

Agenda

Ordinary Meeting

Thursday, 19 September 2019

commencing at 9:00am

Council Chambers, 1 Omrah Avenue, Caloundra

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1 DECLARATION OF OPENING

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

2 WELCOME AND OPENING PRAYER**3 RECORD OF ATTENDANCE AND LEAVE OF ABSENCE****4 RECEIPT AND CONFIRMATION OF MINUTES**

That the Minutes of the Ordinary Meeting held on 22 August 2019 and the Special Meeting (Region Making Projects) held on 22 August 2019 be received and confirmed.

5 INFORMING OF PERSONAL INTERESTS**5.1 MATERIAL PERSONAL INTEREST**

Pursuant to Section 175C of the *Local Government Act 2009*, a Councillor who has a material personal interest in an issue to be considered at a meeting of the local government, or any of its committees must –

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

5.2 CONFLICT OF INTEREST / PERCEIVED CONFLICT OF INTEREST

Pursuant to Section 175E of the *Local Government Act 2009*, a Councillor who has a real or perceived conflict of interest in a matter to be considered at a meeting of the local government, or any of its committees, must inform the meeting about the Councillor's personal interest the matter.

The other Councillors must then decide

- (a) whether the Councillor has a real conflict of interest or perceived conflict of interest in the matter and
- (b) if they decide the Councillor has a real conflict of interest or perceived conflict of interest in the matter
 - (i) whether the Councillor must leave the meeting room (including any area set aside for the public), and stay out of the meeting room while the matter is being discussed and voted on, or
 - (ii) that the Councillor may participate in the meeting in relation to the matter, including by voting on the matter.

6 MAYORAL MINUTE**7 PRESENTATIONS / COUNCILLOR REPORTS**

8 REPORTS DIRECT TO COUNCIL**8.1 ENVIRONMENT LEVY ANNUAL REPORT 2018 – 2019****File No:** F2018/60119**Author:** Senior Biodiversity Project Officer
Liveability & Natural Assets Group**Appendices:** App A - Environment Levy Annual Report 2018 – 2019 13

PURPOSE

The purpose of this report is to present the Environment Levy Annual Report 2018 – 2019 to Council for consideration and endorsement.

EXECUTIVE SUMMARY

Council's Environment Levy provides important funding that allows Council and the community to work together to deliver a range of strategic projects, programs and initiatives that contribute to the preservation and enhancement of our natural environment, in particular our biodiversity, waterways and wetlands and coastal areas.

As a requirement of the Environment Levy Policy 2019, an Annual Report for the 2018 – 2019 financial year has been prepared and is graphically designed as presented in Appendix A. The annual report summarises the program's \$9.7 million investment under five messages that align with the Environment Levy's tag line "*Your Environment Levy in action*" through:

- buying protecting and enhancing environmentally significant land
- delivering on-ground environmental projects
- engaging and supporting the Sunshine Coast community,
- building our knowledge (monitoring and research) and
- other environmental activities.

Furthermore, the delivery of the Environment Levy Program (the Program) has supported the implementation of Council's Environment and Liveability Strategy 2017 (the Strategy) which is assisting to transform the Sunshine Coast to deliver a healthy environment and liveable Sunshine Coast in 2041. As such, Program outcomes have been summarised under a number of the Strategy's Transformational Actions.

Some of the 2018 – 2019 program outcomes include:

- \$2.28 million spent on purchasing three new properties across the local government area, adding approximately 56 hectares to Council's reserve network
- \$845,000 contributed to the protection and sustainable use of our coastal areas through on-ground ecological restoration works
- \$247,000 invested into the delivery of riparian restoration projects to enhance waterway health across the Mary and Mooloolah catchments and at Currimundi Creek
- Over \$700,000 invested into the strategic management of invasive plants and animals through on-ground officers and community action and engagement as guided by the Sunshine Coast Local Government Area Biosecurity Plan 2017
- \$609,000 supporting to support 22 Environment Levy-partnership groups

- More than \$410,000 invested into building our knowledge through a range of research management and monitoring projects.

A limited number of the annual report will be printed, with achievements communicated and promoted through the use of traditional media and marketing tools. An online version of the annual report will be made available on Council's website. Promotion of the report will be done in parallel with other annual reporting associated with the Sunshine Coast's environment and liveability.

This report recommends that Council endorse the Environment Levy Annual Report 2018 – 2019 (Appendix A).

OFFICER RECOMMENDATION

That Council:

- receive and note the report titled "Environment Levy Annual Report 2018 – 2019" and
- endorse the Environment Levy Annual Report 2018 – 2019 (Appendix A).

FINANCE AND RESOURCING

In 2018 – 2019, the Environment Levy generated approximately \$10.37 million in revenue and \$9.7 million was invested into the delivery of the Program (refer Table 1). As per the Environment Levy Policy 2019, any unspent funds from the annual program are returned to Environment Levy restricted cash which is approximately \$2.39 million (August 2019).

Table 1: 2018 – 2019 Environment Levy investment against annual report messaging.

	2018 – 2019 Actuals
Total Revenue	\$10,371,737
Buying, protecting and enhancing environmentally significant land	\$3,980,499
Delivering on-ground environmental projects	\$1,177,313
Engaging and supporting the Sunshine Coast community	\$1,681,256
Building our knowledge (monitoring and research)	\$410,484
Other environmental activities	\$2,444,763
Total Actual Expenditure	\$9,694,316

CORPORATE PLAN

Corporate Plan Goal: *A healthy environment*

Outcome: 2.2 - Protection and enhancement of our natural assets and distinctive landscapes

Operational Activity: 2.2.1 - Coordinate the delivery of Council's Environment Levy including strategic land acquisition program.

CONSULTATION

Councillor Consultation

The Environment Portfolio Councillor, J McKay has been briefed on the Environment Levy Annual Report.

Internal Consultation

Consultation with Environment Levy project managers, finance officers and the Integrated Environment Team has occurred in preparing the Environment Levy Annual Report 2018 – 2019.

External Consultation

There has been no external consultation undertaken in relation to this report.

Community Engagement

No community engagement has been undertaken in relation to this report.

PROPOSAL

The Sunshine Coast Council Environment Levy allows Council to invest in the protection, enhancement and sustainable use of the region's biodiversity, waterways and wetlands, and coastal areas.

Coordination and implementation of the annual Environment Levy Program is overseen by the Environment and Sustainability Policy Branch, in conjunction with project managers and the Integrated Environment Team.

In 2018 – 2019, the Program's \$9.7 million investment has been summarised under five messages that align with the Environment Levy's tag line "*Your Environment Levy in action*":

- Buying protecting and enhancing environmentally significant land,
- Delivering on-ground environmental projects,
- Engaging and supporting the Sunshine Coast community,
- Building our knowledge (monitoring and research), and
- Other environmental activities.

Furthermore, Program delivery has supported the implementation of Council's Environment and Liveability Strategy 2017 (the Strategy) which is assisting to transform the Sunshine Coast to deliver a healthy environment and liveable Sunshine Coast in 2041. As such the Environment Levy Program outcomes have been summarised under a number of the Strategy's' Transformational Actions.

Connecting nature and people

Connecting our valued habitat areas to support our native flora and fauna and providing the community with opportunities to participate in conservation and to experience the natural environment.

The Environment Levy has supported the acquisition of lands to expand the conservation estate and delivered a successful partnerships and grants program to engage and support the community in their conservation efforts.

Achievements include:

- \$2.28 million invested into the purchase of three properties totalling 56 hectares, across three catchments
- \$1.28 million invested into the establishment and management of previously acquired lands
- \$609,000 provided to 22 Environment Levy-partnership groups and almost \$13,000 provided in grants to four community-based organisations
- Five new Voluntary Conservation Agreements bringing the total to 80 registered properties protecting 1,222 hectares

- \$270,000 in Landholder Environment Grants provided to 88 private landholders to undertake natural resource management projects
- \$90,000 invested into the Land for Wildlife program with more than 30,550 native plant seedlings distributed and 162 nest boxes provided to members.

Maintaining the blue by protecting the green

Delivering healthy waterways and beaches that continue to support our lifestyle and livelihoods through integrated catchment management.

The Environment Levy continues to invest in projects to improve riparian connectivity and water quality.

Achievements include:

- Approximately \$247,000 invested to establish and maintain almost 90,000 native plants established along riparian along Mary River, Mooloolah River and Currimundi Creek
- A hydrological study completed on the 'core' Blue Heart partnership lands – Council's Coolum Creek Environment Reserve; state government's Coolum Creek Conservation Park and Unity Water's Yandina Wetlands properties.

Healthy Coast

Providing a strategic and coordinated approach to the protection, sustainable use and enjoyment of our dunes, beaches, rocky shores and near-shore marine waters.

Achievements include:

- The establishment of a research partnership with the University of the Sunshine Coast to undertake baseline ecological monitoring of key coastal features including beaches, lagoons, lower estuaries and rocky headlands as part of the coastal monitoring and reporting framework
- More than \$845,000 invested in restorative works in coastal reserves to improve biodiversity and scenic amenity through weed removal and revegetation
- Almost 300ha coastal foreshore reserves managed.

Managing our invasive plants and animals

Providing a collaborative, effective and efficient response to the management of invasive plants and animals to reduce their social, economic and environmental impacts.

Levy funds have supported the delivery of invasive plant and animal management activities in accordance with the Sunshine Coast Local Government Area Biosecurity Plan 2017 (the Plan).

