection Overlay are required. The site is wholly within the Koala Habitat category. Where locating development on lots shown as Koala Habitat, enhancement planting is to be carried out on lots over 700m² to ensure that there is a minimum on-site density of one (1) koala habitat tree for every 400m² (or part thereof) of the Koala Habitat area where this is achievable or a financial contribution for offsite planting where this is not. A condition has been added for enhancement planting.

Infrastructure Charges

The proposed development is subject to infrastructure charges in accordance with the SPRP (adopted charges). The infrastructure charge applicable to this development is \$132,000.

This charge has been calculated as follows in accordance with Council's [Adopted Infrastructure Charges Resolution \(No. 2.2\) September 2015](#)

Notice #001457	
Residential Component	
8 X 1-2 bedroom multiple dwellings X \$20,000	\$160,000.00
Demand Credit	
1 X existing lot X \$28,000	\$28,000.00
Total Council Charge:	\$132,000.00

OFFSETS

There are no offsets that apply under Chapter 8 Part 2 of the *Sustainable Planning Act 2009*.

REFUNDS

There are no refunds that apply under Chapter 8 Part 2 of the *Sustainable Planning Act 2009*.

State Referral Agencies

The application did not trigger any State referral requirements.

Public Consultation

The proposed development is impact assessable and required public notification. The application was publicly notified for 15 business days from 10 September 2015 to 1 October 2015. A notice of compliance for public notification was received on 6 October 2015.

Submissions

There were 334 properly made submissions received during the notification period. A further 74 submissions were received which were not properly made, but which were accepted under s305(3) of the *Sustainable Planning Act 2009*. There was also a petition with 70 signatures. The matters raised within these submissions are outlined below. It must be noted that these submissions were received when the original application was for 12 units before the applicant reduced the number of units to 8. There has been one submission since the changes to the application were made.

1.	Issue Contrary to the character of the area.
	Applicant Response Not provided.
	Officer's Comment <i>This has been addressed within this report.</i>
2.	Issue A scale and density that is not compatible with the surrounding neighbourhood.
	Applicant Response Not provided.
	Officer's Comment <i>This has been addressed within this report.</i>
3.	Issue Creates potential traffic hazards on both Alma/David Streets and Baywalk Place. <ul style="list-style-type: none"> - Increased traffic; - Safety concerns as development is located on a corner; - Centreline in Alma Street would prevent vehicles turning into the driveway.
	Applicant Response Not provided.
	Officer's Comment <i>8 townhouses are proposed, 6 accessing the development from Alma Street and 2 from Baywalk Place. Alma Street is considered to be an Access Street and Baywalk Place an Access Place. The minor increase in traffic movements related to the development will not result in the maximum traffic volume for the relative road types being exceeded. Additionally, Council has put a yellow line on the opposite side of the road to the proposed development to ensure that vehicles do not park in this location due to the lack of sight distance around the corner. A yellow line will also be required on the development side of the road to ensure that maximum visibility is provided at all times. There is also a solid white centreline (indicating that no overtaking is allowed). Other Traffic and Parking issues have been addressed within this report.</i>

4.	Issue The characteristics currently existing with the community were instrumental in my decision to live in this area.
	Applicant Response Not provided.
	Officer's Comment <i>All development is assessed on its merits against the relevant planning instruments applying at the time. This report has considered the suitability of the development having regard to its location.</i>
5.	Issue Current zoning in the area is for dwelling houses.
	Applicant Response Not provided.
	Officer's Comment <i>All development is assessed on its merits against the relevant planning instruments applying at the time. This report has considered the suitability of the development having regard to its location.</i>
6.	Issue Noise both during construction and after the development is completed.
	Applicant Response Not provided.
	Officer's Comment <i>This form of development is consistent with the intent of the zone – residential development. An acoustic report was submitted as part of the application which recommend a 1.8m high acoustic barrier on the boundary as per figure 1 of the acoustic report. The Environmental Noise Impact Report will form part of the approved documents.</i> <i>The Environmental Protection Act 1994 provides allowable hours for building work under section 440R. Under this section, building work can be undertaken between 6:30am to 6:30pm Monday to Saturday (excluding public holidays).</i>
7.	Issue Reduced Privacy.
	Applicant Response Not provided.
	Officer's Comment <i>The setbacks for the two storey building are greater than that required under the Queensland Development Code, for a detached dwelling. The development complies with the probable solution P4 of the Multiple Dwelling Code being that the dwelling units are not directly adjacent to habitable rooms and are not within a distance of 6 metres with an angle of 45 degrees.</i>
8.	Issue Reduced property values.
	Applicant Response Not provided.
	Officer's Comment <i>This is not a planning issue.</i>
9.	Issue Lack of communal open space.

	<p>Applicant Response Not provided.</p> <p>Officer's Comment <i>The area designated communal open space is considered usable land in the low/medium landslide area and will have extensive landscaping areas and is of sufficient size, dimension and gradient to be functional and meet likely occupant needs, clothes drying, refuse storage, recreational purposes and to accommodate landscaping.</i></p>
10.	<p>Issue Parking</p> <ul style="list-style-type: none"> - Reduction in street parking; - Tandem parking bays will not be used. <p>Applicant Response Not provided.</p> <p>Officer's Comment <i>The development has provided more than the recommended number of owner and visitor car parking spaces in accordance with the probable solutions of the Access and Parking Code. Additional on street spaces are not required and the loss of on street parking due to the location of the driveway is not considered to be a significant impact. In order to improve safety, it is recommended that a yellow line be installed along the frontage of the development (where the solid centreline exists) to allow vehicles to navigate the corner safely. Tandem parking has been counted as additional spaces over and above what is required by the scheme and will be for owner car parking spaces only.</i></p>
11.	<p>Issue Multiple Dwellings are not a consistent use.</p> <p>Applicant Response Not provided.</p> <p>Officer's Comment <i>This has been addressed within this report.</i></p>
12.	<p>Issue Refuse</p> <ul style="list-style-type: none"> - Number of bins on street; - Safety of pickup location in Alma Street; - Bin storage area size; - Bin collection will block access; - Volume of service vehicles; - No space to pass refuse vehicle in Alma Street. <p>Applicant Response Not provided.</p> <p>Officer's Comment <i>1 waste and 1 recycling bin per household will be required which will be a maximum of 12 bins on Alma Street and 4 bins on Baywalk Place. The collection of the waste bins is generally outside of peak hours and is not expected to cause traffic concerns as Alma Street is a low traffic road. This is not considered to be an issue as the waste collection vehicle will only visit the site once per week.</i></p>
13.	<p>Issue Earthworks/Landslide Hazard</p> <ul style="list-style-type: none"> - Landslide hazard/slope stability;

	- Details of retaining walls have not been provided.
	Applicant Response Not provided.
	Officer's Comment <i>A slope stability report has not been provided however it will be conditioned to be provided as part of compliance assessment. Retaining walls on the lower lots will be used to retain the embankment and are not expected to cause an amenity issue for any neighbouring properties.</i>
14.	Issue - other (1) Road reserve between Alma Street and Baywalk Place not accessible due to the location of the driveway in Alma Street; (2) Access to car wash facility by residents in southern side of the development.
	Applicant Response Not provided.
	Officer's Comment (1) <i>This parcel of land is largely used for overhead power and is not planned to be formalised as a road in the future. Access to the parcel will still be available when the driveway is constructed.</i> (2) <i>The location of the car wash facility in the northern part of the development meets the requirements of the planning scheme.</i>

Deemed Approval

This application has not been deemed approved under Section 331 of the *Sustainable Planning Act 2009*.

STRATEGIC IMPLICATIONS**Legislative Requirements**

The application has been assessed in accordance with the *Sustainable Planning Act 2009*. This development application has been assessed against the Redlands Planning Scheme V7 and other relevant planning instruments.

Risk Management

Standard development application risks apply. In accordance with the *Sustainable Planning Act 2009* the applicant may appeal to the Planning and Environment Court against a condition of approval or against a decision to refuse. A submitter also has appeal rights.

Financial

If approved, Council will collect infrastructure contributions in accordance with the State Planning Regulatory Provisions (adopted charges) and Council's Adopted Infrastructure Charges Resolution.

If the development is refused, there is potential that an appeal will be lodged and subsequent legal costs may apply.

People

Not applicable. There are no implications for staff.

Environmental

Environmental implications are detailed within the assessment in the “issues” section of this report.

Social

Social implications are detailed within the assessment in the “issues” section of this report.

Alignment with Council's Policy and Plans

The assessment and officer’s recommendation align with Council’s policies and plans as described within the “issues” section of this report.

CONSULTATION

The Planning Assessment Team has consulted with other internal assessment teams where appropriate. Advice has been received from relevant officers and forms part of the assessment of the application.

A copy of the original and subsequent proposals were provided to the Divisional Councillor. The Councillor has requested that the application be brought to Council for determination.

OPTIONS

The development application has been assessed against the Redlands Planning Scheme and relevant State planning instruments. The development is considered to comply with the instruments and it is therefore recommended that the application be approved subject to conditions.

Council’s options are to either:

1. Adopt the officer’s recommendation to approve the application subject to conditions; or
2. Resolve to approve the application, without conditions or subject to different or amended conditions; or
3. Resolve to refuse the application.

OFFICER’S RECOMMENDATION

That Council resolves to issue a Development Permit approval subject to conditions for the Material Change of Use for Multiple Dwelling x 8 at 24 Alma Street, Thorneside.

<u>ASSESSMENT MANAGER CONDITIONS</u>	<u>TIMING</u>
1. Comply with all conditions of this approval, at no cost to Council, at the timing periods specified in the right-hand column. Where the column indicates that the condition is an ongoing condition, that condition must be complied with for the life of the development.	
<u>Approved Plans and Documents</u>	
2. Undertake the development in accordance with the approved	Prior to the use commencing and

plans and documents referred to in Table 1, subject to the conditions of this approval and any notations by Council on the plans.

ongoing.

Plan/Document Title	Reference Number	Prepared By	Date received by Council
Site Plan (as amended in red by Council)	DWG No 14193DD 01 Issue J	GIBSON ARCHITECTS	22 June 2016
Top – Floor Plan (as amended in red by Council)	DWG No 14193DD 02 Issue F	GIBSON ARCHITECTS	22 June 2016
Top – Level 1	DWG No 14193DD 03 Issue E	GIBSON ARCHITECTS	22 June 2016
Lower Units	DWG No 14193DD 04 Issue L	GIBSON ARCHITECTS	22 June 2016
Top - Elevations	DWG No 14193DD 06 Issue E	GIBSON ARCHITECTS	22 June 2016
Top - Elevations	DWG No 14193DD 07 Issue E	GIBSON ARCHITECTS	22 June 2016
Lower - Elevations	DWG No 14193DD 08 Issue G	GIBSON ARCHITECTS	22 June 2016
Proposed Material Change of Use – Multi Unit Dwelling: 24 Alma Street, Thorneside – Environmental Noise Impact Report.	Report No. 1507037	Decibell Consulting	19 August 2015
Arboricultural Impact Assessment	ASR IA 90715	Independent Arboricultural Services	9 July 2015

Table 1: Approved Plans and Documents

<u>Land Dedication and Design</u>		
3.	Install and maintain the lighting fixtures so that they do not emit glare or light above the levels stated in <i>Australian Standard 4282 – 1997 Control of the Obtrusive Effects of Outdoor Lighting</i> (or the current applicable standard).	Prior to the use commencing and ongoing.
<u>Access, Roadworks and Parking</u>		
4.	Provide 24 car parks in accordance with approved plan 14193DD-02B and O4G. The total number of car parks must include: For the northern part of the development: <ul style="list-style-type: none"> • 4 resident/owner parking spaces • 2 visitor parking spaces • 1 car wash bay For the southern part of the development:	Prior to the use commencing and ongoing.

<ul style="list-style-type: none"> • 15 resident/owner parking spaces (including 3 tandem spaces) • 3 visitor parking spaces <p>Access to car parking spaces, refuse storage area and driveways must remain unobstructed and available for their intended purpose.</p>	
<p>5. Provide a car wash bay to the Alma Street site (6 units) that:</p> <ul style="list-style-type: none"> • Is designed and constructed of a permeable surface; • Is designed to limit ponding/pooling of wastewater; and • Minimises water usage. <p><i>Advice: The use of visitor car park 1 to be utilised as a car wash bay is satisfactory.</i></p>	<p>Prior to the use commencing.</p>
<p>6. Submit to Council for approval, engineering plans and details showing the following frontage works are in accordance with the assessment criteria listed in Table 2: Compliance Assessment of this approval:</p> <ol style="list-style-type: none"> a) Footpath earthworks, topsoiling and turfing of all disturbed footpath areas; b) Reinstatement of concrete kerb and channel where required; c) Removal of all redundant vehicle crossovers; d) Entry treatment/access to the site; e) Line marking along the frontage of the site to prohibit parking; f) Adjustment and relocations necessary to public utility services resulting from these works; g) A minimum 5.5m wide type R-RSC-3 permanent vehicular crossover to the Alma Street and Baywalk Place frontages of the site. 	<p>As part of request for compliance assessment.</p>
<u>Compliance Assessment</u>	
<p>7. Submit to Council, and receive approval for, Compliance Assessment for the documents and works referred to in Table 2:</p>	<p>Prior to site works commencing.</p>

Document or Works Item	Compliance Assessor	Assessment Criteria
Landscape Plan	Redland City Council	<ul style="list-style-type: none"> • Redlands Planning Scheme Part 8 Division 8 – Landscape Code • Redlands Planning Scheme Part 9 Schedule 9 – Street Trees • Redlands Planning Scheme Part 11 Policy 3 Chapter 3 – Landscaping and Chapter 4 – Security Bonding • Redlands Planning Scheme Part 11 Policy 9 Chapter 2 – Documentation and General

		<p>Conditions, Chapter 10 – Parks and Open Space and Chapter 11 – Landscaping</p> <ul style="list-style-type: none"> • Redlands Planning Scheme Part 11 Policy 16 – Safer by Design • Redlands Planning Scheme Part 11 Policy 17 – Streetscape Design Manuals.
Stormwater Management Plan	Redland City Council	<ul style="list-style-type: none"> • Redlands Planning Scheme Part 8 Division 9 – Stormwater Management Code • Redlands Planning Scheme Part 11 Policy 3 Chapter 4 – Security Bonding • Redlands Planning Scheme Part 11 Policy 9 Chapter 2 – Documentation and General Conditions and Chapter 6 – Stormwater Management • Redlands Planning Scheme Part 9 Schedule 11 – Water Quality Objectives • Water Sensitive Urban Design Technical Guidelines for South East Queensland • State Planning Policy December 2013 • Queensland Urban Drainage Manual • Australian Standard 3500.3:2003 – Plumbing and Drainage – Stormwater Drainage.
Water and Wastewater Supply and Reticulation	Redland City Council	<ul style="list-style-type: none"> • SEQ Water Supply and Sewerage Design and Construction Code • Redlands Planning Scheme Part 8 Division 7 – Infrastructure Works Code • Redlands Planning Scheme Part 11 Policy 3 Chapter 4 – Security Bonding • Redlands Planning Scheme Part 11 Policy 9 Chapter 2 – Documentation and General Conditions, Chapter 7 – Water Reticulation and Chapter 8 – Sewerage Reticulation.
Access and Parking Plans	Redland City Council	<ul style="list-style-type: none"> • Redlands Planning Scheme Part 8 Division 1 – Access and Parking Code • Redlands Planning Scheme Part 11 Policy 3 Chapter 4 – Security Bonding • Redlands Planning Scheme Part 11 Policy 9 Chapter 2 – Documentation and General Conditions and Chapter 15 – Access and Parking • Australian Standard 2890.1:2004 –

		<p>Parking Facilities – Off-street car parking</p> <ul style="list-style-type: none"> • Australian/New Zealand Standard 2890.6:2009 – Parking Facilities – Off-street parking for people with disabilities.
Road and Footpath Works	Redland City Council	<ul style="list-style-type: none"> • Redlands Planning Scheme Part 7 Division 4 – Domestic Driveway Crossover Code • Redlands Planning Scheme Part 8 Division 7 – Infrastructure Works Code • Redlands Planning Scheme Part 11 Policy 3 Chapter 4 – Security Bonding • Redlands Planning Scheme Part 11 Policy 9 Chapter 2 – Documentation and General Conditions and Chapter 5 – Road and Path Design.
Sediment and Erosion Control Plan	Redland City Council	<ul style="list-style-type: none"> • Redlands Planning Scheme Part 8 Division 6 – Erosion Prevention and Sediment Control Code • Redlands Planning Scheme Part 11 Policy 3 Chapter 4 – Security Bonding • Redlands Planning Scheme Part 11 Policy 9 Chapter 2 – Documentation and General Conditions and Chapter 4 – Erosion Prevention and Sediment Control • Institution of Engineers Australia Erosion and Sediment Control Guidelines.
Earthworks Plans	Redland City Council	<ul style="list-style-type: none"> • Redlands Planning Scheme Part 7 Division 6 – Excavation and Fill Code • Redlands Planning Scheme Part 8 Division 5 – Development Near Underground Infrastructure Code • Redlands Planning Scheme Part 11 Policy 3 Chapter 4 – Security Bonding • Redlands Planning Scheme Part 11 Policy 9 Chapter 2 – Documentation and General Conditions, Chapter 12 – Excavation and Fill and Chapter 13 – Development Near Underground Infrastructure • Australian Standard 2870:2011 – Residential Slabs and Footings • Australian Standard 4678:2002 – Earth-retaining Structures • Australian Standard 3798:2007 – Guidelines on Earthworks for Commercial and Residential Development.

Electricity Reticulation Plan	Redland City Council	<ul style="list-style-type: none"> Redlands Planning Scheme Part 8 Division 7 – Infrastructure Works Code Redlands Planning Scheme Part 11 Policy 3 Chapter 4 – Security Bonding Redlands Planning Scheme Part 11 Policy 9 Chapter 2 – Documentation and General Conditions and Chapter 9 – Electrical Reticulation and Street Lighting
Pre-construction Acoustic Barrier Certification	Redland City Council	<ul style="list-style-type: none"> Redlands Planning Scheme – Policy 5 – Environmental Emissions
Slope Stability Report	Redland City Council	<ul style="list-style-type: none"> Redlands Planning Scheme – Policy 15 – Landslide Hazard for Moderate Hazard Areas.

Table 2: Compliance Assessment

Stormwater Management		
8.	<p>Convey roof water and surface water in accordance with the Redlands Planning Scheme Policy 9 Chapter 6 – Stormwater Management to:</p> <ul style="list-style-type: none"> A lawful point of discharge in Baywalk Place. 	Prior to the use commencing and ongoing.
9.	<p>Manage stormwater discharge from the site in accordance with the Redlands Planning Scheme Policy 9 Chapter 6 – Stormwater Management, so as to not cause an actionable nuisance to adjoining properties.</p>	Prior to the use commencing and ongoing.
10.	<p>Submit to Council, and receive Compliance Assessment approval for, a stormwater assessment that addresses both quality and quantity in accordance with the assessment criteria listed in Table 2: Compliance Assessment of this approval, including the following:</p> <ul style="list-style-type: none"> Design of allotment drainage. Detailed drawings of the proposed stormwater quality treatment systems and any associated works. The drawings must include longitudinal and cross sections as well as details of treatment media and any associated vegetation. An assessment of pipe capacity. 	As part of request for compliance assessment.

<u>Infrastructure and Utility Services</u>	
11. Pay the cost of any alterations to existing public utility mains, services or installations due to building and works in relation to the proposed development, or any works required by conditions of this approval. Any cost incurred by Council must be paid at the time the works occur in accordance with the terms of any cost estimate provided to perform the works, or prior to plumbing final or the use commencing, whichever is the sooner.	At the time of works occurring.
12. Connect the development to reticulated sewer, reticulated water and underground electricity supply in accordance with the assessment criteria listed in Table 2: Compliance Assessment of this approval.	Prior to the use commencing.
13. Construct a minimum 150mm diameter sewer main to service the northern part of the development in accordance with the assessment criteria listed in Table 2: Compliance Assessment of this approval.	Prior to the use commencing.
14. Remove any redundant sewerage connections within the site or servicing the development and provide documentary evidence to Council or its delegate that this has occurred.	Prior to site works commencing.
<u>Construction</u>	
15. Install erosion and sediment control measures prior to commencement of the civil works, earthworks and construction phases of the development to minimise the export of silts, sediment, soils and associated pollutants from the site. Design, install and maintain the above measures in accordance with the Redlands Planning Scheme Policy 9, Chapter 4 Erosion Prevention and Sediment Control and the Institute of Engineers' Erosion and Sediment Control Guidelines.	Prior to site works commencing.
16. Undertake any required excavation and fill works in accordance with the following: <ul style="list-style-type: none"> a) Design retaining walls/structures to have a minimum design life of 60 years and to be in accordance with Australian Standard 4678:2002 – Earth Retaining Structures (as amended). b) Undertake compaction in accordance with Australian Standard 3798:2007 – Guidelines on earthworks for commercial and residential developments (as amended) and Australian Standard 2870:2011 – Residential Slabs and Footings (as amended). c) Comply with the relevant requirements of the Building Regulations 2006 (as amended) where involving gradients or embankments. 	During construction.
17. Provide temporary drainage during the building construction phase such that discharge from all constructed roofs and paved areas is disposed of to a lawful point of discharge in accordance with the Queensland Urban Drainage Manual (QUDM) Section 3.02 'Lawful Point of Discharge'. Maintain the temporary system	During construction.

for the duration of the building works.	
18. Rectify any damage done to the road verge during construction, including topsoiling and re-turfing.	Prior to the use commencing.
<u>Waste Management</u>	
19. Install a screened refuse storage area, for the storage of a minimum of 1 x waste and 1 x recycling bin for each townhouse. The storage area must be impervious, well drained, and enclosed.	Prior to the use commencing and ongoing.
<u>Landscape Works</u>	
20. Submit landscape plans to Council for Compliance Assessment in accordance with the assessment criteria listed in Table 2: Compliance Assessment of this approval. Include the following items: <ul style="list-style-type: none"> • Designs that are generally in accordance with the Site Plan by Gibson Architects (as amended by Council). • Details of a 2m wide landscaped planted buffer to the full length of the western (Baywalk Place and Alma Street), southern and eastern boundaries as amended in red on the Site Plan. • Details of street tree planting in accordance with the Redlands Planning Scheme Landscape Code with species selected from Schedule 9 of the Redlands Planning Scheme, unless otherwise approved as part of the compliance assessment approval. • A maintenance plan for the entire landscaping component of the development. • Details of lighting to communal open space, driveways, public car parks and footpaths within the site. • A tree management plan prepared in accordance with Section 9.11.6.3 of the Redlands Planning Scheme Policy 9. 	As part of request for compliance assessment.
<u>Landslide Hazard</u>	
21. Submit to Council a Slope Stability Report that demonstrates that the proposed development complies with S1 of the Landslide Hazard Overlay Code and is generally in accordance with section 15.6.3, Planning Scheme Policy 15 – Landslide Hazard for Moderate Hazard areas.	As part of request for compliance assessment.
<u>Habitat Protection</u>	
22. Plant out a total of eight (8) Koala Habitat trees for enhancement planting, as required under the RPS Habitat Protection Overlay (S2.1(4)(d)).	Prior to the use commencing.
<u>Acoustic Requirements</u>	
23. Construct a 1.8 metre high acoustic barrier along the boundary of the adjoining residential dwelling at 24 Alma Street as per Figure 1	Prior to the use commencing and ongoing.

<p>of the approved acoustic report.</p> <p>Construct the acoustic barrier to achieve a minimum standard that attains a superficial mass of not less than 12.5kg/m² and total leakage of less than 1% of the total area. Guidance on the design of the barriers is provided in <i>Proposed Material Change of Use – Multi Unit Dwelling: 24 Alma Street Thorneside – Environmental Noise Impact Report - Report No. 1507037 by Decibell Consulting dated 19 August 2015.</i></p>	
<p>24. Submit the acoustic barrier plans and specifications to Council for Compliance Assessment in accordance with the assessment criteria listed in Table 2: Compliance Assessment of this approval. The plans and specifications must be certified by a suitably qualified acoustic consultant to confirm the noise barrier achieves the requirements of this approval and the assessment criteria detailed in Table 2: Compliance Assessment.</p>	<p>As part of the request for Compliance Assessment.</p>

ADDITIONAL APPROVALS

The following further Development Permits and/or Compliance Permits are necessary to allow the development to be carried out.

- Building Works approval.

Further approvals, other than a Development Permit or Compliance Permit, are also required for your development. This includes, but is not limited to, the following:

- Compliance assessment as detailed in Table 2 of the conditions.
- Plumbing and drainage works.
- Road Opening Permit – for any works proposed within an existing road reserve.

ASSESSMENT MANAGER ADVICE

- **Infrastructure Charges**
Infrastructure charges apply to the development in accordance with the State Planning Regulatory Provisions (adopted charges) levied by way of an Infrastructure Charges Notice. The infrastructure charges are contained in the attached Redland City Council Infrastructure Charges Notice.

- **Live Connections**
Redland Water is responsible for all live water and wastewater connections. Contact *must* be made with Redland Water to arrange live works associated with the development.

