



**MINUTES OF THE GENERAL MEETING OF
BLACKALL-TAMBO REGIONAL COUNCIL
HELD AT THE TAMBO COUNCIL CHAMBERS
ON WEDNESDAY 18 SEPTEMBER 2024 at 8:30 AM**

PRESENT:

Councillors: Cr AL Martin (Mayor), Cr JH Scobie, Cr BP Johnstone, Cr GK Schluter, Cr AA Hart, Cr PW Skewes

OFFICERS:

Mr Mike Lollback, Chief Executive Officer, Mr Shalveen Dayal, Chief Financial Officer, Ms Alison Lamb, Director of Organisational Performance, Mr Peter Mann, Manager of Environment, Health and Compliance, Mrs Andrea Saunders, Group Manager Customer and Council Support, Piper Hansen, Minute Taker.

Attendance by Audio Visual Link

Cr Hart and Cr Scobie have requested attending to the September general meeting by audio visual link as they are attending the Positive Pathways Conference in Perth.

MOTION: Moved Cr Andrew Martin

Seconded: Cr Boyd Johnstone

That under section 254K of the *Local Government Regulation 2012*, Council permits Cr Hart and Scobie to take part in the meeting by audio video link.

GM 2024/09/169

Carried 6 / 0

Leave of Absence

Cr David Hardie has requested a leave of absence for the meeting.

MOTION: Moved Cr Peter Skewes

Seconded: Cr Grahame Schluter

That a leave of absence for Cr Hardie for today's meeting be granted.

GM 2024/09/170

Carried 6 / 0

Leave of Absence

Cr Boyd Johnstone has requested a leave of absence for the October meeting.

MOTION: Moved Cr Peter Skewes

Seconded: Cr Jane Scobie

That a leave of absence for Cr Boyd Johnstone for October's meeting be granted.

GM 2024/09/171

Carried 6 / 0

CONDOLANCES:

A minute's silence was observed to mark the passing of:

Doreen Womersley
Kevin Walter Gillies

DECLARATIONS OF INTEREST

No conflicts of interest were declared.

1 Confirmation of the Meeting Minutes

MOTION: Moved: Cr Grahame Schluter

Seconded: Cr Peter Skewes

That the minutes of the General Meeting held on 21 August 2024 be taken as read and confirmed, and that the Mayor be authorised to sign same.

GM 2024/09/172

Carried 6 / 0

ITEM NO:

4.1

SUBJECT TITLE:

Information Report for August 2024

Information report from the Mayor for Council activities during the month of August and upcoming activities for September.

MOTION: Moved: Cr Andrew Martin

Seconded: Cr Grahame Schluter

That Council receive the Mayor's report for August 2024.

GM 2024/09/173

Carried 6 / 0

ITEM NO:

4.2

SUBJECT TITLE:

Notice to Rescind a Motion - Small Business Friendly Program

I hereby give notice of my intention to move a rescinding motion at the Council meeting scheduled for Wednesday 18 September 2024 and I am giving the required five full days notice of the intent to do as required by the *Local Government Regulation 2012*, section 262.

MOTION: Moved: Cr Andrew Martin

Seconded: Cr Boyd Johnstone

That the Mayor requests:

- 1. Council rescinds the motion made on 19 July 2023 to decline the request to join the Small Business Friendly Program established by the Queensland Small Business Commissioner. Minute No. 16/07A/23 Carried 6/0; and**
- 2. Council authorises the Chief Executive Officer to make the necessary application for Blackall-Tambo Regional Council to join the Small Business Friendly Program.**

GM 2024/09/174

Carried 6 / 0

ITEM NO:

5.1

SUBJECT TITLE:

Councillors' Information Report for August 2024

The report contains information from the Councillors for activities during the month of August 2024.

MOTION: Moved: Cr Andrew Martin

Seconded: Cr Boyd Johnstone

That Council receive the Councillors report for August 2024.

GM 2024/09/175

Carried 6 / 0

ITEM NO:

6.1

SUBJECT TITLE:

Chief Executive Officer's August 2024 Report to Council

The report from the Chief Executive Officer is to update Council on matters that do not require a separate or comprehensive report for consideration but emerge as issue of interest to Council and the broader community.