Achievements include:

- \$610,000 invested into five invasive plant and animal positions to support implementation of the Plan
- More than 1,200 invasive animals removed across the local government area to minimise social, economic and environmental impacts
- 14 events and workshops attended to engage and educate the community on invasive plant and animal management
- \$126,000 invested into community engagement on biosecurity issues and to support onground pest actions.

An involved community

A major engagement program to inspire and empower the community to value the environment and play their part in a liveable, sustainable and resilient future.

The Environment Levy has continued to support a range of community engagement and education projects to foster an involved community – one that values the environment and has the capacity to contribute towards the liveability, sustainability and resilience of the Sunshine Coast.

Achievements include:

- \$81,000 invested into the delivery of the Kids in Action Program to engage more than 300 students and teachers from 26 schools in citizen science activities and on-ground actions
- \$20,000 invested into flying fox education through various community events, engaging more than 700 community members

Building our Knowledge

Enabling evidence based decisions for a healthy environment and liveable Sunshine Coast.

The Environment Levy supports a range of targeted monitoring, modelling, research and other data collection to inform evidence-based decision-making and current and future management actions.

Achievements include:

- A further \$75,000 invested into koala conservation and management, including ongoing research partnerships with the University of Queensland and the University of the Sunshine Coast in accordance with the Koala Conservation Plan 2015
- Continued investment of \$130,000 into the monitoring of the Pumicestone, Upper Stanley, Mooloolah and Maroochy River catchments through the Healthy Land and Waterways Partnership
- \$24,000 invested into the implementation of the Regional Flying Fox Management Plan to continue to build our knowledge to minimise community impacts whilst conserving flying fox species.

Legal

There are no legal implications to this report.

Policy

Council's Corporate Plan 2019 - 2023 sets the goal of a "Healthy Environment" through maintaining and enhancing the region's natural assets, liveability and environmental credentials.

The Environment Levy Program is a key funding source for the implementation of the Environment and Liveability Strategy 2017 which provides the long-term strategic direction in response to this goal.

Risk

The annual communication of the Environment Levy Program achievements will ensure that the wider community and key stakeholders are aware of the outcomes achieved by Council and the community volunteers through the Program.

Previous Council Resolution

Ordinary Meeting 13 September 2018 (OM18/152)

That Council:

- receive and note the report titled "**Environment Levy Annual Report 2017/2018**" and*
- endorse the Environment Levy Annual Report 2017/2018 (Appendix A).*

Ordinary Meeting 20 July 2017 (OM17/119)

That Council:

- (a) receive and note the report titled “**Environment Levy Program 2017/2018**”
- (b) endorse the expenditure of the Environment Levy Program 2017/2018 (Appendix A Amended) and
- (c) adopt the revised Environment Levy Policy (Appendix B).

Related Documentation

- Sunshine Coast Council Corporate Plan 2019 - 2023
- Sunshine Coast Environment and Liveability Strategy 2017
- Sunshine Coast Local Government Area Biosecurity Plan 2017
- Sunshine Coast Council Environment Levy Policy 2019

Critical Dates

There are no critical dates that relate to this report.

Implementation

The dissemination and promotion of the Annual Report will be undertaken in consultation with Communication Branch.

8.2 ENVIRONMENT AND LIVEABILITY STRATEGY REPORT 2018 - 2019

File No:	Council Meetings
Author:	Environment Project Officer Liveability & Natural Assets Group
Appendices:	App A - Environment and Liveability Strategy Annual Report 2018 - 2019.....45
	App B - Part B Table 3: Transformational Actions51

PURPOSE

The purpose of this report is to present the Environment and Liveability Strategy Annual Report 2018 - 2019 and an updated implementation plan for Council consideration and adoption.

EXECUTIVE SUMMARY

The Sunshine Coast Environment and Liveability Strategy (the strategy) provides long-term strategic direction to guide growth, environmental protection and shape the region for future generations. These directions focus on the preservation and enhancement of the natural environment and the liveability of the region, enabling a good quality of life for all residents and supporting a strong economy in an accessible and well-connected built environment.

To highlight some of the strategy's collective achievements for 2018 - 2019 that have been delivered by Council and its partners, a graphically designed annual report has been prepared (Appendix A).

Some of the 2018 - 2019 highlights include:

- Securing more than 100 hectares of new lands for conservation and recreation purposes.
- Delivering a Queensland first Disaster Resilience Plan to ensure the safety of the community.
- Opening of the Baringa Community Centre to provide a vibrant place for community, creative and event activities.
- Progressing the Coastal Hazard Adaptation Strategy in partnership with the community - a long-term strategy to help manage the impacts of coastal hazards.
- Launching the Adventure Sunshine Coast website to showcase more than 150 free, self-guided walking, cycling, mountain biking, horse riding and canoeing activities to connect nature and people.
- Unveiling of the Sunshine Coast City Hall design which incorporates sustainable building design outcomes.
- Progressing the United Nations Educational, Scientific and Cultural Organisation (UNESCO) Biosphere nomination to have the region's sustainability story internationally recognised.

An important element of the strategy is the five-year implementation plan (Part B) that guides resource allocation to key services and transformational actions. Part B Table 3: Transformational Actions has been updated (Appendix B) to retain its relevance and maintain a current five-year implementation horizon for the strategy.

A limited number of the annual report will be printed, with the achievements communicated and promoted through the use of traditional media and marketing tools. This will be done in parallel with other annual reporting associated with the Sunshine Coast's environment and liveability.

This report recommends that Council endorse the Environment and Liveability Strategy Annual Report 2018 - 2019 (Appendix A) and Part B Table 3: Transformational Actions (Appendix B).

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled "Environment and Liveability Strategy Report 2018 - 2019" and
- (b) endorse the Environment and Liveability Strategy Annual Report 2018 - 2019 (Appendix A) and Part B Table 3: Transformational Actions (Appendix B).

FINANCE AND RESOURCING

Delivery of the Transformational Actions, and in particular the suite of tasks recommended for delivery outlined in the updated implementation plan will draw upon multiple funding sources including the Environment Levy, Local Government Infrastructure Program, capital works and operational project funding.

All Transformational Actions and associated tasks are subject to the annual budget planning and approval processes of Council.

The development and distribution of the annual report and updated Part B Five -Year Implementation Plan will be resourced and funded through the Environment and Sustainability Policy Branch 2019/2020 operating budget.

CORPORATE PLAN

Corporate Plan Goal: *A healthy environment*
Outcome: 2.1 - A resilient region shaped by clever planning and good design
Operational Activity: 2.1.1 - Implement priority activities from the Environment and Liveability Strategy 2017.

CONSULTATION

Councillor Consultation

Consultation has been undertaken with the Portfolio Councillor, Councillor Jenny McKay.

Internal Consultation

Feedback has been sought on the strategy's deliverables for 2018 - 2019 from:

- Strategic Planning Branch
- Urban Growth Projects Branch
- Environmental Operations Branch
- Parks and Gardens Branch
- Disaster Management
- Transport and Infrastructure Planning Branch
- Industry Advancement – Tourism
- Industry Advancement - Cleantech
- Design and Placemaking Services Branch
- Community Planning and Development Branch

- Business and Innovation Branch (Smart City)
- Sport and Community Venues Branch
- Waste Management Branch.

External Consultation

No external consultation was undertaken during the development of the annual report or updated implementation plan.

Community Engagement

The annual report is one of the key communication tools to showcase the progress of the strategy since adoption. It is intended that the annual report will be made available online and in hard copy format.

PROPOSAL

In order to deliver the organisation's corporate goal – A healthy environment, Council adopted the Environment and Liveability Strategy 2017 in September 2017 (OM17/168).

The strategy puts in place a strategic platform to enable the region to approach the next 25 years in a confident manner looking for opportunities to strengthen the community's resilience for the future. It complements the other long-term strategies of Council and provides an integrated approach to respond to the challenges facing the region.

The strategy sets strategic directions focused on the preservation and enhancement of the natural environment and the liveability of the region, enabling a good quality of life for all residents and supporting a strong economy in an accessible and well-connected built environment.

Annual Report 2018 - 2019

A number of collective achievements have been made by Council and many in partnership with the community, government and non-government organisations. An annual report showcasing some of these achievements has been developed for Council consideration (Appendix A).

Highlights include:

- Securing more than 100 hectares of new lands for conservation and recreation purposes.
- Delivering a Queensland first Disaster Resilience Plan to ensure the safety of the community.
- Opening of the Baringa Community Centre to provide a vibrant place for community, creative and event activities.
- Continuing to deliver Council's Living Smart Program and a number of sustainability events and activities for the community including the World Environment Day Festival.
- Improving social infrastructure which delivered energy savings at Caloundra Indoor Sports Stadium and Kawana Sports Precinct.
- Delivering the Kids in Action Program which brought more than 300 students from 26 schools together with First Nation representatives to connect with, and care for country.
- Launching the Adventure Sunshine Coast website to showcase more than 150 free, self-guided walking, cycling, mountain biking, horse riding and canoeing activities to connect nature and people.
- Unveiling of the Sunshine Coast City Hall design which incorporates sustainable building and design outcomes.

- Progressing the Coastal Hazard Adaptation Strategy in partnership with the community, a long-term strategy to help manage the impacts of coastal hazards.
- Showcasing how technology can assist the community to connect with, care for, and restore the environment through the Doonan Open Data Expo.
- Delivering the Environment Levy Program supporting land acquisitions, on ground activities and partnerships to protect and enhance the natural environment.
- Progressing the United Nations Educational, Scientific and Cultural Organisation (UNESCO) Biosphere nomination to have the region's sustainability story internationally recognised.