Further information can be obtained from Redland Water on 1300 015 561.

- **Bushfire Hazard**
Council's Bushfire Hazard Overlay identifies the site as medium bushfire hazard. Further advice on this matter should be sought from a building certifier.

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- **Coastal Processes and Sea Level Rise**
Please be aware that development approvals issued by Redland City Council are based upon current lawful planning provisions which do not necessarily respond immediately to new and developing information on coastal processes and sea level rise. Independent advice about this issue should be sought.

 - **Hours of Construction**
Please be aware that you are required to comply with the *Environmental Protection Act* in regards to noise standards and hours of construction.

 - **Survey and As-constructed Information**
Upon request, the following information can be supplied by Council to assist survey and engineering consultants to meet the survey requirements:
 - a) A map detailing coordinated and/or levelled PSMs adjacent to the site.
 - b) A listing of Council (RCC) coordinates for some adjacent coordinated PSMs.
 - c) An extract from Department of Natural Resources and Mines SCDM database for each PSM.
 - d) Permanent Survey Mark sketch plan copies.

This information can be supplied without charge once Council received a signed declaration from the consultant agreeing to Council's terms and conditions in relation to the use of the supplied information.

Where specific areas within a lot are being set aside for a special purpose, such as building sites or environmental areas, these areas should be defined by covenants. Covenants are registered against the title as per Division 4A of the *Land Title Act 1994*.

-
- **Services Installation**
It is recommended that where the installation of services and infrastructure will impact on the location of existing vegetation identified for retention, an experienced and qualified arborist that is a member of the Australian Arborist Association or equivalent association, be commissioned to provide impact reports and on site supervision for these works.

 - **Fire Ants**
Areas within Redland City have been identified as having an infestation of the Red Imported Fire Ant (RIFA). It is recommended that you seek advice from the Department of Agriculture, Fisheries and Forestry (DAFF) RIFA Movement Controls in regards to the movement of extracted or waste soil, retaining soil, turf, pot plants, plant material, baled hay/straw, mulch or green waste/fuel into, within and/or out of the City from a property inside a restricted area. Further information can be obtained from the DAFF website www.daff.qld.gov.au

 - **Cultural Heritage**
Should any aboriginal, archaeological or historic sites, items or places be identified, located or exposed during the course or construction or operation of the development, the *Aboriginal and Cultural Heritage Act 2003* requires all activities to cease. For indigenous cultural heritage, contact the Department of Environment and Heritage Protection.

 - **Fauna Protection**
It is recommended an accurate inspection of all potential wildlife habitats be
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undertaken prior to removal of any vegetation on site. Wildlife habitat includes trees (canopies and lower trunk) whether living or dead, other living vegetation, piles of discarded vegetation, boulders, disturbed ground surfaces, etc. It is recommended that you seek advice from the Queensland Parks and Wildlife Service if evidence of wildlife is found.

- **Environment Protection and Biodiversity Conservation Act**
Under the Commonwealth Government's *Environment Protection and Biodiversity Conservation Act* (the EPBC Act), a person must not take an action that is likely to have a significant impact on a matter of national environmental significance without Commonwealth approval. Please be aware that the listing of the Koala as vulnerable under this Act may affect your proposal. Penalties for taking such an action without approval are significant. If you think your proposal may have a significant impact on a matter of national environmental significance, or if you are unsure, please contact Environment Australia on 1800 803 772. Further information is available from Environment Australia's website at www.ea.gov.au/epbc

Please note that Commonwealth approval under the EPBC Act is independent of, and will not affect, your application to Council.

- **Release of Water Contaminants**
Please be aware that prescribed water contaminants must not be released to waters, a roadside gutter, stormwater drainage or into another place so that contaminants could reasonably be expected to move into these areas. Refer to the *Environmental Protection Act 1994* for further information on the release of prescribed water contaminants.
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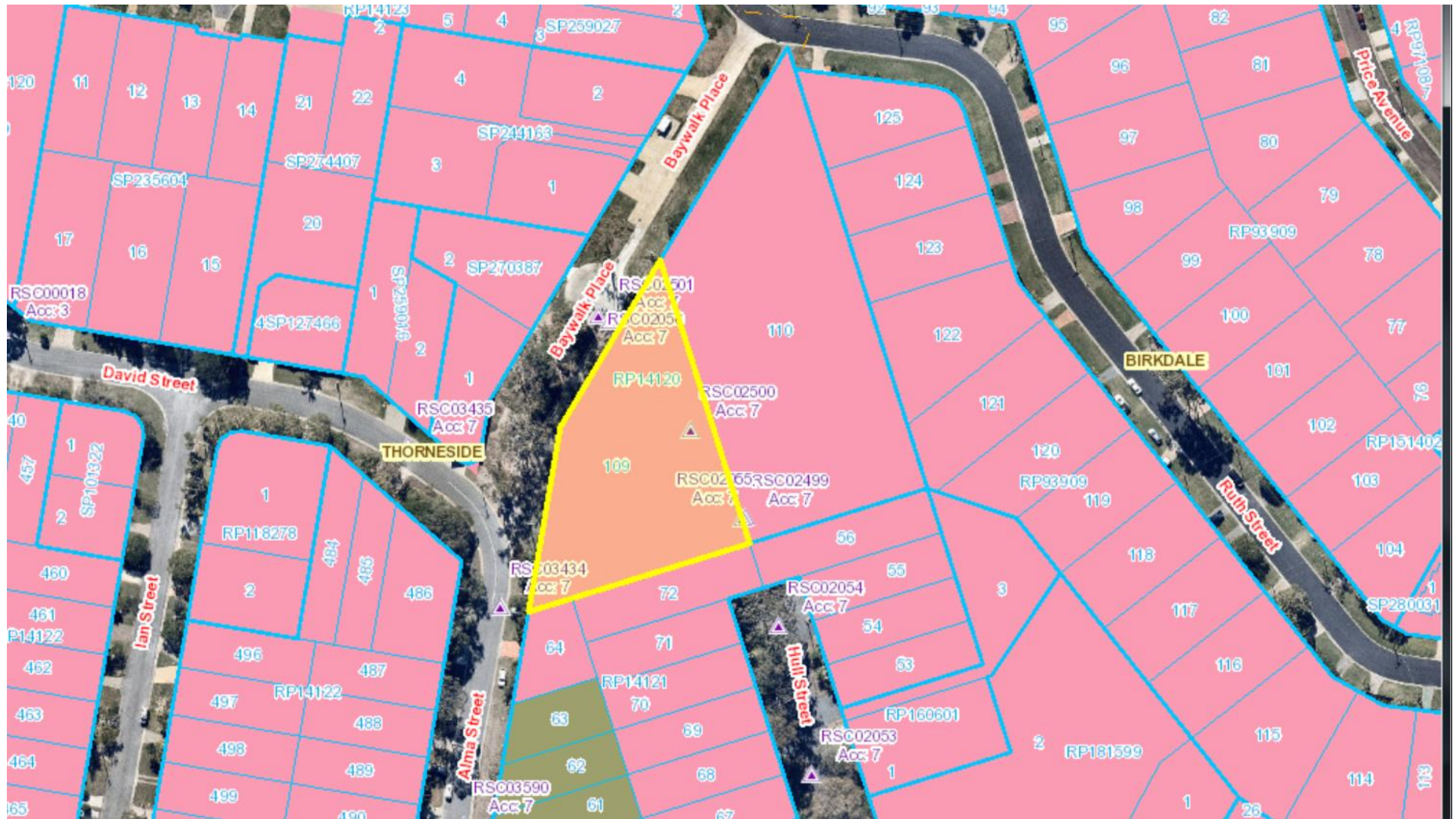
MCU013446 - ATTACHMENT - AERIAL



Locality map



Zone Map





RPD
 Lot 109
 RP 14120
 Parish of Capalaba
 County of Stanley
 Site Area = 3020.0 m²
 Total Site Coverage = 576m² (Building Footprint)

Unit	Balcony	Ground Floor	Upper Floor	Total
Unit 01	-13m ²	-37m ²	-60m ²	-130m ²
Unit 02	-13m ²	-37m ²	-60m ²	-130m ²
Unit 03	-13m ²	-68m ²	-56m ²	-137m ²
Unit 04	-12m ²	-68m ²	-56m ²	-136m ²
Unit 05	-13m ²	-68m ²	-56m ²	-137m ²
Unit 06	-12m ²	-68m ²	-56m ²	-136m ²
Unit 07	-13m ²	-68m ²	-56m ²	-137m ²
Unit 08	-13m ²	-68m ²	-56m ²	-137m ²
Grand Total	-1080m ²			
Grand Total excluding Pato and Balconies	-978m ²			

Comments	Number of Spaces
Car Wash	1
Tenant Parking	16
Visitor	5
Grand total:	22

Communal Recreation Space 01	-215m ²
Communal Recreation Space 02	-330m ²
Total	-545m ²
General Open Space	-1630m ²

- Existing site
- Proposed landscaping and communal area
- Proposed landscaping setback
- Proposed building footprint
- Existing site planting
- Existing proposed planting



4 Koala habitat trees to be added in existing green corridor

RECEIVED
 22 JUN 2016
 PLANNING ASSESSMENT

Provide a 2m wide landscaped garden beds to the full length of the eastern & southern boundaries. Width can be varied in the vicinity of the buildings and excluding any bio-basin areas

4 koala habitat trees to be planted.

REV	DESCRIPTION	DATE	BY
J	Revised Plans	14.06.2016	MPA
H	Revised Plans	15.03.2016	MPA
G	Revised Plans	11.03.2016	MPA
F	Revised Plans	07.03.2016	MPA
E	Minor Changes	17.08.2015	MPA
D	Minor Changes	30.07.2015	MPA
C	Minor Changes	29.07.2015	MPA
B	Alternative Layout	17.07.2015	MPA

AMEND	DESCRIPTION	DATE	BY
J	Revised Plans	14.06.2016	MPA

DRAWING	Site Plan	DWG No.	14193DD 01	ISSUE	J
PROJECT	Proposed Townhouse	SCALE	1:200 @ A1	DATE	August 2014
FOR	Adriane Petroschovsky	DRAWN	MPA		
AT	24 Alma Street, Thornside, QLD 4158				

DATE	August 2014
DRAWN	MPA

Shop 5 / 87 Brisbane Street, Ipswich Qld 4305
 PO Box 389, Ipswich Qld 4300
 P 07 3281 2656 F 07 3281 2646
 E info@gibsonarchitects.com.au
 ABN 42 133 834 698
 gibsonarchitects.com.au



11	12	13	14	15	16	17	18
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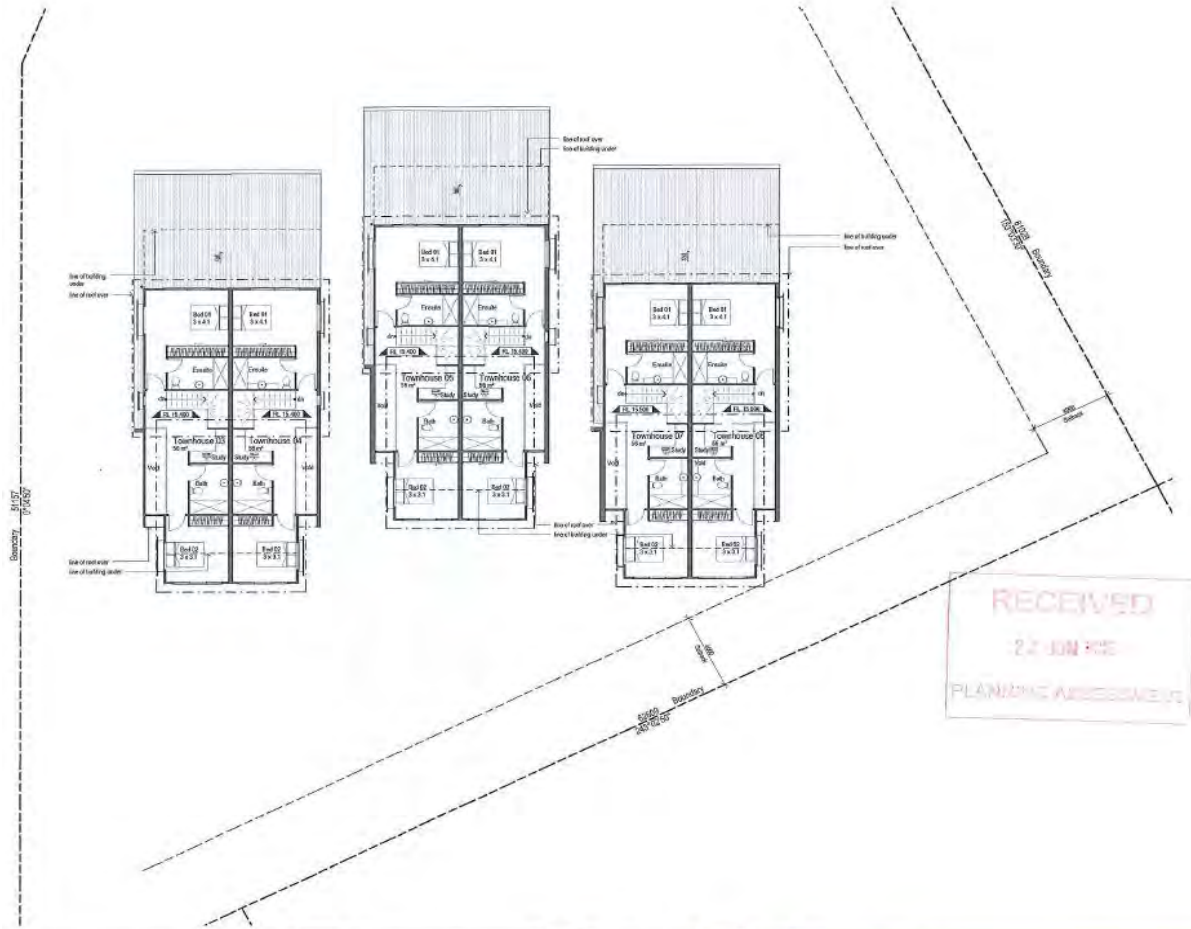
F	Revised Plan	14/01/2016	10%
E	Revised Plan	15/01/2016	15%
D	Revised Plan	11/01/2016	10%
C	Revised Plan	07/01/2016	10%
B	Major Changes	17/06/2015	10%
A	Revised Development Proposal	24/01/2015	10%

DATE	14/09/2014
PROJECT	Proposed Townhouse
CLIENT	Adriane Petrovich
ADDRESS	24 Alma Street, Thomside, QLD 4156

PROJECT	14163DD 02	SITE	F
SCALE	1:100 @ A1	DATE	August 2014
PROJECT	MPA		

Day 1 of 47 Drawings: 14163DD 02A
 PO Box 167 Ipswich, QLD 4701
 P 07 3216 1444 F 07 3216 1444
 E info@gibsonarchitects.com.au
 ABN 52 131231474
 www.gibsonarchitects.com.au

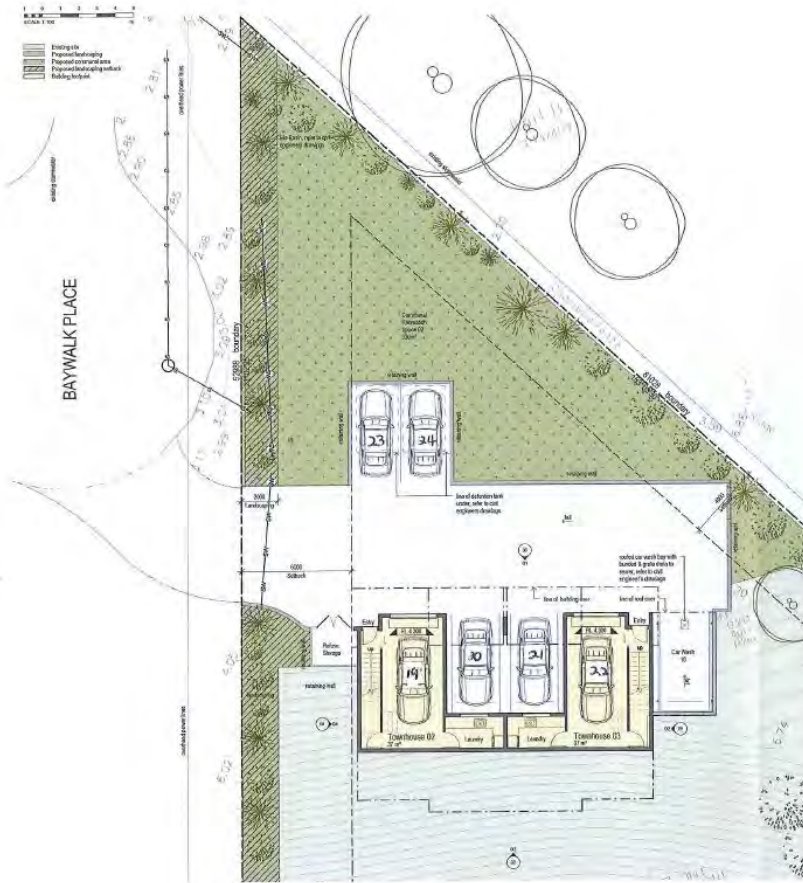
TOP LEVEL 1



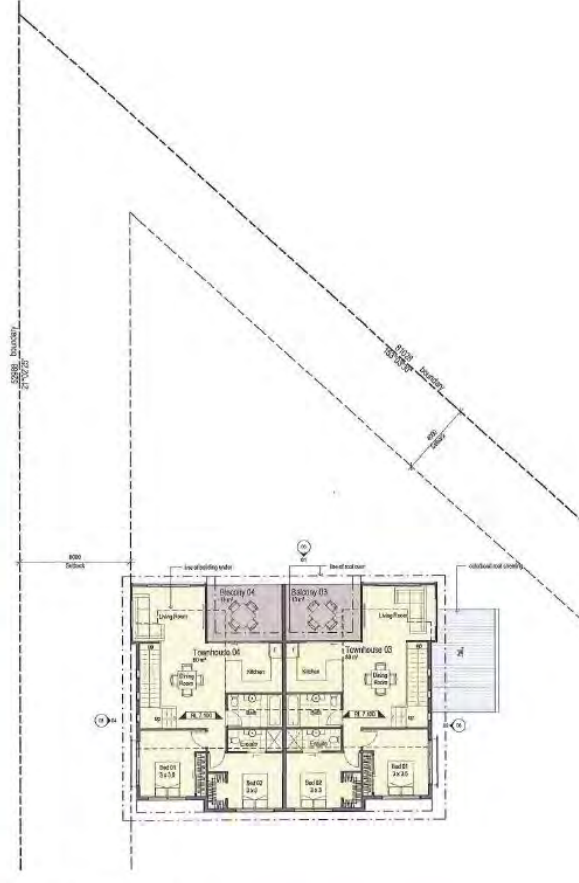
RECEIVED
22 JUN 2014
PLANNING DEPARTMENT

<p>E Revised Plans 14062014 MPA D Revised Plans 15082014 MPA C Revised Plans 11022014 MPA B Revised Plans 07032014 MPA A Revised Plans 04022014 MPA</p>		<p>PROJ Top-Level 1 TITLE Proposed Townhouse DESIGNED Adeline Potruschowsky DRAWN 24 Alma Street, Thorncliffe, QLD 4158</p>		<p>PROJ 14193DD 03 SCALE 1: 100 @ A1 DATE August 2014 MPA</p>		<p>GA GIBSON ARCHITECTS 24 Alma Street, Thorncliffe QLD 4158 Ph: 3041 7245 P: 3041 7445 E: info@gibsonarchitects.com.au www.gibsonarchitects.com.au</p>	
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LOWER LEVEL UNITS



01 Lower Units Basement
1:100



02 Lower Units Level 1
1:100

01	02	03	04	05	06	07	08	09	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
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Project	Lower Units	Drawn	1418X01 04	Scale	L
Client	Proposed Townhouse	Scale	1:100	Sheet	@ A1
Architect	Adriana Petroschovsky	Date	August 2014	Author	MPA
Address	24 Alma Street, Thorneside, QLD 4158	Project No.		Project No.	

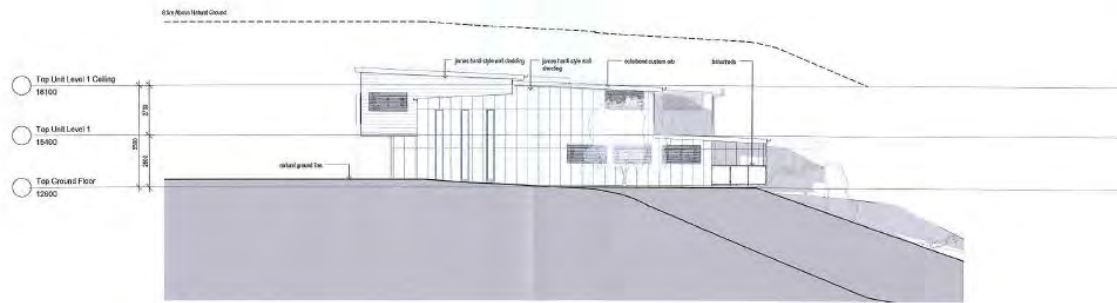
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TOP ELEVATIONS




01
07
East Elevation - Top
1:100



02
07
West Elevation - Top
1:100

<p>E Revised Plans 16/09/14 09%</p> <p>D Revised Plans 05/03/14 09%</p> <p>C Revised Plans 11/03/14 09%</p> <p>B New Change 20/07/14 09%</p> <p>A Issued for Development Approval 24/03/14 09%</p> <p>1:100 07/2014/07</p>		<p>PROJECT Top - Elevations</p> <p>PROPOSER Proposed Townhouse</p> <p>CLIENT Adeline Paltoeschevsky</p> <p>ADDRESS 24 Alma Street, Thornsida, QLD 4158</p> <p>DATE 14/09/2014</p>		<p>NO. 1419300 07</p> <p>SCALE 1:100 @ A1</p> <p>DATE August 2014</p> <p>STATUS MPA</p>		<p>GA GIBSON ARCHITECTS</p> <p>100/101/102/103/104/105/106/107/108/109/110/111/112/113/114/115/116/117/118/119/120/121/122/123/124/125/126/127/128/129/130/131/132/133/134/135/136/137/138/139/140/141/142/143/144/145/146/147/148/149/150/151/152/153/154/155/156/157/158/159/160/161/162/163/164/165/166/167/168/169/170/171/172/173/174/175/176/177/178/179/180/181/182/183/184/185/186/187/188/189/190/191/192/193/194/195/196/197/198/199/200/201/202/203/204/205/206/207/208/209/210/211/212/213/214/215/216/217/218/219/220/221/222/223/224/225/226/227/228/229/230/231/232/233/234/235/236/237/238/239/240/241/242/243/244/245/246/247/248/249/250/251/252/253/254/255/256/257/258/259/260/261/262/263/264/265/266/267/268/269/270/271/272/273/274/275/276/277/278/279/280/281/282/283/284/285/286/287/288/289/290/291/292/293/294/295/296/297/298/299/300/301/302/303/304/305/306/307/308/309/310/311/312/313/314/315/316/317/318/319/320/321/322/323/324/325/326/327/328/329/330/331/332/333/334/335/336/337/338/339/340/341/342/343/344/345/346/347/348/349/350/351/352/353/354/355/356/357/358/359/360/361/362/363/364/365/366/367/368/369/370/371/372/373/374/375/376/377/378/379/380/381/382/383/384/385/386/387/388/389/390/391/392/393/394/395/396/397/398/399/400/401/402/403/404/405/406/407/408/409/410/411/412/413/414/415/416/417/418/419/420/421/422/423/424/425/426/427/428/429/430/431/432/433/434/435/436/437/438/439/440/441/442/443/444/445/446/447/448/449/450/451/452/453/454/455/456/457/458/459/460/461/462/463/464/465/466/467/468/469/470/471/472/473/474/475/476/477/478/479/480/481/482/483/484/485/486/487/488/489/490/491/492/493/494/495/496/497/498/499/500/501/502/503/504/505/506/507/508/509/510/511/512/513/514/515/516/517/518/519/520/521/522/523/524/525/526/527/528/529/530/531/532/533/534/535/536/537/538/539/540/541/542/543/544/545/546/547/548/549/550/551/552/553/554/555/556/557/558/559/560/561/562/563/564/565/566/567/568/569/570/571/572/573/574/575/576/577/578/579/580/581/582/583/584/585/586/587/588/589/590/591/592/593/594/595/596/597/598/599/600/601/602/603/604/605/606/607/608/609/610/611/612/613/614/615/616/617/618/619/620/621/622/623/624/625/626/627/628/629/630/631/632/633/634/635/636/637/638/639/640/641/642/643/644/645/646/647/648/649/650/651/652/653/654/655/656/657/658/659/660/661/662/663/664/665/666/667/668/669/670/671/672/673/674/675/676/677/678/679/680/681/682/683/684/685/686/687/688/689/690/691/692/693/694/695/696/697/698/699/700/701/702/703/704/705/706/707/708/709/710/711/712/713/714/715/716/717/718/719/720/721/722/723/724/725/726/727/728/729/730/731/732/733/734/735/736/737/738/739/740/741/742/743/744/745/746/747/748/749/750/751/752/753/754/755/756/757/758/759/760/761/762/763/764/765/766/767/768/769/770/771/772/773/774/775/776/777/778/779/780/781/782/783/784/785/786/787/788/789/790/791/792/793/794/795/796/797/798/799/800/801/802/803/804/805/806/807/808/809/810/811/812/813/814/815/816/817/818/819/820/821/822/823/824/825/826/827/828/829/830/831/832/833/834/835/836/837/838/839/840/841/842/843/844/845/846/847/848/849/850/851/852/853/854/855/856/857/858/859/860/861/862/863/864/865/866/867/868/869/870/871/872/873/874/875/876/877/878/879/880/881/882/883/884/885/886/887/888/889/890/891/892/893/894/895/896/897/898/899/900/901/902/903/904/905/906/907/908/909/910/911/912/913/914/915/916/917/918/919/920/921/922/923/924/925/926/927/928/929/930/931/932/933/934/935/936/937/938/939/940/941/942/943/944/945/946/947/948/949/950/951/952/953/954/955/956/957/958/959/960/961/962/963/964/965/966/967/968/969/970/971/972/973/974/975/976/977/978/979/980/981/982/983/984/985/986/987/988/989/990/991/992/993/994/995/996/997/998/999/1000</p>	
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11.3.2 AMENDMENTS TO COUNCIL'S ADOPTED INFRASTRUCTURE CHARGES RESOLUTION

Objective Reference:	A1898001 Reports and Attachments (Archives)
Attachments:	<u>Amendments to Council's Adopted Infrastructure Charges Resolution</u> <u>Adopted Infrastructure Charges Resolution 2.3 of 2016</u>
Authorising Officer:	 Louise Rusan General Manager Community & Customer Services
Responsible Officer:	David Jeanes Group Manager City Planning & Assessment
Report Author:	Giles Tyler Principal Advisor Infrastructure Planning & Charging

PURPOSE

The purpose of this report is to seek Council's endorsement of an amended Adopted Infrastructure Charges Resolution (AICR). The Minister for Infrastructure, Local Government and Planning recently increased the maximum infrastructure charges available to local governments under the *State Planning Regulatory Provision (adopted charges) 2012* (SPRP) to account for inflation [refer to Attachment 1 – Adopted Infrastructure Charges Schedule 2016]. To levy these adjusted charge rates, Council must amend its current resolution.

