

Minutes

Ordinary Meeting

Thursday, 21 September 2023

Sunshine Coast City Hall Chamber, 54 First Avenue, Maroochydore

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Please Note: The resolutions as shown in italics throughout these minutes are the resolutions carried by the Council.

1 DECLARATION OF OPENING

The Chair declared the meeting open at 9:00am.

2 WELCOME AND OPENING

Councillor M Suarez acknowledged the Traditional Custodians of the land on which the meeting took place.

Anurag Goswami (Bobby), President of the Sunshine Coast Indian Association delivered a blessing on behalf of the Hindu Culture.

The Acting Chief Executive Officer acknowledged the recent passing of Council employee, Janelle Starkey, and expressed Council's deepest condolences to Janelle's family and friends.

3 RECORD OF ATTENDANCE AND LEAVE OF ABSENCE**COUNCILLORS**

| | |
|-------------------------|--------------------------------------|
| Councillor M Jamieson | Mayor (Chair) |
| Councillor R Baberowski | Division 1 (Deputy Mayor) |
| Councillor T Landsberg | Division 2 |
| Councillor P Cox | Division 3 (Teams) |
| Councillor J Natoli | Division 4 |
| Councillor W Johnston | Division 5 (Teams) (Absent 8.5 – 13) |
| Councillor C Dickson | Division 6 |
| Councillor E Hungerford | Division 7 |
| Councillor J O'Pray | Division 8 |
| Councillor M Suarez | Division 9 |
| Councillor D Law | Division 10 |

APOLOGIES

Chief Executive Officer

COUNCIL OFFICERS

A/ Chief Executive Officer
Group Executive Built Infrastructure
A/ Group Executive Business Performance
Group Executive Civic Governance
Group Executive Customer and Planning Services
A/ Group Executive Economic and Community Development
Group Executive Liveability and Natural Assets
Manager Executive Management and Support Services
Coordinator Biodiversity & Waterways
Principal Engineer
Coordinator Strategic Flooding & Stormwater Policy & Planning
Strategic Planner
Governance Policy Lead
Coordinator Financial Services
Coordinator Financial Accounting
Chief Financial Officer
Manager Leasing and Land Management
Senior Property Officer
Property Development Officer

4 RECEIPT AND CONFIRMATION OF MINUTES

Council Resolution

Moved: Councillor J Natoli

Seconded: Councillor E Hungerford

That the Minutes of the Ordinary Meeting held on 24 August 2023 be received and confirmed.

Carried unanimously.

5 MAYORAL MINUTE

NIL

6 INFORMING OF CONFLICTS OF INTEREST

6.1 PRESCRIBED CONFLICTS OF INTEREST

NIL

6.2 DECLARABLE CONFLICTS OF INTEREST

NIL

NIL

8 REPORTS DIRECT TO COUNCIL**8.1 COASTAL HEALTH REPORT FOR THE SUNSHINE COAST****File No:** Council Meetings**Author:** Coordinator Biodiversity & Waterways
Liveability & Natural Assets Group**Appendices:** App A - Coastal Health Report for the Sunshine Coast

Council Resolution (OM23/97)**Moved:** Councillor M Suarez**Seconded:** Councillor J Natoli*That Council:*

- (a) *receive and note the report titled “**Coastal Health Report for the Sunshine Coast** for the Sunshine Coast” and*
- (b) *note the Coastal Health Report for the Sunshine Coast 2023 (Appendix A) for the purpose of promoting our coastal health and to inform ongoing planning and management.*

Carried unanimously.

8.2 FLOOD MAPPING AND INFORMATION UPDATE

File No: Council Meetings
Author: Principal Engineer
Customer & Planning Services Group
Appendices: App A - Maroochydore South Master Drainage Plan
Attachments: Att 1 - Changes to Defined Flood Event
Att 2 - 2022 Flood Event Map
Att 3 - Locations of additional models
Att 4 - Stormwater Risk Mapping

Council Resolution (OM23/98)

Moved: Councillor C Dickson
Seconded: Councillor J O'Pray

That Council:

- (a) *receive and note the report titled "**Flood Mapping and Information Update**"*
- (b) *endorse the revision to Council's public flood mapping products, and*
- (c) *endorse the Maroochydore South Master Drainage Plan (Appendix A).*

Carried unanimously.