Five Year Implementation Plan

Part B of the Strategy – Five Year Implementation Plan provides an integrated and targeted approach and explains how Council's contributions to the strategic directions through key Council services and transformational actions will be implemented.

An annual review of Part B Table 3: Transformational Actions has been undertaken to retain its relevance and maintain a current five-year implementation horizon (Appendix B).

It is proposed to align the preparation of the strategy's 2020/2021 implementation plan with the development of Council's annual budget process to ensure actions continue to deliver corporate outcomes.

Legal

There are no legal implications relevant to this report.

Policy

The Sunshine Coast Council Corporate Plan 2019-2023 identifies a 'Healthy Environment' as one of five goals to deliver on a vision to be Australia's most sustainable region – healthy, smart, creative.

Risk

There are no significant risks for Council in endorsing the Annual Report and updated Five Year Implementation plan.

Previous Council Resolution

Ordinary Meeting 13 September 2018 (OM18/151)

That Council:

- receive and note the report titled Environment and Liveability Strategy Annual Report 2017-2018 and*
- endorse the Environment and Liveability Strategy Annual Report 2017-2018 (Appendix A) and Part B Table 3: Transformational Actions (Appendix B).*

Related Documentation

There is no related documentation for this report.

Critical Dates

There are no critical dates in relation to this report.

Implementation

Following Council adoption it is intended to:

- Make the Environment and Liveability Strategy Annual Report 2018 - 2019 available online.
- Update Part B, 5 Year - Implementation Plan with the revised Table 3: Transformational Actions to retain its relevance and maintain a five-year implementation horizon.

8.3 ENVIRONMENTAL SUSTAINABILITY BENCHMARKING REPORT 2018/19

File No:	D2019/479420
Author:	Coordinator Sustainability Liveability & Natural Assets Group
Appendices:	App A - Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Report 2018/1971 App B - Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Snapshot 2018/1995

PURPOSE

This report presents the fourth Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Report, providing a snapshot of the organisation's carbon footprint and environmental sustainability performance for the 2018/19 financial year.

EXECUTIVE SUMMARY

Annual environmental sustainability benchmarking provides a systemic, validated and transparent approach to report on Council's environmental sustainability performance, and how this has changed compared to previous years.

Council began benchmarking in 2014/15, with a background study that provided a set of baseline indicators for Council's greenhouse gas emissions, waste generation, energy consumption, transport use, water use, environmental sustainability initiatives, and internal systems and processes that deliver sustainability outcomes.

The continued monitoring and measurement of these key indicators in a consistent and quantified way enables Council to track outcomes and progress over time, in order to continually improve business efficiency and identify strategic opportunities for investment and cost savings.

Key findings from this Benchmarking Report for 2018/19 financial year include:

- A 9% decrease (by 4,205 tCO₂e) in landfill gas flared from both Nambour and Caloundra landfills from 2017/18. However overall, landfill gas flaring has increased by 97% since the baseline year of 2014/15.
- A 9% decrease (727 tonnes) in waste generated by Council activities from 2017/18. The amount of Council's waste that is recycled and recovered at our landfills has decreased by 13% (586 tonnes).
- A 6% decrease (1,632 megawatt hours (MWh)) in total electricity consumption including street lights since 2017/18.
- An 18% increase (4,411 MWh) in renewable energy generated by the solar farm from 2017/18. This generation offset 109% of Council's electricity operational requirements.
- A 4% decrease 28,071 kilolitres (kL) in water consumption from 2017/18.
- An increase of 0.04 tCO₂e per resident compared to 2017/18 of greenhouse gas emissions.

Included for the first time are a number of case studies showcasing sustainability actions being implemented across the organisation.

The findings of this benchmarking report are made available to other Council business units to support the identification of improvements and efficiencies that deliver enhanced

sustainability outcomes. The report outcomes will be communicated and promoted through the use of traditional media and marketing tools. This will be done in parallel with other annual reporting associated with the Sunshine Coast's Environment and Liveability Strategy.

This report recommends that Council endorse the 2018/19 Organisational Environmental Sustainability Benchmarking Report and associated Snapshot Report.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled "Environmental Sustainability Benchmarking Report 2018/19"
- (b) endorse the Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Report 2018/19 (Appendix A), and
- (c) endorse the Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Snapshot Report 2018/19 (Appendix B).

FINANCE AND RESOURCING

There are no direct financial implications associated with the Organisational Environmental Sustainability Benchmarking Report 2018/19.

The results contained within the report will help identify priority areas for further greenhouse gas emission reducing efforts towards becoming a zero-net emissions organisation by 2041.

Costs associated with any identified actions will be subject to future Council budget deliberations.

CORPORATE PLAN

Corporate Plan Goal: *A healthy environment*
Outcome: 2.1 - A resilient region shaped by clever planning and good design
Operational Activity: 2.1.1 - Implement priority activities from the Environment and Liveability Strategy 2017.

CONSULTATION

Councillor Consultation

Portfolio Councillor for Environment, Councillor J McKay, was consulted in relation to this report.

Internal Consultation

The Sustainability Policy Team within the Environment and Sustainability Policy Branch worked with many areas across Council to collate the data necessary for the production of the Benchmarking Report, including:

- Digital and Information Services Branch
- People and Culture Branch
- Property Management Branch
- Waste and Resources Management Branch
- Commercial Analysis Team
- Fleet Services Team
- Financial Services Team

- Procurement and Contract Performance Team
- Traffic and Transportation Team (Travel Smart)
- Parks and Gardens, and
- Smart Cities team

External Consultation

There has been no external consultation undertaken in relation to this report.

Community Engagement

There has been no community engagement undertaken in relation to this report.

PROPOSAL

Council vision, strategic priorities and targets

Sunshine Coast Council has committed to be Australia's most sustainable region – Healthy, Smart, Creative. This commitment is underpinned by five goals in the Corporate Plan 2019-2023, including "A Healthy Environment". A key measure of our progress includes reducing the organisation's greenhouse gas emissions.

The Environment and Liveability Strategy 2017 includes a target for Council to become a zero-net emissions organisation by 2041, and a key task in Part B is to produce this annual organisational environmental sustainability benchmark report.

Achieving the vision – knowing if Council is on track

Central to achieving Council's vision and meeting its greenhouse gas emissions reduction targets, is having a clear process in place to measure progress and make corrections where necessary.

For the last four years, Council has been measuring its greenhouse gas emissions and sustainability performance using a set of indicators that provide insights into the contributing emissions sources and the impact of Council action and other factors on these emissions, and tracking progress against the 2014/15 baseline year.

While it is important to have consistent and accurate data against which to measure change, it is also necessary to adjust or add in new indicators over time as methodologies change or new data sources become available.

This year's Benchmarking Report includes a more comprehensive total greenhouse gas emissions indicator that includes additional sources (i.e. transmission and distribution losses from Council's electricity consumption; emissions associated with Council's procurement of goods and services; and refrigerant losses) not measured in the 2014/15 baseline year. These additional emission sources were first measured in 2017/18, and have been combined with all other emission sources this year to provide a revised, comprehensive indicator. This revised indicator brings the measurement into compliance with the National Greenhouse Gas Protocol Standards. From now on 2017/18 will be the new baseline for greenhouse gas emissions.

Benefits of benchmarking

Benchmarking provides a comparative annual snapshot of environmental sustainability aspects of business performance. It also provides a direct line-of-sight between Council's Vision, Corporate Plan Goals, Operational Activities and actual performance.

Similarly, it also provides a line-of-sight between the Environment and Livability Strategy 2017 outcomes, policy positions and targets (which are directly aligned with the Corporate Plan). This in turn informs Council how much work and investment might be required to improve current outcomes, adjust business processes and guide the phasing of project

delivery. It also enables Council to adjust and refine policy priorities in order to direct resources effectively and efficiently to meet carbon emission reductions and environmental sustainability targets.

Environmental sustainability benchmarking provides an important opportunity to promote the organisation's achievements to the community, demonstrate leadership and a tangible commitment to delivering on its vision.

Indicators used in Council's environmental sustainability benchmarking framework

The following indicators measure, track and compare changes (increases or reductions) for the organisation each year:

- Carbon (greenhouse gas) emissions
- Waste generation and diversion
- Energy (electricity and fuel) consumption and renewable energy
- Transport (fleet vehicles and use of alternative transport such as public transport)
- Water consumption
- Environmental sustainability programs (number of programs and staff participation)
- Environmental sustainability systems and process embedded across Council that deliver sustainability outcomes.

Key findings from data collected for 2018/19

Greenhouse gas emissions

- Council's total greenhouse gas emissions were 206,303 tCO₂e, an increase of 10% (17,910 tCO₂) from 2017/18 and 0.63 tCO₂e per resident, an increase of 0.04 tCO₂e per resident from 2017/18.
- The largest contributors are community waste to landfill with 64%, followed by emissions for Council's procurement of goods and services (22%) and electricity consumption (11%).
- The percentage of landfill gas (methane) flared has decreased by 9% (4,205 tCO₂e) since 2017/18, overall landfill gas flaring has increased by 97% since the baseline year of 2014/15. The increase since 2014/15 is due to the installation of landfill gas flaring infrastructure and increased methane gas production from Caloundra and Nambour landfills.
- Note: as the owner and operator of landfills, Council must include emissions generated from community waste in its emissions inventory. Realising emissions reductions from this source provides Council with the biggest opportunity to meet its zero-net emissions target as well as potentially developing new economic activity for the region.