MOTION: Moved: Cr Boyd Johnstone

Seconded: Cr Alina Hart

That Council receive the Chief Executive Officer's Information Report for August 2024.

GM 2024/09/176

Carried 6 / 0

Cr Boyd Johnstone thanked the Chief Executive Officer for assisting the community with their needs.

ITEM NO:

6.2

SUBJECT TITLE:

Tambo Land for Sale by Auction

Council has several parcels of land available in Tambo. There have been enquiries regarding the purchase of vacant parcels. It is proposed that 3 properties in the industrial estate and 3 residential blocks in Charles Street be sold by auction.

MOTION: Moved: Cr Grahame Schluter

Seconded: Cr Boyd Johnstone

That Council offer the following lots for sale by auction:

- Lot 4 on SP276172, Hobbs Road Tambo
- Lot 5 on SP276172, Hobbs Road Tambo
- Lot 7 on SP136846, Hamilton Road Tambo
- Lot 1 on SP282885, Charles Street Tambo
- Lot 2 on SP282885, Charles Street Tambo
- Lot 3 on SP282885, Charles Street Tambo.

GM 2024/09/177

Carried 6 / 0

ITEM NO:

6.3

SUBJECT TITLE:

Blackall Work Camp Community Advisory Committee

The Blackall Work Camp is supported by a Community Advisory Committee which is comprised of Department of Corrections representatives, council representatives, police representatives and a community representative.

MOTION: Moved: Cr Boyd Johnstone

Seconded: Cr Peter Skewes

That Council appoint Councillor Peter Skewes as the Blackall-Tambo Regional Council member for the Blackall Work Camp Community Advisory Committee.

Amended Motion

MOTION: Moved: Cr Boyd Johnstone

Seconded: Cr Peter Skewes

That Council appoint Councillor Peter Skewes and Councillor Grahame Schluter as the Blackall-Tambo Regional Council members for the Blackall Work Camp Community Advisory Committee.

GM 2024/09/178

Carried 6 / 0

This amended motion became the substantive motion.

ITEM NO:

6.4

SUBJECT TITLE:

Community Grants and Support Policy

Section 195 of the Local Government Regulation 2012 a local government must prepare and adopt a policy about local government grants to organisations.

MOTION: Moved: Cr Jane Scobie

Seconded: Cr Alina Hart

That Council:

1. Retire the Request for Council Assistance Under \$10000 Policy; and
2. Retire the Request for Council Assistance Over \$10000 Policy; and
3. Adopt the Community Grants & Support Policy.

GM 2024/09/179

Carried 6 / 0

The Chief Executive Officer thanked the Group Manager for Customer and Council Support for her work on the Community Grants and Support Policy.

ITEM NO: 7.1.1
SUBJECT TITLE: Financial Report for the Month of August 2024

In accordance with s204 of the *Local Government Regulation 2012*, a monthly financial report must be presented to the Council. The financial report for August 2024 details the Council's current financial position and compares its performance against the adopted budget for 2024-2025.

MOTION: Moved: Cr Grahame Schluter Seconded: Cr Boyd Johnstone

That Council receive the Financial Report for August 2024.

GIR 2024/09/180

Carried 6 / 0

At this point, 9.45am, Cr Andrew Martin left the meeting.

At this point, 9.47am, Cr Andrew Martin returned to the meeting.

Adjournment

At 9.56am, the meeting was adjourned for morning tea.

Resumption

At 10.24am the meeting was resumed.

ITEM NO: 7.1.2
SUBJECT TITLE: Planning and Development Report

The Planning and Development report provides a summary of building applications and planning and development activity in the Blackall-Tambo Regional Council area.

MOTION: Moved: Cr Grahame Schluter Seconded: Cr Jane Scobie

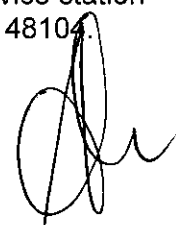
That Council receives the Planning and Development Report for August 2024.