8.3 FORMAL DESIGNATION OF THE FLOOD HAZARD AREA FOR BUILDING REGULATION PURPOSES

| | |
|--------------|---|
| File No: | Council Meetings |
| Author: | Coordinator Strategic Flooding & Stormwater Policy & Planning Customer & Planning Services Group |
| Appendices: | App A - Flood Hazard Area Map for Building Regulation Purposes |
| Attachments: | Att 1 - 2021 Newsflash - Important Update on Council Flood Mapping and Information |

Council Resolution (OM23/99)

Moved: Councillor J Natoli
Seconded: Councillor M Suarez

That Council:

- (a) receive and note the report titled “**Formal Designation of the Flood Hazard Area for Building Regulation Purposes**”
- (b) designate a flood hazard area in accordance with section 32(b) of the Building Act 1975 and section 8 of the Building Regulation 2021 (Appendix A – Flood Hazard Area Map for Building Regulation Purposes)
- (c) declare the following for the designated flood hazard area (Appendix A – Flood Hazard Area Map for Building Regulation Purposes) in accordance with section 32(b) of the Building Act 1975 and section 8 of the Building Regulation 2021:
 - i. the flood likelihood and planning period for climate change for the defined flood event is in accordance with Column 2 of Table 8.2.7.3 Flood levels and flood immunity requirements for development and infrastructure, of the Sunshine Coast Council Planning Scheme 2014 Flood Hazard Overlay Code
 - ii. the defined flood level and maximum flow velocity of water (where available) are the flood levels and velocities for the adopted defined flood events derived from the flood modelling for each catchment of the flood hazard area
 - iii. the following are provided in a Flood Information Search (where available) for lots within the flood hazard area:
 - defined flood level
 - maximum flow velocity
 - inactive flow or backwater area
 - freeboard
 - finished floor level of class 1 buildings and
- (d) in response to item (b), that the existing flood hazard area designation in the Sunshine Coast Planning Scheme 2014, be further considered as part of a future planning scheme amendment or as part of the New Sunshine Coast Planning Scheme Project.

Carried unanimously.

8.4 PROPOSED PLANNING SCHEME AMENDMENT - QUEENSLAND RECONSTRUCTION AUTHORITY RESILIENT HOMES FUND - VOLUNTARY HOME BUY-BACK SITES

File No: Council Meetings
Author: Strategic Planner
Customer & Planning Services Group
Appendices: App A - Explanatory Memorandum
App B - Amendment Instrument
Attachments: Att 1 - Voluntary Home Buy Back Program Resilient Homes Fund
- Local Government Program Guidelines

Council Resolution (OM23/100)

Moved: Councillor T Landsberg
Seconded: Councillor M Suarez

That Council:

- (a) receive and note the report titled “***Proposed Planning Scheme Amendment - Queensland Reconstruction Authority Resilient Homes Fund - Voluntary Home Buy-Back Sites***”
- (b) decide to make a ‘minor amendment’ to the Sunshine Coast Planning Scheme 2014 (referred to as the proposed Sunshine Coast Planning Scheme 2014 (Minor Amendment) – Queensland Reconstruction Authority Resilient Homes Fund - Voluntary Home Buy-Back Sites) (Appendix A and Appendix B)
- (c) adopt the proposed Sunshine Coast Planning Scheme 2014 (Minor Amendment) – Queensland Reconstruction Authority Resilient Homes Fund - Voluntary Home Buy-Back Sites (Appendix A and Appendix B) and
- (d) delegate authority to the Chief Executive Officer to undertake the necessary steps to finalise the planning scheme amendment for incorporation into the Sunshine Coast Planning Scheme 2014, in accordance with the Planning Act 2016 and the Minister’s Guidelines and Rules 2023.

Carried unanimously.

8.5 PROPOSE TO MAKE AMENDMENT SUBORDINATE LOCAL LAW NO.2 (ANIMAL MANAGEMENT) 2023

File No: Council Meetings
Author: Governance Policy Lead
Civic Governance
Appendices: App A - Amendment Subordinate Local Law No.2 (Animal Management) 2023

Council Resolution (OM23/101)

Moved: Councillor J Natoli
Seconded: Councillor T Landsberg

That Council:

- (a) *receive and note the report titled “**Propose to Make Amendment Subordinate Local Law No.2 (Animal Management) 2023**”*
- (b) *resolve to propose to make Amendment Subordinate Local Law No. 2 (Animal Management) 2023*
- (c) *resolve to undertake community consultation on the draft subordinate local law from 25 September 2023 to 30 October 2023 (5 weeks) and*
- (d) *note the proposed amendments have been reviewed pursuant to section 38 of the Local Government Act 2009 and the amendments do not contain anti-competitive provisions.*

For: Councillor M Jamieson, Councillor R Baberowski, Councillor T Landsberg, Councillor P Cox, Councillor J Natoli, Councillor J O'Pray, Councillor M Suarez and Councillor D Law.

