



# Minutes of the Ordinary Meeting Of the Mount Isa City Council Wednesday, 12 June 2019 Unconfirmed Minutes

**Location:** Camooweal Town Hall, Barkly Highway, Camooweal.

**Commenced:** 10am

**Attendees:**

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**Mayor** Her Worship Mayor Cr Joyce McCulloch (Chair)

**Councillors** Deputy Mayor Cr Phil Barwick  
Cr George Fortune  
Cr Jean Ferris  
Cr Mick Tully  
Cr Paul Stretton

**Executive** Mrs S Ibardolaza - Chief Executive Officer  
Mr E Cianetti - Director Engineering Services

**Minutes Clerk** Mrs C Baxter - Executive Assistant Executive Services

**Apologies** Cr Peta MacRae  
Ms K MacClure - Director Financial and Corporate Services  
Mr J Hart - Director Compliance and Utilities Services

## Item 1 - Mayor's Welcome / Attendance and Apologies

Her Worship Mayor Cr Joyce McCulloch opened the meeting and welcomed all those present.

## Item 2 - Council of Clergy Opening Prayer

Cr Stretton opened the meeting with a prayer.

## Item 3 - Public Forum

### Suspension of Standing Orders

Standing Orders were suspended at 10.03am

*Member of the Public – Michelle Lebet*

Ms Lebet requested the Camooweal Town Hall be utilised as a venue for a Community Op Shop. Organisers felt that it would be beneficial if the Op Shop had a more permanent location as they currently have to pack up for each Church Service at the current location, it was also suggested it could generate increased security for the Hall as it will be utilised more.

Mayor Joyce McCulloch thanked Ms Lebet for her suggestion and advised Chief Executive Officer, Sharon Ibardolaza will contact her to arrange a suitable agreement between both parties.



*Member of the Public – Kristopher Doyle*

Mr Doyle enquired how the Waste Levy would affect businesses in Camooweal, especially those with live in staff. Also, how will the Waste Levy impact various Community Events such as the Drovers Festival.

Mayor Joyce McCulloch advised Council is working with Commercial Businesses to lessen the impact of the Waste Levy and that information sessions will be held in both Mount Isa and Camooweal.

Mayor Joyce McCulloch advised Manager Compliance and Utilities Services, Stephan Wagner will contact him to discuss his businesses specific concerns.

*Member of the Public – Paul Finlay*

Mr Finlay enquired about the status of the Camooweal Tip and how will it affect Camooweal Residents.

Cr Stretton advised that the tip face gates will be closed due to the need to regulate accesses. It will not be decommissioned. All fees and charges are currently be finalised and will be included in the upcoming budget.

#### **Resumption of Standing Orders**

Standing Orders were resumed at 10:10am.

#### **Item 4 - Conflict of Interest / Material Personal Interest**

Councillors are invited to declare any interests in relation to the Agenda, including any late items presented. Councillor interests are noted against the relevant items by the Minutes Clerk for action during the meeting.

Cr Fortune declared a perceived conflict of interest in 7.1 - Mount Isa Fish Stocking Group – No Certificate of Classification for Fish Hatchery & Visitor Display Centre (as defined by section 175D of the Local Government Act 2009 as follows) as he was previously the President of the Mount Isa Fish Stocking Group.

Cr Tully declared a perceived conflict of interest in 15.1 – CR178-18 – Request for Council's consent to change the size of the machinery/storage shed to be constructed on the Mount Isa Race Club lease area (as defined by section 175D of the Local Government Act 2009 as follows) as he is the President of the Mount Isa Race Club.

#### **Item 5 - Presentations**

Nil

#### **Item 6 - Previous Council Meeting Minutes**

##### **6.1 - 22 May 2019 Ordinary Meeting Minutes**

**Folder ID 6435**

**Chair Mayor, Cr Joyce McCulloch**

##### **Executive Summary**

Minutes of the Ordinary Meeting held 22 May 2019 presented to Council to be confirmed.

##### **Officer's Recommendation**

**THAT** the Minutes of the Ordinary Meeting held on 22 May 2019, as received, be confirmed.



**Moved** Deputy Mayor Cr Barwick  
**Seconded** Cr Tully

**THAT** the Minutes of the Ordinary Meeting held on 22 May 2019, as received, be confirmed.

**VOTE** CARRIED

OM01/06/19

#### Item 7 - Business Development and Town Planning – Cr George Fortune

Cr Fortune left the Camooweal Town Hall at 10:21pm due to the declared perceived conflict of interest in Item 7.1, taking no part in the debate or decision on the matter.

#### **7.1 - Mount Isa Fish Stocking Group – No Certificate of Classification for Fish Hatchery & Visitor Display Centre**

**File** 43522 & 34607

**Provided by** Manager Development and Land Use, Gayle Houston

##### **Executive Summary**

This report has been prepared to advise of Council's Development & Land Use section's intention to require the Mount Isa Fish Stocking Group to fully restrict all persons from accessing the Hatchery and Visitor Display Centre building located on Council trust land due to not having obtained a Certificate of Classification (which allows the occupation of the building).

##### **Officer's Recommendation**

**THAT** Council restrict all persons from accessing the Fish Hatchery and Visitor Display Centre building until a Certification of Classification is obtained for the building.

**Moved** Deputy Mayor Cr Barwick  
**Seconded** Cr Ferris

**THAT** Council restrict all persons from accessing the Fish Hatchery and Visitor Display Centre building until a Certification of Classification is obtained for the building.

**VOTE** FAILED

**REASON** A fish hatchery is enclosed in the subject building and tanks of fingerlings, breeders and display fish will need continued care.

**Moved** Deputy Mayor Cr Barwick  
**Seconded** Cr Ferris

**THAT** Council directs the Mount Isa Fishing Stocking Group to close the Fish Hatchery and Visitor Display Centre to all public and restrict access of the building to Members of the Management Committee only (and no other persons) for the sole purpose of caring for the fish and MIFSG's engaged persons contracted to carry out building rectification works (as required by the Building Certifier) and not for any other reason, until a Certificate of Classification has been obtained; and

The Mount Isa Fish Stocking Group shall provide Outback @ Isa Pty Ltd / MICCOE with a copy of a current public liability insurance policy that is in accordance with their current lease agreement; and

That Mount Isa Fish Stocking Group formally acknowledges the risks associated with permitting access to the building prior to a Certificate of Classification being issued.



VOTE CARRIED

OM02/06/19

Cr Fortune returned to the Commonweal Town Hall at 10:25am.

## 7.2 - P13-18 – Development Application for Reconfiguration of a Lot (1 Lot into 2 Lots) & Operational Works for Reconfiguring of a Lot

File 98551

Provided by Planning Officer, Jason Newell

### Executive Summary

Council has received an application to subdivide 57 Simpson Street into two (2) separate allotments and an application for the associated operational works to undertake such works.