BACKGROUND

The State sets the maximum infrastructure charges that local governments can levy on development in accordance with the SPRP. These maximum adopted charges can be varied by gazette notice, in accordance with sections 629(2) and 629(3) of the *Sustainable Planning Act 2009* (SPA). Since their introduction in July 2011, the charges have not increased.

Despite more recent SPA provisions allowing local governments to apply indexation for the period between when a charge notice is issued and when the charge is paid, this cannot exceed the overall maximum charge rate. Consequently, for those many local governments applying the full maximum charges available since 2011, escalation to provide for the increasing cost of construction works could not be applied.

Both individual local governments (including Redland City) and the Local Government Association of Queensland have consistently lobbied the state to rectify the situation.

ISSUES

Implementation

Legal advice was sought on the mechanisms available to introduce the adjusted maximum charges. That advice concluded that for Council to have certainty in respect of the adjusted charges and to take full advantage of the increase, it will have to adopt a new charges resolution [refer to Schedule 2 of Attachment 2 – Adopted Infrastructure Charges Resolution 2.3 of 2016 tracked].

The reasoning for this approach is that while the current resolution allows for the automatic indexation of charges in the indeterminate period between when the charge is levied and when it is paid (an automatic increase), depending upon the exact circumstances, there could be the occasion where the index is less than the applicable adjusted maximum charge.

This would be particularly likely where the period is significantly less than a financial year or was over a period where the average construction price inflation rate was lower than that that has been applied by the state in arriving at it charge increases.

However, there are also specific exceptions within Council's resolution which it is not proposed to change [refer to Schedule 4 of Attachment 2 – Adopted Infrastructure Charges Resolution 2.3 of 2016 tracked].

Current Council policy is to provide a discount to semi-independent and dependent categories of the Aged Persons & Special Needs Housing use, as they are considered to have a lesser demand on its infrastructure networks than that provided by the State's maximum charge rates, which are equivalent to a typical domestic dwelling, ie. \$20,000 per 1 or 2 bed dwelling, and \$28,000 per 3 or more bed dwelling.

The other discounted use is a Produce Store in the Rural Non-urban zone. For both uses, it is not proposed to vary the applicable charge rates from those set in the current resolution, but simply continue to allow the automatic indexation to apply.

Should Council resolve to make an amended resolution as recommended, the new charges can take effect on the date it is first uploaded onto Council's website, as prescribed in section 634 of the *Sustainable Planning Act 2009*. It is anticipated this should happen the day following this General Council Meeting of 24 August 2016. This has been recognized in the proposed amended resolution in Attachment 2.

Financial impact

By allowing for local governments to adjust their charge rates, the State is, to some extent, recognising that councils are facing increasing shortfalls in their ability to fund necessary infrastructure.

But interestingly, the State's 29 July 2016 adjusted maximum charges amount to only one financial year's escalation above the original charge rates introduced in 2011. This represents an increase of only about 1.1%. Whereas, construction costs have increased over the five years the maximum charges have been in place by approximately 9.7% using the same 3-year moving average methodology required of local governments under SPA.

For instance, the \$28,000 rate for a 3 or more bedroom dwelling has been increased by 1.1% to \$28,311.20. However, over five years this should be in the order of \$30,721.40.

Nevertheless, it is important that Council maximise its cost recovery from development as one important source of infrastructure funding. Making the recommended amendments to its charges resolution will facilitate this to the largest extent possible under current State regulation.

STRATEGIC IMPLICATIONS

Legislative Requirements

The amended resolution 2.3 addresses the increasing cost of construction works and remains compliant with the provisions *Sustainable Planning Act 2009* (SPA).

Risk Management

The amended resolution 2.3 responds to Council's capacity to recover infrastructure costs from development growth in the City.

Financial

The officer's recommendations minimise the risk of Council under-recovering infrastructure charges from development to the maximum extent possible under State regulation.

People

There will be no impact on human resources.

Environmental

This proposal does not have any environmental implications.

Social

This proposal does not have any adverse social consequences.

Alignment with Council's Policy and Plans

This proposal is in line with the following outcomes of the Corporate Plan.

- 5.1 Growth and development in the city is sustainably managed through the adoption and implementation of the Redland City Plan and Local Government Infrastructure Plan.

The recommendations in this report will not require amendments to the Redlands Planning Scheme.

CONSULTATION

The amended AICR has been developed with the assistance of Legal Services Unit.

OPTIONS

1. That Council resolves to make the Redland City Council Adopted Infrastructure Charges Resolution (No.2.3) of 2016 as attached to this report, and that the resolution

is to take effect on and from the date it is first uploaded onto Council's website as prescribed in section 634 of the *Sustainable Planning Act 2009*.

2. That Council does not amend the current Redland City Council *Adopted Infrastructure Charges Resolution (No.2.2) of 2015*.

OFFICER'S RECOMMENDATION

That Council resolves to make the Redland City Council Adopted Infrastructure Charges Resolution (No.2.3) of 2016 as attached to this report, and that the resolution is to take effect on and from the date it is first uploaded onto Council's website as prescribed in section 634 of the *Sustainable Planning Act 2009*.

Adopted Infrastructure Charges Schedule 2016



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Any references to legislation are not an interpretation of the law. They are to be used as a guide only. The information in this publication is general and does not take into account individual circumstances or situations. Where appropriate, independent legal advice should be sought.

An electronic copy of this report is available on the Department of Infrastructure, Local Government and Planning's website at www.dilgp.qld.gov.au.

D16/120569

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Background and purpose

The state sets the maximum charges that local governments may levy for development in accordance with the State Planning Regulatory Provision (adopted charges) July 2012.

The Planning Minister has decided to increase the amount of the maximum adopted charges by gazette notice, in accordance with sections 629(2) and 629(3) of the *Sustainable Planning Act 2009*.

The adjusted maximum charges are shown in Schedule 1 – Adopted infrastructure charges schedule – including increased amounts 2016 (Adopted infrastructure charges schedule 2016). The Adopted infrastructure charges schedule – 2016 applies under the State Planning Regulatory Provision (adopted charges) July 2012 which remains unchanged except for the application of the maximum charge values.

Schedule 1—Adopted infrastructure charges schedule - including increased amounts 2016

Adopted infrastructure charges schedule 2016

Column 1 Adopted infrastructure charge category	Column 2 Use	Column 3 Maximum adopted charge
Residential	Dwelling house Dual occupancy Caretaker's accommodation Multiple dwelling	\$20,222.30 per 1 or 2 bedroom dwelling or \$28,311.20 per 3 or more bedroom dwelling
Accommodation (short-term)	Hotel Short-term accommodation Tourist park	For a tent or caravan site in a tourist park: <ul style="list-style-type: none"> • \$10,111.15 per 1 or 2 tent/caravan sites, or • \$14,155.60 per 3 tent/caravan sites <p>Example: The maximum charge for seven caravan sites is \$38,422.30. This is calculated as below:</p> <ul style="list-style-type: none"> • \$14,155.60 x 2 (for 2 x 3 caravan sites) = \$28,311.20 <p>plus</p> <ul style="list-style-type: none"> • \$10,111.15 (for 1 site) = \$10,111.15 • Total charge for seven caravan sites = \$38,422.30.
		For a cabin in a tourist park: <ul style="list-style-type: none"> • \$10,111.15 per 1 or 2 bedroom cabin • \$14,155.60 per 3 or more bedroom cabin.
		For a hotel or short-term accommodation: <ul style="list-style-type: none"> • \$10,111.15 per suite (with 1 or 2 bedrooms) • \$14,155.60 per suite (with 3 or more bedrooms) • \$10,111.15 per bedroom (for a bedroom that is not within a suite). <p>Examples:</p> <ul style="list-style-type: none"> • The maximum adopted charge for a hotel containing suites with 3 bedrooms is \$14,155.60 per suite. • The maximum adopted charge for a motel with studio rooms is \$10,111.15 per room. • The maximum adopted charge for a bedroom (which is not in a suite) in a backpacker is \$10,111.15.

Column 1 Adopted infrastructure charge category	Column 2 Use	Column 3 Maximum adopted charge
Accommodation (long-term)	<ul style="list-style-type: none"> • Community residence • Hostel • Relocatable home park • Retirement facility 	For a relocatable home park: <ul style="list-style-type: none"> • \$20,222.30 per 1 or 2 bedroom relocatable dwelling site • \$28,311.20 per 3 or more bedroom relocatable dwelling site. For a community residence, retirement facility or hostel: <ul style="list-style-type: none"> • \$20,222.30 per suite (with 1 or 2 bedrooms) • \$28,311.20 per suite (with 3 or more bedrooms) • \$20,222.30 per bedroom (for a bedroom that is not within a suite).
Places of assembly	<ul style="list-style-type: none"> • Club • Community use • Function facility • Funeral parlour • Place of worship 	\$70.80 per m ² of Gross Floor Area (GFA) plus \$10.10 per impervious m ² for stormwater.
Commercial (bulk goods)	<ul style="list-style-type: none"> • Agricultural supplies store • Bulk landscape supplies • Garden centre • Hardware and trade supplies • Outdoor sales • Showroom 	\$141.55 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.
Commercial (retail)	<ul style="list-style-type: none"> • Adult store • Food and drink outlet • Service industry • Service station • Shop • Shopping centre 	\$182.00 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.
Commercial (office)	<ul style="list-style-type: none"> • Office • Sales office 	\$141.55 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.
Education facility except an educational establishment for the Flying Start for Queensland Children program	<ul style="list-style-type: none"> • Child care centre • Community care centre • Educational establishment except an educational establishment for the Flying Start for Queensland Children program 	\$141.55 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.

Column 1 Adopted infrastructure charge category	Column 2 Use	Column 3 Maximum adopted charge
Educational establishment for the Flying Start for Queensland Children program	<ul style="list-style-type: none"> Educational Establishment for the Flying Start for Queensland Children program 	Nil charge
Entertainment	<ul style="list-style-type: none"> Hotel (non-residential component) Nightclub Theatre 	\$202.20 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.
Indoor sport and recreational facility	<ul style="list-style-type: none"> Indoor sport and recreation 	\$202.20 per m ² of GFA, court areas at \$20.20 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.
Industry	<ul style="list-style-type: none"> Low impact industry Medium impact industry Research and technology industry Rural industry Warehouse Waterfront and marine industry 	\$50.55 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.
High impact industry	<ul style="list-style-type: none"> High impact industry Noxious and hazardous industries 	\$70.80 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.
Low impact rural	<ul style="list-style-type: none"> Animal husbandry Cropping Permanent plantations Wind farms 	Nil charge.
High impact rural	<ul style="list-style-type: none"> Aquaculture Intensive animal industries Intensive horticulture Wholesale nursery Winery 	\$20.20 per m ² of GFA for the high impact rural facility.
Essential services	<ul style="list-style-type: none"> Correctional facility Emergency services Health care services Hospital Residential care facility Veterinary services 	\$141.55 per m ² of GFA plus \$10.10 per impervious m ² for stormwater.

Column 1 Adopted infrastructure charge category	Column 2 Use	Column 3 Maximum adopted charge
Specialised uses	<ul style="list-style-type: none"> • Air services • Animal keeping • Car park • Crematorium • Extractive industry • Major sport, recreation and entertainment facility • Motor sport • Non-resident workforce accommodation • Outdoor sport and recreation • Port services • Tourist attraction • Utility installation 	The maximum adopted charge is the charge (in column 3) for the charge category (in column 1) that the local government determines should apply for the use at the time of assessment.
Minor uses	<ul style="list-style-type: none"> • Advertising device • Cemetery • Home based business • Landing • Market • Outdoor lighting • Park • Roadside stalls • Telecommunications facility • Temporary use 	Nil charge.
Other uses	A use not otherwise listed in column 2, including a use that is unknown because the development application does not specify a proposed use.	The maximum adopted charge is the charge (in column 3) for the charge category (in column 1) that the local government decides should apply for the use at the time of assessment.

Redland City Council

| Adopted Infrastructure Charges Resolution (No. 2.23) ~~2015~~2016

Redland City Council**Adopted Infrastructure Charges Resolution (No. 2.23) 20152016****Contents**

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Redland City Council

Adopted Infrastructure Charges Resolution (No. 2.23) ~~2015~~2016

Part 1 Introduction

1. Short title

This resolution may be cited as *Redland City Council Adopted Infrastructure Charges Resolution (No. 2.23) ~~2015~~2016*.

2. Commencement

This resolution has effect on and from ~~24-25 September~~ August ~~2015~~2016.¹

3. Sustainable Planning Act 2009

(1) This resolution is made under the Planning Act by the Redland City Council as the following:

- (a) the local government, for the local government trunk infrastructure networks;
- (b) the SEQ service provider, for the SEQ service provider trunk infrastructure networks.

Editor's note—See section 630 (Power to adopt charges resolution) of the Sustainable Planning Act 2009.

(2) This resolution is to be read in conjunction with the following:

- (a) the Infrastructure SPRP;
- (b) the planning scheme.

(3) This resolution is attached to but does not form part of the planning scheme.

Editor's note—See section 634(1) (Steps after making charges resolution) of the Sustainable Planning Act 2009.

4. Purpose

The purpose of this resolution is to state the following:

- (a) the adopted charges for providing the trunk infrastructure networks for development;
- (b) the levied charges to be levied for development for the demand placed on the trunk infrastructure networks;
- (c) matters relevant to the working out of an offset and refund for a trunk infrastructure contribution for the trunk infrastructure networks for development.

¹ The making of this resolution by the local government was first uploaded to the Council's website on ~~24-25 September~~ August ~~2015~~2016.

5. Interpretation

- (1) The dictionary in schedule 1 defines words used in this resolution.
- (2) A word not defined in this resolution which is defined in the Planning Act has the meaning given in the Planning Act.
- (3) A word not defined in this resolution or the Planning Act has the meaning given to it by the edition of the Macquarie Dictionary that is current at the date this resolution takes effect, subject to section 14A (Interpretation best achieving Act's purpose) of the *Acts Interpretation Act 1954* and section 14 (Applicable provisions) of the *Statutory Instruments Act 1992*.

Editor's note—Section 14A(1) (Interpretation best achieving Act's purpose) of the Acts Interpretation Act 1954, which provides that in the interpretation of a provision of an Act the interpretation that will best achieve the purpose of the Act is to be preferred to any other interpretation, applies to a statutory instrument under section 14 (Applicable provisions) of the Statutory Instruments Act 1992.

Part 2 Adopted charges

6. Purpose of part 2

Part 2 states the following:

- (a) the adopted infrastructure charges for providing trunk infrastructure networks for development (***adopted charge***);
- (b) the ***trunk infrastructure networks***, which are the following:
 - (i) the trunk infrastructure for the transport, public parks and land for community facilities and stormwater infrastructure networks (***local government trunk infrastructure networks***);
 - (ii) the trunk infrastructure for the SEQ service provider's water service and wastewater service (***SEQ service provider's trunk infrastructure networks***);
- (c) the date the adopted charges take effect (***applicable date***);
- (d) the part of the local government area to which the adopted charges apply (***applicable area***);
- (e) the uses to which the adopted charges apply (***applicable use***).

7. Adopted charges

The adopted charges are stated in schedule 2 for the following:

- (a) for the local government, for providing the local government trunk infrastructure networks;
- (b) for the SEQ service provider, for providing the SEQ service provider trunk infrastructure networks.

Editor's note—See section 630(1) (Power to adopt charges by resolution) of the Sustainable Planning Act 2009.

8. • Trunk infrastructure networks for the adopted charges

The trunk infrastructure networks are specified in an ***infrastructure planning instrument*** which comprises the following:

- (a) the ***local government infrastructure planning instrument***—the local government infrastructure plan;
- (b) the ***SEQ service provider infrastructure planning instrument***—the following:
 - (i) the SEQ service provider's water netserv plan under the SEQ Water Act;
 - (ii) the local government's local government infrastructure plan, if paragraph (i) is not applicable.

Editor's note—Section 14B(1) (Use of extrinsic material in interpretation) of the Acts Interpretation Act 1954, which provides that the interpretation of a provision of an Act, consideration may be given to extrinsic material capable of assisting in the interpretation, applies to a statutory instrument under section 14 (Applicable provisions) of the Statutory Instruments Act 1992.

9. Applicable date for the adopted charges

- (1) The applicable date for the adopted charges is ~~24–25 September–August 2015~~2016.
- (2) For the avoidance of doubt the adopted infrastructure charges for providing trunk infrastructure networks in effect immediately before the making of this resolution remain in effect immediately before the applicable date.

10. Applicable area for the adopted charges

The applicable area for the adopted charges is all of the local government area.

Editor's note—See section 631(3) (Contents—general) of the Sustainable Planning Act 2009.

11. Applicable uses for the adopted charges

- (1) The applicable uses under the planning scheme to which the adopted charges apply are stated in schedule 3.
- (2) The Redland City Council is to include a use under the planning scheme which is included in the 'Other uses' charge category in schedule 3, column 1 in a charge category permitted under the Infrastructure SPRP based on an assessment of the use and the demand placed upon the trunk infrastructure networks.
- (3) The Redland City Council has indicatively included the uses under the planning scheme in schedule 3, column 3 and column 4 which are identified as an 'other use' in schedule 3, column 2 in the charge category permitted under the Infrastructure SPRP stated in schedule 3, column 1, subject to an assessment of the use and the demand placed upon the trunk infrastructure networks.

Editor's note—See schedule 1, column 2 and column 3, 'Other uses', of the State Planning Regulatory Provision (adopted charges).

Part 3 Levied charges

12. Purpose of part 3

Part 3 states the following:

- (a) the applicable development for which adopted charges may be levied by the Redland City Council for development for the demand placed upon the respective trunk infrastructure networks (**levied charge**);
- (b) the method to be applied by the Redland City Council for working out the levied charge including the following:
 - (i) the adopted charge to be applied (**applied adopted charge**);
 - (ii) the additional demand placed upon the respective trunk infrastructure networks which will be generated by the development (**additional demand**);
 - (iii) the discount to be applied for a financial contribution (**prescribed financial contribution**):
 - (A) provided for in relation to a trunk infrastructure network under a planning scheme policy of the Redland City Council;
 - (B) required by a condition of a previous development approval given by the Redland City Council before 1 July 2011 and which has not lapsed;
 - (C) which has been paid to the Redland City Council or otherwise satisfied under an infrastructure agreement between the applicant for the previous development approval and the Redland City Council for the provision of land, work or money for a trunk infrastructure network; and
 - (D) which has not been reimbursed or otherwise previously applied against another financial contribution;
- (c) the method to be applied by the Redland City Council for working out the increase in the levied charge from the day the levied charge is levied to the day the levied charge is paid (**automatic increase**).

13. Applicable development for the levied charge

- (1) The levied charge may be levied for the following development:
 - (a) reconfiguring a lot;
 - (b) material change of use of premises;
 - (c) carrying out of building work.

Editor's note—See section 2.2 (Development for which maximum adopted charges may be levied) of the State Planning Regulatory Provision (adopted charges).

- (2) The levied charge is not to be levied for the following:
- (a) development in a priority development area under the *Economic Development Act 2012*;
 - (b) work or use of land authorised under the *Mineral Resources Act 1989*, the *Petroleum Act 1923*, the *Petroleum and Gas (Production and Safety) Act 2004* or the *Greenhouse Gas Storage Act 2012*.

Editor's note—See section 630(2)(c) (Power to adopt charges by resolution) of the Sustainable Planning Act 2009.

14. Working out the levied charge

- (1) The levied charge for the development is to be worked out by the Redland City Council as follows:

$$LC = (AC \times AD) - D$$

Where:

LC is the levied charge for the development, which cannot be less than zero.

AC is the applied adopted charge for the development.

AD is the additional demand for the development.

D is the discount for the prescribed financial contribution.

- (2) The levied charge is to be worked out for the respective trunk infrastructure networks as follows:
- (a) for each of the local government trunk infrastructure networks collectively;
 - (b) for each of the SEQ service provider trunk infrastructure networks.

15. Working out the applied adopted charge

The applied adopted charge for the development is to be worked out by the Redland City Council for the respective trunk infrastructure networks by applying the following:

- (a) the adopted charge in schedule 2, if paragraph (b) does not apply;
- (b) the applied adopted charge for particular uses in schedule 4, if the local government considers that it should be applied having regard to the additional demand placed upon the respective trunk infrastructure networks which will be generated by the development.

16. Working out the additional demand

- (1) The additional demand for the development is to be worked out by the Redland City Council for the respective trunk infrastructure networks as follows:

$$AD = DD - DC$$

Where:

AD is the additional demand.

DD is the demand placed upon the respective trunk infrastructure networks which will be generated by the development (***development demand***).

DC is the demand placed upon the respective trunk infrastructure networks generated by previous development if applicable (***demand credit***).

- (2) The development demand is worked out using the relevant unit of calculation for an adopted charge for the development in schedule 2 (***demand unit***).
- (3) The demand credit for previous development is to be worked out using the following:
 - (a) for a proposed material change of use or building work, the greater of the following:
 - (i) if the premises is subject to an existing use which is lawful and already taking place on the premises (***existing lawful use***) that places demand upon the respective trunk infrastructure networks, the demand generated for the existing lawful use using the applicable demand units for the use;
 - (ii) if the premises is subject to a previous use which was lawful at the time it was carried out and is no longer taking place on the premises (***previous lawful use***) that placed demand upon the respective trunk infrastructure networks, the demand generated for the previous lawful use using the applicable demand units for the use;
 - (b) for a proposed reconfiguring a lot, the demand generated for each existing lot of the premises which is serviced by the respective trunk infrastructure networks.

Editor's note—See section 636(2) and (3) (Limitation of levied charge) of the Sustainable Planning Act 2009.

- (4) The demand credit for an existing lawful use or previous lawful use under subsection 3(a) is to be worked out by the Redland City Council prior to the time for the giving of the relevant approval to which the levied charge applies as follows:

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (a) an applicant which is seeking the demand credit for the existing lawful use or previous lawful use is to:
 - (i) give a notice in the prescribed form to the Redland City Council which provides evidence of the existing lawful use or previous lawful use and the calculation of the demand credit; and
 - (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include the Redland City Council's costs for determining the demand credit.

- (b) the Redland City Council is to:
- (i) determine if a demand credit for the existing lawful use or previous lawful use is applicable to the development;
 - (ii) work out the demand credit for the existing lawful use or previous lawful use if applicable; and
 - (iii) give a notice to the applicant stating the outcome of the Redland City Council's determination.

Editor's note—The notice may be given in an infrastructure charges notice.

- (5) A demand credit is only to be provided to a maximum amount equal to the development demand.

17. Working out the discount for the prescribed financial contribution

- (1) The amount of the discount for the prescribed financial contribution is to be worked out by the Redland City Council as follows:

$$D = PFC - (AC \times DC)$$

Where:

D is the discount which cannot be less than zero.