Against: Councillor C Dickson and Councillor E Hungerford.

Carried.

Councillor W Johnston was absent for the discussion and vote on this item.

8.6 AUGUST 2023 FINANCIAL PERFORMANCE REPORT**File No:** Council Meetings**Author:** Coordinator Financial Services
Business Performance Group**Attachments:** Att 1 - August 2023 Financial Performance Report
Att 2 - Capital Grant Funded Project Report August 2023

Council Resolution (OM23/102)**Moved:** Councillor E Hungerford**Seconded:** Councillor J Natoli*That Council receive and note the report titled “**August 2023 Financial Performance Report**”.***Carried unanimously.****Councillor W Johnston was absent for the discussion and vote on this item.**

8.7 QUEENSLAND AUDIT OFFICE - SECOND INTERIM MANAGEMENT REPORT FOR THE FINANCIAL YEAR ENDED 30 JUNE 2023

File No: Council Meetings

Author: Coordinator Financial Accounting
Business Performance Group

Attachments: Att 1 - Queensland Audit Office Second Interim Report 2023

Council Resolution (OM23/103)

Moved: Councillor E Hungerford
Seconded: Councillor J Natoli

That Council receive and note the report titled “Queensland Audit Office - Second Interim Management Report for the financial year ended 30 June 2023”.

Carried unanimously.

Councillor W Johnston was absent for the discussion and vote on this item.

8.8 BUDGET REVIEW 1 - 2023/24

File No: Council Meetings
Author: Coordinator Financial Services
Business Performance Group
Appendices: App A - 2023/24 Amended Budget Financial Statements
App B - Minor Capital Works Program

Council Resolution (OM23/104)

Moved: Councillor E Hungerford
Seconded: Councillor R Baberowski

That Council:

- (a) *receive and note the report titled "**Budget Review 1 - 2023/24**"*
- (b) *adopt Appendix A as tabled, pursuant to sections 169 and 170 of the Local Government Regulation 2012, Council's amended budget for 2023/24 financial year incorporating:*
 - (i) *the statement of income and expenditure*
 - (ii) *the statement of financial position*
 - (iii) *the statement of changes in equity*
 - (iv) *the statement of cash flow*
 - (v) *the relevant measures of financial sustainability*
 - (vi) *the long term financial forecast*
 - (vii) *Council's 2023/24 Capital Works Program, endorse the indicative four-year program for the period 2025 to 2028, and note the five-year program for the period 2029 to 2033*
- (c) *note the following documentation applies as adopted 22 June 2023*
 - (i) *the Debt Policy*
 - (ii) *the Revenue Policy*
 - (iii) *the total value of change, expressed as a percentage, in the rates and utility charges levied for the financial year compared with the rates and utility charges levied in the previous budget*
 - (iv) *the Revenue Statement*
 - (v) *the rates and charges to be levied for the 2023/24 financial year and other matters as adopted 22 June 2023*
 - (vi) *the Strategic Environment Levy Policy*
 - (vii) *the Strategic Arts and Heritage Levy Policy*
 - (viii) *the Strategic Transport Levy Policy*
 - (ix) *the Derivatives Policy and*
- (d) *endorse the Minor Capital Works Program (Appendix B).*

Carried unanimously.

Councillor W Johnston was absent for the discussion and vote on this item.