Waste

- Council activities generated 7,061 tonnes of waste, a decrease of 9% since 2017/18, however a 104% increase since 2014/15. These changes over time reflect annual variations in construction and demolition activities, as well as an increase in Council's property portfolio.
- The amount of waste generated by Council activities that is recycled and recovered at our landfills has decreased by 13% since 2017/18. This partly reflects Council's direct reuse of waste streams in capital works and maintenance activities.

Energy (electricity)

- Total electricity consumption including street lights decreased by 6% (1,632 megawatt hours (MWh)) since 2017/18. These reductions are due to a range of energy efficiency

initiatives, building energy management systems and rooftop solar PV being installed across Council's facilities.

- Council's total electricity costs have reduced by 1.2% (\$961,000) since 2017/18, due to cost-savings from the solar farm and the energy efficiency and energy reducing initiatives discussed above.

Renewable energy

- Total installed solar PV capacity on Council's buildings and facilities and the Sunshine Coast Solar Farm takes Council's renewable energy capacity up to 15,324 kilowatts (kW), an increase of 1% (115 kW) from 2017/18. The installation of 102 kW at the Resource Recovery Centres accounted for most of the increase.
- Renewable energy generated by the solar farm increased by 18% (4,411 MWh) from 2017/18 – partly due to reaching full production and grid export compared to the previous year. This generation offset 109% of Council's electricity operational requirements.

Fuel

- Council has increased its fleet by 19 vehicles while decreasing its fuel consumption by 1% (17,544 litres (L)), demonstrating Council continues to economise fuel usage.

Transport

- Council staff have been active with a 66% (93,919 kilometres) increase in distance travelled using alternative transport modes (e.g., carpooling, cycling, walking or public transport) since 2017/18.

Water

- Water consumption has decreased by 4% (28,071 kilolitres (kL)) since 2017/18, with total water costs decreasing by 1% (\$43,973 saving). Council has been installing smart irrigation systems across many of the region's parks to reduce water consumption, and has also been decommissioning unused water meters to reduce servicing costs.

Environmental sustainability programs and systems and processes

- Council staff are increasingly engaged in environmental sustainability events and programs, with a 42% increase in participation rates compared to 2017/18.
- Council is committed to continually improving the way it delivers services and infrastructure to the community for sustainable outcomes. One way that Council is achieving this continual improvement is by ensuring the systems and processes that govern the way these services and infrastructure are designed, funded and delivered enable us to systemically consider and prioritise sustainability. Over the last financial year, many improvements to our systems and processes have been developed and/or implemented that will provide staff with the data and support needed to deliver sustainable outcomes in Council's work.

Legal

There are no legal implications relevant to this report.

Policy

The *Environment and Liveability Strategy 2017* sets the policy direction for Council to reduce its greenhouse gas emissions, reduce resource consumption, improve efficient use of resources and sets a target for Council to become a zero-net emissions organisation by 2041.

Risk

As the fourth environmental sustainability performance report, it is likely to generate some public and media interest.

Previous Council Resolution**Ordinary Meeting 13 September 2018 (OM18/153)**

That Council:

- (a) *receive and note the report titled “**Environmental Sustainability Benchmarking 2017/18**”*
- (b) *endorse the Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Report 2017/18 (Appendix A) and*
- (c) *endorse the Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Snapshot Report 2017/18 (Appendix B)*

Ordinary Meeting 14 September 2017 (OM17/171)

That Council:

- (a) *receive and note the report titled “Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Report 2016/2017”*
- (b) *endorse the Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Report 2016/2017 (Appendix A) and*
- (c) *endorse the Sunshine Coast Council Organisational Environmental Sustainability Benchmarking Snapshot Report (Appendix B)*

Related Documentation

- Sunshine Coast Council Corporate Plan 2019-2023
- Sunshine Coast Environment and Liveability Strategy 2017
- Sunshine Coast Waste Management Strategy 2015-2025

Critical Dates

There are no critical dates relevant to this report.

Implementation

With Council’s endorsement of the Organisational Environmental Sustainability Benchmarking Report 2018/19:

- It will be made publicly available via Council’s website.
- Annual benchmarking as an integral part of corporate annual reporting for Council and tracking progress to reduce its greenhouse gas emissions will continue.

8.4 TRANSPORT LEVY ANNUAL REPORT 2018 - 2019

File No:	Council Meetings
Author:	Coordinator Transport Strategy & Policy Built Infrastructure Group
Appendices:	App A - Transport Levy Annual Report 2018 - 2019103

PURPOSE

The purpose of the Transport Levy Annual Report 2018 - 2019 (Appendix A) is to provide an overview of the Transport Levy Program achievements for the 2018 - 2019 financial year.

EXECUTIVE SUMMARY

The Transport Levy Policy aims to provide a basis for improving the Sunshine Coast's strategic transport network and supporting its users. It aligns with the vision and objectives identified in Council's new Integrated Transport Strategy, launched in December 2018.

The Transport Levy provides Council with the opportunity to improve strategic transport needs of the Sunshine Coast of today as well as achieving major, long-term, multi-modal infrastructure outcomes.

The Transport Levy Annual Report 2018 - 2019 (Appendix A) has been produced to communicate the achievements of the Transport Levy to ratepayers and the broader community in an engaging and informative manner.

The Transport Levy Program initiatives are delivered under five sub-programs:

1. Service improvements
2. Infrastructure assets
3. User benefits
4. Research, planning and investigations
5. Transport Futures Fund.

The implementation of initiatives under these sub-programs involves numerous Groups across the organisation including Business Performance, Built Infrastructure, Economic & Community Development and Liveability & Natural Assets.

In 2018 - 2019 the Transport Levy delivered a number of achievements including:

- Investing \$583,864 towards upgrading 19 bus stops across the Sunshine Coast Council region to meet disabled accessibility requirements
- Continuation of the Mass Transit Project
- Enabling 17,014 passenger trips and 345,000km travelled on Council Link services
- Enabling over 4,000 passenger trips and over 34,500km travelled on Flexilink Services
- Introduction of Real-Time Information to nine digital display kiosks at Sunshine Plaza and
- Commencement of the Kenilworth Community Transport Service Trial in June 2019.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled “Transport Levy Annual Report 2018 - 2019” and
- (b) endorse the Transport Levy Annual Report 2018 - 2019 (Appendix A).

FINANCE AND RESOURCING

In 2018 - 2019, the Transport Levy generated just over \$6 million.

Table 1 below provides an overview of the Transport Levy Program expenditure for each of the funding sub-programs as at 30 June 2019 and dealing with year-end transactions.

Table 1 Transport Levy Program Expenditure as at 30 June 2019

	2018 - 2019 Actuals
	\$
Total Revenue	6,026,805
Expenditure	
Service Improvements	363,296
Infrastructure Assets	583,864
User Benefits	209,101
Research, planning and investigations	2,665,192
Transport Futures Fund	2,205,352
Total Expenditure	6,026,805

As at 30 June 2019, The Transport Futures Fund balance is \$12,247,370.

The Transport Levy Annual Report 2018 - 2019 has been graphically designed internally. Printing and distribution will be funded within the endorsed 2019 - 2020 Transport Levy budget as required. The intention is for electronic availability and only limited printed copies generated if sufficient requests are received.

CORPORATE PLAN

Corporate Plan Goal: *A strong community*

Outcome: 1.3 - A shared future that embraces culture, heritage, diversity

Operational Activity: 1.3.2 - Coordinate the delivery of Council’s Transport Levy policy and program.

CONSULTATION**Councillor Consultation**

The Portfolio Councillor, R Baberowski has been briefed on this report.

Internal Consultation

Consultation with representatives from the following areas of Council was undertaken in preparing the Transport Levy Annual Report 2018 - 2019 and this agenda report:

- Transport Infrastructure Management, Built Infrastructure
- Community Planning and Development, Economic and Community Development
- Financial Services, Business Performance
- Transport and Infrastructure Planning, Built Infrastructure
- Urban Growth Projects, Liveability & Natural Assets
- Communication, Office of the CEO

External Consultation

There has been no external consultation undertaken in relation to this report.

Community Engagement

There has been no community engagement undertaken in relation to this report.

PROPOSAL

The Transport Levy Policy aims to provide a basis for improving the Sunshine Coast's strategic transport network and supporting its users. The Transport Levy provides Council with the opportunity to improve strategic transport needs of the Sunshine Coast of today as well as achieving major, long-term, multi-modal infrastructure outcomes.

It aligns with Council's Integrated Transport Strategy which outlines a vision to achieve a connected, smart, integrated, safe and efficient transport system that contributes to the region's economic viability, sustainability and lifestyle. The Strategy caters for the needs of the current system, including an extensive program of multi-modal network improvements and the use of Transport Levy funds to help protect future transport options and work towards strategic transport outcomes.

The Transport Levy Annual Report 2018 - 2019 (Appendix A) has been produced to communicate the achievements of the Transport Levy to ratepayers and the broader community in an engaging and informative manner.

The Transport Levy Program initiatives are delivered under five sub-programs:

1. Service improvements
2. Infrastructure assets
3. User benefits
4. Research, planning and investigations
5. Transport Futures Fund.

The implementation of initiatives under these sub-programs involves numerous Groups across the organisation including Business Performance, Built Infrastructure, Economic & Community Development and Liveability & Natural Assets.