PFC is the amount of the prescribed financial contribution.

AC is the applied adopted charge for the proposed development worked out under section 15 (Working out the applied adopted charge).

DC is the demand credit if applicable worked out under section 16 (Working out the additional demand).

- (2) The discount for the prescribed financial contribution is to be worked out by the Redland City Council prior to the time for the giving of the relevant approval to which the levied charge applies as follows:

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (a) an applicant which is seeking the discount for the prescribed financial contribution is to:
- (i) give a notice in the prescribed form to the Redland City Council which provides evidence of the prescribed financial contribution and the calculation of the discount; and
 - (ii) pay the prescribed fee;

Editor's note—The prescribed fee may include the Redland City Council's costs for determining the discount for the prescribed financial contribution.

- (b) the Redland City Council is to:
- (i) determine if the discount for a prescribed financial contribution is applicable to the development;
 - (ii) work out the discount for the prescribed financial contribution if applicable; and
 - (iii) give a notice to the applicant stating the outcome of the Redland City Council's determination.

Editor's note—The notice may be given in an infrastructure charges notice.

18. Working out the automatic increase

- (1) The automatic increase of the levied charge is to be worked out by the Redland City Council as the amount which is equal to the increase calculated by using the index stated in the Planning Act.

Editor's note—See section 631(3)(b) and (4) (Contents—general) of the Sustainable Planning Act 2009.

- (2) However the amount of the automatic increase of the levied charge must not be more than the amount of the increase prescribed by the Planning Act.

Editor's note—See section 631(5) (Contents—general) of the Sustainable Planning Act 2009.

Part 4 Offset and refund for trunk infrastructure

19. Purpose of part 4

Part 4 states the following matters relevant to the working out of an offset or refund for the provision of trunk infrastructure for the respective trunk infrastructure networks for development:

- (a) the criteria for trunk infrastructure to be applied by the Redland City Council in deciding if development infrastructure is trunk infrastructure (**identified trunk infrastructure criteria**);
- (b) the method to be applied by the Redland City Council for working out the establishment cost of trunk infrastructure for an offset or refund where an applicant is required under a condition of a relevant approval to provide land or work for the following trunk infrastructure (**trunk infrastructure contribution**):

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (i) **identified trunk infrastructure**—development infrastructure which is identified in the respective infrastructure planning instrument;

Editor's note—See section 646(2)(a) (Necessary infrastructure for LGIP-identified infrastructure) of the Sustainable Planning Act 2009.

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- (ii) **different trunk infrastructure**—development infrastructure which:

- (A) is an alternative to the identified trunk infrastructure; and

- (B) delivers the same desired standards of service for the network of development infrastructure stated in the respective infrastructure planning instrument;

Editor's note—See section 646(2)(b) (Necessary infrastructure for LGIP-identified infrastructure) of the Sustainable Planning Act 2009.

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- (iii) **necessary trunk infrastructure**—development infrastructure which is not identified trunk infrastructure or different trunk infrastructure that satisfies the identified trunk infrastructure criteria and is necessary to service development;

- (iv) **prescribed trunk infrastructure**—development infrastructure which is not identified trunk infrastructure, different trunk infrastructure or necessary trunk infrastructure that becomes trunk infrastructure under the Planning Act;

- (c) whether an offset or refund applies and if so the details of the offset and refund and the timing of the offset and refund.

20. Identified trunk infrastructure criteria

The identified trunk infrastructure criteria for deciding that development infrastructure is trunk infrastructure are the following:

- (a) that the development infrastructure is necessary to service development:
 - (i) consistent with the assumptions about the type, scale, location or timing of future development stated in the respective infrastructure planning instrument; and
 - (ii) for the local government trunk infrastructure networks, the premises completely inside the priority infrastructure area in the local government infrastructure plan; and
 - (iii) for SEQ service provider trunk infrastructure networks, the premises completely inside the connections area which is the following:
 - (A) the connections area and future connections area in the SEQ service provider's water netserv plan under the SEQ Water Act;
 - (B) the connections area and future connections area in the SEQ service provider's interim connections policy under the SEQ Water Act if paragraph (A) is not applicable;
 - (C) the local government's local government infrastructure plan, if paragraphs (A) and (B) are not applicable;
 - (D) the priority infrastructure area specified in the Infrastructure SPRP if paragraphs (A), (B) and (C) are not applicable;
- (b) that the development infrastructure complies with the criteria stated in schedule 5.

21. Working out the establishment cost

The establishment cost for a trunk infrastructure contribution is to be worked out by the Redland City Council using the following:

- (a) for the calculation of the establishment cost—the method in section 22 (Calculation of the establishment cost);
- (b) for the recalculation of the establishment cost for work calculated under paragraph (a)—the method in section 23 (Recalculation of the establishment cost for work);
- (c) for the recalculation of the establishment cost for land calculated under paragraph (a)—the method in section 24 (Recalculation of the establishment cost for land).

22. Calculation of the establishment cost

- (1) The establishment cost for a trunk infrastructure contribution is to be worked out by the Redland City Council using any of the following:
 - (a) the planned estimate of the trunk infrastructure contribution;
 - (b) a cost-based estimate of the establishment cost for the trunk infrastructure contribution determined by the Redland City Council using first principles estimating;
 - (c) an estimate of the establishment cost for the trunk infrastructure contribution reasonably determined by the Redland City Council.
- (2) The **planned estimate** of the trunk infrastructure contribution if:
 - (a) the whole of an item of identified trunk infrastructure—is the **planned cost** being the amount of the value of the item stated in schedule 6;
 - (b) part of an item of identified trunk infrastructure—is the estimate of the proportion of the planned cost of the item of identified trunk infrastructure applicable to the trunk infrastructure contribution having regard to the method used by the Redland City Council to work out the planned cost of the item of identified trunk infrastructure stated in the respective infrastructure planning instrument; and
 - (c) different trunk infrastructure, necessary trunk infrastructure or prescribed trunk infrastructure—is the estimate of the planned cost of the infrastructure having regard to the method used by the Redland City Council to work out the planned cost of the identified trunk infrastructure for the network of development infrastructure stated in the respective infrastructure planning instrument.

23. Recalculation of the establishment cost for work

Market cost

- (1) The establishment cost for a trunk infrastructure contribution for work may be recalculated by the Redland City Council at the request of the applicant by using the market cost for the work.
- (2) The **market cost** for the work is the estimate of the cost of the design and construction of the work:
 - (a) including the following:
 - (i) the construction cost for the work;
 - (ii) construction on costs for the work which do not exceed the maximum construction on costs stated in schedule 7 for the following:
 - (A) the cost of survey for the work;
 - (B) the cost of geotechnical investigations for the work;
 - (C) the cost of only detailed design for the work;

- (D) the cost of project management and contract administration;
 - (E) the cost of environmental investigations for the work;
 - (F) a portable long service leave payment for a construction contract for the work;
- (iii) risk and contingencies which do not exceed 10% for the cost of that part of the work in a construction contract which is subject to a contingency.

Example—

- *A construction contract for a trunk road infrastructure network item may state a contingency for pavement design and service relocation.*
- *A construction contract for a trunk water supply infrastructure network item may state a contingency for design and trenching.*

- (b) excluding the following:
- (i) the planning of the work;
 - (ii) a cost of carrying out temporary infrastructure;
 - (iii) a cost of carrying out other infrastructure which is not part of the trunk infrastructure contribution;
 - (iv) a cost of the decommissioning, removal and rehabilitation of infrastructure identified in paragraphs (ii) and (iii);
 - (v) a part of the trunk infrastructure contribution provided by:
 - (A) the Redland City Council; or
 - (B) a person, other than the applicant or a person engaged by the applicant;
 - (vi) a cost to the extent that GST is payable and an input tax credit can be claimed for the work;
 - (vii) a cost attributable directly or indirectly to the failure of an applicant or a person engaged by the applicant to perform and fulfil a relevant approval for the work;

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.
 - (viii) a cost caused or contributed to by a negligent or wilful act or omission by the applicant or a person engaged by the applicant;
 - (ix) a cost of carrying out development infrastructure which is only made necessary by the development and does not contribute to the function of the trunk infrastructure item;

- (x) a cost of carrying out trunk infrastructure which relates to another development infrastructure network;
- (xi) a cost of carrying out development infrastructure which is replacing existing infrastructure with different infrastructure in another development infrastructure network;
- (xii) a cost of carrying out development infrastructure in excess of the desired standard of service for the network of development infrastructure stated in the respective infrastructure planning instrument;
- (xiii) a cost of existing development infrastructure which services or is planned to service existing or future demand that is replaced by the trunk infrastructure contribution.

Determining the market cost

- (3) The Redland City Council is to, prior to the applicant starting the construction of the work, determine the market cost for the work as follows:
 - (a) the applicant is to:
 - (i) for a trunk infrastructure contribution up to \$5,000 (exclusive of GST)—obtain at least one written quotation for the work;
 - (ii) for a trunk infrastructure contribution more than \$5,000 (exclusive of GST) but not more than \$200,000 (exclusive of GST)—obtain:
 - (A) at least three written quotations for the work;
 - (B) evidence that the supplier or contractor has appropriate insurances, licences, work health and safety and quality assurance systems in place;
 - (iii) for a trunk infrastructure contribution more than \$200,000 (exclusive of GST)—undertake an open tender process for the work;
 - (b) the applicant is to:
 - (i) for a trunk infrastructure contribution up to \$200,000 (exclusive of GST), give to the Redland City Council a notice in the prescribed form which states the following:
 - (A) the quotations process under paragraph (a)(i) and (ii) have been conducted;
 - (B) the quotations received;
 - (C) the evidence of the appropriate insurances, licences, work health and safety and quality assurance systems of the supplier or contractor;
 - (D) the applicant's preferred quotation;
 - (E) the applicant's reason for the preferred quotation;

- (F) the terms of the construction contract for the work;
 - (G) a plan for each development infrastructure network clearly showing the extent of the work for which an offset is sought;
 - (H) the applicant's calculation of the market cost for the work;
- (ii) for a trunk infrastructure contribution more than \$200,000 (exclusive of GST), give to the Redland City Council a notice in the prescribed form which states the following:
- (A) an open tender process required under paragraph (a)(iii) has been conducted;
 - (B) the tenders received;
 - (C) the applicant's preferred tenderer;
 - (D) the applicant's reason for the preferred tenderer;
 - (E) the terms of the construction contract for the work;
 - (F) a plan for each development infrastructure network clearly showing the extent of the work for which an offset is sought;
 - (G) the applicant's calculation of the market cost for the work; and
- (iii) pay the prescribed fee;

Editor's note—The prescribed fee may include the Redland City Council's costs for determining the market cost.

- (c) the Redland City Council may, within 15 business days of the date the notice under paragraph (b) is received by the Redland City Council, give a notice to the applicant which states that the applicant is to provide to the Redland City Council a document to enable the Redland City Council to determine the market cost including without limitation the following:
- (i) details in respect of a construction contract for the work;
 - (ii) a plan for each development infrastructure network clearly showing the scope of the work for which an offset is sought;
- (d) the applicant is to comply with a notice given by the Redland City Council to the applicant under paragraph (c);
- (e) the Redland City Council is to as soon as reasonably practicable determine the market cost acting reasonably having regard to the matters in paragraphs (a) to (d);
- (f) the Redland City Council after determining the market cost is to as soon as reasonably practicable:
- (i) give to the applicant a notice which states the following:

- (A) the Redland City Council's calculation of the market cost for the work and the reason for any difference from the applicant's calculation;
- (B) the establishment cost for the work; and
- (ii) issue an amended infrastructure charges notice.

Adjustment of the establishment cost

- (4) The Redland City Council is to, after the completion of the construction of the work and prior to the date for the payment of a levied charge, determine an adjustment to the establishment cost as follows:
- (a) this subsection only applies to a cost of work (***prescribed cost***) if the cost:
 - (i) would have formed part of the market cost used to work out the establishment cost for the work; and
 - (ii) was not included in the market cost used to work out the establishment cost or was included in the market cost used to work out the establishment cost but was for an amount less than the prescribed cost; and
 - (iii) was included in the market cost used to work out the establishment cost but was subject to a contingency stated in subsection (2)(a)(iii);
 - (b) the applicant may, prior to 15 business days after the applicant has completed the work:
 - (i) give to the Redland City Council a single notice which is to state the following:
 - (A) that the applicant requests that the Redland City Council adjust the establishment cost to take account of the prescribed cost;
 - (B) all information reasonably necessary to establish the calculation of the prescribed cost and that the cost is a prescribed cost;
 - (C) the applicant's calculation of the prescribed cost; and
 - (ii) pay the prescribed fee if paragraph (i) applies;

Editor's note—The prescribed fee may include the Redland City Council's costs for determining whether the establishment cost is to be adjusted.
 - (c) the Redland City Council may, within 15 business days of the date the notice under paragraph (b) is received by the Redland City Council, give a notice to the applicant which states that the applicant is to provide to the Redland City Council a document to enable the Redland City Council to determine the value of an adjusted establishment cost;

- (d) the applicant is to comply with a notice given by the Redland City Council to the applicant under paragraph (c);
- (e) the Redland City Council is to as soon as reasonably practicable determine whether the establishment cost is to be adjusted acting reasonably having regard to the matters in paragraphs (a) to (d);
- (f) the Redland City Council after determining whether the establishment cost is to be adjusted, is to as soon as reasonably practicable:
 - (i) give to the applicant a notice which states the following:
 - (A) the Redland City Council's calculation of the adjusted establishment cost for the work and the reason for any difference from the applicant's calculation;
 - (B) the establishment cost for the work; and
 - (ii) issue an amended infrastructure charges notice.

Dispute process

- (5) An applicant may, within 10 business days of the date of a notice under subsections (3)(f) or 4(f):
 - (a) give to the Redland City Council a notice in the prescribed form stating that it disputes the Redland City Council's recalculation of the establishment cost for the work; and
 - (b) pay the prescribed fee.

Editor's note—The prescribed fee may include the Redland City Council's costs for the dispute process including the cost of the independent registered quantity surveyor.
- (6) The Redland City Council and the applicant are to take the following action to resolve the dispute:
 - (a) the Redland City Council is to appoint an independent registered quantity surveyor to determine the establishment cost for the work in accordance with this section;
 - (b) the Redland City Council and the applicant are to cooperate in good faith with the independent registered quantity surveyor;
 - (c) the Redland City Council and the applicant are to accept the independent registered quantity surveyor's determination of the establishment cost for the work;
 - (e) the Redland City Council is to, as soon as reasonably practicable:
 - (i) give to the applicant a notice which states the establishment cost for the work determined by the independent registered quantity surveyor; and
 - (ii) issue an amended infrastructure charges notice.

24. Recalculation of the establishment cost for land

- (1) The establishment cost for a trunk infrastructure contribution for land may be recalculated by the Redland City Council at the request of the applicant using the current market value of the land.
- (2) The **current market value** of the land is the difference, determined by using the before and after method of valuation of the whole of the subject premises, between the value of the subject premises including the land and the value of the subject premises excluding the land.
- (3) The Redland City Council is to, prior to the date of payment of the levied charge, determine the market value of the land as follows:
 - (a) the applicant is to provide to the Redland City Council the following:
 - (i) a notice in the prescribed form requesting the recalculation of the establishment cost for the land;
 - (ii) a valuation of the land undertaken by a certified practicing valuer;
 - (iii) the prescribed fee;
Editor's note—The prescribed fee may include the Redland City Council's costs of the recalculation process including the cost of the registered valuer and independent certified practicing valuer.
 - (b) the Redland City Council may, if the matters in paragraph (a) are satisfied, refer the valuation to a registered valuer to assess whether the valuation is consistent with the current market value;
 - (c) the Redland City Council is to decide whether to:
 - (i) accept the valuation; or
 - (ii) reject the valuation;
 - (d) the Redland City Council is to, if it accepts the valuation:
 - (i) give to the applicant a notice stating the establishment cost for the land; and
 - (ii) index the establishment cost for the land using the CPI from the date of the accepted valuation to the date stated in the amended infrastructure charges notice;
 - (e) the Redland City Council is to, if it rejects the valuation, refer the valuation to an independent certified practicing valuer to:
 - (i) assess whether the valuation is consistent with the current market value; and
 - (ii) undertake a valuation of the land if the valuation is assessed as not consistent with the current market value;

- (f) the Redland City Council is to, upon the determination of the independent certified practicing valuer's valuation:
 - (i) give to the applicant a notice stating the establishment cost for the land;
 - (ii) index the establishment cost for the land using the CPI from the date of the independent certified practicing valuer's valuation to the date stated in the amended infrastructure charges notice; and
 - (iii) issue an amended infrastructure charges notice;
- (g) the Redland City Council however is not required to refer the valuation to the registered valuer or the independent certified practising valuer if the applicant has not paid to the Redland City Council the prescribed fee including the costs of the registered valuer under paragraph (b) and the independent certified practicing valuer under paragraph (e).

25. Application of an offset and refund

The following apply if a trunk infrastructure contribution services or is planned to service premises other than premises the subject of the relevant approval and an adopted charge applies to the development the subject of the relevant approval:

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (a) an **offset**—where the establishment cost for the trunk infrastructure contribution is equal to or less than the levied charge;
- (b) a **refund**—where the establishment cost for the trunk infrastructure contribution is more than the levied charge.

26. Details of an offset and refund

- (1) If an offset applies, the establishment cost for the trunk infrastructure contribution is to be worked out by the Redland City Council in accordance with section 21 (Working out the establishment cost).
- (2) If a refund applies, the proportion of the establishment cost for the trunk infrastructure contribution that may be apportioned reasonably to users of premises other than the premises the subject of the relevant approval (**prescribed proportion**) is to be worked out by the Redland City Council using any of the following:

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.

- (a) an estimate of the prescribed proportion reasonably determined by the Redland City Council;
- (b) the following method for the relevant trunk infrastructure network:

$$PP = \frac{(TD - PD)}{TD}$$

Where:

- (i) For a trunk infrastructure contribution for sewerage infrastructure:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the sewerage network expressed in ET of the users of the premises the subject of the relevant approval, to be worked out by using the sewerage network demand generation rate for development stated in the SEQ service provider infrastructure planning instrument.

TD is the total demand for the trunk infrastructure for the sewerage network expressed in ET of the users of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

- (ii) For a trunk infrastructure contribution for water supply infrastructure:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the water supply network expressed in ET of the users of the premises the subject of the relevant approval, to be worked out by using the water supply network demand generation rate for development stated in the SEQ service provider infrastructure planning instrument.

TD is the total demand for the trunk infrastructure for the water supply network expressed in ET of the users of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

- (iii) For a trunk infrastructure contribution for the public parks network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the public parks network expressed in EP of the users of the premises the subject of the relevant approval, to be worked out by using the public parks network demand generation rate for development stated in the local government infrastructure planning instrument.

TD is the total demand for trunk infrastructure for the public parks network expressed in EP of the users of premises in the park service catchment which is apportioned to the trunk infrastructure contribution, to be worked out by the Redland City Council as follows:

$$TD = \frac{PPA \times TAD}{TPA}$$

Where:

TD is the total apportioned demand.

PPA is the area of the trunk infrastructure contribution.

TPA is the total area of all identified trunk infrastructure for the public parks network in the park service catchment stated in the local government infrastructure planning instrument.

TAD is the total assumed demand at 2025 for trunk infrastructure for the public parks network in the park service catchment stated in the local government infrastructure planning instrument.

park service catchment is the service catchment for the public parks network in the local government infrastructure planning instrument in which the trunk infrastructure contribution is located.

- (iv) For a trunk infrastructure contribution for the land for the community facilities network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the land for the community facilities network expressed in EP of the users of the premises the subject of the relevant approval, to be worked out by using the land for the community facilities network demand generation rate for development stated in the local government infrastructure planning instrument.

TD is the total demand for the trunk infrastructure for the land for the community facilities network expressed in EP of the users of premises in the community facilities service catchment which is apportioned to the trunk infrastructure contribution, to be worked out by the Redland City Council as follows:

$$TD = \frac{CFA \times TAD}{TCA}$$

Where:

TD is the total apportioned demand.

CFA is the area of the trunk infrastructure contribution.

TCA is the total area of all identified trunk infrastructure for the land for the community facilities network in the community facilities service catchment stated in the local government infrastructure planning instrument.

TAD is the total assumed demand at 2025 for trunk infrastructure for the land for the community facilities network in the community facilities service catchment stated in the local government infrastructure planning instrument.

community facilities service catchment is the service catchment for the land for the community

facilities network in the local government infrastructure planning instrument in which the trunk infrastructure contribution is located.

- (v) For a trunk infrastructure contribution for the local roads network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the local roads network expressed in nett trips per day of the users of the premises the subject of the relevant approval, to be worked out by using the local roads network demand generation rate for development stated in the local government infrastructure planning instrument.

TD is the total demand at 2021 expressed in nett trips per day of the users of premises apportioned to the trunk infrastructure contribution, to be worked out by using the Redland PIP Traffic Model referenced in the Redland Shire Arterial Roads - Design Traffic Forecasts, Veitch Lister Consulting (April 2007), to calculate the demand of the users of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

- (vi) For a trunk infrastructure contribution for the cycleways network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the cycleways network expressed in EP of the users of the premises the subject of the relevant approval, to be worked out by using the cycleways network demand generation rate for development stated in the local government infrastructure planning instrument.

TD is the total demand at 2021 expressed in EP of the users of premises apportioned to the trunk infrastructure contribution, to be worked out by using the method for determining the users of the cycleways network in the local government infrastructure planning instrument to calculate the demand of the users of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

- (vii) For a trunk infrastructure contribution for the stormwater network:

PP is the prescribed proportion.

PD is the demand for the trunk infrastructure for the stormwater network expressed in impervious area per hectare of the use of the premises the subject of the relevant approval, to be worked out by the Redland City Council by using the stormwater network demand generation rate stated in the local government infrastructure planning instrument.

TD is the total demand for the trunk infrastructure for the stormwater network expressed in impervious area per hectare

of the use of the premises serviced or planned to be serviced by the trunk infrastructure contribution.

27. Timing of an offset and refund

- (1) An applicant entitled to an offset or refund for the trunk infrastructure contribution is to:
 - (a) give to the Redland City Council a notice in the prescribed form which states the following:
 - (i) the date the trunk infrastructure contribution the subject of an offset or refund was lawfully completed;
 - (ii) that the trunk infrastructure contribution has been provided in accordance with the relevant approval for the trunk infrastructure contribution; and

Editor's note—A relevant approval is a development approval or compliance permit under the Sustainable Planning Act 2009.
 - (b) pay the prescribed fee.

Editor's note—The prescribed fee may include the Redland City Council's costs for determining the matters in subsection (1)(a).
- (2) The Redland City Council is to as soon as is reasonably practicable after receiving a notice under subsection (1):
 - (a) determine whether the trunk infrastructure contribution has satisfied the matters in subsection (1)(a); and
 - (b) give to the applicant a notice stating the outcome of the Redland City Council's determination.
- (3) The Redland City Council, if satisfied of the matters in subsection (1)(a), is to unless otherwise provided for in an infrastructure agreement:
 - (a) for an offset—set off the establishment cost for the trunk infrastructure contribution against the levied charge when the levied charge stated in the infrastructure charges notice is payable under the Planning Act;
 - (b) for a refund—give the refund when stated in the infrastructure charges notice.
- (4) The Redland City Council has adopted a policy position in relation to the determination in an infrastructure charges notice of when a refund is to be given by the Redland City Council to achieve the following policy objectives:
 - (a) to seek to integrate the Redland City Council's land use and infrastructure plans;
 - (b) to implement the respective infrastructure planning instruments as the basis for the Redland City Council's trunk infrastructure funding;
 - (c) to implement infrastructure funding which is equitable and accountable and financially sustainable for the Redland City Council.