GIR 2024/09/181

Carried 6 / 0

ITEM NO: 7.1.3
SUBJECT TITLE: Development Application DA 08-2023-2024 - 10 Davidson Road, Tambo

The Applicant, Woodham Petroleum Services Pty Ltd C/ Urban Planet Town Planning Consultants, seeks a Development Permit for a Material Change of Use for a Service station over land at 10 Davidson Road, Tambo, formally described as Lot 8 and 9 on SP148104.



The proposal is for an unmanned refuelling facility that will cater predominantly for trucks. A future stage of the proposal includes a small building containing a portable single toilet and shower for customer access only.

The site will be able to be accessed 24 hours, 7 days a week for refuelling purposes.

Under the Blackall-Tambo Region Planning Scheme 2020 (the Planning Scheme), the subject sits in the Industrial Precinct of the Township Zone. The defined use that has been applied for being a Service Station, is subject to Code Assessment in the Industrial Precinct of the Township Zone.

Based on an assessment of the proposal in accordance with the Code Assessment process articulated in the *Planning Act 2016*, this decision report recommends approval of the development application, subject to the conditions stated herein.

Motion Moved: Cr Alina Hart

Seconded: Cr Boyd Johnstone

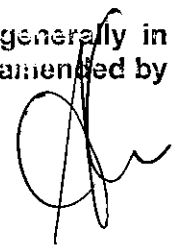
That Council approves the application for a Development Permit for a Material Change of Use for a Service station over land at 10 Davidson Road, Tambo, formally described as Lot 9 and 9 on SP148104, subject to the following conditions:

1.0 PARAMETERS OF APPROVAL

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

2.0 APPROVED PLANS AND DOCUMENTS

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



Plan/Document Name	Plan/Document Number	Revision Number	Date
General Site Plan	2024027-DA-F100	A	10/07/24
FSS Site Plan	2024027-DA-F110	A	10/07/24
Above Ground Tank Storage	2024027-DA-F300	A	10/07/24
Hazardous Zones Site Plan	2024027-DA-F200	A	10/07/24
Fuel Based Activities Hazard Identification and Risk Assessment	2024027	A	11/07/24

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

3. HOURS OF OPERATION

3.1 Hours of operation are 24 hours a day, 7 days a week.

4. OPERATION OF USE

4.1 Delivery, storage and dispensing of liquids, and the associated management and operational systems, must comply with all relevant requirements of the *Work Health and Safety Act 2011*, the *Work Health and Safety Regulation 2011*, the *Environmental Protection Act 1994* and the *Environmental Protection Regulation 2019* and with relevant standards (including AS 1940:2017 - The storage and handling of flammable and combustible liquids).

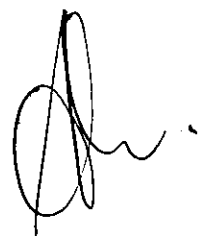
4.2 All spills from bulk fuel transfer activities or refueling of vehicles must be able to be contained on subject land and must be cleaned up immediately following any spill.

4.3 Carry out the development in accordance with the recommendations of Section 7 Summary of the Fuel Based Activities Hazard Identification and Risk Assessment prepared by INTOTUM, with project number 2024027, revision 1 and dated 11 July 2024.

5. ACCESS

5.1 Provide and maintain access to Davidson Street in accordance with the approved plans (see Condition 2.1) and generally in accordance with the standard drawing, Figure 2 – Vehicle Crossover – Piped, from the General Development Code of the Blackall-Tambo Region Planning Scheme.

5.2 Design and construct and maintain all car parking, service vehicle parking and manoeuvring areas in accordance with the approved plans (see Condition 2.1) and AS2890.1 – *Parking Facilities* and Austroads Publication AP-G34-13 – *Austroads Design Vehicle and Turning Path Templates*



6.0 SITE AND ALLOTMENT DRAINAGE

- 6.1 Undertake the development such that it does not restrict, impair or change the natural flow of runoff water or cause a nuisance to adjoining properties or infrastructure from the pre to the post-development condition.

7.0 STORMWATER WORKS

- 7.1 Undertake the development such that all stormwater, except for rainwater captured on-site in rainwater tanks, is to be drained from the site to a lawful point of discharge and carried without causing annoyance or nuisance to any person or property. All works must be designed, constructed and maintained in accordance with the *Queensland Urban Drainage Manual*.