### Officer Recommendation

**THAT** Council APPROVE the Reconfiguration of a Lot (1 Lot into 2 Lots) and Operational Works for Reconfiguring a Lot for 57 Simpson Street, described as Lot 150 on plan MPH13990, subject to the following conditions:

NUMBER	CONDITION	TIMING
<b>P L A N N I N G</b>		
<b>General</b>		
1.	The development shall be carried out generally in accordance with the approved plans and drawings attached to this approval except where conditions of this approval dictate otherwise.  <i>For clarity, any change to the development that is not generally in accordance with the approved plans and drawings must be approved by Council pursuant to a 'change application' under Chapter 3, Part 5, Division 2, Subdivision 2 of the Planning Act 2016</i>	<i>At all times</i>
2.	Council may approve of minor amendments to the approved/as required drawings provided the density and scale of the development and the use of the land are not altered	<i>At all times</i>
3.	The owner/developer shall bear the cost of all alterations as required necessary to public utility mains, services, or installations necessitated by this approval and such works shall be to Council's specification and satisfaction	<i>At all times</i>
4.	No structure is to be positioned over the proposed new common boundary between proposed Lot 1 and 2	<i>At All Times</i>
5.	Any gates situated along the road boundaries must open inwards onto the applicant/owner's property	<i>At all times</i>
NUMBER	CONDITION	TIMING
<b>E N G I N E E R I N G</b>		



General		
6.	<b>Prior to endorsement of survey plans</b> , the development is to demonstrate to Council's satisfaction, that electricity and telecommunications are available to serve all allotments or that an agreement exists between the applicant and the service provider. Any works or installation of infrastructure in relation to provision of these services shall be at the owner/developer's expense	<i>Prior to commencement of works</i>
7.	Installation and maintenance of underground services shall meet all standards set out in the City of Mount Isa Planning Scheme 2006 (as amended 2015), Engineering Works and Services Policy, Australian Standards, Building Code of Australia and all relevant legislation	<i>At all times</i>
8.	Public utilities are located and installed so that they do not interfere with public access by pedestrians or vehicles on public roads	<i>At all times</i>
9.	Compatible infrastructure is co-located in common trenching in order to minimise the land required and the costs for underground services	<i>Prior to commencement of works</i>
10.	Utilities shall be: <ul style="list-style-type: none"> <li>- located underground; or</li> <li>- integrated with an existing building or structure by: <ul style="list-style-type: none"> <li>(i) not involving any freestanding elements,</li> <li>(ii) concealment as an integral part of a building or structure,</li> <li>(iii) not increasing the bulk and height of the building or structure of which it forms a part, or</li> <li>(iv) co-located with other utility facilities</li> </ul> </li> </ul>	<i>At all times</i>
11.	The developer shall ensure that any building and operational work near or over the Council's sewerage, water and stormwater drainage infrastructure complies with the Engineering Works and Services Planning Scheme Policy and that any additional approvals are obtained through Council including, but not limited to, Build Over or Close to Sewer	<i>At all times</i>
12.	Paved surfaces are slip-resistant, stable and trafficable in all weather conditions	<i>At all times</i>
13.	Private infrastructure is to be completely contained within the allotment which it services	<i>At all times</i>
NUMBER	CONDITION	TIMING
ENGINEERING		

Access		
14.	<p><b>Prior to commencement of works, use and endorsement of survey plans</b>, dedicated access between the road carriageway and the property boundary (crossover) shall be provided to each allotment. Crossover shall be instated as per the following:</p> <ol style="list-style-type: none"> <li>1. Any new crossovers/ driveways must comply with regulations and permits in relation to works on Council property and the developer shall obtain a 'Works on Council Property' approval.</li> <li>2. Any driveways/crossovers must provide a minimum 1m clearance from any electricity poles.</li> <li>3. Crossovers shall be installed at all proposed accesses to the site. All crossovers shall be designed and constructed in accordance with the IPWEAQ standard drawings for residential driveways.</li> <li>4. Locations of crossover shall comply with all Australian Standards and legislation in relation to vicinity to the adjacent intersection</li> <li>5. The developer shall make all reasonable attempts to ensure the transitional grade between the pedestrian footpath and the crossover is kept to an absolute minimum (Council can provide additional advice if required)</li> </ol>	<p><i>Prior to Council endorsement of formal survey plan</i></p>
	<p>All signage or road closure/s shall be in accordance with the AS 1742 - Manual on Uniform Traffic Control Devices</p> <p><b>Note:</b> If road closure is required the applicant shall contact Council and obtain approval for "Temporary Road Closure Permit".</p>	<p><i>While site/building works is occurring</i></p>
Stormwater		
15.	<p>The developer shall provide for Council approval, a plan/drawing demonstrating new stormwater management solutions including, new open drainage, underground infrastructure, connections to stormwater mains and any discharge points at the kerb</p>	<p><i>Prior to commencement of work</i></p>
NUMBER	CONDITION	TIMING
ENGINEERING		
Stormwater Cont.		
16.	<p>Stormwater shall be managed appropriately as per the following;</p> <ol style="list-style-type: none"> <li>1. Overland runoff is directed to areas where there is no damage to property or hazards for motorists</li> </ol>	<p><i>At all times</i></p>

	<ol style="list-style-type: none"> <li>2. All stormwater runoff from surfaces which are constructed, altered or otherwise affected by development on an allotment is to be discharged to a lawful point of discharge through controlled outlet structure</li> <li>3. Stormwater drainage is to be designed and constructed in accordance with the Engineering Works and Services Planning Scheme Policy</li> <li>4. Where the stormwater drainage system includes an underground pipe drain system provision is to be made for the runoff from roofs and paved areas to be connected directly to the pipe drain system.</li> <li>5. Where stormwater infrastructure is required to be installed within Council's road reserve, the infrastructure shall be buried and any disturbance to Council infrastructure shall be reinstated/made good at the developer's expense (i.e. footpaths, kerbs, turf)</li> </ol>	
17.	An as-built services plan/drawing for stormwater, water and sewer infrastructure shall be provided to Council at the developer's expense.	<i>Prior to Council endorsement of survey plan</i>
<b>Water</b>		
18.	The developer shall provide separate sewer and water connections to each allotment in accordance with the Engineering Works and Services Planning Scheme Policy and at the owner/developer's expense. All house drainage and water services that service the buildings, are to be contained within the boundaries of each separate allotment	<i>Prior to Council endorsement of survey plan</i>
19.	<p>The developer shall obtain additional Council approvals including, but not limited to; Application for Water Service and Application for Sewer Connection</p> <p>The developer is not permitted at any time to perform works associated with Council's water and sewer mains; these works must be undertaken by Council at the owner/developer's expense.</p>	<i>Prior to commencement of works</i>

**OPERATIONAL WORKS:**

NUMBER	CONDITION	TIMING
<b>ENGINEERING</b>		
<b>Filling and Excavation</b>		
1.	<p>For any proposed filling or excavation, submit a detailed earthworks plan checked and certified by a RPEQ and obtain Council's approval.</p> <ol style="list-style-type: none"> <li>a) All fill material to be placed on the site is to comprise only natural earth and rock and is to be free of contaminants and noxious,</li> </ol>	<i>Prior to operational and/or building works commencing</i>



	hazardous, deleterious and organic materials. b) Provide RPEQ certification of compliance that the earthworks have been completed in accordance with the approved earthworks plan.	
2.	Provide Council with RPEQ certification for that the earthworks have been completed in accordance with the approved earthworks plan	<i>Prior to commencement of use</i>
<b>ENVIRONMENTAL HEALTH</b>		
<b>General</b>		
3.	The operator must achieve the 'general environmental duty' to mitigate any environmental harm and/or nuisance described under the <i>Environmental Protection Act 1994</i> .  (a) there is no discharge to land or water of contaminants that may harm the environment or create a nuisance from the operation of the activity (b) there is no discharge to air of contaminants that may harm the environment or create a nuisance from the operation of the activity (c) noise nuisance is prevented or minimised at noise sensitive places (d) Waste production and disposal must be minimised, and waste must be managed so it does not harm the environment or create a nuisance from the operation of the activity.	<i>At all times</i>
4.	Construction and demolition waste – All waste generated because of the demolition of existing building structures or construction of a new structures must be effectively controlled and contained entirely within boundaries of the site before disposal. All waste is to be disposed of in accordance with the <i>Environmental Protection (Waste Management) Regulation 2000</i> .	<i>During Construction</i>
<b>NUMBER</b>	<b>CONDITION</b>	<b>TIMING</b>
<b>ENVIRONMENTAL HEALTH</b>		
<b>General Cont.</b>		
5.	Prevent/minimise the emission of noise that causes or is likely to cause environmental nuisance at sensitive or commercial place.  All work must be undertaken within the prescribed timeframe as mentioned in <i>Environmental Protection Act 1994</i> , i.e. on a business day or Saturday, between 6.30am and 6.30pm.	<i>During Construction</i>
<b>Erosion and Sediment Control</b>		