In 2018 - 2019 the Transport Levy delivered a number of achievements including:

- Investing \$583,864 towards upgrading 19 bus stops across the Sunshine Coast Council region to meet disabled accessibility requirements
- Continuation of the Mass Transit Project
- Enabling 17,014 passenger trips and 345,000km travelled on Council Link services
- Enabling over 4,000 passenger trips and over 34,500km travelled on Flexilink Services

- Introduction of Real-Time Information to 9 digital display kiosks at Sunshine Plaza
- Commencement of the Kenilworth Community Transport Service Trial in June 2019.

The Transport Levy continued to contribute to a number of bus stop infrastructure upgrades across the Sunshine Coast. The application of levy funds leveraged \$95,539 from external funding. These bus stop upgrades will benefit all users through ensuring compliance with the *Disability Discrimination Act 1992*. It is important to note that 92% of bus stops are now compliant.

In 2018 - 2019, the Transport Levy continued to support the Sunshine Coast Mass Transit Project. Funding from the Transport Levy was utilised to progress the foundation work for the Sunshine Coast Mass Transit Strategic Business Case.

In 2018 - 2019 the Transport Levy continued to fund the Council Link program, which provides an important service by improving community connectedness and reducing social isolation. Council Link fills an important gap in the community transport network for people who are ineligible for assisted transport schemes (e.g. HACC Services and similar) but also find traditional public transport services difficult to access.

In 2018 - 2019 the Transport Levy funded the Conondale to Maleny (via Witta) Flexilink service and the Peachester to Beerwah Flexilink service. The Flexilink services provide an affordable, reliable and accessible public transport option for people with limited public transport options.

It is intended that the Annual Report be made available on Council's website.

Legal

There are no known legal implications to this report.

Policy

The publication of an annual report meets the requirement to be open and transparent in relation to initiatives undertaken through the Transport Levy Policy.

This report aligns to and supports the Integrated Transport Strategy.

Integrated Transport Strategy

Objective 1: Connected and Integrated – An integrated transport system that connects people and places, supports future growth and serves the economy.

Strategy 1 – Connected passenger transport network

Strategy 2 – Integrated transport and land use

Objective 2: Smart and Sustainable – A transport system that provides increased travel choice and mobility across the region and is adaptable to emerging technologies and new business models.

Strategy 3 – A more healthy and active region

Strategy 4 – Changing our travel behaviour

Strategy 5 – Smart mobility for the future

Objective 3: Safe and Efficient – People and goods enjoy safe, reliable and convenient travel within an efficient transport system.

Strategy 6 – A safe, efficient and sustainable road and freight network

Risk

There are no identified risks associated with this report. The annual communication of the Transport Levy Program achievements will ensure that the wider community and key stakeholders are aware of the outcomes achieved through the application of the Transport Levy Policy.

Previous Council Resolution**Ordinary Meeting 13 September 2018 (OM18/150)**

That Council:

- (a) receive and note the report titled "Transport Levy Annual Report 2017-2018" and*
- (b) endorse the Transport Levy Annual Report 2017-18 (Appendix A).*

Related Documentation

- Sunshine Coast Council Corporate Plan 2017-2021
- Sunshine Coast Council Integrated Transport Strategy
- Transport Levy Policy.

Critical Dates

There are no critical dates that relate to this report.

Implementation

The dissemination and promotion of the Annual Report will be undertaken in consultation with the Communication Branch.

The intention is to distribute the Annual Report electronically via Council's website.

8.5 NORTH-SOUTH ARTERIAL CORRIDOR INVESTIGATION

File No:	F2018/94953
Author:	Manager Transport and Infrastructure Planning Built Infrastructure Group
Attachments:	Att 1 - SCC and Moreton Bay Regional Council Joint letter 03.12.14.....119 Att 2 - Extract from Draft SEQ Regional Plan Submission129

PURPOSE

The purpose of this report is to seek Council's endorsement of a formal position on the North-South Arterial Corridor Investigation being undertaken by the Department of Transport and Main Roads.

EXECUTIVE SUMMARY

The Department of Transport and Main Roads is undertaking a long term corridor investigation study, looking to provide additional north/south transport capacity, supplementing the existing Bruce Highway, Steve Irwin Way and North Coast Rail. The investigation corridor location is to the east of the Bruce Highway, introducing additional impact and future development pressure within the Inter-Urban Break, through sensitive environmental land and the catchment area of the adjacent Pumicestone Passage, a RAMSAR designated wetland.

This report, in recognising the significance that retention and preservation of the Inter-Urban Break has for Council and the Sunshine Coast community, is recommending that the Department of Transport and Main Roads be formally advised of Council's opposition to the provision of an additional transport corridor to the east of the Bruce Highway and to include in that advice, possible alternative solutions to the provision of future transport needs for consideration by the Project Team.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled "North-South Arterial Corridor Investigation" and**
- (b) request the Chief Executive Officer to write to the Department of Transport and Main Roads advising of Council's opposition to the provision of an additional transport corridor to the east of the Bruce Highway, generally extending from Sunshine Coast Council's southern boundary to Bells Creek Road.**

FINANCE AND RESOURCING

There are no financial implications for Council arising from this report.

CORPORATE PLAN

Corporate Plan Goal:	<i>A strong community</i>
Outcome:	1.3 - A shared future that embraces culture, heritage, diversity
Operational Activity:	1.3.1 - Implement priority activities from the Integrated Transport Strategy.

CONSULTATION

Internal Consultation

Internal consultation was had with the following:

- Strategic Planning Branch
- Group Executive, Built Infrastructure
- Group Executive, Customer Engagement and Planning Services
- Group Executive, Liveability and Natural Assets
- Transport and Infrastructure Planning Branch
- Strategic Planning Branch
- Environment and Sustainability Policy Branch.

External Consultation

No external consultation was carried out in relation to this report.

Community Engagement

There has been no community engagement involved in the preparation of this report.

PROPOSAL

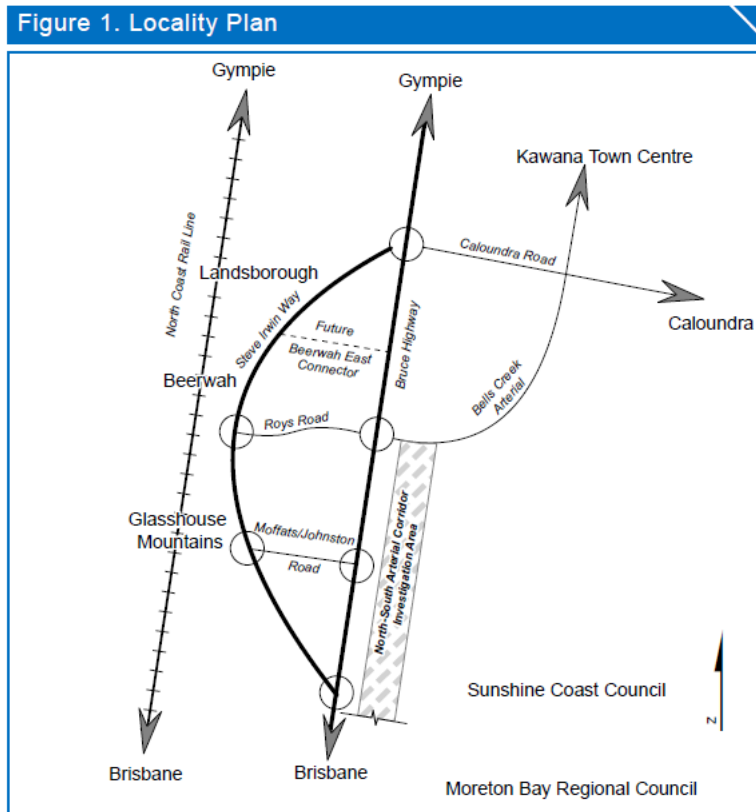
Background

The Department of Transport and Main Roads is undertaking a long term corridor investigation study looking to provide additional capacity for transport needs between northern Brisbane and the Sunshine Coast, supplementing the existing Bruce Highway, Steve Irwin Way and North Coast Rail Line combination. The study will build on servicing needs beyond the capacity of a six-lane Bruce Highway. Whilst the study includes Moreton Bay Regional Council to the south, this report focuses on the investigation in the Sunshine Coast Council area. The project is recognised in the current Queensland Transport and Roads Investment Program (QTRIP) 2019-20 to 2022-23 (ID 744479) with an indicative total cost of \$650,000. Prudent, long term transport corridor planning is recognised as a key responsibility of The Department of Transport and Main Roads and is supported in principle by this Council as an effective, necessary and efficient means of providing for future transport needs. That aspect of planning is not challenged by this report.

The Department of Transport and Main Roads Regional Director spoke to Council on this project at a Strategy and Policy Forum on 11 April 2019. The presentation was organised to have Councillors' awareness of this sensitive and challenging corridor study enhanced and to provide the opportunity to pose questions to the presenter. The Forum however, did not provide the opportunity for Council to present a formal position regarding the potential provision of an additional transport corridor east of the Bruce Highway and the repercussions this might have on Council's strong aspirations to protect in perpetuity, the Inter-Urban Break.

Sunshine Coast Council and Moreton Bay Regional Council provided a joint submission to the SEQ Regional Plan Review in December 2014, in an endeavour to have the preservation of the Inter-Urban Break given permanent protection, commencing with due recognition in the SEQ Regional Plan.