- (5) The Redland City Council's policy position in relation to the determination in an infrastructure charges notice of when a refund is to be given by the local government and related matters is as follows:
- (a) for a trunk infrastructure contribution for identified trunk infrastructure or different trunk infrastructure which is provided before or in the planned date or period for the trunk infrastructure contribution stated in the respective infrastructure planning instrument:
 - (i) the following payment triggers achieve the Redland City Council's policy objectives:
 - (A) for a refund which is an amount that is \$1 million or less—the refund may be given by 30 September of the year following the end of the relevant planned date or period for the trunk infrastructure contribution;
 - (B) for a refund which is an amount that is more than \$1 million but not more than \$10 million—the refund may be given annually over 3 years in equal payments by 30 September in each year commencing in the year following the end of the relevant planned date or period for the trunk infrastructure contribution;
 - (C) for a refund which is more than \$10 million—the refund may be given annually over 5 years in equal payments by 30 September in each year commencing in the year following the end of the relevant planned date or period for the trunk infrastructure contribution;
 - (ii) each amount to be paid under in paragraph (i) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
 - (b) for a trunk infrastructure contribution for identified trunk infrastructure or different trunk infrastructure which is provided after the planned date or period for the trunk infrastructure contribution stated in the respective infrastructure planning instrument:
 - (i) the following payment triggers achieve the Redland City Council's policy objectives:
 - (A) for a refund which is an amount that is \$1 million or less—the refund may be given by 30 September of the year following the completion of the trunk infrastructure contribution;
 - (B) for a refund which is an amount that is more than \$1 million but not more than \$10 million—the refund may be given annually over 3 years in equal payments by 30 September in each year commencing in the year following the completion of the trunk infrastructure contribution;
 - (C) for a refund which is more than \$10 million—the refund may be given annually over 5 years in equal payments by 30 September in each year commencing in the year

following the completion of the trunk infrastructure contribution;

- (ii) each amount to be paid under paragraph (i) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (c) for a trunk infrastructure contribution for necessary trunk infrastructure:
 - (i) the Redland City Council is to estimate the period in which the trunk infrastructure contribution would have been planned to be provided had it been included in the infrastructure planning instrument having regard to the method used by the Redland City Council to work out the relevant planned date or period of items of identified trunk infrastructure for the network of development infrastructure stated in the respective infrastructure planning instrument (**specified date or period**);
 - (ii) the Redland City Council is to upon the completion of the trunk infrastructure contribution include the trunk infrastructure as existing trunk infrastructure in the respective infrastructure planning instrument;
 - (iii) the following payment triggers achieve the Redland City Council's policy objectives:
 - (A) for a refund which is an amount that is \$1 million or less—the refund may be given by 30 September of the year following the end of the specified date or period for the trunk infrastructure contribution;
 - (B) for a refund which is an amount that is more than \$1 million but not more than \$10 million—the refund may be given annually over 3 years in equal payments by 30 September in each year commencing in the year following the end of the specified date or period for the trunk infrastructure contribution;
 - (C) for a refund which is more than \$10 million—the refund may be given annually over 5 years in equal payments by 30 September in each year commencing in the year following the end of the specified date or period for the trunk infrastructure contribution;
 - (iv) each amount to be paid under paragraph (iii) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid;
- (d) for a trunk infrastructure contribution for prescribed trunk infrastructure:
 - (i) the Redland City Council is to upon the completion of the trunk infrastructure contribution include the trunk infrastructure as existing trunk infrastructure in the respective infrastructure planning instrument;
 - (ii) the payment trigger for a refund of 30 September of the year following the end of the planning horizon of the respective trunk infrastructure network in the respective infrastructure planning

instrument plan achieves the Redland City Council's policy objectives;

- (iii) the amount to be paid under paragraph (ii) is to be increased by the CPI from the date of the infrastructure charges notice for the refund to the date that the amount is paid.

Schedule 1 Dictionary

additional demand see section 12(b)(ii) (Purpose of part 3).

adopted charge see section 6(a) (Purpose of part 2).

applicable area see section 6(d) (Purpose of part 2).

applicable date see section 6(c) (Purpose of part 2).

applicable use see section 6(e) (Purpose of part 2).

applied adopted charge see section 12(b)(i) (Purpose of part 3).

automatic increase see section 12(c) (Purpose of part 3).

bedroom means an area of a building or structure which:

- (a) is used, designed or intended for use for sleeping but excludes a lounge room, dining room, living room, kitchen, water closet, bathroom, laundry, garage or plant room; or
- (b) can be used for sleeping such as a den, study, loft, media or home entertainment room, library, family or rumpus room or other similar space.

community facilities service catchment see section 26(2)(b)(iv) (Details of an offset and refund).

completion means the stage in the provision of a trunk infrastructure contribution by an applicant when the Redland City Council is satisfied that the trunk infrastructure contribution is complete other than for a minor omission and a minor defect which:

- (a) is not essential;
- (b) does not prevent the matter from being reasonably capable of being used for its intended purpose;
- (c) the Redland City Council determines the applicant has a reasonable basis for not promptly rectifying; and
- (d) the rectification of which will not prejudice the convenient use of the matter.

court area means the area of premises where the leisure, sport or recreation activity is conducted and excludes the area of the premises not used for conducting the leisure, sport or recreation activity, such as areas for spectators, office or administration, amenities or food and beverages.

CPI (an acronym for consumer price index) means the following:

- (a) the consumer price index 6401.0 All Groups Brisbane published by the Australian Bureau of Statistics;
- (b) if an index described in paragraph (a) ceases to be published—another similar index prescribed by the local government.

Editor's note—Where the CPI has not been published for a calculation date the change in the CPI is to be determined by having regard to the index prior to the base date and the index prior to the calculation date.

current market value see section 24(2) (Recalculation of the establishment cost for land).

demand credit see section 16(1) (Working out the additional demand).

demand unit see section 16(2) (Working out the additional demand).

development demand see section 16(1) (Working out the additional demand).

different trunk infrastructure see section 19(b)(ii) (Purpose of part 4).

dwelling has the meaning in the Infrastructure SPRP.

Editor's note—The term 'dwelling' is defined in the Infrastructure SPRP to mean "A building or part of a building used or capable of being used as a self-contained residence which must include the following:

- (a) food preparation facilities;
- (b) a bath or shower;
- (c) a toilet and wash basin;
- (d) clothes washing facilities.

This term includes outbuildings, structures and works normally associated with a dwelling."

EP (an acronym for equivalent persons) means the unit of demand which is represented by a single person.

establishment cost see section 21 (Working out the establishment cost).

ET (an acronym for equivalent tenement) means the unit of demand which is represented by a single detached dwelling.

existing lawful use see section 16(3)(a)(i) (Working out the additional demand).

GFA (an acronym for gross floor area) has the meaning in the Infrastructure SPRP.

Editor's note—The term 'gross floor area' is defined in the Infrastructure SPRP to mean "The total floor area of all storeys of a building (measured from the outside of the external walls or the centre of a common wall), other than areas used for the following:

- (a) building services, plant and equipment;*
- (b) access between levels;*
- (c) ground floor public lobby;*
- (d) a mall;*
- (e) the parking, loading and manoeuvring of motor vehicles;*
- (f) unenclosed private balconies whether roofed or not."*

identified trunk infrastructure criteria see section 19(a) (Purpose of part 4).

identified trunk infrastructure see section 19(b)(i) (Purpose of part 4).

impervious area per hectare means for the stormwater quality system, means the combined pollutant load equivalent to that generated by an impervious hectare of detached residential development.

infrastructure planning instrument see section 8 (Trunk infrastructure networks for the adopted charges).

Infrastructure SPRP means the State planning regulatory provision (adopted charges).

levied charge see section 12(a) (Purpose of part 3).

local government infrastructure plan means *Redland Priority Infrastructure Plan 2011*.

local government infrastructure planning instrument see section 8 (Trunk infrastructure networks for the adopted charges).

local government trunk infrastructure networks see section 6(b)(i) (Purpose of part 2).

market cost see section 23(2) (Recalculation of the establishment cost for work).

necessary trunk infrastructure see section 19(b)(iii) (Purpose of part 4).

offset see section 25(1)(a) (Application of an offset and refund).

park service catchment see section 26(2)(b)(iii) (Details of an offset and refund).

planned cost see section 22(2)(a) (Calculation of the establishment cost).

planned estimate see section 22(2) (Calculation of the establishment cost).

Planning Act means the *Sustainable Planning Act 2009*.

planning scheme means the *Redlands Planning Scheme*.

PPI (an acronym for producer price index) means the following:

- (a) the producer price index for construction 6427.0 (ABS PPI) index number 3101—Road and Bridge construction index for Queensland published by the Australian Bureau of Statistics;
- (b) if an index described in paragraph (a) ceases to be published—another similar index prescribed by the local government.

Editor's note—Where the PPI has not been published for a calculation date the change in the PPI is to be determined by having regard to the index prior to the base date and the index prior to the calculation date.

prescribed cost see section 23(4)(a) (Recalculation of the establishment cost for work).

prescribed fee means a cost recovery fee prescribed by the local government.

prescribed financial contribution see section 12(b)(iii) (Purpose of part 3).

prescribed form means a form prescribed by the local government.

prescribed proportion see section 26(2) (Details of an offset and refund).

prescribed trunk infrastructure see section 19(b)(iv) (Purpose of part 4).

previous lawful use see section 16(3)(a)(ii) (Working out the additional demand).

refund see section 25(1)(b) (Application of an offset and refund).

SEQ service provider means the Redland City Council which is a SEQ service provider and withdrawn council for the Southern SEQ Distributor-Retailer Authority (previously trading as Allconnex) under the SEQ Water Act.

SEQ service provider infrastructure planning instrument see section 8 (Trunk infrastructure networks for the adopted charges).

SEQ service provider trunk infrastructure networks see section 6(b)(ii) (Purpose of part 2).

SEQ Water Act means the *South-East Queensland Water (Distribution and Retail Restructuring) Act 2009*.

specified date or period see section 27(5)(c)(i) (Timing of an offset or refund).

suite means a number of connected rooms one of which is a bedroom in which an individual or a group of two or more related or unrelated people reside with the common intention to live together on a long term basis and who make common provision for food or other essentials for living.

trunk infrastructure contribution see section 19(b) (Purpose of part 4).

trunk infrastructure networks see section 6(b) (Purpose of part 2).

Schedule 2 Adopted charges

Table A Adopted charge for reconfiguring a lot

Column 1 Demand unit	Column 2 SEQ service provider adopted charge (\$ per demand unit)		Column 2 Local government adopted charge (\$ per demand unit)
	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	Transport, public parks and land for community facilities and stormwater trunk infrastructure networks
Lot	5096.005,040	849.30840	22,365.90 22,120

Table B Adopted charge for a residential use

Column 1 Residential use under Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Maximum adopted charge under Infrastructure SPRP <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Column 3 SEQ service provider adopted charge (\$)		Column 4 Local government adopted charge (\$)
	Demand unit	(\$ per demand unit)	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	
Residential charge category					
Dwelling house	1 or 2 bedroom dwelling	20,222.30 20,000	3,640.00 0	606.70 0	15,975.60 15,800
	3 or more bedroom dwelling	28,311.20 28,000	5,096.00 0	849.30 0	22,365.90 22,120
Dual occupancy	1 or 2 bedroom dwelling	20,222.30 20,000	3,640.00 0	606.70 0	15,975.60 15,800
	3 or more bedroom dwelling	28,311.20 28,000	5,096.00 0	849.30 0	22,365.90 22,120
Caretaker's accommodation	1 or 2 bedroom dwelling	20,222.30 20,000	3,640.00 0	606.70 0	15,975.60 15,800
	3 or more bedroom dwelling	28,311.20 28,000	5,096.00 0	849.30 0	22,365.90 22,120
Multiple dwelling	1 or 2 bedroom dwelling	20,222.30 20,000	3,640.00 0	606.70 0	15,975.60 15,800
	3 or more bedroom dwelling	28,311.20 28,000	5,096.00 0	849.30 0	22,365.90 22,120

Column 1 Residential use under Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Maximum adopted charge under Infrastructure SPRP <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Column 3 SEQ service provider adopted charge (\$)		Column 4 Local government adopted charge (\$)
	Demand unit	(\$ per demand unit)	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	
Accommodation (short-term) charge category					
Hotel (residential component)	Suite with 1 or 2 bedrooms	10,111.15 0,000	1,820.00 1,800	303.30 300	7,987.85 7,900
	Suite with 3 or more bedrooms	14,155.60 14,000	2,548.00 2,520	424.70 420	11,182.90 11,060
	Bedroom that is not within a suite	10,111.15 0,000	1,820.00 1,800	303.30 300	7,987.85 7,900
Short-term accommodation	Suite with 1 or 2 bedrooms	10,111.15 0,000	1,820.00 1,800	303.30 300	7,987.85 7,900
	Suite with 3 or more bedrooms	14,155.60 14,000	2,548.00 2,520	424.70 420	11,182.90 11,060
	Bedroom that is not within a suite	10,111.15 0,000	1,820.00 1,800	303.30 300	7,987.85 7,900
Tourist park	1 or 2 tent or caravan sites	10,111.15 0,000	1,820.00 1,800	303.30 300	7,987.85 7,900
	3 or more tent or caravan sites	14,155.60 14,000	2,548.00 2,520	424.70 420	11,182.90 11,060
	1 or 2 bedroom cabin	10,111.15 0,000	1,820.00 1,800	303.30 300	7,987.85 7,900
	3 or more bedroom cabin	14,155.60 14,000	2,548.00 2,520	424.70 420	11,182.90 11,060

Column 1 Residential use under Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Maximum adopted charge under Infrastructure SPRP <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Column 3 SEQ service provider adopted charge (\$)		Column 4 Local government adopted charge (\$)
	Demand unit	(\$ per demand unit)	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	
Accommodation (long-term) charge category					
Community residence	Suite with 1 or 2 bedrooms	20,222.30 20,000	3640.00 3,600	606.70 600	15,975.60 15,800
	Suite with 3 or more bedrooms	28,311.20 28,000	5,096.00 5,040	849.30 840	22,365.90 22,120
	Bedroom that is not within a suite	20,222.30 20,000	3640.00 3,600	606.70 600	15,975.60 15,800
Hostel	Suite with 1 or 2 bedrooms	20,222.30 20,000	3640.00 3,600	606.70 600	15,975.60 15,800
	Suite with 3 or more bedrooms	28,311.20 28,000	5,096.00 5,040	849.30 840	22,365.90 22,120
	Bedroom that is not within a suite	20,222.30 20,000	3640.00 3,600	606.70 600	15,975.60 15,800
Relocatable home park	1 or 2 bedroom relocatable dwelling site	20,222.30 20,000	3640.00 3,600	606.70 600	15,975.60 15,800
	3 or more bedroom relocatable dwelling site	28,311.20 28,000	5,096.00 5,040	849.30 840	22,365.90 22,120

Column 1 Residential use under Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Maximum adopted charge under Infrastructure SPRP <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>		Column 3 SEQ service provider adopted charge (\$)		Column 4 Local government adopted charge (\$)
	Demand unit	(\$ per demand unit)	Sewerage trunk infrastructure network for wastewater service	Water supply trunk infrastructure network for water service	
Retirement facility	Suite with 1 or 2 bedrooms	20,222.30 20,000	3640.00 3,600	606.70 600	15,975.60 15,800
	Suite with 3 or more bedrooms	28,311.20 28,000	5,096.00 5,040	849.30 840	22,365.90 22,120
	Bedroom that is not within a suite	20,222.30 20,000	3640.00 3,600	606.70 600	15,975.60 15,800

Table C Adopted charge for a non-residential use

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)			Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)		
	Maximum adopted charge under Infrastructure SPRP	SEQ service provider adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
Editor's note— See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).		Sewerage	Water supply	Transport and public parks and land for community facilities		
Places of assembly charge category						
Club	70.8070	12.7013	2.102	56.0055	10.1010	10.1010
Community use	70.8070	12.7013	2.102	56.0055	10.1010	10.1010
Function facility	70.8070	12.7013	2.102	56.0055	10.1010	10.1010
Funeral parlour	70.8070	12.7013	2.102	56.0055	10.1010	10.1010
Place of worship	70.8070	12.7013	2.102	56.0055	10.1010	10.1010
Commercial (bulk goods) charge category						
Agricultural supply store	141.55140	25.5025	4.204	111.85111	10.1010	10.1010
Bulk landscape supplies	141.55140	25.5025	4.204	111.85111	10.1010	10.1010
Garden centre	141.55140	25.5025	4.204	111.85111	10.1010	10.1010
Hardware and trade supplies	141.55140	25.5025	4.204	111.85111	10.1010	10.1010
Outdoor sales	141.55140	25.5025	4.204	111.85111	10.1010	10.1010
Showroom	141.55140	25.5025	4.204	111.85111	10.1010	10.1010
Commercial (retail) charge category						
Adult store	182.00180	32.8032	5.506	143.70142	10.1010	10.1010
Food and drink outlet	182.00180	32.8032	5.506	143.70142	10.1010	10.1010

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)				Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)	
	Maximum adopted charge under Infrastructure SPRP	SEQ service provider adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
		Sewerage	Water supply			
<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>				<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	
Service industry	182.00 180	32.80 32	5.50 6	143.70 142	10.10 10	10.10 10
Service station	182.00 180	32.80 32	5.50 6	143.70 142	10.10 10	10.10 10
Shop	182.00 180	32.80 32	5.50 6	143.70 142	10.10 10	10.10 10
Shopping centre	182.00 180	32.80 32	5.50 6	143.70 142	10.10 10	10.10 10
Commercial (office) charge category						
Office	141.55 140	25.50 25	4.20 4	111.85 111	10.10 10	10.10 10
Education facility except an educational establishment for the Flying Start for Queensland Children program charge category						
Child care centre	141.55 140	25.50 25	4.20 4	111.85 111	10.10 10	10.10 10
Community care centre	141.55 140	25.50 25	4.20 4	111.85 111	10.10 10	10.10 10
Educational establishment except an educational establishment for the Flying Start for Queensland Children program	141.55 140	25.50 25	4.20 4	111.85 111	10.10 10	10.10 10
Educational establishment for the Flying Start for Queensland Children program charge category						
Educational Establishment for the Flying Start for Queensland Children	Nil	0	0	0	Nil	0

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)				Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)	
	Maximum adopted charge under Infrastructure SPRP	SEQ service provider adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
		Sewerage	Water supply	Transport and public parks and land for community facilities		
<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>				<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	
program						
Entertainment charge category						
Hotel (non-residential component)	202.20200	36.4036	6.106	159.70458	10.1040	10.1040
Nightclub	202.20200	36.4036	6.106	159.70458	10.1040	10.1040
Theatre	202.20200	36.4036	6.106	159.70458	10.1040	10.1040
Indoor sport and recreational facility charge category						
Indoor sport and recreation facility	202.20 200	36.4036	6.106	159.70458	10.1040	10.1040
	20.20 for court areas20 for court areas	3.604	0.604	16.0045	10.1040	10.1040
Industry charge category						
Low impact industry	50.5550	9.109	1.502	39.9539	10.1040	10.1040
Medium impact industry	50.5550	9.109	1.502	39.9539	10.1040	10.1040
Research and technology industry	50.5550	9.109	1.502	39.9539	10.1040	10.1040
Rural industry	50.5550	9.109	1.502	39.9539	10.1040	10.1040
Warehouse	50.5550	9.109	1.502	39.9539	10.1040	10.1040
Waterfront and marine industry	50.5550	9.109	1.502	39.9539	10.1040	10.1040

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)				Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)	
	Maximum adopted charge under Infrastructure SPRP	SEQ service provider adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).		Sewerage	Water supply	Transport and public parks and land for community facilities		
High impact industry charge category						
High impact industry	70.8070	12.7013	2.102	56.0055	10.1010	10.1010
Noxious and hazardous industries	70.8070	12.7013	2.102	56.0055	10.1010	10.1010
Low impact rural charge category						
Uses in the low impact rural charge category	The maximum adopted charge under the Infrastructure SPRP and adopted charges under this resolution is nil. <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>					
High impact rural charge category						
Aquaculture	20.2020	00	0.601	19.6019	Nil charge Nil charge	00
Intensive animal industries	20.2020	00	0.601	19.6019	Nil charge Nil charge	00
Intensive horticulture	20.2020	00	0.601	19.6019	Nil charge Nil charge	00
Wholesale nursery	20.2020	00	0.601	19.6019	Nil charge Nil charge	00
Winery	20.2020	00	0.601	19.6019	Nil charge Nil charge	00
Essential services charge category						
Correctional	141.55140	25.5025	4.204	111.85111	10.1010	10.1010

Column 1 Non-residential use under Infrastructure SPRP	Column 2 Trunk infrastructure networks other than stormwater (\$ per demand unit of m ² of GFA)				Column 3 Stormwater trunk infrastructure network (\$ per demand unit of m ² of impervious area)	
	Maximum adopted charge under Infrastructure SPRP	SEQ service provider adopted charge		Local government adopted charge	Maximum adopted charge under Infrastructure SPRP	Local government adopted charge
Sewerage		Water supply	Transport and public parks and land for community facilities			
<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>				<i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>	
facility						
Emergency services	141.55 140	25.50 25	4.204	111.85 111	10.10 10	10.10 10
Health care services	141.55 140	25.50 25	4.204	111.85 111	10.10 10	10.10 10
Hospital	141.55 140	25.50 25	4.204	111.85 111	10.10 10	10.10 10
Residential care facility	141.55 140	25.50 25	4.204	111.85 111	10.10 10	10.10 10
Veterinary services	141.55 140	25.50 25	4.204	111.85 111	10.10 10	10.10 10
Specialised uses charge category						
Uses in the specialised uses charge category	The maximum adopted charge under the Infrastructure SPRP and adopted charges under this resolution are those which are applicable to the charge category that the local government decides should apply for the use. <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>					
Minor uses charge category						
Uses in the minor uses charge category	The maximum adopted charge under the Infrastructure SPRP and adopted charges under this resolution is nil. <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>					
Other uses charge category						
Uses in the other uses charge category	The maximum adopted charge under the Infrastructure SPRP and adopted charges under this resolution are those which are applicable to the charge category that the local government decides should apply for the use. <i>Editor's note—See schedule 1, column 3 of the State Planning Regulatory Provision (adopted charges).</i>					

Schedule 3 Applicable uses under the planning scheme

Column 1 Charge category under the Infrastructure SPRP	Column 2 Use under the Infrastructure SPRP	Column 3 Use under the planning scheme
<i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See Redlands Planning Scheme.</i>
Residential use		
Residential	Dwelling house	Dwelling house
	Dual occupancy	Dual occupancy
	Caretaker's accommodation	Caretaker's dwelling
	Multiple dwelling	Multiple dwelling
	Other use	Apartment building
Accommodation (short-term)	Hotel	Hotel (residential component);
	Short-term accommodation	Tourist accommodation
	Tourist park	Tourist park
Accommodation (long-term)	Community residence	Aged persons and special needs housing (community residence)
	Hostel	-
	Relocatable home park	Mobile home park
	Retirement facility	Aged persons and special needs housing (independent)
Non-residential use		
Places of assembly	Club	-
	Community use	Community facility
	Function facility	-
	Funeral parlour	Funeral parlour
	Place of worship	Place of worship
Commercial (bulk goods)	Agricultural supplies store	Produce store
	Bulk landscape supplies	Landscape supply depot

Column 1 Charge category under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Use under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 3 Use under the planning scheme <i>Editor's note—See Redlands Planning Scheme.</i>
	Garden centre	Garden centre
	Hardware and trade supplies	-
	Outdoor sales	Display and sales activity
	Showroom	Bulky goods showroom
Commercial (retail)	Adult store	-
	Food and drink outlet	Refreshment establishment; Drive through restaurant
	Service industry	Service industry
	Service station	Service station
	Shop	Shop; Retail warehouse
	Shopping centre	-
	Other use	Car wash facility
Commercial (office)	Office	Commercial office
Education facility except an educational establishment for the Flying Start for Queensland Children Program	Child care centre	Child care centre
	Community care centre	-
	Educational establishment	Education facility (if not for the Flying Start for Queensland Children Program)
Educational establishment for the Flying Start for Queensland Children Program	Educational establishment	Education facility (if for the Flying Start for Queensland Children Program)
Entertainment	Hotel (non-residential component)	Hotel (non-residential component)
	Nightclub	Nightclub
	Theatre	Indoor recreation facility (theatre, cinema)
Indoor sport and recreational facility	Indoor sport and recreation	Indoor recreation facility (sport and recreation)
Industry	Low impact industry	Vehicle repair premises

Column 1 Charge category under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Use under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	Column 3 Use under the planning scheme <i>Editor's note—See Redlands Planning Scheme.</i>
	Medium impact industry	General industry
	Research and technology industry	-
	Rural industry	Rural enterprise
	Warehouse	Warehouse
	Waterfront and marine industry	Marine services
	Other uses	Service industry
High impact industry	High impact industry	Heavy industry
	Noxious and hazardous industries	High impact industry
Low impact rural	Animal husbandry	Agriculture
	Cropping	Agriculture
	Permanent plantations	Forestry
	Wind farms	Utility installation (wind farm)
High impact rural	Aquaculture	-
	Intensive animal industries	Intensive agriculture
	Intensive horticulture	Intensive agriculture
	Wholesale nursery	-
	Winery	-
Essential services	Correctional facility	Institution
	Emergency services	Emergency services
	Health care services	Health care centre
	Hospital	Hospital
	Residential care facility	Aged persons and special needs housing (residential care facility)
	Veterinary services	Veterinary surgery
Specialised uses	Air services	Airport

Column 1 Charge category under the Infrastructure SPRP	Column 2 Use under the Infrastructure SPRP	Column 3 Use under the planning scheme
<i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See Redlands Planning Scheme.</i>
	Animal keeping	Animal keeping
	Car park	Vehicle parking station
	Crematorium	Funeral parlour (crematorium)
	Extractive industry	Extractive industry
	Major sport, recreation and entertainment facility	-
	Motor sport	-
	Non-resident workforce accommodation	-
	Outdoor sport and recreation	Outdoor recreation facility (including ancillary club)
	Port services	Marine services
	Tourist attraction	-
	Utility installation	Utility installation; Minor utility; Passenger terminal
Minor uses	Advertising device	Advertising device
	Cemetery	Cemetery
	Home based business	Home business; Bed and breakfast
	Landing	Marine services
	Market	-
	Outdoor lighting	-
	Park	Park
	Roadside stalls	Roadside stall
	Sales office	Display dwelling; Estate sales office
	Telecommunications facility	Telecommunication facility
	Temporary use	Temporary use

Column 1 Charge category under the Infrastructure SPRP	Column 2 Use under the Infrastructure SPRP	Column 3 Use under the planning scheme
<i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See schedule 1, column 2 of the State Planning Regulatory Provision (adopted charges).</i>	<i>Editor's note—See Redlands Planning Scheme.</i>
Other uses		
Other uses	A use not otherwise listed in column 2, including a use that is unknown because the development application does not specify a proposed use	Brothel; Institution; Undefined uses; Vehicle depot; Outdoor dining; Private waterfront structures; Road

Schedule 4 Applied adopted charges for particular uses

Column 1 Charges category under the Infrastructure SPRP <i>Editor's note—See schedule 1, column 1 of the State Planning Regulatory Provision (adopted charges).</i>	Column 2 Use under the planning scheme <i>Editor's note—See Redlands Planning Scheme.</i>	Column 3 Applied local government adopted charge (\$ per demand unit)	Column 4 Applied SEQ service provider adopted charge (\$ per demand unit)
Accommodation (long-term)	Aged persons and special needs housing (being semi-dependent retirement villages, nursing homes, respite centres, hostels, group homes and the like as defined in the planning scheme)	7,314 per suite (with 1 or 2 bedrooms)	1,944 per suite (with 1 or 2 bedrooms)
		10,240 per suite (with 3 or more bedrooms)	2,722 per suite (with 3 or more bedrooms)
		7,314 per bedroom (for a bedroom which is not within a suite)	1,944 per bedroom (for a bedroom which is not within a suite)
	Aged persons and special needs housing (being dependent retirement villages, nursing homes, respite centres, hostels, group homes and the like as defined in the planning scheme)	6,375 per suite (with 1 or 2 bedrooms)	1,695 per suite (with 1 or 2 bedrooms)
		8,925 per suite (with 3 or more bedrooms)	2,373 per suite (with 3 or more bedrooms)
		6,375 per bedroom (for a bedroom which is not within a suite)	1,695 per bedroom (for a bedroom which is not within a suite)
Commercial (bulk goods)	Produce store (if in the Rural Non-urban Zone) where not connected to a SEQ service provider trunk infrastructure network	50 per m ² GFA plus 0 per impervious m ² for stormwater	Nil
	Produce store (if in the Rural Non-urban Zone) where connected to a SEQ service provider trunk infrastructure network	48 per m ² GFA plus 0 per impervious m ² for stormwater	2 per m ² GFA

Editor's note – The rates in this schedule are derived from typical charge for the respective use types calculated using the former Planning Scheme Policy 3 Contributions and Security Bonding (Redland Planning Scheme version 4.1).