8.9 DISPOSAL (LEASES) TO QUEENSLAND FIRE AND EMERGENCY SERVICES OVER VARIOUS RURAL FIRE BRIGADE SITES

File No: Council Meetings
Author: Manager Leasing and Land Management
Business Performance Group
Attachments: Att 1 - Rural Fire Brigade locations

Council Resolution (OM23/105)

Moved: Councillor R Baberowski
Seconded: Councillor M Suarez

That Council:

- (a) *receive and note the report titled “**Disposal (Leases) to Queensland Fire and Emergency Services over various Rural Fire Brigade sites**”*
- (b) *resolve, pursuant to Section 236 of the Local Government Regulation 2012, that an exception to dispose of an interest (lease) in land to a government agency being the Queensland Fire and Emergency Services up until 30 June 2043 for the following sites:-*
 - (i) *Palmwood Rural Fire Brigade at Margaret Street, Palmwoods*
 - (ii) *Glasshouse Mountains Rural Fire Brigade at Ryan Street, Glass House Mountains*
 - (iii) *Kureelpa Rural Fire Brigade at 8 Braford Road, Kureelpa*
 - (iv) *Landsborough Rural Fire Brigade at Maleny Street, Landsborough*
 - (v) *Mapleton Rural Fire Brigade at 37 Obi Obi Road, Mapleton*
 - (vi) *Yandina/North Arm Rural Fire Brigade at Monak Road, North Arm*
 - (vii) *Valdora Rural Fire Brigade at 269 Valdora Road, Valdora*
 - (viii) *Eumundi Rural Fire Brigade at 20 Napier Road, Eumundi*
 - (ix) *Beerwah Rural Fire Brigade at 175 Roys Road, Beerwah*
 - (x) *Conondale Rural Fire Brigade at 1723 Maleny Kenilworth Road, Conondale*
 - (xi) *Eudlo Rural Fire Brigade at 6 Rosebud Street, Eudlo*
 - (xii) *Verrierdale Rural Fire Brigade at 460-478 Verrierdale Road, Verrierdale and*
- (c) *delegate authority to the Chief Executive Officers to authorise that annual consideration for these Leases be set at \$1.00 payable on demand whilst the sites are being used for Rural Fire Brigade purposes.*

Carried unanimously.

Councillor W Johnston was absent for the discussion and vote on this item.

8.10 DISPOSAL (EASEMENT) TO ENERGEX TO SUPPORT VARIOUS COUNCIL PROJECTS

File No: Council Meetings
Author: Manager Leasing and Land Management
Business Performance Group
Attachments: Att 1 - Aerial Map - Honey Farm Sport Precinct
Att 2 - Easement Plan - Honey Farm Sport Precinct
Att 3 - Aerial Map - Caloundra Administration Building site
Att 4 - Easement Plan - Caloundra Administration Building site
Att 5 - Aerial Map - Nambour Materials Recovery Facility
Att 6 - Easement Plan - Nambour Materials Recovery Facility

Council Resolution (OM23/106)

Moved: Councillor T Landsberg
Seconded: Councillor R Baberowski

That Council:

- (a) receive and note the report titled “***Disposal (Easement) to Energex to support various Council Projects***” and
- (b) resolve, pursuant to section 236 of the Local Government Regulation 2012, that an exception to dispose of an interest (easement) in land (other than by tender or auction) is applied as the disposal is to Energex, a government organisation, pursuant to Section 236(1)(b)(i) over the following Council freehold land:
 - (i) 4 Honey Farm Road, Meridan Plains, legally described as Lot 70 on SP324776
 - (ii) 1 Omrah Avenue, Caloundra, legally described as Lot 22 on RP883293 and
 - (iii) 66 Cooney Road, Bli Bli, legally described as Lot 3 on SP193049.

Carried unanimously.

Councillor W Johnston was absent for the discussion and vote on this item.

**8.11 DISPOSAL (EASEMENT) OF PART OF COUNCIL FREEHOLD LAND
WITHIN MULTIPLE PROPERTIES MERIDAN PLAINS TO AURA**

File No: F2023/43207
Author: Manager Leasing and Land Management
Business Performance Group
Attachments: Att 1 - Aerial Map of Easements

Council Resolution (OM23/107)

Moved: Councillor R Baberowski
Seconded: Councillor C Dickson

That Council:

- (a) *receive and note the report titled “**Disposal (Easement) of part of Council Freehold Land within multiple properties Meridan Plains to Aura**” and*
- (b) *resolve, pursuant to section 236 of the Local Government Regulation 2012, that an exception to dispose of an interest (easement) in land (other than by tender or auction) is applied as the disposal is to Energex, a government organisation, pursuant to Section 236(1)(b)(i) over the following Council freehold land:*
 - (i) Lot 10 on SP231637
 - (ii) Lot 2 on RP97720
 - (iii) Lot 14 on SP264093
 - (iv) Lot 70 on SP324776
 - (v) Lot 903 on SP209288
 - (vi) Lot 1200 on SP306968 and
 - (vii) Lot 1198 on SP306968.