8.0 SEWERAGE

- 8.1 Maintain the existing onsite sewerage system.

9.0 WATER

- 9.1 Maintain the existing connection to Council's reticulated water network.

10.0 TELECOMMUNICATION AND ELECTRICITY SUPPLY

- 10.1 Maintain the electricity and telecommunication services in accordance with the standards and requirements of the relevant service provider.

11.0 WASTE MANAGEMENT

- 11.1 Store all waste within a waste storage area (for example, general waste, recyclable waste, pallets, empty drums etcetera). The waste storage area must be:

- 11.1.1 Designed to not cause nuisance to neighbouring properties;
- 11.1.2 Screened from any road frontage or adjoining property;
- 11.1.3 Of a sufficient size to accommodate a waste bin/s suitable to service the Transport depot.

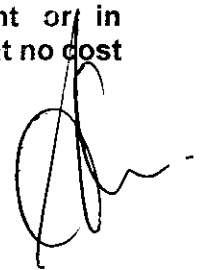
12.0 AMENITY AND ENVIRONMENTAL HEALTH

- 12.1 Undertake the approved development so there is no environmental nuisance or detrimental effect on any surrounding land uses and activities by reason of the emission of noise, vibration, odour, fumes, smoke, vapour, steam soot, ash, wastewater, waste products, oil or otherwise

- 12.2 Install and operate all outdoor lighting to comply with AS4282 – 1997 "*Control of the Obtrusive Effects of Outdoor Lighting*".

13.0 ASSET MANAGEMENT

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



7.2.1 CONSTRUCTION ACTIVITIES

1. The applicant must ensure that all construction materials, waste, waste skips, machinery and contractors' vehicles are properly stored and stored or parked within the development site, and this must be approved in writing by Council.

2. All construction activity and noise must be limited to the hours of 06:30 to 18:30 on any day to Saturday, with no work to occur on Sundays or public holidays.

ADVISORY NOTES

- A. Prior to commencing any construction activities, the applicant/developer will be required to obtain further development permits for building work, and plumbing and drainage work, and potentially for operational work, as required under relevant legislation for this work.
- B. This approval does not negate the requirement for compliance with all other relevant Local Laws and other statutory requirements. Any provisions contained in this approval relating to the enforcement of any of the conditions shall be in addition to all other rights, powers and privileges that the Council may possess or obtain, and nothing contained in these conditions shall be construed so as to prejudice, affect or otherwise derogate or limit these rights, powers and privileges of the Council.
- C. General environmental duty under the *Environmental Protection Act 1994* and subordinate legislation prohibits unlawful environmental nuisance caused by noise, aerosols, particles, dust, ash, fumes, light, odour or smoke beyond the boundaries of the development site during all stages of the development including earthworks, construction and operation.
- D. This development approval does not authorise any activity that may harm Aboriginal cultural heritage. It is advised that under section 28 of the *Aboriginal Cultural Heritage Act 2003*, a person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal cultural heritage (the 'cultural heritage duty of care').

GM 2024/09/18

Carried 8 / 0

ITEM NO: 7.2.1

SUBJECT TITLE: Chief Operations Officer's Operational Report

The Chief Operations Officer's report for August 2024 is presented to Council.

MOTION: Moved: Cr Grahame Schluter Seconded: Cr Peter Skewes

That Council receive the Chief Operations Officer's Report for August 2024.

GM 2024/09/18

Carried 8 / 0

ITEM NO: 7.2.2

SUBJECT TITLE: Roadtrain Side Tipper Trailers

Vendor Panel Request was sent out for the supply and delivery of 2x road train side tipping trailers and 1x tri axle dolly.

MOTION: Moved: Cr Grahame Schluter Seconded: Cr Peter Skewes



That Council accept the tender from Haulmark trailers to supply and deliver 2x road transport (empty) trailers and for tri axle dolly for \$363,400.00 (ex GST). These trailers are purchased to provide uniformity of plant, uniformity of cost and proven long term service contract.