6.	<b><i>While site/building works is occurring and until all exposed soil areas are permanently stabilised against erosion,</i></b> minimise on-site erosion and the release of sediment or sediment laden stormwater from the site and works areas at all times in accordance with IECA Australasia Best Practice Erosion and Sediment Control Guidelines (November 2008) and to the satisfaction of Council.	<i>As specified</i>
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**Moved** Cr Fortune  
**Seconded** Cr Ferris

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NUMBER	CONDITION	TIMING
<b>E N G I N E E R I N G</b>		
<b>General</b>		

6.	<b>Prior to endorsement of survey plans</b> , the development is to demonstrate to Council's satisfaction, that electricity and telecommunications are available to serve all allotments or that an agreement exists between the applicant and the service provider. Any works or installation of infrastructure in relation to provision of these services shall be at the owner/developer's expense	<i>Prior to commencement of works</i>
7.	Installation and maintenance of underground services shall meet all standards set out in the City of Mount Isa Planning Scheme 2006 (as amended 2015), Engineering Works and Services Policy, Australian Standards, Building Code of Australia and all relevant legislation	<i>At all times</i>
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10.	Utilities shall be: <ul style="list-style-type: none"> <li>- located underground; or</li> <li>- integrated with an existing building or structure by: <ul style="list-style-type: none"> <li>(v) not involving any freestanding elements,</li> <li>(vi) concealment as an integral part of a building or structure,</li> <li>(vii) not increasing the bulk and height of the building or structure of which it forms a part, or</li> <li>(viii) co-located with other utility facilities</li> </ul> </li> </ul>	<i>At all times</i>
11.	The developer shall ensure that any building and operational work near or over the Council's sewerage, water and stormwater drainage infrastructure complies with the Engineering Works and Services Planning Scheme Policy and that any additional approvals are obtained through Council including, but not limited to, Build Over or Close to Sewer	<i>At all times</i>
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NUMBER	CONDITION	TIMING
<b>ENGINEERING</b>		
<b>Access</b>		

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	<p>All signage or road closure/s shall be in accordance with the AS 1742 - Manual on Uniform Traffic Control Devices</p> <p><b>Note:</b> If road closure is required the applicant shall contact Council and obtain approval for "Temporary Road Closure Permit".</p>	<p><i>While site/building works is occurring</i></p>
<b>Stormwater</b>		
15.	<p>The developer shall provide for Council approval, a plan/drawing demonstrating new stormwater management solutions including, new open drainage, underground infrastructure, connections to stormwater mains and any discharge points at the kerb</p>	<p><i>Prior to commencement of work</i></p>
<b>NUMBER</b>	<b>CONDITION</b>	<b>TIMING</b>
<b>ENGINEERING</b>		
<b>Stormwater Cont.</b>		
16.	<p>Stormwater shall be managed appropriately as per the following;</p> <ol style="list-style-type: none"> <li>Overland runoff is directed to areas where there is no damage to property or hazards for motorists</li> <li>All stormwater runoff from surfaces which are</li> </ol>	<p><i>At all times</i></p>

	<p>constructed, altered or otherwise affected by development on an allotment is to be discharged to a lawful point of discharge through controlled outlet structure</p> <p>8. Stormwater drainage is to be designed and constructed in accordance with the Engineering Works and Services Planning Scheme Policy</p> <p>9. Where the stormwater drainage system includes an underground pipe drain system provision is to be made for the runoff from roofs and paved areas to be connected directly to the pipe drain system.</p> <p>10. Where stormwater infrastructure is required to be installed within Council's road reserve, the infrastructure shall be buried and any disturbance to Council infrastructure shall be reinstated/made good at the developer's expense (i.e. footpaths, kerbs, turf)</p>	
17.	An as-built services plan/drawing for stormwater, water and sewer infrastructure shall be provided to Council at the developer's expense.	<i>Prior to Council endorsement of survey plan</i>
<b>Water</b>		
18.	The developer shall provide separate sewer and water connections to each allotment in accordance with the Engineering Works and Services Planning Scheme Policy and at the owner/developer's expense. All house drainage and water services that service the buildings, are to be contained within the boundaries of each separate allotment	<i>Prior to Council endorsement of survey plan</i>
19.	<p>The developer shall obtain additional Council approvals including, but not limited to; Application for Water Service and Application for Sewer Connection</p> <p>The developer is not permitted at any time to perform works associated with Council's water and sewer mains; these works must be undertaken by Council at the owner/developer's expense.</p>	<i>Prior to commencement of works</i>

**OPERATIONAL WORKS:**

NUMBER	CONDITION	TIMING
<b>ENGINEERING</b>		
<b>Filling and Excavation</b>		
1.	<p>For any proposed filling or excavation, submit a detailed earthworks plan checked and certified by a RPEQ and obtain Council's approval.</p> <p>c) All fill material to be placed on the site is to comprise only natural earth and rock and is to be free of contaminants and noxious, hazardous, deleterious and organic</p>	<i>Prior to operational and/or building works commencing</i>

	materials. d) Provide RPEQ certification of compliance that the earthworks have been completed in accordance with the approved earthworks plan.	
2.	Provide Council with RPEQ certification for that the earthworks have been completed in accordance with the approved earthworks plan	<i>Prior to commencement of use</i>
<b>ENVIRONMENTAL HEALTH</b>		
<b>General</b>		
3.	<p>The operator must achieve the 'general environmental duty' to mitigate any environmental harm and/or nuisance described under the <i>Environmental Protection Act 1994</i>.</p> <p>(e) there is no discharge to land or water of contaminants that may harm the environment or create a nuisance from the operation of the activity</p> <p>(f) there is no discharge to air of contaminants that may harm the environment or create a nuisance from the operation of the activity</p> <p>(g) noise nuisance is prevented or minimised at noise sensitive places</p> <p>(h) Waste production and disposal must be minimised, and waste must be managed so it does not harm the environment or create a nuisance from the operation of the activity.</p>	<i>At all times</i>
4.	Construction and demolition waste – All waste generated because of the demolition of existing building structures or construction of a new structures must be effectively controlled and contained entirely within boundaries of the site before disposal. All waste is to be disposed of in accordance with the <i>Environmental Protection (Waste Management) Regulation 2000</i> .	<i>During Construction</i>
<b>NUMBER</b>	<b>CONDITION</b>	<b>TIMING</b>
<b>ENVIRONMENTAL HEALTH</b>		
<b>General Cont.</b>		
5.	<p>Prevent/minimise the emission of noise that causes or is likely to cause environmental nuisance at sensitive or commercial place.</p> <p>All work must be undertaken within the prescribed timeframe as mentioned in <i>Environmental Protection Act 1994</i>, i.e. on a business day or Saturday, between 6.30am and 6.30pm.</p>	<i>During Construction</i>
<b>Erosion and Sediment Control</b>		



6.	<b><i>While site/building works is occurring and until all exposed soil areas are permanently stabilised against erosion,</i></b> minimise on-site erosion and the release of sediment or sediment laden stormwater from the site and works areas at all times in accordance with IECA Australasia Best Practice Erosion and Sediment Control Guidelines (November 2008) and to the satisfaction of Council.	<i>As specified</i>
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**VOTE**

**CARRIED**

**OM03/06/19**

### **7.3 - P09-18 – Development Application for a Material Change of Use for Worker's Accommodation – 3 x 8 Accommodation Units**

**File** 96945

**Provided by** Planning Officer, Jason Newell

#### **Executive Summary**

Council has received an application to install additional accommodation units (24 Units) at the Existing Worker's Accommodation Facility located at 193-195 Little West Street, Mount Isa.