Schedule 5 Identified trunk infrastructure criteria

Column 1 Trunk infrastructure networks	Column 2 Identified trunk infrastructure criteria
Local government trunk infrastructure networks	
Transport trunk infrastructure network	<p data-bbox="699 465 1104 495">Local roads trunk infrastructure</p> <p data-bbox="699 528 1433 618">Trunk infrastructure for the local roads system comprises land and work for the following items identified in the local government infrastructure planning instrument:</p> <ul style="list-style-type: none"> <li data-bbox="699 651 1449 712">(a) major roads being arterial, sub-arterial and major collector roads; <li data-bbox="699 745 1321 775">(b) the local function of State-controlled roads; and <li data-bbox="699 808 1449 987">(c) within a major road, associated intersections, traffic lights, lighting, bridges, culverts, kerb and channel, local road drainage, pedestrian footpaths and cycleways within the road reserve, on road cycleways, basic revegetation including shade trees provided in accordance with Redland City Council guidelines. <p data-bbox="699 1021 1358 1081">Trunk infrastructure for the local roads system does not comprise of land and work for the following:</p> <ul style="list-style-type: none"> <li data-bbox="699 1115 1038 1144">(a) a State-controlled road; <li data-bbox="699 1178 1437 1328">(b) a major road that is primarily related to serving a development of premises, such as an acceleration or deceleration lane, turn lanes or traffic signals that primarily serve traffic entering or exiting the development project; <li data-bbox="699 1361 1246 1391">(c) an existing trunk road infrastructure item; <li data-bbox="699 1424 1398 1485">(d) a local government road other than a major road (non major road); and <li data-bbox="699 1518 1437 1608">(e) a non major road, other than work for an intersection of a major road and a non major road if the work expands the capacity of the major road. <p data-bbox="699 1641 1091 1671">Cycleways trunk infrastructure</p> <p data-bbox="699 1704 1414 1827">Trunk infrastructure for the cycleways system comprises the following land and work for primary off-road open space linkages identified in the local government infrastructure planning instrument:</p> <ul style="list-style-type: none"> <li data-bbox="699 1861 1417 1921">(a) cycleways and pedestrian pathways not within the road reserve; and <li data-bbox="699 1955 1406 2045">(b) within a cycleway or pedestrian pathway not within the road reserve, associated lighting, culverts, bridges, directional information signage; and surface marking.

	<p>Trunk infrastructure for the cycleways system does not comprise of land and work for the following local on-road and off-road cycleway and pedestrian infrastructure:</p> <ul style="list-style-type: none"> (a) cycleways and pedestrian pathways within the road reserve; and (b) within a cycleway or pedestrian pathway within the road reserve, lighting, culverts, bridges, directional signage and surface marking.
<p>Public parks and land for community facilities trunk infrastructure network</p>	<p>Public parks trunk infrastructure</p> <p>Trunk infrastructure for the public parks system comprises land, works and embellishments sufficient to meet the desired standards of service in the local government infrastructure planning instrument for district and regional parks for formal and informal recreation and sporting purposes.</p> <p>Trunk infrastructure for the public parks system does not comprise of land, works and embellishments for local parks for formal and informal recreation and sporting purposes which exceed the desired standards of service in the local government infrastructure planning instrument.</p> <p>Land for community facilities trunk infrastructure</p> <p>Trunk infrastructure for the land for community facilities system comprises land and basic works associated with site clearing and connection to services for community facilities identified in the local government infrastructure planning instrument.</p> <p>Trunk infrastructure for the land for community facilities system does not comprise of land and work for community facilities not identified in the local government infrastructure planning instrument.</p>
<p>Stormwater trunk infrastructure network</p>	<p>Stormwater trunk infrastructure</p> <p>Trunk infrastructure for the stormwater system comprises land and work for the following:</p> <ul style="list-style-type: none"> (a) piped drainage including pipes and culverts greater than or equal to 600mm diameter, manholes, inlets and outlets, scour protection; (b) the management of water quantity; (c) stormwater quality improvement devices, retention and detention basins and gross pollutant traps; and (d) the management of water quality. <p>Trunk infrastructure for the stormwater system does not comprise land and work for the following:</p> <ul style="list-style-type: none"> (a) infrastructure already included in local road infrastructure; and (b) bank stabilisation, erosion protection and revegetation which is the direct result of the increase in demand

	caused by the development.
SEQ service provider trunk infrastructure networks	
Water supply trunk infrastructure network	<p>Water supply trunk infrastructure</p> <p>Trunk infrastructure for the water supply system comprises land and work for the following:</p> <ul style="list-style-type: none"> (a) water treatment plants; (b) the following distribution mains: <ul style="list-style-type: none"> (i) for the Mainland and Southern Moreton Bay Islands Scheme, all mains 300 mm diameter or more and specific mains of smaller diameter required to complete the interconnection of the trunk network; (ii) for the North Stradbroke Island Township Schemes, mains of 200mm diameter or more connecting water treatment plants to reservoir complexes or township boundaries, and mains connecting reservoir complexes and high level zones (either pump boosted zones or elevated reservoir zones); (c) for a trunk distribution main: <ul style="list-style-type: none"> (i) associated pump stations and fittings; (ii) associated pressure reducing and sustaining valves; (iii) associated monitoring systems; (d) firefighting devices; and (e) storages. <p>Trunk infrastructure for the water supply system does not comprise of land and works for minor water reticulation mains less than 300mm diameter on the mainland and 200mm diameter on North Stradbroke Island.</p>
Sewerage trunk infrastructure network	<p>Sewerage trunk infrastructure</p> <p>Trunk infrastructure for the sewerage system comprises the following:</p> <ul style="list-style-type: none"> (a) rising mains; (b) reuse transport mains; (c) gravity sewers 300 mm diameter or more on the mainland; (d) gravity sewers 225 mm diameter or more on North Stradbroke Island; (e) pump stations, manholes and fittings associated with a trunk gravity sewer; (f) odour and corrosion control systems;

	<p>(g) monitoring systems associated with a trunk item; and</p> <p>(h) sewage treatment plants, storage facilities, release systems and associated monitoring systems.</p> <p>Trunk infrastructure for the sewerage system does not comprise land and works for minor sewage reticulation mains less than 300mm diameter on the mainland and 225mm diameter on North Stradbroke Island.</p>
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Schedule 6 Planned cost for trunk infrastructure networks

Column 1 Trunk infrastructure networks	Column 2 Land	Column 3 Work
Local government trunk infrastructure networks		
Local road network	The amount in column 3 of Table C (Schedule of works summary—Local road network).	The amount in column 4 of Table C (Schedule of works summary—Local road network).
Cycleways network	The amount in column 3 of Table D (Schedule of works summary—cycleway network).	The amount in column 4 of Table D (Schedule of works summary—cycleway network).
Public parks network	The amount in column 4 of Table E (Schedule of works summary—Public parks network).	The amount in column 5 of Table E (Schedule of works summary—Public parks network).
Land for community facilities network	The part of the establishment cost stated in column 5 of Table F (Schedule of works summary—Land for community facilities network) relating to land.	The part of the establishment cost stated in column 5 of Table F (Schedule of works summary—Land for community facilities network) relating to work.
Stormwater network (excluding South-east Thornlands and Kinross Road structure plan areas)	The amount in column 4 of Table H (Schedule of works summary—Stormwater network (excluding South-east Thornlands and Kinross Road Structure Plan Areas)).	The amount in column 5 of Table H (Schedule of works summary—Stormwater network (excluding South-east Thornlands and Kinross Road Structure Plan Areas)).
Stormwater network (South-east Thornlands structure plan area)	The amount in column 4 of Table G (Schedule of works summary—Stormwater network (South-east Thornlands Structure Plan Area)).	The amount in column 5 of Table G (Schedule of works summary—Stormwater network (South-east Thornlands Structure Plan Area)).
Stormwater network (Kinross Road Structure Plan Area)	The part of the establishment cost stated in column 5 of Table I (Schedule of works summary—Stormwater network (Kinross Road Structure Plan Area)) relating to land.	The part of the establishment cost stated in column 5 of Table I (Schedule of works summary—Stormwater network (Kinross Road Structure Plan Area)) relating to land.
SEQ service provider trunk infrastructure networks		
Water supply network	The part of the establishment cost stated in column 3 of Table A (Schedule of works summary—Water supply network) relating to land.	The part of the establishment cost stated in column 3 of Table A (Schedule of works summary—Water supply network) relating to work.
Sewerage network	The part of the establishment cost stated in column 3 of Table B (Schedule of works summary—Sewerage network) relating to land.	The part of the establishment cost stated in column 3 of Table B (Schedule of works summary—Sewerage network) relating to work.

Table A Schedule of works summary—Water supply network

Column 1 PIP Map reference	Column 2 Zone	Column 3 Establishment cost (\$)*
8478B*	Heinemann Road ICS Zone	2,434
8478C*	Heinemann Road ICS Zone	501
272321*	Dunwich ICS Zone	69
272323*	Dunwich ICS Zone	4,579
272324*	Dunwich ICS Zone	3,977
272325*	Dunwich ICS Zone	4,152
272326*	Dunwich ICS Zone	3,625
272327*	Dunwich ICS Zone	4,334
272328*	Dunwich ICS Zone	3,855
272329*	Dunwich ICS Zone	3,430
272330*	Dunwich ICS Zone	138
FF_AUG_402_P1	Dunwich ICS Zone	29,369
FF_AUG_402_P4	Dunwich ICS Zone	5,173
FF_AUG_402_P5	Dunwich ICS Zone	5,261
FF_AUG_106_P8a_Rev1	Heinemann Road ICS Zone	55,683
FF_AUG_106_P8b_Rev1	Heinemann Road ICS Zone	61,297
FF_AUG_210_P5_Opt1_P1_Opt2	Mount Cotton ICS Zone	79,205
FF_AUG_W004_P1A_Opt2	Mount Cotton ICS Zone	180,875
FF_AUG_W004_P1B_Opt2a	Mount Cotton ICS Zone	61,914
FF_AUG_W004_P1B_Opt2b	Mount Cotton ICS Zone	2,620
PIP_IC1	Heinemann Road ICS Zone	109,087
PIP_IC10	Heinemann Road ICS Zone	180,363
PIP_IC11	Heinemann Road ICS Zone	376,206
PIP_IC2	Heinemann Road ICS Zone	619,857
PIP_IC3	Heinemann Road ICS Zone	711,785
PIP_IC4	Heinemann Road ICS Zone	787,877
PIP_IC5	Heinemann Road ICS Zone	58,591
PIP_IC6	Heinemann Road ICS Zone	71,965
PIP_IC8	Heinemann Road ICS Zone	38,321
PIP_IC9_Opt4	Heinemann Road ICS Zone	1,021,156
FF_AUG_210_Con_Opt2	Mount Cotton ICS Zone	895
PIP_IC12	Mount Cotton ICS Zone	65,000
PIP_IC13	Mount Cotton ICS Zone	204,668
PIP_IC17	Mount Cotton ICS Zone	80,591
PIP_IC18	Mount Cotton ICS Zone	28,510
PIP_IC7	Heinemann Road ICS Zone	90,398
PIP_IC14	Mount Cotton ICS Zone	109,607
PIP_IC20	Point Lookout ICS Zone	101,757
PIP_Aug40	Point Lookout ICS Zone	2,248
PIP_IC23	Point Lookout ICS Zone	3,017
PIP_IC27	Heinemann Road ICS Zone	3,603
PIP_IC29	Heinemann Road ICS Zone	3,684
PIP_Aug41	Point Lookout ICS Zone	31,358
PIP_IC21	Point Lookout ICS Zone	63,747
PIP_IC22	Point Lookout ICS Zone	44,345
PIP_IC28	Point Lookout ICS Zone	74,890
PIP_IC25	Point Lookout ICS Zone	3,805
PIP_IC26	Point Lookout ICS Zone	31,292
PIP_IC24	Point Lookout ICS Zone	33,262
Point Lookout proposed reservoir No.2	Point Lookout ICS Zone	973,269
Amity Point FM	Heinemann Road ICS Zone	46,829

Column 1 PIP Map reference	Column 2 Zone	Column 3 Establishment cost (\$)*
Heinemann Rd FM	Heinemann Road ICS Zone	41,383
Bunker Road South West FM	Heinemann Road ICS Zone	36,601
Ziegenfusz Road FM	Heinemann Road ICS Zone	67,006
Illawong Crescent No. 2	Dunwich ICS Zone	67,805
Ormiston PRV*	Alexandra Hills ICS Zone	25,658
Boundary St PRV*	Heinemann Road ICS Zone	22,693
Benfer Road PRV*	Heinemann Road ICS Zone	25,658
Serpentine Ck New PRV*	Heinemann Road ICS Zone	25,658
Victoria Pt PRV*	Heinemann Road ICS Zone	25,658
Thornlands PRV*	Mt Cotton ICS Zone	20,739
Tazi PRV	Dunwich ICS Zone	15,938
Serpentine Ck West PRV	Heinemann Road ICS Zone	47,639
Total		6,906,892
* The establishment cost is in nominal terms.		

Editor's note—The base date for the establishment cost for the water supply network is January 2010.

Table B Schedule of works summary—Sewerage network

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
GS1	Trunk sewer main	281,330
R7	Trunk sewer main	1,210,580
PS SE Thornlands	pump unit	226,450
SPS100	pump wet well	22,540
SPS74	pump wet well	15,050
SPS33	pump wet well	157,080
SPS35	pump wet well	116,900
SPS48	pump wet well	18,760
SPS41	pump wet well	62,650
SPS33	Emergency Storage	737,450
PS142	pump station	69,230
Dunwich STP	STP	3,103,030
GS7	Trunk sewer main	43,680
R5	Trunk sewer main	186,970
PS070	pump unit	319,410
PS071	pump unit	383,180
SPS103	pump wet well	18,760
SPS70	pump wet well	22,540
SPS71	pump wet well	18,760
SPS103	Emergency Storage	210,140
Pt Lookout STP	STP	16,592,170
PS 86 Inlet 900mm dia x 40m	Pump stn	64,498
FGTY_004A01	GRAVITY SEWER INC. MH'S	48,578
FGTY_005A01	GRAVITY SEWER INC. MH'S	13,499
FGTY_005A02	GRAVITY SEWER INC. MH'S	161,223
FGTY_005A03	GRAVITY SEWER INC. MH'S	191,619
FGTY_005A04	GRAVITY SEWER INC. MH'S	90,802
FGTY_005A05	GRAVITY SEWER INC. MH'S	126,849
S001	PUMP STATION UPGRADE	84,536
S002	PUMP STATION UPGRADE	115,799
S003	PUMP STATION UPGRADE	84,536
S005	PUMP STATION UPGRADE	311,118

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
S006	PUMP STATION UPGRADE	980,000
S019	PUMP STATION UPGRADE	105,207
S139	SEWAGE PUMP STATION	161,339
S147	SEWAGE PUMP STATION	172,811
SPS002	Emergency Storage	85,206
SPS003	Emergency Storage	84,815
SPS004	Emergency Storage	23,344
SPS006	Emergency Storage	213,434
SPS008	Emergency Storage	50,478
SPS011	Emergency Storage	101,289
SPS012	Emergency Storage	132,371
SPS019	Emergency Storage	185,641
SPS082	Emergency Storage	32,992
SPS86	Emergency Storage	287,822
SPS100	Emergency Storage	156,667
SPS116	Emergency Storage	12,858
SPS139	Emergency Storage	60,745
FGTY SET	Gravity Sewer	193,673
FPM 68	Rising Main	75,915
FPM A Kinross	Rising Main	246,288
FPM B Kinross	Rising Main	93,004
FRM 147	Rising Main	8,708
PS 86	Pump Station	389,984
FPS A Kinross	Emergency Storage	184,261
FPS B Kinross	Emergency Storage	144,985
FPS A Kinross	Pump Station	184,261
FPS B Kinross	Pump Station	148,857
PS 68	Wetwell	13,263
FGM_16691	GRAVITY SEWER INC. MH'S	232,898
FGM_16693	GRAVITY SEWER INC. MH'S	67,345
FGM_16694	GRAVITY SEWER INC. MH'S	21,337
FGM_16769	GRAVITY SEWER INC. MH'S	59,066
FGM_16774	GRAVITY SEWER INC. MH'S	158,729
FGM_16799	GRAVITY SEWER INC. MH'S	54,308
FGM_31089	GRAVITY SEWER INC. MH'S	31,515
FGM_31095	GRAVITY SEWER INC. MH'S	20,165
FGM_31096	GRAVITY SEWER INC. MH'S	22,734
FGM_31098	GRAVITY SEWER INC. MH'S	27,328
FRM_035	RISING MAIN	288,597
FRM_048	RISING MAIN	4,982
FRM_052	RISING MAIN	50,285
PS 29	SEWAGE PUMP STATION	614,353
PS 33	SEWAGE PUMP STATION	505,050
PS 35	SEWAGE PUMP STATION	499,371
PS 36	SEWAGE PUMP STATION	111,600
PS 41	SEWAGE PUMP STATION	356,870
PS 43	SEWAGE PUMP STATION	79,533
PS 45	SEWAGE PUMP STATION	86,379
PS 48	SEWAGE PUMP STATION	166,085
PS 28	Emergency Storage	299,010
PS 30	Emergency Storage	40,475
PS 33	Emergency Storage	636,414
PS 34	Emergency Storage	76,868
PS 36	Emergency Storage	108,858
PS 40	Emergency Storage	52,023

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
PS 43	Emergency Storage	37,954
PS 45	Emergency Storage	16,579
PS 48	Emergency Storage	257,478
PS 52	Emergency Storage	100,901
PS 109	Emergency Storage	36,148
FGM_100	GRAVITY SEWER	50,869
FGM_101	GRAVITY SEWER	28,217
FGM_102	GRAVITY SEWER	18,452
FGM_103	GRAVITY SEWER	26,264
FGM_104	GRAVITY SEWER	20,608
FGM_105	GRAVITY SEWER	28,504
FGM_106	GRAVITY SEWER	32,557
FGM_107	GRAVITY SEWER	35,098
FGM_108	GRAVITY SEWER	46,263
FGM_109	GRAVITY SEWER	29,981
FGM_110	GRAVITY SEWER	19,915
FGM_111	GRAVITY SEWER	18,669
FGM_112	GRAVITY SEWER	16,107
FGM_113	GRAVITY SEWER	17,892
FGM_114	GRAVITY SEWER	25,914
FGM_115	GRAVITY SEWER	82,376
FGM_116	GRAVITY SEWER	18,872
FGM_117	GRAVITY SEWER	44,730
FGM_118	GRAVITY SEWER	28,595
FGM_122	GRAVITY SEWER	25,284
FGM_123	GRAVITY SEWER	38,738
FGM_124	GRAVITY SEWER	103,782
FGM_125	GRAVITY SEWER	74,179
FGM_126	GRAVITY SEWER	44,982
FGM_127	GRAVITY SEWER	49,847
FGM_128	GRAVITY SEWER	56,728
FGM_129	GRAVITY SEWER	53,676
FGM_130	GRAVITY SEWER	120,701
FGM_131	GRAVITY SEWER	203,196
FGM_132	GRAVITY SEWER	314,937
FGM_137	GRAVITY SEWER	105,350
FGM_146	GRAVITY SEWER	145,362
FGM_147	GRAVITY SEWER	65,443
FPM 8	Rising Main	81,984
FPM_154 (540m section)	RISING MAIN	91,196
FPM_67	RISING MAIN	253,050
FPM_61	RISING MAIN	215,488
FPM_118	RISING MAIN	42,812
FPS 8	Pump Station (future)	181,552
PS 49	SEWAGE PUMP STATION	216,160
PS 54	SEWAGE PUMP STATION	166,971
PS 55	SEWAGE PUMP STATION	46,627
PS 61	SEWAGE PUMP STATION	170,611
PS 67	SEWAGE PUMP STATION	220,920
PS 68	SEWAGE PUMP STATION	188,048
PS 90	SEWAGE PUMP STATION	193,137
PS 118	SEWAGE PUMP STATION	84,602
PS 155	SEWAGE PUMP STATION	184,485
PS 67	Emergency Storage	281,645
PS 92	Emergency Storage	199,157

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
PS 132	Emergency Storage	91,553
PS 68	Emergency Storage	97,272
PS 118	Emergency Storage	9,702
PS 155	Emergency Storage	14,560
PS 138	Additional Screen	175,000
FPS 5	Pump Station Augmentation	101,556
PS 134	Pump Station	119,714
PS 134	Emergency Storage	260,715
Aug-04	GRAVITY SEWER	31,249
PS 21	Pump station	51,756
PS 25	Pump station	10,756
PS 47	Pump station	75,226
PS 53	Pump station	12,769
PS 65	Wetwell upgrade	93,183
PS 21	Wetwell upgrade	121,106
PS 25	Wet Well	97,212
RM 47	Rising Main Upgrade	12,501
RM 53	Rising Main Upgrade	17,263
RM 65	Emergency Storage	45,473
PS21	Emergency Storage	115,721
PS 25	Emergency Storage	166,909
PS 47	Emergency Storage	113,884
PS 53	Emergency Storage	143,777
PS 62	Emergency Storage	143,208
PS 65	Emergency Storage	120,686
wwtp1	Capalaba STP - inlet works odour control	184,800
wwtp5	Capalaba STP - new axial blower and pipework	347,200
wwtp3	Capalaba STP - flowmeters on clarifiers	42,000
wwtp4	Capalaba STP - lab/office upgrade	153,230
wwtp6	Capalaba STP - bioreactor pipework	35,000
wwtp2	Capalaba STP - modify RAS pipework	28,000
wwtp7	Capalaba STP - plant bypass	245,000
wwtp10	Capalaba STP - use primary as sec clarifier	402,430
wwtp9	Capalaba STP - diffusers	279,300
wwtp49	Cleveland STP - gates	126,000
wwtp11	Cleveland STP - VSD aerator and PLC upgrade	84,000
wwtp13	Cleveland STP - new inlet screen	783,300
wwtp12	Cleveland STP - odour control inlet works	476,700
63033	Cleveland STP - Solar dryer	7,644,000
wwtp19	Cleveland STP - replace BFP	230,300
wwtp17	Cleveland STP - balance tank	3,321,150
wwtp21	Cleveland STP - plant bypass	250,600
wwtp20	Cleveland STP - RAS pumps	383,600
wwtp24	Thorneside STP - conversion of APT to balance tank	516,600
wwtp22	Thorneside STP - odour control inlet works	557,200
wwtp26	Thorneside STP - plant bypass	384,300
wwtp27	Thorneside STP - RAS pumps	349,300

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Establishment cost (\$)
63018	Thorneside STP - replace BFP	977,690
wwtp32	Victoria Pt STP - plant bypass	555,730
wwtp33	Victoria Pt STP - BFP	167,230
wwtp31	Victoria Pt STP - sand replacement in filters	35,000
63020	Victoria Pt STP - backup screen	277,900
wwtp35	Victoria Pt STP - balance tank	4,998,700
Total		65,650,711

** The establishment cost is in nominal terms.*

Editor's note—The base date for the establishment cost for the sewerage network is January 2012.