The issues spoken to in that letter remain current today. Both Councils agree on the values of the Inter-Urban Break based on economic, amenity, branding and environmental grounds, particularly in protecting the vulnerable Pumicestone Passage. A copy of the letter, jointly signed by the Mayors, is provided as Attachment 1 (SCC and Moreton Bay Regional Council Joint letter 03.12.14). Included in this attachment is a figure defining the extent of the Inter-Urban Break. This report will provide some additional material in support of preserving the Inter-Urban Break, recognising that otherwise, this has been adequately presented. The report will speak to the transport corridor planning justification and frame a proposal that maximizing the potential of the existing corridors provides for future demand well beyond 2051.



Issues

Trip Demand

- Increased trip demand on the Bruce Highway and North Coast Rail Line is generated by growth on the Sunshine Coast and beyond. These transport corridors service the north-south connectivity of broader Queensland. Increased trip demand on Steve Irwin Way is more related to Sunshine Coast growth, however, the natural and built attractions served by this road draw visitors from around south east Queensland.
- An internal desk-top review of the current and future trip demand utilising the above corridors was undertaken, with a planning horizon to 2051 in mind. It is considered an appropriate horizon to set for triggering planning for a major future transport corridor. Table 1 below summaries the outcome of this review.

The estimated future demand, combined across the three corridors of North Coast Rail, Steve Irwin Way and the Bruce Highway is well short of the estimated future capacity of the upgraded existing corridors. Only around 65% of the future capacity is estimated to be consumed.

Corridor	Current Demand (persons/day)	Current Configuration	Future Demand (~ 2041 & Beerwah East) (persons/day)	Proposed Future Configuration	Future Capacity (2051) (persons/day)
Bruce Highway	65,500	~ 4 lanes	129,000	6 lanes*	163,000
North Coast Rail	3,800	Mix of single & dual track on poor to good alignment	~ 7,000	Dual tracks on good alignment	27,000
Steve Irwin Way	16,000	Some 4 lanes, mostly 2 lanes	~ 22,000	4 lanes*	60,000
Total	85,300		158,000		250,000

Table 1 – Summary of Trip Demand Versus Future Capacity

* Major intersections to be grade separated

Redundancy

- Another argument for provision of an additional corridor is the need for diverting traffic to an alternative road should there be a serious accident/disruption to traffic on the Bruce Highway, a not unreasonable approach to apply.
- Redundancy for the existing road corridors can be provided by:
 - Upgrading Steve Irwin Way to four lanes.
 - Upgrading, as required, east/west links at Johnston/Moffat Roads, Roys Road and the future Beerwah East Connection Road. (Noting that these are Council roads and State/Federal funding assistance would be required to meet this new higher order role.)
 - Providing grade separated interchanges at all east/west connections to both the Bruce Highway and Steve Irwin Way.
- The infrastructure investment would be significant but significantly less than constructing an additional corridor over environmentally sensitive flood prone land, also requiring east/west redundancy links.

North Coast Rail

- The State Government is currently committed to upgrading the North Coast Rail Line. The Beerburrum to Landsborough section is to be upgraded to dual tracks on new alignment, under the recently commenced Beerburrum to Nambour rail project.
- The sections to be upgraded from Landsborough to Nambour and Beerwah to Maroochydore (CAMCOS) are yet to receive funding but it is fair to say that the need is recognised in an environment where competition for funding is fierce.
- Future demand is forecast to fall well under future dual rail capacity. This needs to be tested further, as mass transit is a key component to channelling and meeting future trip demand. Rail needs to be seen as an attractive viable alternative to the motor vehicle. An affordable and sustainable future transport plan must rely more heavily on rail as the highest order mass transit option. (Much of the additional capacity of the rail duplication will satisfy a significant growth in freight demand, the major driver for the North Coast rail upgrade.)

Technology

Advancements in technology will provide efficiencies in transport capabilities. For example, as connected and autonomous vehicles are introduced over the next 20 or so years, changed traffic flows and traffic travel times will provide combined improvements of around

20% on high order, high capacity roads. The resultant capacity (and safety) improvements need to be recognised by the Department of Transport and Main Roads when determining future transport corridor needs. (These future capacity benefits have not been applied to the 'future capacity' column in Table 1 above.)

Regional Plan

As noted earlier in this report, Council, in partnership with Moreton Bay Regional Council provided a submission to the State Government in 2014, seeking formal and perpetual recognition for the preservation of the Inter-urban Break (refer Attachment 1 - SCC and Moreton Bay Regional Council Joint letter 03.12.14).

Council followed this up with a comprehensive 'Submission to Shaping SEQ' document in March 2017, an extract of which is provided as Attachment 2 (Extract from Draft SEQ Regional Plan Submission). This submission continued to stress the importance of the Inter-Urban Break in retaining non-urban values of the Sunshine Coast, namely:

- Landscape values between Brisbane and the Sunshine Coast.
- Environmental values (protection of water courses, wetlands and water quality in Pumicestone Passage.
- Cultural values including Aboriginal cultural heritage, village settlements and traditional rural activities providing a link to the past.
- Use values including nature based tourism and recreation, food production and living areas.
- Economic values, estimated at around \$5 billion value to the SEQ economy, with capacity to grow.

Environment and Liveability Strategy 2017

The importance of preserving the Inter-Urban Break is included in this leading Council Strategy, recognising the importance of preserving and enhancing the visual amenity and community view lines provided by the Regional and Sub-regional Inter-Urban Breaks. The Strategy's first listed action calls up 'Protecting the Regional Inter-Urban Break in perpetuity to secure the environmental, production and recreation values'.

Integrated Transport Strategy

Council's Integrated Transport Strategy has a nominal planning horizon of 2041 and does not recognise the need for a possible future alternative/additional corridor within this planning horizon.

Legal

This are no legal implications relevant to this report.

Policy

- Environment and Liveability Strategy 2017
- Integrated Transport Strategy.

Risk

The range of values associated with the Inter-Urban Break; landscape, environmental, cultural, use and economic are all at risk of being diminished should the corridor study result in provision of an additional arterial transport infrastructure.

Previous Council Resolution

There is no previous Council Resolution relevant to this report.

Related Documentation

- Moreton Bay Regional Council and Sunshine Coast Council jointly signed letter dated 3 December 2014 (refer to Attachment 1)
- Environment and Liveability Strategy
- Regional Plan (Shaping SEQ) submission
- Integrated Transport Strategy.

Critical Dates

It is important that Council's formal advice voicing opposition to provision of an additional transport corridor east of the Bruce Highway be received by Department of Transport and Main Roads in a timely manner be incorporated in the Project Team's deliberations and to have some influence on the findings of the Study.

Implementation

Should Council endorse the recommendation of this Report, a draft letter will be provided to the Chief Executive Officer for consideration and despatch to the Director General of the Department of Transport and Main Roads, copied to the Regional Director for attention of the Project Team.

8.6 INFRASTRUCTURE CHARGES RESOLUTION AMENDMENTS

File No:	F2018/78705
Author:	Manager Transport and Infrastructure Planning Built Infrastructure Group
Appendices:	App A - Sunshine Coast Regional Council Infrastructure Charges Resolution (No. 8) 20195/72
Attachments:	Att 1 - Sunshine Coast Regional Council Infrastructure Charges Resolution (No.8) 2019 - Tracked Changes 39/72

PURPOSE

The purpose of this report is to seek Council's approval for adoption of an amended Infrastructure Charges Resolution.

EXECUTIVE SUMMARY

Council's Infrastructure Charges Resolution is the statutory document that gives Council the ability to levy infrastructure charges that contribute significantly towards the provision of trunk infrastructure required to support growth. The current version of the Resolution is the Infrastructure Charges Resolution (No. 7) 2017.

Under authority of the *Planning Act 2016* (The Act), Council can amend the Infrastructure Charges Resolution as situations change. This report seeks Council's approval to make changes in recognising:

- Changing Infrastructure Charges reflecting the increase in number and scale of Intensive Horticulture operations;
- Minor changes around clarification of:
 - Rural Workers Accommodation
 - Gross Floor Area (GFA) Interpretation
 - 'Suite' definition and
 - Function Facility charge category.

With due recognition to changing horticultural practices, the associated economies of scale and the benefits of enhanced logistics, it is considered that a reduction to 60% of the maximum charge applying to Council networks allowed by the State Government would be a reasonable revised level of charge.

The minor changes referred to above provide clarity and certainty for the development industry.

The charges schedule has also been updated to reflect the current indexed prescribed maximum charge as set by the State Government.

Details addressing these issues are provided in the body of this report. It is proposed that Council adopts the amended **Sunshine Coast Regional Council Infrastructure Charges Resolution (No. 8) 2019 (Appendix A)**.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled “Infrastructure Charges Resolution Amendments” and
- (b) adopt the “Sunshine Coast Regional Council Infrastructure Charges Resolution (No. 8) 2019” (Appendix A).

FINANCE AND RESOURCING

The proposed amendments to the Resolution will result in a change to Council's infrastructure charges revenue stream in the Intensive Horticulture Charge only. The ‘minor charges’ will not attract lesser revenue. The extent of this change is unknown and would depend on the number and scale of approvals for Intensive Horticulture development. The purpose of adjusting the charge is to have it set at a level commensurate with the broader impacts on relevant Council networks. The revenue stream that follows is hence considered appropriate.

Costs incurred in developing the changed document and associated media costs in communicating the changes will be managed within current budget allocations.

CORPORATE PLAN Corporate Plan Goal: *A healthy environment*

Outcome: We serve our community by providing this great service
Operational Service: S15 - Sustainable growth and network planning - providing land use planning, social policy, infrastructure planning and charges, flood mapping, transportation planning and environmental initiatives.