#### **Officer Recommendation**

**THAT** Council APPROVE the Development Application for a Material Change of Use for an Additional 3 x 8 Bedroom Accommodation Units to the Existing Worker's Accommodation Facility at 193-195 Little West Street, Mount Isa, described as Lot 1 on plan MPH30284 subject to the following conditions:

NUMBER	CONDITION	TIMING
<b>P L A N N I N G</b>		
<b>General</b>		
1.	The development shall be carried out generally in accordance with the approved plans and drawings attached to this approval except where conditions of this approval dictate otherwise.  <i>For clarity, any change to the development that is not generally in accordance with the approved plans and drawings must be approved by Council pursuant to a 'change application' under Chapter 3, Part 5, Division 2, Subdivision 2 of the Planning Act 2016;</i>	<i>At all times</i>
2.	The owner/developer shall bear the cost of all alterations necessary to public utility mains, services or installations necessitated by this approval and such works shall be to Council specifications and satisfaction	<i>At all times</i>
3.	Any gates situated along the road boundary must open inwards into the applicant/owner's property and not outwards onto Council's road reserve/ verge	<i>At all times</i>



4.	The owner/developer is required to amalgamate the allotments, described as Lots 1 & 2 on plan MPH30284 within one (1) year from the commencement of use and provide Council with formal evidence of same	<i>As specified</i>
<b>Amenity</b>		
5.	All air conditioning units, mechanical ventilation units, service equipment, utilities, hot water systems, garbage bin storage areas, clotheslines and refrigeration units are to be screened from view from adjoining properties	<i>Prior to Commencement of Use &amp; At all times</i>
<b>NUMBER</b>	<b>CONDITION</b>	<b>TIMING</b>
<b>P L A N N I N G</b>		
<b>Amenity Cont.</b>		
6.	Outdoor lighting shall be installed to all pedestrian footpaths and areas where a motor vehicle may be driven or parked. Lighting shall be designed in a way so as not to cause a nuisance to the surrounding properties but still be sufficient to provide pedestrian safety and security.	<i>Prior to Commencement of Use &amp; at all times</i>
7.	<p>A 2.0-metre-high acoustic fence shall be installed along the northern boundary of the western portion of the subject site as identified on the plan Titled: <i>New Workforce Accommodation Precinct, Project No 190101, Sheet 1 of 2, Drawing Issue PD3, dated 17 Jan 2019</i> to reduce the potential noise impacts on the adjoining residential uses</p> <p>All expenses associated with the fences shall be borne by the owner/developer. The owner shall be responsible for the continued maintenance of the fences to ensure they are kept in good condition and achieving their purpose</p> <p>At least 14 days prior to the commencement of the construction of the acoustic fence, the owner/developer shall give all owners and occupiers of the land adjoining the acoustic fence written notice of the proposed commencement date and duration of construction of the subject fence</p>	<i>Installed prior to commencement of use and then to be maintained at all times.</i>
8.	Any signage (including directional and advertising) on site shall be maintained to ensure such signage is clearly legible and not allowed to fall into disrepair	<i>At all times and as specified</i>



	All advertising signage for the development shall obtain Council approval prior to the placement and/or erection of such signage and prior to the replacement and redesign of any signage	
9.	Any alterations to the external design, character, facade, composition, height(s) and/or dimension(s) of any buildings and structures on site shall obtain Council approval prior to the commencement of any works	<i>As specified</i>
10.	The Workers Accommodation, ancillary structures and landscaping shall be maintained in a structurally sound, neat and tidy manner and shall not allow the visual aspect from Little West Street and Rigby Road to become a degraded, untidy, visual blight	<i>At all times</i>
11.	No activities are to occur under any buildings, including people gathering and the storage of items	<i>At all times</i>
NUMBER	CONDITION	TIMING
<b>P L A N N I N G</b>		
<b>Amenity Cont.</b>		
12.	Vehicles are not to be parked on turfed or landscaped areas	<i>At all times</i>
13.	The underside of all buildings are to be landscaped (either hard or soft), to prevent growth of the weeds and prevent the harbouring of vermin	<i>Prior to commencement of use &amp; maintained at all times</i>
<b>Landscaping</b>		
14.	An amended Landscaping Plan is to be submitted for Council approval detailing the following: <ul style="list-style-type: none"> <li>Proposed landscaping around units N1-N3</li> <li>Pedestrian Paths around the units connect them to each other and the rest of the facility</li> <li>Landscaping that is to be installed between existing units and proposed carparking areas</li> <li>Landscaping between the service road and boundary of 199 Little West Street and the service road and carpark area east of the units E5 and E6.</li> </ul>	<i>Within six (6) weeks from the date of approval</i>
15.	An automatic water reticulation system shall be installed to all landscaping and grassed areas. The automatic water reticulation system must be maintained to all landscaping to ensure	<i>At all times</i>



	continued healthy robust growth	
16.	The owner/developer shall adequately maintain the landscaping in a neat and tidy manner and shall not allow any grassed and landscaped areas become overgrown and unsightly	<i>At all times</i>
17.	All declared weeds and pests must be removed from the development site and nuisance varieties are not to be considered as part of the landscaping requirements	<i>At all times</i>
<b>Site Management Plan</b>		
18.	<p>An appropriate Site Management Plan shall be submitted for Council's approval.</p> <p>The Site Management Plan must as a minimum, provide for the following:</p> <p>(a) Appropriate signage on the subject land that:</p> <ul style="list-style-type: none"> <li>(i) identifies the vehicular and pedestrian entry and exit to the subject land;</li> <li>(ii) indicates the traffic flow route and direction through the subject land;</li> <li>(iii) identifies vehicular parking; and</li> <li>(iv) identifies the relevant water restriction level imposed by Council in the area.</li> </ul> <p>(b) Procedures to limit noise emanating from the workers accommodation use adversely affecting adjoining owners and other users of the subject land, including the appropriate management of vehicles with reversing beepers.</p> <p>(c) Procedures to ensure the timely removal of waste to prevent an accumulation of litter of the subject site and adjoining Leichhardt River.</p>	<i>Prior to Commencement of Works</i>
19.	The development must comply with the approved Site Management Plan at all times	<i>At all times</i>
<b>ENVIRONMENTAL HEALTH</b>		
<b>General</b>		
20.	<p>The operator must achieve the 'general environmental duty' to mitigate any environmental harm and/or nuisance described under the <i>Environmental Protection Act 1994</i>.</p> <p>(a) there is no discharge to land or water of contaminants that may harm the environment or create a nuisance from the operation of the activity</p> <p>(b) there is no discharge to air of</p>	<i>At All Times</i>

	<p>contaminants that may harm the environment or create a nuisance from the operation of the activity</p> <p>(c) noise nuisance is prevented or minimised at noise sensitive places</p> <p>Waste production and disposal must be minimised, and waste must be managed so it does not harm the environment or create a nuisance from the operation of the activity</p>	
21.	Construction and demolition waste – All waste generated because of the demolition of existing building structures or construction of new structures must be effectively controlled and contained entirely within boundaries of the site before disposal. All waste is to be disposed of in accordance with the <i>Environmental Protection (Waste Management) Regulation 2000</i>	<i>During construction</i>
22.	<p>Prevent/minimise the emission of noise that causes or is likely to cause environmental nuisance at a sensitive or commercial place</p> <p>All work must be undertaken within the prescribed timeframe as mentioned in the <i>Environmental Protection Act 1994</i>, ie. on a business day or Saturday, between 6.30am and 6.30pm</p>	<i>During construction</i>
23.	Noise impact from the proposed use of the facility is prevented/maintained at required standard level at noise sensitive receptors	<i>At all times</i>
24.	Light nuisance from proposed use of facility i.e. carparks is prevented from causing light ingress to the nearest sensitive receptors	<i>At all times</i>
<b>ENGINEERING</b>		
<b>General</b>		
25.	All paved surfaces shall be slip resistant, stable and trafficable in all weather conditions	<i>At all times</i>
26.	The applicant owner/developer shall ensure that the ground surfaces which are disturbed by construction activities but do not form part of the development are restored to at least their original condition	<i>At all times</i>