Table C Schedule of works summary—Local road network

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P01	Victoria Point Bypass	2,435,400	5,682,600	8,118,000
P02	Baythorn Drive	1,419,000	1,560,900	2,979,900
P03	New Trunk Collector - South East Thornlands	1,350,000	2,599,750	3,949,750
P03	Beveridge Rd	997,550	3,143,000	4,140,550
P04	Panorama Drive		5,727,100	5,727,100
P05	Wellington Street		9,675,900	9,675,900
P06	Rickertt Road - Quarry Road		13,148,900	13,148,900
P07	Wellington Street		3,931,200	3,931,200
P08	Woodlands Drive		4,470,400	4,470,400
P09	Woodlands Drive		9,466,600	9,466,600
P10	Northern Arterial Road - Sturgeon St to Wellington St		3,990,900	3,990,900
P11a	Mount Cotton Road		550,000	550,000
P11b	Mount Cotton Road	1,157,100	9,354,900	10,512,000
P12	Heinemann Road		3,263,700	3,263,700
P13a	Main Road		1,710,800	1,710,800
P13b	Main Road	10,000	500,000	510,000
P14	Bunker Road		4,453,000	4,453,000
P15	Springacre Road	1,237,600	2,802,400	4,040,000
P16	Springacre Road	1,462,000	3,488,000	4,950,000
P17	Kingfisher Road	2,378,300	5,666,700	8,045,000
P18	Bunker Road	2,150,500	6,134,500	8,285,000
P18a	Bunker Road		550,000	550,000
P18b	Bunker Road		400,000	400,000
P19	Double Jump Road	3,947,400	8,062,600	12,010,000
P20a	German Church Road		9,723,500	9,723,500
P20b	German Church Road		710,000	710,000
P21a	Sturgeon Street		750,000	750,000
P21b	Sturgeon Street	607,000	4,556,200	5,163,200
P21	Starkey Street	20,000	550,000	570,000
P22	McDonald Road		2,751,000	2,751,000
P23	Ney Road		3,624,100	3,624,100
P24	Dinwoodie Road	716,800	3,679,200	4,396,000
P25	Giles Road		896,400	896,400

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P25a	Giles Road		450,000	450,000
P26	Gordon Road	1,477,560	6,904,700	8,382,260
P27	Government Road	202,440	1,195,300	1,397,740
P28	Weinam Street	249,300	2,064,100	2,313,400
P29	German Church Road		3,845,200	3,845,200
P30	School of Arts Road	1,747,200	7,574,000	9,321,200
P31a	Collins Street	762,720	3,706,400	4,469,120
P31b	Collins Street	30,000	500,000	530,000
P33	Serpentine Creek Road	876,120	4,151,900	5,028,020
P34	Pitt Street	193,500	1,109,500	1,303,000
P35	Hamilton Street		1,198,600	1,198,600
P36	Collingwood Road		550,000	550,000
P37	Collingwood Road		400,000	400,000
P38	Pitt Road		450,000	450,000
P39	Long Street		500,000	500,000
P40	Ziegenfusz Road		500,000	500,000
P41	Ziegenfusz Road		450,000	450,000
P42	Ziegenfusz Road		450,000	450,000
P43	Benfer Road		450,000	450,000
P44	Hardy Road		300,000	300,000
P45	Old Cleveland Road East	30,000	500,000	530,000
P46	Old Cleveland Road East	30,000	500,000	530,000
P47	Bay Street		750,000	750,000
P48	Broadwater Terrace		400,000	400,000
P49	Broadwater Terrace		400,000	400,000
P50	Broadwater Terrace		550,000	550,000
P51a	Baythorn Drive		400,000	400,000
P51b	Broadwater Terrace		400,000	400,000
P52	Old Cleveland Road East		300,000	300,000
P53	Baythorn Drive		500,000	500,000
P54	Passage Street		500,000	500,000
P55	Capalaba Victoria Point Road		550,000	550,000
P56	Heinemann Road		450,000	450,000
P57	Kinross Road (Boundary Rd to R1)	103,500	1,936,500	2,040,000
P57	Kinross Road (R2 to R3)	564,000	2,551,000	3,115,000
P57	Kinross Road (Panorama Drv stub)	170,000	280,500	450,500
P58	Meissner Street	201,600	739,200	940,800
P59	Public Transport Corridor – Kinross Road SPA to South Street			0
Total				212,557,740

* The establishment cost is in nominal terms.

Editor's note—The base date for the establishment cost for the local road network is January 2012.

Table D Schedule of works summary—Cycleway network

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P01	Mooroonda Road		138,450	138,450
P02	Ferry Road		94,886	94,886
P03	Commodore Drive		52,070	52,070
P04	Agnes Street		361,226	361,226
P05	Collingwood Road		143,623	143,623
P06	Clive Road; Creek Road; and Byng Road.		438,701	438,701
P07	Burbank Road		830,590	830,590
P08	Bluebell Street		1,244,745	1,244,745
P09	Collingwood Road		1,287,855	1,287,855
P10	Allan Day Drive and Wolton Way		90,884	90,884
P11	Main Road		359,301	359,301
P12	Douro Road and Main Road		136,301	136,301
P13	Aspley Street		389,396	389,396
P14	Armagh Street		440,330	440,330
P15	Dundas Street East		177,161	177,161
P16	Bainbridge Street East		996,438	996,438
P17	MacMillan Road		1,146,965	1,146,965
P18	Oaklands Street and Cambridge Drive		163,236	163,236
P19	In park land south of Trelleck Court		32,729	32,729
P20	Bradworthy Street and Pensilva Court		53,197	53,197
P21	North Street		1,421,403	1,421,403
P22	South Street		1,097,530	1,097,530
P23	Thornlands Road		635,074	635,074
P24	Cleveland-Redland Bay Road		1,801,005	1,801,005
P25	Broadwater Road-Mount Cotton Road		1,034,418	1,034,418
P26	Redland Bay Road		1,311,518	1,311,518
P27	Ney Road		1,336,092	1,336,092
P28	Ney Road between Degen Road and Guyana Court		66,381	66,381
P29	Valley Way		444,351	444,351
P30	Link Road/Bangalow Street/Glen Road		648,210	648,210
P31	Point O'Halloran Road		531,342	531,342
P32	Masters Avenue		119,989	119,989
P33	Thompson Street		62,198	62,198
P34	Redland Bay Road		950,061	950,061
P35	Boundary Street		1,390,769	1,390,769
P36	Muller Street		1,461,311	1,461,311
P37	Cleveland Redland Bay Road		498,256	498,256
P39	Byng Rd, Clive Rd and Creek Rd		1,986,473	1,986,473
P40	Nelson Rd from Pitt Rd to Main Rd		596,379	596,379

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P41	Waterloo Street, Wellesley Street, Musgrave Street and Rye Street		813,461	813,461
P42	McCartney Street to Hilliard Street to Rose Street		972,697	972,697
P43	Dundas Street West, Bainbridge Street and Delancey Street		2,186,829	2,186,829
P44	Delancy St from Queen St to Clarke St		265,679	265,679
P45	Cleveland Point Loop Road		306,778	306,778
P46	Coolnwynpin Way		1,133,773	1,133,773
P47	Korawal St		821,849	821,849
P48	Summit St		7,824,718	7,824,718
P49	Schoeck Rd		1,523,731	1,523,731
P50	West Mount Cotton Rd		6,557,685	6,557,685
P51	Cleveland-Redland Bay Rd		398,203	398,203
P52	Point O'Halloran Rd		969,377	969,377
P53	Pitt St		1,251,692	1,251,692
P54	Muller St; Donald Rd		1,623,681	1,623,681
P55	Scenic Rd		4,062,547	4,062,547
P56	Lang Street	1,452,259	871,355	2,323,614
P57	Main and Beachcrest Roads	1,977,328	1,186,397	3,163,725
P59	Victoria Point	1,463,082	877,849	2,340,931
P60	Sel Outridge Park	783,826	470,295	1,254,121
P61	Bengston Park and Talburpin Park	261,133	156,680	417,812
P62	Hilliard Street	1,757,896	1,054,738	2,812,633
P63	Thorneside Rd – on- road: lines & signs only		1,906	1,906
P64	Thomas St; Bath St; Dorsal Dr; Mary Pleasant Dr and Agnes St. – on-road: lines & signs only		20,462	20,462
P65	Spoonbill St – on-road: lines & signs only		5,113	5,113
P66	Bailey Rd – on-road: lines & signs only		11,596	11,596
P67	Daveson Rd – on-road: lines & signs only		6,619	6,619
P68	Newhaven St – on-road: lines & signs only		6,413	6,413
P69	Winchester Rd– on- road: lines & signs only		15,236	15,236
P70	Bainbridge St West – on-road: lines & signs only		6,763	6,763
P71	Sleath St– on-road: lines & signs only		11,617	11,617

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P72	Masthead Dr– on-road: lines & signs only		8,663	8,663
P73	Shore St North – on- road: lines & signs only		10,284	10,284
P74	Waterloo St – on-road: lines & signs only		16,095	16,095
P75	Long Street – on-road: lines & signs only		6,974	6,974
P76	Enterprise St – on-road: lines & signs only		29,808	29,808
P77	Eagle St; – on-road: lines & signs only		5,576	5,576
P78	Orana Esp from Orana St to Marie Ct – on-road: lines & signs only		1,756	1,756
P79	Egret Dr – on-road: lines & signs only		2,612	2,612
P80	Colburn Ave from Wilson St to White St – on-road: lines & signs only		1,637	1,637
P81	Sycamore Pde; Magnolia Pde from Sycamore Pde to Poinciana Ave; Poinciana Ave. – on- road: lines & signs only		11,077	11,077
P82	Anita St; Penrose Ave – on-road: lines & signs only		3,212	3,212
P83	Broadwater Tce; North St; Main St from North St to Boundary Rd – on- road: lines & signs only		7,064	7,064
P84	Salisbury St – on-road: lines & signs only		5,532	5,532
P85	School of Art St from Donald Rd to Collins St; Queen St – on-road: lines & signs only		4,702	4,702
P86	Torquay Rd East from Collins St to McWilliam St – on-road: lines & signs only		3,238	3,238
P87	Pioneer Rd; Campbell Rd – on-road: lines & signs only		15,342	15,342
P89	Vehicular bridge widening: Ross Ck at Middle St		480,000	480,000
P92	Boardwalk: King St to Pinklands sportsground + bridge/path		390,000	390,000
P94	Boardwalk: Moogurrapum Ck, Salford Waters Park to Redland Bay Golf Club		1,560,000	1,560,000

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Future land (\$)	Column 4 Future works (\$)	Column 5 Total establishment cost (\$)
P95	Boardwalk: Weinam Ck, Banana St to Auster St		240,000	240,000
P96	German Church Road		504,000	504,000
P97	Redland Bay Road; Island Outlook Avenue		46,500	46,500
P98	Redland Bay Road; Tamarind Close		34,500	34,500
P99	Boundary Road; Open Space Corridor		66,000	66,000
P100	Open Space Corridor; Eprapah Creek Crossing		108,000	108,000
P101	Boundary Road; Redland Bay Road		69,000	69,000
P102	Abeya Street Link		42,000	42,000
P103	Victoria Point – pedestrian bridge crossing		45,000	45,000
P104	Eprapah Creek Corridor		212,100	212,100
Total				73,012,775

** The establishment cost is in nominal terms.*

Editor's note—The base date for the establishment cost for the cycleway network is January 2012.

Table E Schedule of works summary—Public parks network

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5540	Abbotsleigh Street Park	Recreation ParkLocal		36,449	36,449
5001	Ackworth Place Park	Recreation ParkLocal		9,539	9,539
5195	Adam Street Park	Recreation ParkLocal		47,641	47,641
5711	Allan Day Drive Park	Recreation ParkLocal		49,818	49,818
5003	Allenby Road Park	Recreation ParkLocal		42,390	42,390
5605	Alma Street Park	Recreation ParkLocal		42,757	42,757
5885	Amalia Street Park	Recreation ParkLocal		26,366	26,366
5541	Andrew Foster Memorial Park	Recreation ParkLocal		49,156	49,156
5542	Anniversary Park	Recreation ParkLocal		21,823	21,823
5713	Apex Park	Recreation ParkDistrict		585,950	585,950
5074	Aquatic Paradise Park West	Recreation ParkRegional		1,213,468	1,213,468
5198	Arlington Street Park	Recreation ParkLocal		1,401	1,401

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5061	Bailey Road Park	Recreation ParkDistrict		814,467	814,467
5129	Bandicoot Court Park	Recreation ParkLocal		47,088	47,088
5130	Barber Drive Park	Recreation ParkLocal		50,676	50,676
5631	Barcrest Drive Park	Recreation ParkLocal		51,213	51,213
5632	Base Street Foreshore	Recreation ParkLocal		51,213	51,213
5633	Bassil Parade Park	Recreation ParkLocal		22,362	22,362
5064	Bath Street Park	Recreation ParkLocal		1,716	1,716
5424	Baylink Drive Park	Recreation ParkLocal		31,396	31,396
5205	Beaufort Court Park	Recreation ParkLocal		51,213	51,213
5385	Beckwith Street Park	Recreation ParkLocal		49,374	49,374
5425	Bedarra Street Park	Recreation ParkLocal		46,797	46,797
5006	Bellini Court Park	Recreation ParkLocal		31,440	31,440
5608	Beth Boyd Park	Recreation ParkRegional		1,330,694	1,330,694
5636	Bill Scudamore- Smith Park	Recreation ParkLocal		17,439	17,439
5132	Blarney Street Park	Recreation ParkLocal		38,524	38,524
5211	Bonaventure Court Park	Recreation ParkLocal		49,038	49,038
5609	Boorana Street Park	Recreation ParkLocal		51,213	51,213
5807	Brewer Street Park	Recreation ParkLocal		50,929	50,929
5715	Brock Park	Recreation ParkLocal		49,012	49,012
5639	Brookvale Drive Park	Recreation ParkLocal		1,217	1,217
5134	Brosnan Drive Park	Recreation ParkDistrict		725,828	725,828
5776	Bryce Place Pocket	Recreation ParkLocal		14,523	14,523
5008	Burwood Road Park	Recreation ParkLocal		29,852	29,852
5009	Burwood Road Park 2	Recreation ParkLocal		45,748	45,748
5543	Bush Cherry Place Park	Recreation ParkLocal		48,353	48,353
5069	Byng Road Park	Recreation ParkDistrict		792,537	792,537
5149	Degen Road Park	Sport ParkDistrict		1,708,610	1,708,610

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5150	Duncan Road Sportsfields	Sport ParkRegional		2,000,000	2,000,000
5138	Capalaba Regional Park	Recreation ParkRegional		1,707,210	1,707,210
5213	Capricorn Drive Park	Recreation ParkLocal		9,740	9,740
5802	Carinyan Drive Park	Recreation ParkLocal		16,283	16,283
5644	Cascades Gardens	Recreation ParkRegional		1,003,834	1,003,834
5215	Cayman Cresent Park	Recreation ParkLocal		50,480	50,480
5072	Channel Steet South Foreshore	Recreation ParkLocal		50,141	50,141
5784	Charles Toni Reserve	Recreation ParkLocal		44,446	44,446
5432	Charlie Buckler Sportsfield	Sport ParkDistrict		1,142,425	1,142,425
5010	Chipping Drive Park	Recreation ParkLocal		24,468	24,468
5217	Cleveland Point Recreation Reserve	Recreation ParkRegional		958,390	958,390
5833	Cliftonville Place Park	Recreation ParkDistrict		857,489	857,489
5553	Conley Avenue Park	Recreation ParkLocal		39,813	39,813
5389	Counihan Street Park	Recreation ParkLocal		7,892	7,892
5075	Creek Road Park	Recreation ParkLocal		47,468	47,468
5144	Crighton Court Park	Recreation ParkLocal		16,106	16,106
5011	Crotona Road East Park	Recreation ParkLocal		15,294	15,294
5554	Crystal Waters Park	Recreation ParkDistrict		934,723	934,723
5648	Cupania Street Park	Recreation ParkLocal		31,190	31,190
5650	Daysland Street Park	Recreation ParkLocal		49,502	49,502
5226	Donald Simpson Park	Recreation ParkDistrict		564,185	564,185
5718	Doug Tiller Reserve	Recreation ParkLocal		48,188	48,188
5652	Duncan Jenkins Eucalypt Park	Recreation ParkLocal		23,585	23,585
5720	Duncan Street Park	Recreation ParkLocal		4,514	4,514
5390	Dundas Street Park	Recreation ParkLocal		51,060	51,060
5227	Dunwich Street Park	Recreation ParkLocal		43,035	43,035
5722	Egw Wood Sportsfield	Sport ParkRegional		1,000,000	1,000,000

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5012	Elmhurst Street Park	Recreation ParkLocal		48,494	48,494
5393	Empire Point Foreshore	Recreation ParkLocal		35,133	35,133
5394	Empire Vista Park	Recreation ParkLocal		51,213	51,213
5655	Ern & Alma Dowling Memorial Park	Sport ParkRegional		1,000,000	1,000,000
5612	Eva Street Foreshore	Recreation ParkLocal		51,213	51,213
5395	Fellmonger Park	Recreation ParkDistrict		461,464	461,464
5443	Fielding Park	Recreation ParkDistrict		775,702	775,702
5396	Fig Tree Park	Recreation ParkLocal		32,613	32,613
5015	Finucane Park	Recreation ParkLocal		51,213	51,213
5018	Frampton Street Park	Recreation ParkLocal		33,482	33,482
5791	Francis Street Park	Recreation ParkLocal		41,267	41,267
5437	Frederick Muller Park	Recreation ParkLocal		47,807	47,807
5079	Fuchsia Close Park	Recreation ParkLocal		23,304	23,304
5081	Galley Way Park 2	Recreation ParkLocal		48,307	48,307
5063	Gardenia Drive Park	Recreation ParkLocal		8,607	8,607
5231	Genoa Court Park	Recreation ParkLocal		50,285	50,285
5019	George Street Park	Recreation ParkDistrict		819,257	819,257
5656	Glen Road Park	Recreation ParkLocal		46,175	46,175
5850	Gloria Parade Park	Recreation ParkLocal		46,817	46,817
5021	Glover Drive Park	Recreation ParkLocal		21,923	21,923
5232	Goleby Esplanade Foreshore	Recreation ParkDistrict		888,610	888,610
5726	Goodall Street Park	Recreation ParkLocal		22,802	22,802
5618	Gradi Court Park	Recreation ParkLocal		32,560	32,560
5392	Gray Park	Recreation ParkLocal		25,655	25,655
5831	Grevillea Street Park	Recreation ParkDistrict		875,091	875,091
5810	Gundagai Drive Park	Recreation ParkLocal		51,060	51,060
5234	Haggup Street Park	Recreation ParkLocal		30,863	30,863

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5450	Hamilton Street Park	Recreation ParkLocal		51,213	51,213
5859	Hardy Road Park	Recreation ParkLocal		38,296	38,296
5314	Harold & Enid Brown Park	Recreation ParkLocal		44,477	44,477
5236	Harold Walker Park	Recreation ParkLocal		45,431	45,431
5728	Helena Street Park	Recreation ParkLocal		43,712	43,712
5237	Henry Ziegenfusz Park	Sport ParkDistrict		962,331	962,331
5154	Holland Crescent Park	Recreation ParkLocal		49,041	49,041
5156	Howletts Road Park	Recreation ParkLocal		26,847	26,847
5025	Hyde Court Park	Recreation ParkLocal		32,420	32,420
5452	Irwin Place Park	Recreation ParkLocal		28,345	28,345
5158	Jacaranda Road Park	Recreation ParkLocal		30,388	30,388
5610	Jack And Edna Finney Reserve	Recreation ParkDistrict		872,626	872,626
5403	Jack Bruce And Gwen Bruce- Chandler Park	Recreation ParkLocal		38,950	38,950
5453	Jack Gordon Park	Recreation ParkLocal		46,690	46,690
5725	Janelle Court Park	Recreation ParkLocal		6,398	6,398
5240	Janlaw Street Park	Recreation ParkLocal		44,283	44,283
5027	Jasper Street Park	Recreation ParkLocal		16,974	16,974
5565	Jewel Place Park	Recreation ParkLocal		33,409	33,409
5159	John Frederick Park	Sport ParkDistrict		478,000	478,000
5241	John Street Park	Recreation ParkLocal		51,213	51,213
5160	Jon Street Park	Recreation ParkLocal		7,756	7,756
5087	Juanita Street Park	Recreation ParkLocal		4,534	4,534
5089	Judy Holt Recreation Reserve	Sport ParkRegional		5,000,000	5,000,000
5456	Junee Street Park	Recreation ParkLocal		51,213	51,213
5161	Jupiter Street Park	Recreation ParkLocal		50,225	50,225
5242	Karen Street Park	Recreation ParkLocal		47,577	47,577
5028	Keith Surridge Park	Sport ParkRegional		1,000,000	1,000,000

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5029	Kenton Street Park	Recreation ParkLocal		38,752	38,752
5030	Keynsham Street Park	Recreation ParkLocal		30,615	30,615
5166	Krimmer Place Park	Recreation ParkLocal		38,260	38,260
5457	Lanyard Place Park	Recreation ParkLocal		4,219	4,219
5167	Lawlor Reserve	Recreation ParkLocal		47,862	47,862
5092	Leicester Street Park	Recreation ParkLocal		23,406	23,406
5665	Les Moore Park	Recreation ParkDistrict		482,415	482,415
5371	Lillypilly Street Park	Recreation ParkLocal		4,863	4,863
5731	Liner Street Park	Recreation ParkLocal		24,870	24,870
5168	Little Killarney Park	Recreation ParkLocal		39,205	39,205
5248	Long And Passage Street Foreshore	Recreation Parklocal		47,498	47,498
5170	Lyndon Road Park	Recreation ParkLocal		12,164	12,164
5096	Macfarlan Street Park	Recreation ParkLocal		39,684	39,684
5586	Manning Esplanade Foreshore	Recreation ParkDistrict		693,141	693,141
5253	Marram Court Park	Recreation ParkLocal		50,458	50,458
5097	Mary Pleasant And Dorsal Drive Park	Recreation ParkLocal		44,902	44,902
5254	Masthead Drive Park	Recreation ParkLocal		41,184	41,184
5255	Masthead Drive Park 2	Recreation ParkLocal		48,965	48,965
5812	Mcdonald Road Park	Recreation ParkLocal		37,800	37,800
5174	Mctaggart Street Park	Recreation ParkLocal		40,089	40,089
5101	Mecoli Court Park	Recreation ParkLocal		50,571	50,571
5887	Meissner Park	Recreation ParkLocal		40,632	40,632
5175	Melaleuca Drive Park	Recreation ParkLocal		15,928	15,928
5736	Mindarie Crescent Park	Recreation ParkLocal		39,749	39,749
5815	Montgomery Drive Park	Recreation ParkDistrict		747,737	747,737
5466	Moreton View Park	Recreation ParkLocal		32,481	32,481
5367	Mount Cotton Community Park	Recreation ParkRegional		1,389,034	1,389,034

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5177	Nangando Street Park	Recreation ParkLocal		30,866	30,866
5104	Nelson Road Park	Recreation ParkLocal		45,600	45,600
5467	Nev Stafford Park	Recreation ParkDistrict		628,746	628,746
BDRP1	Agnes Street Park	Recreation ParkLocal	30,350	51,213	81,563
BDSP20	New Park	Sport ParkDistrict	5,000,000	1,708,610	6,708,610
RBRP11	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
RBRP12	New Park	Recreation ParkLocal	1,500,000		1,500,000
RBRP13	New Park	Recreation ParkDistrict	5,000,000	888,610	5,888,610
RBRP14	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
RBRP15	New Park	Recreation ParkLocal	1,500,000		1,500,000
RBRP16	New Park	Recreation ParkLocal	1,500,000		1,500,000
RBRP17	New Park	Recreation ParkLocal	1,500,000		1,500,000
RBRP18	New Park	Recreation ParkDistrict	1,500,000	888,610	2,388,610
RBSP19	New Park	Sport ParkDistrict	24,000,00 0		24,000,000
TDRP11	New Park	Recreation ParkDistrict	5,000,000	888,610	5,888,610
TLRP12	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP13	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP14	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP15	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP8	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
TLRP9	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
VPRP18	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
VPRP19	New Park	Recreation ParkLocal	1,500,000	51,213	1,551,213
5468	Newlands Street Park	Recreation ParkLocal		49,945	49,945
5837	North Haven Place Park	Recreation ParkLocal		38,770	38,770
5035	O'gorman Street Park	Recreation ParkDistrict		557,463	557,463
5672	Orana Esplanade Foreshore	Recreation ParkDistrict		745,047	745,047