Carried unanimously.

Councillor W Johnston was absent for the discussion and vote on this item.

9 NOTIFIED MOTIONS

NIL

10 TABLING OF PETITIONS**10.1 PETITION - REQUEST FOR INCREASE OF FLAGGED AREAS /
LIFEGUARD SERVICES AT THE KAWANA STRETCH OF BEACH**

Council Resolution (OM23/108)

Moved: Councillor J Natoli

Seconded: Councillor P Cox

That the petition tabled by Councillor J Natoli relating to the request to increase flagged areas / lifeguard services at the Kawana stretch of beach be received and referred to the Chief Executive Officer to determine appropriate action.

Carried unanimously.

Councillor W Johnston was absent for the discussion and vote on this item.

**10.2 PETITIONS - HOUSING CRISIS REQUEST TO REVIEW TOWN PLAN IN
RELATION TO TINY HOMES AND OTHER ACCOMMODATION OPTIONS****Council Resolution** (OM23/109)

Moved: Councillor D Law
Seconded: Councillor R Baberowski

That the petitions tabled by Councillor D Law relating to the request to review the town plan to recognise caravans, buses and tiny homes during the housing crisis be received and referred to the Chief Executive Officer to determine appropriate action.

Carried unanimously.

Councillor W Johnston was absent for the discussion and vote on this item.

11 CONFIDENTIAL SESSION**CLOSURE OF THE MEETING TO THE PUBLIC****Council Resolution****Moved: Councillor E Hungerford****Seconded: Councillor M Suarez**

That the meeting be closed to the public pursuant to s254J(3)(g) of the Local Government Regulation 2012 to consider the following items:

11.1 *Confidential - Not for Public Release - Strategic Land Acquisition – Peregrine Beach.*

Carried unanimously.

Councillor W Johnston was absent for the vote on this item.

RE-OPENING OF THE MEETING TO THE PUBLIC**Council Resolution** (OM23/110)**Moved: Councillor M Suarez****Seconded: Councillor C Dickson**

That the meeting be re-opened to the public.

Carried unanimously.

Councillor W Johnston was absent for the vote on this item.

11.1 CONFIDENTIAL - NOT FOR PUBLIC RELEASE - STRATEGIC LAND ACQUISITION – PEREGIAN BEACH

File No: Council Meetings
Authors: Coordinator Biodiversity & Waterways
Liveability & Natural Assets Group
Head of Strategic Property
Business Performance Group

In preparing this report, the Chief Executive Officer recommends it be considered confidential in accordance with Section 254J(3) (g) of the *Local Government Regulation 2012* as it contains information relating to negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government.

The report is confidential in respect to the content and timeframes of negotiations with the landowners and recognising that, until Council makes a decision and the sale contracts are executed, the acquisition has no certainty.

Public disclosure at this time would potentially impact adversely on the finalisation of a current negotiation process and Council's ability to secure the land parcels at a price that represents the best value for the ratepayers of the region.

The report contains a recommendation to release details relating to the site location and price of the acquisitions once negotiations have been finalised and the transfer of the property title has been registered with the Titles Registry.

Council Resolution (OM23/111)

Moved: Councillor M Suarez
Seconded: Councillor E Hungerford

That Council:

- (a) *delegate authority to the Chief Executive Officer to enter into negotiations, execute all documentation and assist the Queensland Government to finalise the acquisition of the identified strategic property in Peregian Beach*
- (b) *authorise the Chief Executive Officer to enter into a partnership agreement with the Queensland Government for the long-term management of the property in Peregian Beach and*
- (c) *authorise the Chief Executive Officer to publicly release details relating to the site location and contract price for the identified strategic property once the negotiations have been finalised and the transfer of ownership of land to the Queensland Government has been registered with the Titles Registry.*

Carried unanimously.

Councillor W Johnston was absent for the vote on this item.

12 NEXT MEETING

The next Ordinary Meeting will be held on 26 October 2023 in the Sunshine Coast City Hall Chamber, 54 First Avenue, Maroochydore.

13 MEETING CLOSURE

The meeting closed at 12:02pm.

Confirmed 26 October 2023.

CHAIR