<b>Flooding</b>		
27.	<p>Prior to commencement of works the applicant is to ensure;</p> <ul style="list-style-type: none"> <li>(a) in the case of an extension to a building existing at the date of commencement of this planning scheme, where the floor area of the extension does not exceed 50% of the floor area of the existing building, at least 600mm above the level of the 15-year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding inundation Mapping;</li> <li>(b) otherwise, at least 300mm above the level of the 100 year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding inundation Mapping; and</li> <li>(c) any structures as indicated on approved plan, must be kept open or incorporate open grillage up to a level of RL of 100 year ARI on all sides. The grillage shall be designed to allow flood flow to pass through the building.</li> </ul> <p><i>Note: Council flood maps indicate that the 100 ARI is 341.11m AHD</i></p>	<i>Prior to commencement of works</i>
28.	<p>All electrical, electronic and telecommunication fixtures and equipment to be installed above 1 in 100 ARI for safety reasons.</p> <p><i>Note: Council flood maps indicate that the 100 year ARI is 341.11m AHD</i></p>	<i>At all times</i>
29.	<p>Prior to commencement of works and then to be maintained:</p> <ul style="list-style-type: none"> <li>(a) The afflux caused by all development on any one allotment is not to exceed 25mm at the peak of the 100 year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding Inundation Maps.</li> </ul> <p>OR</p> <ul style="list-style-type: none"> <li>(b) Development does not increase the water level on other land during the 100 year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding Inundation Maps.</li> </ul>	<i>Prior to commencement of works and then to be maintained</i>



Access, Grades, Manoeuvring, Carparks and Signs		
30.	<p>Provide the following as indicated on the approved plans of layout:</p> <p>(a) Driveways;</p> <p>(i) A pavement (including associated drainage) to any new areas where motor vehicles will be driven or parked. Vehicle access and carpark areas are to have a durable, dust free surface.</p> <p>(ii) Crossovers shall be installed at all proposed accesses to the site. All crossovers shall be designed and constructed in accordance with the IPWEAQ standard drawing RS-051 for Driveways for Heavy Duty Vehicle Crossings.</p> <p>(iii) All driveways shall comply with site distance requirements as prescribed in AS/NZS 2890.1 and AS 2890.2</p> <p>(iv) The internal driveways are to be designed to comply with AS/NZS 2890.1 (Off-street Car Parking).</p> <p>(v) Manoeuvring on-site for all vehicles utilising the site including service and maintenance vehicles.</p> <p>(vi) The internal driveways and car parks are to be delineated and signed in accordance with the Manual of Uniform Traffic Control Devices and Austroads.</p> <p>(vii) All driveways to have a level verge on each side not less than 1.5m in width.</p> <p>(viii) Provide access for firefighting appliances to within 60m of any site or building.</p> <p>(b) Parking;</p> <p>(i) Disabled car parking shall be provided in accordance with AS 1428.1-2009.</p> <p>(ii) The car parking bays are to be designed to comply with AS/NZS 2890.1 (Off-street Car Parking).</p> <p>(c) Footpaths;</p> <p>(i) Footpaths shall be instated to connect caravan, relocatable home and camp sites with on-site amenities, communal open space and external roads;</p>	<p><i>Prior to commencement of use and then maintained at all times</i></p>

	<ul style="list-style-type: none"> <li>(ii) Footpaths shall be a minimum width of 1.2m;</li> <li>(iii) Footpaths may be accommodated within the carriageway of access roads.</li> <li>(iv) Paved surfaces are to be slip-resistant, stable and trafficable in all weather conditions.</li> </ul>	
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## ENGINEERING

### Access, Grades, Manoeuvring, Carparks and Signs cont.

31.	Vehicles are to reverse into carparks at all times with all parking to signed appropriately	<i>At all times</i>
32.	Prior to commencement of use and <b>then</b> to be maintained, the applicant must ensure, compliance with all accessibility requirements (Including accessible carparking) as described in the Building Code of Australia	<i>Prior to commencement of use and then to be maintained</i>
33.	The gate in the fence separating Units N1-N3 from the rest of the park to the south is only permitted to be used by pedestrians	<i>At all times</i>

### Stormwater

1.	Prior to commencement of use the applicant shall provide a Stormwater and Onsite Drainage Works Plan for Council approval	<i>Prior to commencement of works</i>
2.	Prior to commencement of use provide RPEQ certification of compliance that the stormwater management works have been completed in accordance with the approved plans	<i>Prior to commencement of use</i>

### Water

34.	Prior to commencement of use and then to be maintained, the applicant is to ensure that the premises are compliant with Queensland Fire and Emergency Services (QFES) requirements and water pressure requirements for fire fighting purposes	<i>Prior to commencement of use and then to be maintained</i>
35.	<p>Prior to commencement of use and then to be maintained the applicant is to ensure:</p> <ul style="list-style-type: none"> <li>(a) warning signs are to be erected which are clearly visible to all occupants of sites located below the level of the 100-year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding Inundation Maps and which – <ul style="list-style-type: none"> <li>(i) warn that the land is subject to flooding, and</li> <li>(ii) notify the location of evacuation routes and the procedures for evacuation; and</li> </ul> </li> <li>(b) evacuation routes must connect all sites below the 100-year ARI flood level as identified in the 'City of Mount Isa Planning Scheme' Flooding</li> </ul>	<i>Prior to commencement of use and then to be maintained</i>

	<p>Inundation Maps to land above the 100-year ARI flood level by a route which –</p> <ul style="list-style-type: none"> <li>(i) is the most direct route subject to, and</li> <li>(ii) does not involve traversing water where the product of the depth and the velocity is greater than at site from which evacuation is being affected.</li> </ul>	
<b>Waste</b>		
36.	<p>A refuse storage area is to be provided onsite ensuring that it is:</p> <ul style="list-style-type: none"> <li>(a) screened from the street and adjoining properties by a visually impermeable screen at least 1.8m high;</li> <li>(b) surfaced with an impervious material and provided with a hose-cock for washing down;</li> <li>(c) separated from caravan, relocatable home and camp sites, children's playgrounds and cooking facilities by a distance of at least 10m;</li> <li>(d) provided with refuse containers that are weather-proof, rat-proof and have close-fitting fly-proof lids;</li> <li>(e) directly accessible from an internal access road; and</li> <li>(f) the location allows adequate circulation space on site for the collection vehicle in accordance with the standard turning templates given in Austroads publication.</li> </ul>	<i>Prior to commencement of use and then to be maintained</i>
<b>COMPLIANCE WITH CONDITIONS</b>		
37.	<p>The owner/developer shall contact Council to arrange a compliance inspection of the property to assess compliance with the Assessment Manager's Conditions of Approval and the approved plans.</p>	<i>Prior to commencement of use</i>

**Moved** Cr Fortune  
**Seconded** Cr Ferris

**THAT** Council APPROVE the Development Application for a Material Change of Use for an Additional 3 x 8 Bedroom Accommodation Units to the Existing Worker's Accommodation Facility at 193-195 Little West Street, Mount Isa, described as Lot 1 on plan MPH30284 subject to the following conditions:

NUMBER	CONDITION	TIMING
<b>P L A N N I N G</b>		

General		
1.	The development shall be carried out generally in accordance with the approved plans and drawings attached to this approval except where conditions of this approval dictate otherwise.  <i>For clarity, any change to the development that is not generally in accordance with the approved plans and drawings must be approved by Council pursuant to a 'change application' under Chapter 3, Part 5, Division 2, Subdivision 2 of the Planning Act 2016;</i>	<i>At all times</i>
2.	The owner/developer shall bear the cost of all alterations necessary to public utility mains, services or installations necessitated by this approval and such works shall be to Council specifications and satisfaction	<i>At all times</i>
3.	Any gates situated along the road boundary must open inwards into the applicant/owner's property and not outwards onto Council's road reserve/ verge	<i>At all times</i>
4.	The owner/developer is required to amalgamate the allotments, described as Lots 1 & 2 on plan MPH30284 within one (1) year from the commencement of use and provide Council with formal evidence of same	<i>As specified</i>
Amenity		
5.	All air conditioning units, mechanical ventilation units, service equipment, utilities, hot water systems, garbage bin storage areas, clotheslines and refrigeration units are to be screened from view from adjoining properties	<i>Prior to Commencement of Use &amp; At all times</i>
NUMBER	CONDITION	TIMING
P L A N N I N G		
Amenity Cont.		
6.	Outdoor lighting shall be installed to all pedestrian footpaths and areas where a motor vehicle may be driven or parked. Lighting shall be designed in a way so as not to cause a nuisance to the surrounding properties but still be sufficient to provide pedestrian safety and security.	<i>Prior to Commencement of Use &amp; at all times</i>
7.	A 2.0-metre-high acoustic fence shall be installed along the northern boundary of the western portion of the subject site as identified on the plan Titled: <i>New Workforce Accommodation Precinct, Project No 190101, Sheet 1 of 2, Drawing Issue PD3, dated 17 Jan</i>	<i>Installed prior to commencement of use and then to be maintained at all times.</i>