CONSULTATION**Portfolio Councillor Consultation**

- Planning and Development Portfolio Councillor C Dickson
- Economic Development Portfolio Councillor S Robinson
- Local Infrastructure Delivery Portfolio Councillor G Rogerson

Internal Consultation

Councillors were consulted in August 2019 on the matter of Intensive Horticulture, considering the implications for Economic Development, Land Use Planning and Infrastructure Charges.

Internal consultation was carried out with Economic Development Branch and Strategic Planning Branch, where agreement was reached on the proposed reduction to the level of charge for Intensive Horticulture.

External Consultation

No external consultation was carried out in relation to this report.

Community Engagement

There has been no community engagement involved in the preparation of this report.

PROPOSAL

Background

Council has authority to levy infrastructure charges under State legislation, namely the Act. The State Government sets the maximum charge that can be applied by local governments, and individual Councils can, by resolution, set infrastructure charges at or below the maximum as they deem appropriate. Sunshine Coast Council last revised the Infrastructure Charges Resolution in December 2017, adjusting charges over a number of development types, but generally adopting maximum charges in recognition of the significant task in delivering growth infrastructure.

a) Intensive Horticulture

Over the past two years, there has been a number of enquiries around Intensive Horticulture proposals, with attention linked mainly to the scale of the proposed operations. The term 'intensive horticulture', as used in Infrastructure Charges speak, relates to high impact rural activities, carried out in covered, controlled environments, in multiple layers, in imported media, delivering multiple crops per year. These activities differ markedly from traditional forms of agriculture.

As background, glasshouse-enclosed intensive horticulture crops typically use 95% less water than those grown in the field and carbon dioxide can be captured and used to boost plant growth. However, they are energy-hungry and solar power is not yet equipped to run large scale projects.

The difference extends to Infrastructure Charges, where traditional cropping, considered a low impact rural activity, attracts a nil charge. Intensive Horticulture currently attracts a charge of \$20.90m² GFA under Council's charging regime, including the Water Supply and Sewerage components.

The crops attracting interest to date on the Sunshine Coast include cucumbers, tomatoes and medicinal cannabis but could well extend to a range of other produce.

The idea of intensive horticulture is not new but has been limited in scale until relatively recently, with typical structures limited to under one hectare. For example, the initial medicinal cannabis operation consists of three green houses around 3,000m² each. The new proposals range from 8ha to 60ha. Some of the existing intensive horticulture uses pre-date the charges regime and would not have been subject to an infrastructure charge. There are two current approvals for an 8ha and 16ha greenhouse proposals where the proponents are challenging the amount of the Infrastructure Charge. Those challenges will be informed by this report.

Reflective of the prior low scale intensive horticulture activities, the charges were commensurately low and the levels of concern with the charges reflected this. With the significant increase in the potential scale of activity, the Infrastructure Charges estimates have attracted opposition and increased levels of concern. For a one hectare versus a 20 hectares activity, the Council charges are \$133,800 and \$2,676,000 respectively.

Benchmarking

Sunshine Coast's Infrastructure Charge for Intensive Horticulture is \$13.38/m² GFA (rounded up). A comparison with South East Queensland Councils reveals the following:

Council	Council Charge/m² GFA	Council Charge/ha
Gympie	\$7.20	\$72,500
Gold Coast	\$11.60	\$116,000
Sunshine Coast	\$13.38	\$133,800
Logan City	\$17.60	\$176,000
Redland	\$20.30	\$203,000
Moreton Bay	\$20.90	\$209,000

Sunshine Coast Council sits mid-field against this selection of Councils where Intensive Horticulture is a likely possibility.

Origin of Maximum Charge

There is no definitive advice from State Government as to what provided the basis for setting the maximum charge. It is most likely that an averaging of information was involved and was unlikely to have been influenced by the scale of projects currently being considered. This however, does not assist in determining whether the current maximum charge has a sound evidence based genesis. That then provides an environment open to considering a variation to the charge currently set in Infrastructure Charges Resolution No.7.

Recent Proposals to Council

Over the last 12 months or so, the following proposals have been aired with Council officers:

- Medicinal Cannabis – staged, up to 60ha
- Cucumber Farm – around 15ha
- Tomato Farm – around 8ha.

These proposals have typically been directed at land previously used for sugar cane cultivation, currently lying un-utilised or under-utilised and offering an opportunity to return some of this land to productivity and contribute to job creation and growing the local economy.

Discussion

In recognising that Infrastructure Charges reflect the contribution that development makes to fund trunk infrastructure across the networks of Transport, Stormwater and Parks and Land for Community Facilities, it is worth discussing the relative impacts that these types of development will have on the above networks.

The current split across these networks, identified in Resolution No. 7 is:

Transport	85%
Stormwater	0%
Parks & Land for Community Facilities	15%

This is a fair allocation of revenue to networks as Transport is by far the network most impacted through the movement of personnel, raw materials and products to market. A minor link to Parks and Land for Community Facilities is considered reasonable and the Stormwater component reflects the typical approach for industry located on farm land. Further, where commercial operations may attract support buildings aligned with Intensive Horticulture, then a stormwater charge linked to the impervious area applies.

Areas of existing under-utilised farm land are attractive for Intensive Horticulture projects, where access to transport, water and power is readily available. Water need not be from the reticulated water supply. (Issues on managing flood impacts affecting both the individual projects and neighbouring properties, in compliance with Council requirements, are assumed as attended to.)

Council's Economic Development Branch sees such proposals where impacts are well managed, as beneficial to the Sunshine Coast economy. As the value of land increases, along with demand for food and medicines, the growth in Intensive Horticulture is a trend that is likely to continue. In a KPMG report commissioned by Council in November, 2018, it was noted that an opportunity for agricultural development on the Sunshine Coast is the "... intensification of the horticulture sector that creates higher productivity and continuous supply. This could build on the existing larger scale greenhouse developments in the region, coupled with dedicated value – adding or shared resources".

The KPMG report went on to identify advantages of Intensive Horticulture to include:

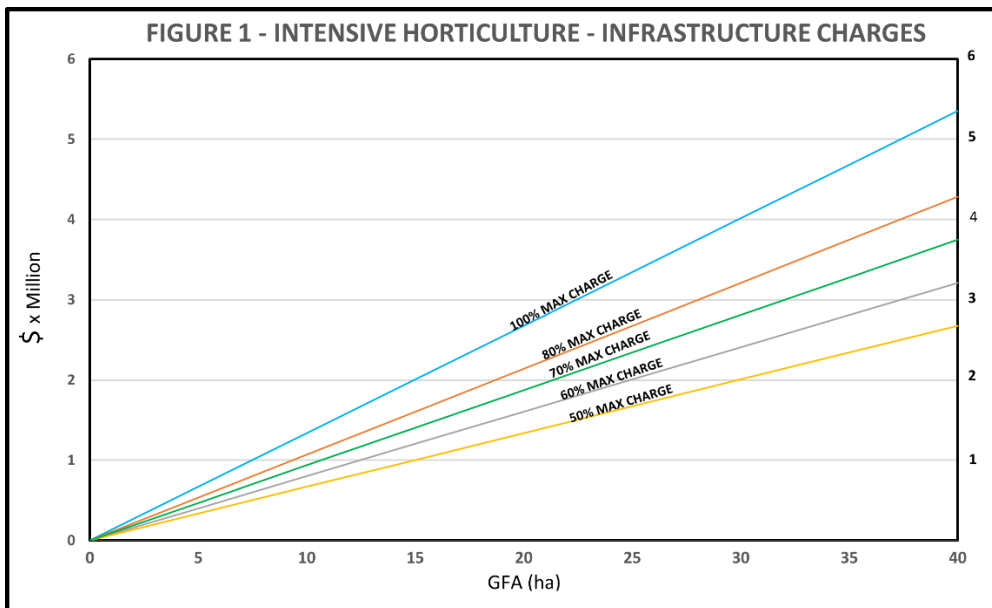
- Enhanced capital investment
- Job creation (construction and operations)
- Export focused
- Reduced use of pesticides
- Contained system – controlled containment of run-off

Disadvantages are:

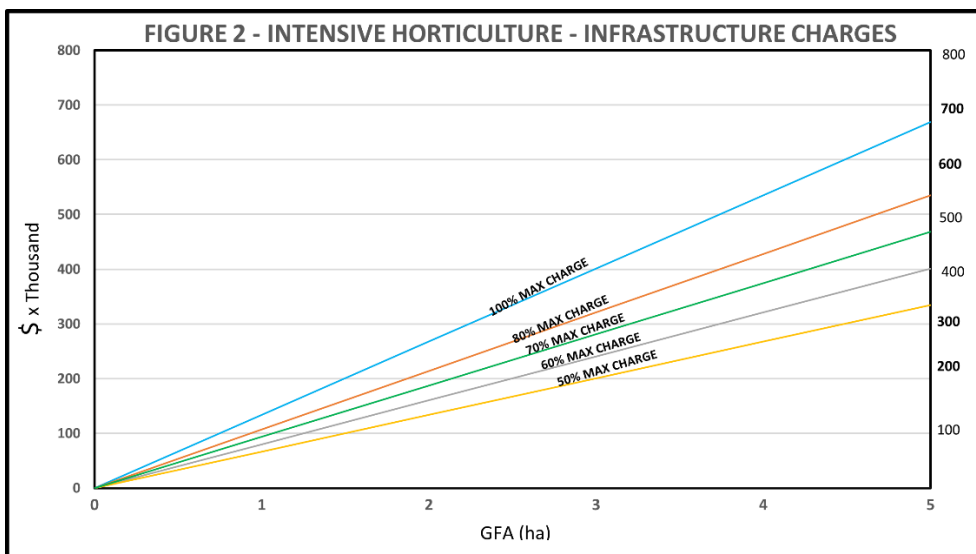
- Power consumption
- Visual amenity
- Logistical impact with traffic generation.