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5673	Orana Street Park	Recreation ParkDistrict		815,050	815,050
5374	Orchid Drive Park	Recreation ParkLocal		24,584	24,584
5405	Outlook Parade Park	Recreation ParkLocal		45,167	45,167
5265	Oyster Point Park	Recreation ParkDistrict		611,931	611,931
5105	Parakeet Street Park	Recreation ParkLocal		40,335	40,335
5675	Parklands Court Park	Recreation ParkLocal		33,731	33,731
5844	Parnell Street Park	Recreation ParkLocal		51,213	51,213
5106	Pedwell Place Park	Recreation ParkLocal		41,195	41,195
5677	Peggy Place Park	Recreation ParkLocal		45,751	45,751
5475	Penrose Avenue Park	Recreation ParkLocal		28,212	28,212
5584	Percy Ziegenfusz Park	Recreation ParkLocal		15,395	15,395
5267	Phillip Street Park	Recreation ParkLocal		42,190	42,190
5476	Pinelands Circuit Park	Recreation ParkLocal		2,899	2,899
5739	Plumer Street Park	Recreation ParkLocal		24,767	24,767
5681	Poinciana Avenue Park	Recreation ParkLocal		1,956	1,956
5460	Point Talburpin Park	Recreation ParkDistrict		676,120	676,120
5582	Portias Place Park	Recreation ParkLocal		33,382	33,382
5822	Primrose Drive Park	Recreation ParkLocal		46,267	46,267
5038	Princeton Avenue Park	Recreation ParkLocal		50,512	50,512
5741	Pye Lane Park	Recreation ParkLocal		37,181	37,181
5109	Quarry Road Park	Recreation ParkLocal		51,213	51,213
5619	Queens Esplanade Foreshore	Recreation ParkRegional		1,376,339	1,376,339
5272	Raby Bay Foreshore Park	Recreation ParkRegional		509,586	509,586
5274	Raby Esplanade Park	Recreation ParkDistrict		725,170	725,170
5621	Railway Parade Park	Recreation ParkLocal		51,213	51,213
5400	Redlands Softball Park	Sport ParkRegional		1,000,000	1,000,000
5041	Redruth Road Park	Recreation ParkLocal		48,156	48,156

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5819	Ribbonwood Street Park	Recreation ParkLocal		9,049	9,049
5583	Robert Mackie Park	Recreation ParkDistrict		755,738	755,738
5111	Robinson Park	Recreation ParkLocal		43,346	43,346
5872	Ronnie Street Park	Recreation ParkLocal		41,527	41,527
5687	Rosebud Esplanade Park	Recreation ParkLocal		11,885	11,885
5744	Rosella Street Park	Recreation ParkLocal		27,551	27,551
5247	Rotary Park	Recreation ParkDistrict		589,294	589,294
5688	Salford Waters Park	Recreation ParkLocal		1,852	1,852
5482	Sandy Cove Foreshore	Recreation ParkLocal		5,073	5,073
5804	Saranah Place Park	Recreation ParkLocal		24,537	24,537
5485	School Of Arts Sportsfield	Recreation ParkDistrict		793,603	793,603
5277	Scott Street Park	Recreation ParkLocal		31,235	31,235
5278	Seacrest Court Park	Recreation ParkLocal		48,550	48,550
5279	Seahaven Court Park	Recreation ParkLocal		45,529	45,529
5487	Sel Outridge Park	Sport ParkDistrict		1,148,225	1,148,225
5043	Sevenoaks Street Park	Recreation ParkDistrict		850,464	850,464
5838	Shelduck Street Park	Recreation ParkLocal		45,001	45,001
5186	Silvara Circuit Park	Recreation ParkDistrict		848,259	848,259
5693	Simon Street Reserve	Recreation ParkLocal		26,253	26,253
5748	Skinner Avenue Park	Recreation ParkLocal		33,912	33,912
5284	Smith Street Park	Recreation ParkLocal		45,163	45,163
5286	South Street Foreshore (North)	Recreation ParkLocal		51,213	51,213
5695	Stacey Court Park	Recreation ParkLocal		4,489	4,489
5383	Stevens Place Park	Recreation ParkLocal		27,047	27,047
5114	Sunnybay Drive Park	Recreation ParkLocal		20,596	20,596
5289	Sunshine Drive Park	Recreation ParkLocal		24,314	24,314
5045	Sussex Street Park	Recreation ParkLocal		35,369	35,369

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5116	Swordfish Court Park	Recreation ParkLocal		26,513	26,513
5697	Sycamore Parade Park	Recreation ParkLocal		22,678	22,678
5756	Sylvania Street Park	Recreation ParkLocal		31,973	31,973
5587	Sylvie Street Park	Recreation ParkLocal		50,840	50,840
5832	Talburpin Esplanade Park	Recreation ParkLocal		14,260	14,260
5190	Tauris Road Park	Recreation ParkLocal		14,206	14,206
5491	Terrier Court Park	Recreation ParkLocal		21,574	21,574
5624	Thorneside Road Foreshore	Recreation ParkLocal		48,219	48,219
5118	Three Paddocks Park	Recreation ParkDistrict		454,405	454,405
5591	Tokay Court Park	Recreation ParkLocal		16,125	16,125
5493	Toms Park	Recreation ParkLocal		30,093	30,093
5535	Tucker Reserve	Recreation ParkLocal		26,049	26,049
5119	Tulipwood Drive Park	Recreation ParkLocal		38,025	38,025
5120	Tulloch Drive Park	Recreation ParkLocal		15,858	15,858
5046	Valantine Park	Recreation ParkDistrict		51,570	51,570
5760	Vantage Crescent Park	Recreation ParkLocal		14,758	14,758
5296	Vassi Corcord Park	Recreation ParkLocal		37,495	37,495
5616	Vic Arthur Park	Recreation ParkLocal		33,919	33,919
5704	Victoria Point Recreation Reserve	Recreation ParkRegional		484,632	484,632
5705	W H Yeo Park	Recreation ParkDistrict		315,858	315,858
5761	Waterloo Bay Foreshore	Recreation ParkLocal		51,213	51,213
5299	Weber Court Park	Recreation ParkLocal		48,501	48,501
5763	Wellington Point Foreshore	Recreation ParkLocal		49,288	49,288
5303	Wellington Street Park	Recreation ParkDistrict		97,945	97,945
5192	Wentworth Drive Park	Recreation ParkDistrict		707,596	707,596
5498	Wes Armstrong Park	Recreation ParkLocal		47,121	47,121
5766	Wharton Street Park	Recreation ParkLocal		39,956	39,956

Column 1 PIP Map reference	Column 2 Trunk Infrastructure	Column 3 Park type & hierarchy	Column 4 Future land (\$)	Column 5 Future embellishment (\$)	Column 6 Total establishment cost* (\$)
5801	Willard Weber Reserve	Recreation ParkLocal		22,179	22,179
5767	William Forsythe Park	Recreation ParkLocal		45,622	45,622
5305	William Ross Park	Recreation ParkDistrict		415,278	415,278
5601	William Stewart Park	Sport ParkDistrict		1,326,996	1,326,996
5193	Wills Lane Park	Recreation ParkLocal		51,213	51,213
5708	Wilson Esplanade Foreshore	Recreation ParkLocal		51,213	51,213
5709	Wilson Street Foreshore	Recreation ParkLocal		28,230	28,230
5049	Windemere Road Park	Recreation ParkDistrict		555,662	555,662
5308	Woodward Reserve	Recreation ParkDistrict		884,440	884,440
5051	Workington Street Park	Recreation ParkLocal		36,552	36,552
5128	Wren Court Park	Recreation ParkLocal		30,539	30,539
5043	Hanover Drive Park	Recreation ParkDistrict		1,547,526	1,547,526
Total					126,269,720
* The establishment cost is in nominal terms.					

Editor's note—The base date for the establishment cost for the public parks network is January 2012.

Table F Schedule of works summary—Land for community facilities network

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Hierarchy	Column 4 Type	Column 5 Total establishment cost (\$)*
RBCF-001	Community Meeting Room/Multi Purpose Hall (Redland Bay) (.5ha)	Local	Community Facility	360,439
TLCF-001	Community Meeting Room/Multi Purpose Hall (Thornlands) (.5ha)	Local	Community Facility	396,664
NDCF-001	Grouped facility incorporating youth, seniors & a community centre (Capalaba) (2ha)	North District	Community Facility	5,199,664
NDCF-002	Community (including Disability and Cultural Activity Centre (Birkdale & Thorneside) (1ha)	North District	Community Facility	2,781,573
NDCF-004	Youth, seniors & multipurpose centre (Wellington Point) (1.5ha)	North District	Community Facility	5,204,736
SDCF-001	Grouped facility incorporating youth, seniors & community centre (Redland Bay) (2ha)	South District	Community Facility	1,420,020
SDCF-002	Disability and Cultural Activity Centre (Victoria Point) (1ha)	South District	Community Facility	1,066,826

Column 1 PIP Map reference	Column 2 Trunk infrastructure	Column 3 Hierarchy	Column 4 Type	Column 5 Total establishment cost (\$)*
SDCF-003	Grouped facility incorporating youth, seniors & community centre (Victoria Point) (2ha)	South District	Community Facility	4,707,801
SDCF-005	Grouped facility incorporating youth & community centre (Mt Cotton) (1.5ha)	South District	Community Facility	958,151
SDCF-006	Swimming Pool (Redland Bay) (1 ha)	South District	Community Facility	713,633
Total				22,809,506
* The establishment cost is in nominal terms.				

Editor's note—The base date for the establishment cost for the land for community facilities network is January 2012.

Table G Schedule of works summary—Stormwater network (South-east Thornlands Structure Plan Area)

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure	Column 4 Future land (\$)	Column 5 Future works (\$)	Column 6 Total establishment cost* (\$)
A1	Erapah Creek	Bio retention Basin A1	194,675	100,663	295,338
A2	Erapah Creek	Bio retention Basin A2	600,363	91,614	691,977
B2	Erapah Creek	Bio retention Basin B2	231,335	127,969	359,304
B3	Erapah Creek	Bio retention Basin B3	416,919	75,183	492,102
D	Erapah Creek	Bio retention Basin D	166,767	32,857	199,624
E	Erapah Creek	Bio retention Basin E	70,791	44,623	115,414
A, B, C, HW1	Erapah Creek	Drainage system 1 (pipes, pits and headwall)		680,000.00	680,000
Scour	Erapah Creek	Scour protection works		11,442.00	11,442
B1	Erapah Creek	Wetland B1 (including inlet pond)	834,323	522,887	1,357,210
C	Erapah Creek	Wetland C (including inlet pond)	1,389,733	888,776	2,278,509
GPT A	Erapah Creek	GPT A		72,114	72,114
GPT B2	Erapah Creek	GPT B2		57,815	57,815
GPT B3	Erapah Creek	GPT B3		45,470	45,470
GPT D	Erapah Creek	GPT D		37,578	37,578
GPT E	Erapah	GPT E		37,578	37,578

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure	Column 4 Future land (\$)	Column 5 Future works (\$)	Column 6 Total establishment cost* (\$)
	Creek				
Total					\$6,731,475
* The establishment cost is in nominal terms.					

Editor's note—The base date for the establishment cost for the stormwater network (South-east Thornlands Structure Plan Area) is October 2010.

Table H Schedule of works summary—Stormwater network (excluding South-east Thornlands and Kinross Road Structure Plan Areas)

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure	Column 4 Location description	Column 5 Total establishment cost (\$)
SW1	Hilliards Creek	Sturgeon/ Dundas St, Ormiston	Channel/detention	1,000,000
SW2	Southern Redland Bay Weinam Creek	Auster Street, Redland Bay	Protection Levee	391,449
SW3	Moogurrapum Creek	Gordon Road, Redland Bay	Construct a wetland (12,000m ²)	880,000
SW4	Native Dog Creek	Reaches ND1/2/3 (Valley Way, Mt Cotton)	Buffer Riparian Re-vegetation establishment	100,000
SW5	Torquay Creek	Reaches TOR1/3 (Azure Avenue and Serpentine Creek Road, Redland Bay)	Buffer Riparian Re-vegetation establishment	100,000
SW6	Tarradarrapin Creek	Valentine Park, Alexandra Hills	Flood Mitigation-reshape open drain for flow/ongoing management	400,000
SW7	Lower Tingalpa Coolnwynpin Creek	Glover Drive Flooding, Alexandra Hills	Erosion and rehabilitation	100,000
SW8	Cleveland Catchment	Cleveland	Water Quality Treatment devices program	250,000
SW9	Thornlands Catchment	Crystal Waters and downstream, Thornlands	Water Quality Treatment devices and levee	2,000,000
SW10	Erapah Creek	Victoria Point	wetland establishment and waterway rehabilitation	3,500,000

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure	Column 4 Location description	Column 5 Total establishment cost (\$)
SW11	Serpentine Creek	Redland Bay	Waterway erosion stabilisation and rehabilitation	200,000
Total				8,921,449
* The establishment cost is in nominal terms.				

Editor's note—The base date for the establishment cost for the stormwater network (excluding South-east Thornlands and Kinross Road Structure Plan Areas) is June 2007.

Table I Schedule of works summary—Stormwater network (Kinross Road Structure Plan Area)

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure#	Column 4 Future land (\$)	Column 5 Future works (\$)	Column 6 Total establishment cost* (\$)
A	Hilliards Creek	Bio retention Basin A	195,886	247,637	443,523
B	Hilliards Creek	Bio retention Basin B	97,943	135,924	233,867
C	Hilliards Creek	Bio retention Basin C	105,884	146,256	252,140
D	Hilliards Creek	Bio retention Basin D	323,400	390,735	714,135
G	Hilliards Creek	Bio retention Basin G	46,324	77,061	123,385
H	Hilliards Creek	Bio retention Basin H	132,356	178,359	310,715
I	Hilliards Creek	Bio retention Basin I	164,121	211,534	375,655
J	Hilliards Creek	Bio retention Basin J	450,009	537,106	987,115
K	Hilliards Creek	Bio retention Basin K	191,820	94,624	286,444
L	Hilliards Creek	Bio retention Basin L	377,213	455,711	832,924
M	Hilliards Creek	Bio retention Basin M	105,600	144,542	250,142
GPT A	Hilliards Creek	GPT A		35,740	35,740
GPT B	Hilliards Creek	GPT B		25,799	25,799
GPT C	Hilliards Creek	GPT C		35,740	35,740
GPT D	Hilliards Creek	GPT D		49,511	49,511
GPT G	Hilliards Creek	GPT G		25,799	25,799
GPT H	Hilliards Creek	GPT H		35,740	35,740
GPT I	Hilliards Creek	GPT I		59,910	59,910
GPT J	Hilliards Creek	GPT J		35,740	35,740
GPT K	Hilliards Creek	GPT K		25,799	25,799
GPT L	Hilliards Creek	GPT L		49,511	49,511
GPT M	Hilliards Creek	GPT M		35,740	35,740

Column 1 PIP Map reference	Column 2 Catchment	Column 3 Trunk infrastructure#	Column 4 Future land (\$)	Column 5 Future works (\$)	Column 6 Total establishment cost* (\$)
D	Hilliards Creek	Detention Basin 6 (see GPT D)		356,177.00	356,177
L	Hilliards Creek	Detention Basin 7 (see GPT L)		322,332.00	322,332
J	Hilliards Creek	Detention Basin 8 (see GPT J)		413,892.00	413,892
K	Hilliards Creek	Detention Basin 8b (see GPT K)	154,290.0 0	117,303.00	271,593
TOTAL					6,589,068
<i>* The establishment cost is in nominal terms.</i>					

Editor's note—The base date for the establishment cost for the stormwater network (Kinross Road Structure Plan Area) is June 2011.

Schedule 7 Maximum construction on costs for work

Column 1 Trunk infrastructure network	Column 2 Maximum construction on costs for work (Percentage of the construction cost for the work)
Local government trunk infrastructure networks	
Local road network	11
Cycleways network	11
Public parks network	11
Land for community facilities network	11
Stormwater network	11
SEQ service provider trunk infrastructure networks	
Water supply network	11
Sewerage network	11

11.4 INFRASTRUCTURE & OPERATIONS**11.4.1 CAPALABA LAWN BOWLS CLUB INCORPORATED – LEASE SURRENDER & RENEWAL**

Objective Reference: A1880041
Reports and Attachments (Archives)

Attachment: [Capalaba Lawn Bowls Club Inc](#)

Authorising Officer: 
Gary Soutar
General Manager Infrastructure & Operations

Responsible Officer: Lex Smith
Group Manager City Spaces

Report Author: Laura Twining
Acting Senior Leasing Officer

PURPOSE

The purpose of this report is to recommend that Council accept the surrender of an existing lease for the Capalaba Lawn Bowls Club Inc (also known as Capalaba Sporting Club) and grant a new lease of 30 years.

BACKGROUND

Capalaba Lawn Bowls Club Inc has a lease with Council on Lot 1 SP193524, described as 1-21 Degen Road Capalaba, which commenced on 18 December 2013 and expires on 18 December 2028.

The club would like to secure their future with a longer term lease which will enable them to investigate loans for financial contribution towards improvements planned for the next 30 years. Planned improvements include upgrades to car parking, undercover greens and the club facility. The club has submitted their audited financial statements in support of the lease renewal and is in a strong financial position.

Capalaba Lawn Bowls Club Inc has supported the Redlands community for over 30 years, providing a range of facilities to all generations. Many local charities, sporting groups and school groups have benefitted from the club's support, including Capalaba State Amateur Swim Team, Lions, Rotary, FOBIC, Wynnum/Redlands Cycle Club, Blues Netball Club, Redland Special School, Bodhi Annetts Foundation and their own bowling group.

ISSUES

Whilst the club has 12 years of their lease unexpired, it is unlikely that any financiers would lend significant funds for such a short period. The new lease would comply with Council's policy in respect to leases for a 30-year term where the lessee invests significant funds into infrastructure.

STRATEGIC IMPLICATIONS

Legislative Requirements

The *Local Government Regulation 2012* s.236(1)(b)(ii) requires that Council agree by resolution that it is appropriate to dispose of an interest in land to a community organisation, other than by tender or auction. As Capalaba Lawn Bowls Club Inc meet the definition of a community organisation, s.236(1)(b)(ii) applies and allows this lease of Council land.

Risk Management

The club's current and new lease requires building and public liability insurance to be maintained by the club.

Facility Services will conduct inspections to ensure compliance with occupant safety and building conditions, and there are clauses under the lease to address any non-compliance to these.

Financial

The expenses incurred for the preparation of lease costs and survey plans total approximately \$5,000 which is to be paid by the lessee in all cases.

The Capalaba Lawn Bowls Club Inc has requested Council contribute financially by absorbing these costs. There is no budget that has been allocated to contribute to these costs and, if supported, would have to be found within existing budgets.

People

This recommendation does not have Council staff implications.

Environmental

This recommendation does not have environmental implications.

Social

Granting a new lease with a longer term to the Capalaba Lawn Bowls Club Inc will enable the club to make improvements to their facilities, thus increasing the enjoyment derived by its members.

Alignment with Council's Policy and Plans

Council Policy POL-3071 Leasing of Council Land & Facilities supports leases to not-for-profit community organisations.

The Redland City Council Corporate Plan 2015-2020 is supported by this proposal, particularly:

7. Strong and connected communities

7.2 Council maximises community benefit from the use of its parklands and facilities by improving access to, and the quality of shared use of, public spaces and facilities by groups for sporting, recreational and community activities.

CONSULTATION

The Acting Senior Leasing Officer has consulted with:

- Community Land & Facilities Panel;

- Divisional Councillor;
- Acting Service Manager Facility Services;
- Service Manager City Sport and Venues,
- Group Manager City Spaces; and
- Business Partnering Unit.

OPTIONS

Option 1

That Council resolves to:

1. Agree to the surrender of the existing lease to Capalaba Lawn Bowls Club Inc which expires on 18 December 2028;
2. Make, vary or discharge a new lease to Capalaba Lawn Bowls Club Inc over Lot 1 SP193524 situated at 1-21 Degen Road, Capalaba as shown on the attached site plan, for a term of 30 years;
3. Agree in accordance with s.236(2) of the *Local Government Regulation 2012* that s.236(1)(b)(ii) of the *Local Government Regulation 2012* applies allowing the proposed lease to a community organisation, other than by tender or auction;
4. Delegate authority to the Chief Executive Officer under s.257(1)(b) of the *Local Government Act 2009* to sign all documents in regard to this matter;
5. Agree to costs for lease preparation to be paid by the lessee.

Option 2

That Council refuse a new lease to Capalaba Lawn Bowls Club Inc.

OFFICER'S RECOMMENDATION

That Council resolves to:

1. **Agree to the surrender of the existing lease to Capalaba Lawn Bowls Club Inc which expires on 18 December 2028;**
2. **Make, vary or discharge a new lease to Capalaba Lawn Bowls Club Inc over Lot 1 SP193524 situated at 1-21 Degen Road, Capalaba as shown on the attached site plan, for a term of 30 years;**
3. **Agree in accordance with s.236(2) of the *Local Government Regulation 2012* that s.236(1)(b)(ii) of the *Local Government Regulation 2012* applies allowing the proposed lease to a community organisation, other than by tender or auction;**
4. **Delegate authority to the Chief Executive Officer under s.257(1)(b) of the *Local Government Act 2009* to sign all documents in regard to this matter;**
5. **Agree to costs for lease preparation to be paid by the lessee.**

Attachment 1 – Capalaba Lawn Bowls Club Inc. – Lease area outlined in red



12 MAYORAL MINUTE

In accordance with s.22 of POL-3127 *Council Meeting Standing Orders*, the Mayor may put to the meeting a written motion called a 'Mayoral Minute', on any matter. Such motion may be put to the meeting without being seconded, may be put at that stage in the meeting considered appropriate by the Mayor and once passed becomes a resolution of Council.

13 NOTICES OF MOTION TO REPEAL OR AMEND RESOLUTIONS

In accordance with s.262 *Local Government Regulation 2012*.

14 NOTICES OF MOTION

14.1 REDLAND CITY COUNCIL MOTION – LGAQ ANNUAL CONFERENCE

14.1.1 NOTICE OF MOTION – CR BOGLARY – LGAQ CONFERENCE – STATE FUNDING INFRASTRUCTURE

Notice is hereby given that at the General Meeting scheduled for 24 August 2016 I intend to move as follows:

That Council resolves to endorse the following motion for presentation to the 120th annual conference of the Local Government Association of Queensland (LGAQ), to be held at the Gold Coast from 18-20 October 2016:

That the Local Government Association of Queensland lobby the State Government to ensure the State accepts its responsibility for the provision of transport, public transport and other vital infrastructure in areas designated by the State as growth regions rather than leaving much of the financial burden to local government.

BACKGROUND

The LGAQ 120th Annual Conference is to be held on the Gold Coast from 18-20 October 2016. It is the principal conference in Queensland relating to local government. The conference brings together delegates from all tiers of government, external stakeholders and the media to consider the challenges facing local government and their communities.

One of the major challenges for all tiers of government is planning for inevitable growth. This is particularly relevant in South East Queensland – one of the fastest-growing regions in Australia. It is anticipated that SEQ will be home to more than 2 million additional residents by 2041. Local Government has an important role to play in planning for growth but cannot afford to continue to fund infrastructure that has previously been the responsibility of the state, such as roads and public transport.

Redland City is the perfect example, with congestion a major problem that will worsen in coming years. The major pinch points are on roads such as Cleveland-Redland Bay Road, Mt Cotton Road, Old Cleveland Road and Redland Bay Road – all State-controlled roads – and Rickertt Road, where Brisbane City and Redland City councils have shared responsibility. There is also a need to upgrade rail infrastructure.

There is an urgent need to improve road and rail public transport within the Redlands if residents are to have an incentive to use it and reduce road congestion.

The State Government is currently in the process of finalizing the SEQ Regional Plan and the provision of infrastructure is closely linked to this plan for the future via the State Infrastructure Plan (SIP). It is worth noting that while the SIP includes many opportunities for transport priority projects, these remain unfunded. While the State says it is committed to

increasing the available pool of funds to secure important infrastructure, the concern is that the Government will look again to local government for greater financial contribution.

The support of local government for the long-term plan is essential, as is the State accepting its responsibility to fund and deliver urgently-needed infrastructure in growth areas.

15 URGENT BUSINESS WITHOUT NOTICE

In accordance with s.26 of POL-3127 *Council Meeting Standing Orders*, a Councillor may bring forward an item of urgent business if the meeting resolves that the matter is urgent.

Urgent Business Checklist	YES	NO
To achieve an outcome, does this matter have to be dealt with at a general meeting of Council?		
Does this matter require a decision that only Council can make?		
Can the matter wait to be placed on the agenda for the next Council meeting?		
Is it in the public interest to raise this matter at this meeting?		
Can the matter be dealt with administratively?		
If the matter relates to a request for information, has the request been made to the CEO or to a General Manager previously?		

16 MEETING CLOSURE