	<p>2019 to reduce the potential noise impacts on the adjoining residential uses</p> <p>All expenses associated with the fences shall be borne by the owner/developer. The owner shall be responsible for the continued maintenance of the fences to ensure they are kept in good condition and achieving their purpose</p> <p>At least 14 days prior to the commencement of the construction of the acoustic fence, the owner/developer shall give all owners and occupiers of the land adjoining the acoustic fence written notice of the proposed commencement date and duration of construction of the subject fence</p>	
8.	<p>Any signage (including directional and advertising) on site shall be maintained to ensure such signage is clearly legible and not allowed to fall into disrepair</p> <p>All advertising signage for the development shall obtain Council approval prior to the placement and/or erection of such signage and prior to the replacement and redesign of any signage</p>	<i>At all times and as specified</i>
9.	Any alterations to the external design, character, facade, composition, height(s) and/or dimension(s) of any buildings and structures on site shall obtain Council approval prior to the commencement of any works	<i>As specified</i>
10.	The Workers Accommodation, ancillary structures and landscaping shall be maintained in a structurally sound, neat and tidy manner and shall not allow the visual aspect from Little West Street and Rigby Road to become a degraded, untidy, visual blight	<i>At all times</i>
11.	No activities are to occur under any buildings, including people gathering and the storage of items	<i>At all times</i>
NUMBER	CONDITION	TIMING
<b>PLANNING</b>		
<b>Amenity Cont.</b>		
12.	Vehicles are not to be parked on turfed or landscaped areas	<i>At all times</i>
13.	The underside of all buildings are to be landscaped (either hard or soft), to prevent	<i>Prior to commencement of</i>





	growth of the weeds and prevent the harbouring of vermin	<i>use &amp; maintained at all times</i>
<b>Landscaping</b>		
14.	<p>An amended Landscaping Plan is to be submitted for Council approval detailing the following:</p> <ul style="list-style-type: none"> <li>Proposed landscaping around units N1-N3</li> <li>Pedestrian Paths around the units connect them to each other and the rest of the facility</li> <li>Landscaping that is to be installed between existing units and proposed carparking areas</li> <li>Landscaping between the service road and boundary of 199 Little West Street and the service road and carpark area east of the units E5 and E6.</li> </ul>	<i>Within six (6) weeks from the date of approval</i>
15.	An automatic water reticulation system shall be installed to all landscaping and grassed areas. The automatic water reticulation system must be maintained to all landscaping to ensure continued healthy robust growth	<i>At all times</i>
16.	The owner/developer shall adequately maintain the landscaping in a neat and tidy manner and shall not allow any grassed and landscaped areas become overgrown and unsightly	<i>At all times</i>
17.	All declared weeds and pests must be removed from the development site and nuisance varieties are not to be considered as part of the landscaping requirements	<i>At all times</i>
<b>Site Management Plan</b>		
18.	<p>An appropriate Site Management Plan shall be submitted for Council's approval.</p> <p>The Site Management Plan must as a minimum, provide for the following:</p> <p>(a) Appropriate signage on the subject land that:</p> <ul style="list-style-type: none"> <li>(i) identifies the vehicular and pedestrian entry and exit to the subject land;</li> <li>(ii) indicates the traffic flow route and direction through the subject land;</li> <li>(iii) identifies vehicular parking; and</li> <li>(iv) identifies the relevant water restriction level imposed by Council in the area.</li> </ul> <p>(b) Procedures to limit noise emanating from the workers accommodation use adversely affecting adjoining owners and</p>	<i>Prior to Commencement of Works</i>

	<p>other users of the subject land, including the appropriate management of vehicles with reversing beepers.</p> <p>(c) Procedures to ensure the timely removal of waste to prevent an accumulation of litter of the subject site and adjoining Leichhardt River.</p>	
19.	The development must comply with the approved Site Management Plan at all times	<i>At all times</i>
<b>ENVIRONMENTAL HEALTH</b>		
<b>General</b>		
20.	<p>The operator must achieve the 'general environmental duty' to mitigate any environmental harm and/or nuisance described under the <i>Environmental Protection Act 1994</i>.</p> <p>(d) there is no discharge to land or water of contaminants that may harm the environment or create a nuisance from the operation of the activity</p> <p>(e) there is no discharge to air of contaminants that may harm the environment or create a nuisance from the operation of the activity</p> <p>(f) noise nuisance is prevented or minimised at noise sensitive places</p> <p>Waste production and disposal must be minimised, and waste must be managed so it does not harm the environment or create a nuisance from the operation of the activity</p>	<i>At All Times</i>
21.	Construction and demolition waste – All waste generated because of the demolition of existing building structures or construction of new structures must be effectively controlled and contained entirely within boundaries of the site before disposal. All waste is to be disposed of in accordance with the <i>Environmental Protection (Waste Management) Regulation 2000</i>	<i>During construction</i>
22.	<p>Prevent/minimise the emission of noise that causes or is likely to cause environmental nuisance at a sensitive or commercial place</p> <p>All work must be undertaken within the prescribed timeframe as mentioned in the <i>Environmental Protection Act 1994</i>, ie. on a business day or Saturday, between 6.30am and 6.30pm</p>	<i>During construction</i>

23.	Noise impact from the proposed use of the facility is prevented/maintained at required standard level at noise sensitive receptors	<i>At all times</i>
24.	Light nuisance from proposed use of facility i.e. carparks is prevented from causing light ingress to the nearest sensitive receptors	<i>At all times</i>
<b>ENGINEERING</b>		
<b>General</b>		
25.	All paved surfaces shall be slip resistant, stable and trafficable in all weather conditions	<i>At all times</i>
26.	The applicant owner/developer shall ensure that the ground surfaces which are disturbed by construction activities but do not form part of the development are restored to at least their original condition	<i>At all times</i>
<b>Flooding</b>		
27.	<p>Prior to commencement of works the applicant is to ensure;</p> <ul style="list-style-type: none"> <li>(d) in the case of an extension to a building existing at the date of commencement of this planning scheme, where the floor area of the extension does not exceed 50% of the floor area of the existing building, at least 600mm above the level of the 15-year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding inundation Mapping;</li> <li>(e) otherwise, at least 300mm above the level of the 100 year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding inundation Mapping; and</li> <li>(f) any structures as indicated on approved plan, must be kept open or incorporate open grillage up to a level of RL of 100 year ARI on all sides. The grillage shall be designed to allow flood flow to pass through the building.</li> </ul> <p><i>Note: Council flood maps indicate that the 100 ARI is 341.11m AHD</i></p>	<i>Prior to commencement of works</i>
28.	All electrical, electronic and telecommunication fixtures and equipment to be installed above 1 in 100 ARI for safety reasons.	<i>At all times</i>