GM 2024/09/135

Carried 3/1

ITEM NO:

7.3.4

SUBJECT TITLE:

Director of Lifestyle and Community Operational Report

The Director of Lifestyle and Community Services Operations report for August 2024 is presented to Council. The report includes Blackall Aerodrome, Libraries, Visitor Information Centre, Blackall Neighbourhood Centre Program and Tambo Multipurpose Centre.

NOTION: Moved: Cr Jane Scobie

Seconded: Cr Alina Hart

That Council receive the Director of Lifestyle and Community Services Report for August 2024.

GM 2024/09/136

Carried 6/0

ITEM NO:

7.4.1

SUBJECT TITLE:

Organisational Performance Department Monthly Report - August 2024

This report provides Council with a brief overview/update of the Organisational Performance Department's key activities and outcomes for the previous calendar month.

NOTION: Moved: Cr Grahame Schluter

Seconded: Cr Boyd Johnstone

That Council receive the Organisational Performance Department's report for August 2024.

GM 2024/09/136

Carried 6/0

ITEM NO:

7.4.2

SUBJECT TITLE:

Tambo Town Common Advisory Group Meeting - 20 August 2024

The Tambo Town Common Advisory Group held a meeting on 20 August 2024.

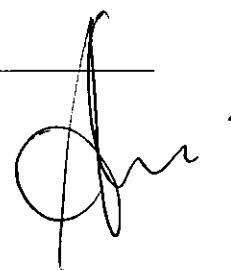
NOTION: Moved: Cr Boyd Johnstone

Seconded: Cr Grahame Schluter

That Council receive the minutes of the Tambo Town Common Advisory Group's meeting, held on 20 August 2024.

GM 2024/09/137

Carried 6/0



ITEM NO: 7.4.3
SUBJECT TITLE: Environment Health Officer's Report

The Environmental Health Officer's report is provided to Council for their attention and consideration.

MOTION: Moved: Cr Grahame Schluter Seconded: Cr Peter Skewes

That Council receive the Environmental Health Officer's report.

G/S 2024/08/188

Carried 6 / 6

ITEM NO: 7.4.4
SUBJECT TITLE: Resolution to Review Council Local Laws

Council adopted and made a suite of four local laws and subordinate local laws in 2010. There is an identified need to review the local laws to ensure they are fit for purpose for the Blackall-Tambo communities.

MOTION: Moved: Cr Grahame Schluter Seconded: Cr Boyd Johnstone

That Council resolves to undertake a review of the Blackall-Tambo Local Laws.

G/S 2024/08/189

Carried 6 / 0

ITEM NO: 7.4.5
SUBJECT TITLE: People, Culture & Safety Report

This report provides Council with an update of the People, Culture and Safety departments' outcomes for the period of 1 August 2024 to 31 August 2024.

MOTION: Moved: Cr Boyd Johnstone Seconded: Cr Jane Scobie

That the People, Culture and Safety Monthly Report be received and noted by Council.

G/S 2024/08/190

Carried 6 / 0

The Chief Executive Officer thanked the AWU representative, Larry Burnie, for his outstanding job with speaking and consulting with Blackall-Tambo Regional Council staff.

ITEM NO: 7.4.6
SUBJECT TITLE: Ranger's report

Report to inform Council of the Rangers activities for the month

MOTION: Moved: Cr Boyd Johnstone Seconded: Cr Grahame Schluter

That the Rangers report be received, and the activities conducted be endorsed.

G/S 2024/08/191

Carried 6 / 0

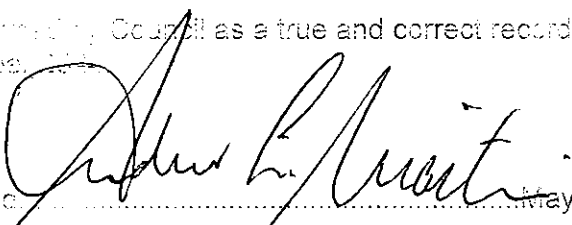
1. 15.09.21

There being, no further business to consider, the Mayor declared the Meeting closed at 7.00pm.

CONFIRMATION OF MINUTES:

Confirmed by Council as a true and correct record at the General Meeting held on 16

September 2021

Signed  Mayor