	<i>Note: Council flood maps indicate that the 100 year ARI is 341.11m AHD</i>	
29.	<p>Prior to commencement of works and then to be maintained:</p> <p>(c) The afflux caused by all development on any one allotment is not to exceed 25mm at the peak of the 100 year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding Inundation Maps.</p> <p>OR</p> <p>(d) Development does not increase the water level on other land during the 100 year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding Inundation Maps.</p>	<i>Prior to commencement of works and then to be maintained</i>
<b>Access, Grades, Manoeuvring, Carparks and Signs</b>		
30.	<p>Provide the following as indicated on the approved plans of layout:</p> <p>(d) Driveways;</p> <p>(ix) A pavement (including associated drainage) to any new areas where motor vehicles will be driven or parked. Vehicle access and carpark areas are to have a durable, dust free surface.</p> <p>(x) Crossovers shall be installed at all proposed accesses to the site. All crossovers shall be designed and constructed in accordance with the IPWEAQ standard drawing RS-051 for Driveways for Heavy Duty Vehicle Crossings.</p> <p>(xi) All driveways shall comply with site distance requirements as prescribed in AS/NZS 2890.1 and AS 2890.2</p> <p>(xii) The internal driveways are to be designed to comply with AS/NZS 2890.1 (Off-street Car Parking).</p> <p>(xiii) Manoeuvring on-site for all vehicles utilising the site including service and maintenance vehicles.</p> <p>(xiv) The internal driveways and car parks are to be delineated and signed in accordance with the Manual of Uniform Traffic Control</p>	<i>Prior to commencement of use and then maintained at all times</i>

	<p>Devices and Austroads.</p> <p>(xv) All driveways to have a level verge on each side not less than 1.5m in width.</p> <p>(xvi) Provide access for firefighting appliances to within 60m of any site or building.</p> <p>(e) Parking;</p> <p>(iii) Disabled car parking shall be provided in accordance with AS 1428.1-2009.</p> <p>(iv) The car parking bays are to be designed to comply with AS/NZS 2890.1 (Off-street Car Parking).</p> <p>(f) Footpaths;</p> <p>(v) Footpaths shall be instated to connect caravan, relocatable home and camp sites with on-site amenities, communal open space and external roads;</p> <p>(vi) Footpaths shall be a minimum width of 1.2m;</p> <p>(vii) Footpaths may be accommodated within the carriageway of access roads.</p> <p>(viii) Paved surfaces are to be slip-resistant, stable and trafficable in all weather conditions.</p>	
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## ENGINEERING

### Access, Grades, Manoeuvring, Carparks and Signs cont.

31.	Vehicles are to reverse into carparks at all times with all parking to signed appropriately	<i>At all times</i>
32.	Prior to commencement of use and <b>then</b> to be maintained, the applicant must ensure, compliance with all accessibility requirements (Including accessible carparking) as described in the Building Code of Australia	<i>Prior to commencement of use and then to be maintained</i>
33.	The gate in the fence separating Units N1-N3 from the rest of the park to the south is only permitted to be used by pedestrians	<i>At all times</i>

### Stormwater

1.	Prior to commencement of use the applicant shall provide a Stormwater and Onsite Drainage Works Plan for Council approval	<i>Prior to commencement of works</i>
2.	Prior to commencement of use provide RPEQ certification of compliance that the stormwater management works have been completed in accordance with the approved plans	<i>Prior to commencement of use</i>

### Water

34.	Prior to commencement of use and then to be	<i>Prior to</i>
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	maintained, the applicant is to ensure that the premises are compliant with Queensland Fire and Emergency Services (QFES) requirements and water pressure requirements for fire fighting purposes	<i>commencement of use and then to be maintained</i>
35.	<p>Prior to commencement of use and then to be maintained the applicant is to ensure:</p> <ul style="list-style-type: none"> <li>(a) warning signs are to be erected which are clearly visible to all occupants of sites located below the level of the 100-year ARI flood as identified in the 'City of Mount Isa Planning Scheme' Flooding Inundation Maps and which – <ul style="list-style-type: none"> <li>(ii) warn that the land is subject to flooding, and</li> <li>(ii) notify the location of evacuation routes and the procedures for evacuation; and</li> </ul> </li> <li>(c) evacuation routes must connect all sites below the 100-year ARI flood level as identified in the 'City of Mount Isa Planning Scheme' Flooding Inundation Maps to land above the 100-year ARI flood level by a route which – <ul style="list-style-type: none"> <li>(iii) is the most direct route subject to, and</li> <li>(iv) does not involve traversing water where the product of the depth and the velocity is greater than at site from which evacuation is being affected.</li> </ul> </li> </ul>	<i>Prior to commencement of use and then to be maintained</i>
<b>Waste</b>		
36.	<p>A refuse storage area is to be provided onsite ensuring that it is:</p> <ul style="list-style-type: none"> <li>(g) screened from the street and adjoining properties by a visually impermeable screen at least 1.8m high;</li> <li>(h) surfaced with an impervious material and provided with a hose-cock for washing down;</li> <li>(i) separated from caravan, relocatable home and camp sites, children's playgrounds and cooking facilities by a distance of at least 10m;</li> <li>(j) provided with refuse containers that are weather-proof, rat-proof and have close-fitting fly-proof lids;</li> <li>(k) directly accessible from an internal access road; and</li> <li>(l) the location allows adequate circulation space on site for the</li> </ul>	<i>Prior to commencement of use and then to be maintained</i>



	collection vehicle in accordance with the standard turning templates given in Austroads publication.	
<b>COMPLIANCE WITH CONDITIONS</b>		
37.	The owner/developer shall contact Council to arrange a compliance inspection of the property to assess compliance with the Assessment Manager's Conditions of Approval and the approved plans.	<i>Prior to commencement of use</i>

**VOTE** CARRIED

OM04/06/19

#### **7.4 - Application to Purchase Unallocated State Land**

**File** 658521

**Provided by** Senior Land Use Officer, Donna Real

##### **Executive Summary**

Council has received a request from the Department of Natural Resources, Mines and Energy for Council's views and/or comments for the proposed upgrade in tenure of an Occupational Licence described as Lot 381 on Crown Plan OL27 to Freehold.

##### **Officer Recommendation**

**THAT** Council offers NO OBJECTION to the application to purchase Unallocated State Land described as Lot 381 on Crown Plan OL27.

AND

**THAT** Council request the Department of Natural Resources, Mines and Energy to advise the applicant that all the necessary building permits and approvals for all existing/new, building/structures are to be obtained.

**Moved** Cr Fortune  
**Seconded** Deputy Mayor Cr Barwick

**THAT** Council offers NO OBJECTION to the application to purchase Unallocated State Land described as Lot 381 on Crown Plan OL27.

AND

**THAT** Council request the Department of Natural Resources, Mines and Energy to advise the applicant that all the necessary building permits and approvals for all existing/new, building/structures are to be obtained.

**VOTE** CARRIED

OM05/06/19

#### **Item 8 - Works and Camooweal – Cr Mick Tully**

##### **8.1 - Engineering Services, Monthly Report – May 2019**

**File ID** 4650

**Provided by** Director Engineering Services, Emilio Cianetti

##### **Executive Summary**

May 2019 Engineering Services Monthly Report presented to Council for information and consideration.

##### **Officer Recommendation**



**THAT** Council receives and accepts the May 2019 Engineering Services Monthly Report.

**Moved** Cr Tully  
**Seconded** Cr Stretton

**THAT** Council receives and accepts the May 2019 Engineering Services Monthly Report.

**VOTE** CARRIED

OM06/06/19

#### Item 9 - Beautification, Parks/Gardens and Library – Cr Jean Ferris

##### **9.1 - Parks and Gardens Monthly Report – May 2019**

Folder ID 5512

**Provided by** Director Engineering Services, Emilio Cianetti

##### **Executive Summary**

May 2019 Parks and Gardens Monthly Report presented to Council for information and consideration.

##### **Officer's Recommendation**

**THAT** Council receives and accepts the May 2019 Library Monthly Report.

**Moved** Cr Ferris  
**Seconded** Cr Fortune

**THAT** Council receives and accepts the May 2019 Library Monthly Report.

**VOTE** CARRIED

OM07/06/19

##### **9.2- Library Monthly Report – May 2019**

Folder ID 4650

**Provided by** Coordinator Library Services, Lois Huston

##### **Executive Summary**

May 2019 Library Monthly Report presented to Council for information and consideration.

##### **Officer's Recommendation**

**THAT** Council receives and accepts the May 2019, Library Monthly Report.

**Moved** Cr Ferris  
**Seconded** Cr Fortune

**THAT** Council receives and accepts the May 2019, Library Monthly Report.

**VOTE** CARRIED

OM08/06/19

#### Item 10 - Community Development, Sports/Recreation and Youth – Cr Peta MacRae

##### **10.1- Promotions and Development Monthly Report – May 2019**

Folder ID 4650

**Provided by** Promotions and Development Coordinator, Jasmine Barber

##### **Executive Summary**

May 2019 Promotions and Development Monthly Report presented to Council for information and consideration.





#### Officer's Recommendation

**THAT** Council receives and accepts the May 2019 Promotions and Development Monthly Report.

**Moved** Cr Ferris  
**Seconded** Cr Tully

**THAT** Council receives and accepts the May 2019 Promotions and Development Monthly Report.

**VOTE** CARRIED

OM09/06/19

#### Item 11 - Environmental Management – Cr Paul Stretton

Nil Reports Presented for Consideration

#### Item 12 - Finance and Administration – Deputy Mayor, Cr Phil Barwick

Nil Reports Presented for Consideration

#### Item 13 – Executive Services – Chief Executive Officer, Sharon Ibardolaza

Nil Reports Presented for Consideration

#### Item 14 General Business

Folder ID 6435

*Councillors are required to declare any conflict of interests or material interests in relation to items raised during General Business as they occur.*

Nil

**Council Adjourned** 10:35am  
**Council Reconvened** 10:50am

#### Close of Meeting

**Moved** Cr Fortune  
**Seconded** Deputy Mayor Cr Barwick

**THAT** pursuant to Section 275 of the *Local Government Regulation 2012*, Council resolved that the meeting be closed to the public at 10:51am for discussion of the following matters:

(e) *"contracts proposed to be made by it".*

(g) *"any action to be taken by the local government under the Planning Act, including deciding applications made to it under that Act".*

(h) *"other business for which a public discussion would be likely to prejudice the interests of the local government or someone else, or enable a person to gain a financial advantage".*

**VOTE** CARRIED

OM10/06/19

#### Opening of Meeting



**Moved** Cr Fortune  
**Seconded** Cr Stretton

**THAT** pursuant to *Section 275 of the Local Government Regulation 2012*, Council re-open the meeting to the public at 11:11am.

**VOTE** CARRIED

OM11/06/19

## Item 15 Confidential Reports

Cr Tully left the Camooweal Town Hall at 11.12am due to the declared perceived conflict of interest in Item 15.1, taking no part in the debate or decision on the matter.

### **15.1 – CR178-18 – Request for Council’s consent to change the size of the machinery/storage shed to be constructed on the Mount Isa Race Club lease area.**

**Folder ID** 97087

**Provided by** Planning Officer, Jason Newell

#### **Executive Summary**

Council previously consented to a 18m (L) x 9m (W) x 4.5m (H) machinery shed to be constructed on the Mount Isa Race Club’s lease area under Resolution No. OM03/02/18. The Mount Isa Race Club has now requested Council consent to change the size/dimensions of the machinery/storage shed to 18.58m (L) x 9.058m (W) x 5.95m (H).

#### **Officer’s Recommendation**

**THAT** Council provide owner’s consent to the Mount Isa Race Club having made minor changes to the location/size/dimensions when constructing the proposed machinery/storage shed over the area described as Lease B on plan SP278018, given as part of Resolution No. MO03/02/18, subject to the following conditions:

1. Location and as constructed dimensions to be as approved under the amended plan; and
2. All upgrades and works are to be carried out in a proper and workmanlike manner and in accordance with all relevant Laws, Regulations and applicable policies; and
3. The Mount Isa Race Club shall be responsible for obtaining all relevant permits and approvals with all costs associated with construction, installation and ongoing maintenance to be borne by the Mount Isa Race Club.

**Moved** Deputy Mayor Cr Barwick  
**Seconded** Cr Ferris

**THAT** Council provide owner’s consent to the Mount Isa Race Club having made minor changes to the location/size/dimensions when constructing the proposed machinery/storage shed over the area described as Lease B on plan SP278018, given as part of Resolution No. MO03/02/18, subject to the following conditions:

1. Location and as constructed dimensions to be as approved under the amended plan; and
2. All upgrades and works are to be carried out in a proper and workmanlike manner and in accordance with all relevant Laws, Regulations and applicable policies; and
3. The Mount Isa Race Club shall be responsible for obtaining all relevant permits and approvals with all costs associated with construction, installation and ongoing maintenance to be borne by the Mount Isa Race Club.

**VOTE** CARRIED

OM12/06/19

Cr Tully returned to the Camooweal Town Hall at 11:15am.



## **15.2 – Work Health and Safety Contract**

**Folder ID** 5541

**Provided by** Acting Human Resources Coordinator, Clair McMahon

### **Executive Summary**

Council is required to appoint a Workplace Health and Safety Advisor to ensure safety requirements are achieved in accordance with Workplace Health and Safety Queensland.

### **Officer's Recommendation**

**THAT** Council award a twelve-month contract to ECONDEL PTY LTD for the provision of Work Health and Safety Services from 1 July 2019 to 30 June 2020. In accordance with *section 235(a) of the Local Government Regulations 2012* Council resolves it is satisfied that there is only 1 supplier who is reasonably available, at this time, having attempted to recruit for the position previously.

**Moved** Deputy Mayor Cr Barwick  
**Seconded** Cr Ferris

**THAT** Council award a twelve-month contract to ECONDEL PTY LTD for the provision of Work Health and Safety Services from 1 July 2019 to 30 June 2020. In accordance with *section 235(a) of the Local Government Regulations 2012* Council resolves it is satisfied that there is only 1 supplier who is reasonably available, at this time, having attempted to recruit for the position previously.

**VOTE** CARRIED

**OM13/06/19**

## **15.3 – Amendment to Fees and Charges Schedule 2019/2020**

**Folder ID** 99020

**Provided by** Manager Compliance and Utilities Services, Stephen Wagner

### **Executive Summary**

Due to the implication of the State Government Waste Levy it has become necessary to recalculate Commercial or Industrial Waste Disposal at the Mount Isa Waste Facility to ensure the cost of treating waste, at the facility, can be cost neutral.

### **Officer's Recommendation**

**THAT** Council adopt the proposed 2019-20 fees and charges as outlined in the below table:

#### **Fees and Charges – Waste Management**

Commercial or Industrial Waste Refuse Disposal at Mount Is Waste Facility

<b>Activity</b>	<b>2019-20 Fee</b>
Private Contractor Commercial Waste to Landfill	
0 to 1 Tonne or Part Thereof	\$125.00
<b>Waste to RRA</b>	
Vehicles Carrying 0 to 500kgs or Part Thereof	\$35.00
Vehicles Carrying 500kgs to 1 Tonne or Part Thereof	\$70.00
Vehicles Carrying above 1 Tonne per Tonne or Part There of	\$83.00

**Moved** Cr Stretton



**Seconded** Cr Tully

**THAT** Council adopt the proposed 2019-20 fees and charges as outlined in the below table:

**Fees and Charges – Waste Management**

Commercial or Industrial Waste Refuse Disposal at Mount Is Waste Facility

Activity	2019-20 Fee
Private Contractor Commercial Waste to Landfill 0 to 1 Tonne or Part Thereof	\$125.00
<b>Waste to RRA</b>	
Vehicles Carrying 0 to 500kgs or Part Thereof	\$35.00
Vehicles Carrying 500kgs to 1 Tonne or Part Thereof	\$70.00
Vehicles Carrying above 1 Tonne per Tonne or Part There of	\$83.00

**VOTE** CARRIED

OM14/06/19

*There being no further business the meeting closed at 11:18am.*

Signed by the Chair of the Ordinary Meeting  
held on Wednesday, 26 June 2019.

\_\_\_\_\_  
Her Worship Mayor Cr Joyce McCulloch  
Mayor of Mount Isa