On the basis that Intensive Horticulture is likely to bring benefits to the Sunshine Coast through investment, job creation and a positive use of available agricultural land, it is considered reasonable to assume that further proposals will come Council's way and that a review of the applicable Infrastructure Charge is therefore justified. The setting of the Intensive Horticulture Charge would not have envisaged the scale of proposals under discussion. With that economy of scale and the controls on production comes an ability to better manage logistics and the freight movements ensuing, with a more economic application to moving product to market resulting.

Moving the discussion to Infrastructure Charges, [Figure 1](#) below provides a graphical view of various Intensive Horticulture Infrastructure Charges ranging from the 100% Maximum Charge (Council's component only) through to 50% Maximum Charge. Note that Council's Charge reflects recognition that Unitywater's component always remains at the maximum and the reduction only applies to Council's portion. This produces a marked and exaggerated or disproportionate effect on reducing the Maximum Charge, as the graph shows.



While the graph extends to developments up to 40ha, it is worth noting that historical Intensive Horticulture investments have resided in the 1ha or less category, nestled in the extreme bottom left of the graph, with Figure 2 showing a clearer breakdown of charges for developments under 5ha.



With due recognition to changing horticultural practices, economies of scale and the benefits of enhanced logistics, it is considered that a reduction to 60% of the maximum charge applying to Council networks would be a reasonable revised level of charge. The table for comparison against South East Queensland Councils would now see Sunshine Coast rate more favourably, not far removed from Gympie Regional Council.

Council	Council Charge/m ² GFA	Council Charge/ha
Gympie	\$7.25	\$72,500
Sunshine Coast	\$8.03	\$80,300
Gold Coast	\$11.60	\$116,000
Logan City	\$17.60	\$176,000
Redland	\$20.30	\$203,000
Moreton Bay	\$20.90	\$209,000
<p><i>Toowoomba Regional Council has a draft Policy considering a 50% discount for application over a 12 month period to 1/7/20, offering a charge for comparable networks at \$6.97/m².</i></p>		

There are other important issues relating to Intensive Horticulture that Council is giving due consideration, namely the impacts on rural amenity (individually and collectively), the number of such activities, the challenges to consumption of good agricultural land and the economic potential for such enterprises linking to the Coast's expanded airport's market reach. These matters will be further considered by Council, however, the need to resolve the level of Infrastructure Charge for Intensive Horticulture in light of current approvals requires Council's decision now.

b) Rural Workers Accommodation

The current Resolution places Rural Workers Accommodation in the "Accommodation (short-term)" category with a unit of measure for determining a charge on a per "bedroom" basis. Given that there could be many varied forms of Rural Workers Accommodation, such as cabins, additional dwelling houses, dormitory style accommodation etc, it is proposed to change the charge category to "Other uses". The "Other uses" charge category would then allow for a charge rate to be selected based on the type of accommodation being provided, as per the examples mentioned above, providing fairness, consistency and certainty to charging outcomes.

c) Gross Floor Area (GFA) Interpretation

The current definition of GFA contained in the Resolution and the Planning Scheme is as follows:

gross floor area (GFA) means the total floor area of all storeys of a building (measured from the outside of the external walls or the centre of a common wall), other than areas used for the following:

- (a) building services, plant and equipment;
- (b) access between levels;
- (c) ground floor public lobby;
- (d) a mall;
- (e) the parking, loading and manoeuvring of motor vehicles;
- (f) unenclosed private balconies whether roofed or not.

The inclusion of the wording "*(measured from the outside of the external walls or the centre of a common wall)*" has given rise to the argument from applicants that if there are no walls present, then it can't be GFA as it can't be measured (and therefore not chargeable). This interpretation is incorrect as has been confirmed by legal advice.

To provide further clarification on how GFA is determined it is proposed to add the following footnote to the GFA definition as follows:

“where there are no external walls, the measurement is taken to the outside of the supporting columns, or for a cantilevered roof, the edge of the roofline. Should the roofline extend beyond the floor, then the floor extent will be the basis for measurement.”

d) ‘Suite’ definition

The Planning Regulation and therefore the current Resolution use the term ‘suite’ for the determination of charges for short-term accommodation and some long-term accommodation uses. The term ‘suite’ is not defined anywhere in the *Planning Act* or the Planning Scheme. In order to provide additional clarity in the application of charges for suites it is proposed to add the following definition to the Resolution.

- ‘suite’ is a single room or a set of connecting rooms that can operate as a single occupancy or single tenancy.

e) Function Facility charge category

The Function Facility is listed in the current Resolution under the “Entertainment” charge category with a charge of \$202.40 per m² of GFA. To be consistent with the Planning Regulation, the charge category should be “Places of Assembly” now with a charge rate of \$73.35 per m² of GFA.

Changes

All amendments to the current Infrastructure Charges Resolution (No.7) 2017 are provided in **Att 1 – Sunshine Coast Council Infrastructure Charges Resolution (No.8) 2019 Tracked Changes**.

Legal

There are no legal implications arising from the matters raised in this report.

Policy

The policy implications are addressed by way of changes to the Infrastructure Charges Resolution, as directed by Council.

Risk

There are no known risks to Council relating to adopting a revised Infrastructure Charges Resolution.

Previous Council Resolution

Ordinary Meeting 7 December 2017 (OM17/243)

That Council:

- receive and note the report titled “Infrastructure Charges Resolution Amendments” and*
- adopt the “Sunshine Coast Regional Council Infrastructure Charges Resolution (No. 7) 2017” (Appendix A).*

Related Documentation

- *Planning Act 2016*
- *Planning Regulation 2017*

Critical Dates

There are no critical dates relevant to this report.

Implementation

The Act provides that the charges under **Sunshine Coast Regional Council Infrastructure Charges Resolution (No.8) 2019 - Appendix A** will have effect on the day stated in the Resolution, provided the Resolution is uploaded to Council's website before that date. If adopted, it is proposed to have the Resolution take effect from 23 September 2019.

8.7 TRANSPORT CORRIDOR PLANNING PROJECTS

File No:	F2018/94953
Author:	Coordinator Transport Network Built Infrastructure Group
Attachments:	Att 1 - Transport Upgrades - Concept DesignConf 5/13 Att 2 - Land Requirements for Caloundra Central Business DistrictConf 7/13 Att 3 - Land Requirements for CaloundraConf 9/13 Att 4 - Land Requirements for Nambour.....Conf 11/13 Att 5 - Land Requirements for Currimundi/Aroona.....Conf 13/13

PURPOSE

This report seeks Council's direction on progressing the planning and delivery of three transport upgrades in Caloundra, Nambour and Currimundi/Aroona.

EXECUTIVE SUMMARY

This report seeks to progress planning and delivery of three transport upgrades to service growth and transport access challenges currently experienced in Caloundra, Nambour and Currimundi/Aroona.

The proposed works are required to meet reasonable and sustainable desired standards of service. Without the proposed works, travel speeds and traffic congestion will continue to worsen. Public and active transport needs have been considered together with car use in planning for improved access. The proposed upgrades will provide for improved active transport connectivity and more efficient public transport services and operations as well as improved vehicular access.

Caloundra

A detailed investigation of the requirements in the Caloundra Central Business District has now been undertaken which included a workshop with relevant Council staff and Councillors, drawn from the Caloundra Centre Activation Project Control Group. This report presents to Council the preferred concept design, as shown in Confidential Attachment 1 (Transport Upgrades-Concept Design). Upon endorsement of this report, the project will progress to detailed design and continue consultation with affected land owners. Land requirements are shown in Confidential Attachment 2 (Land Requirements for Caloundra Central Business District) and Confidential Attachment 3 (Land Requirements for Caloundra).

Nambour

Key land parcels are required for long term transport upgrades in Nambour. To reduce the impact on the community and provide the opportunity for staged upgrades, there is a need to begin opportunistic purchases now. This will also allow for the project to be delivered most effectively and efficiently. The long term land required for transport upgrades is shown in Confidential Attachment 4 (Land Requirements for Nambour).

Currimundi/Aroona

Stage 1 of the Parklands Boulevard upgrade is currently under construction, including service relocations. The design of service relocations has highlighted a significant benefit of combining the relocation of telecommunication utilities for Stage 1 and Stage 2 now. To facilitate these service relocations, the land required for the Stage 2 Parklands Boulevard upgrade will be needed. Directional drilling for utility installation will be investigated to minimise potential impacts to the roadside environment adjacent to Parklands Boulevard.

The land requirements for Stage 2 are shown in Confidential Attachment 5 (Land Requirements for Currimundi/Aroona).

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled "Transport Corridor Planning Projects" and
- (b) resolve to negotiate, execute and finalise the acquisition of the properties required to deliver transport upgrades in Caloundra, Nambour and Currimundi/Aroona.

FINANCE AND RESOURCING

All projects in this report are included in Council's Local Government Infrastructure Plan. Further, all projects planned to be delivered in the next 10 years are listed in Council's current Ten Year Capital Works Program. The actions in this report can be achieved by funding through the current LGIP funding mechanism with no impact on Council's adopted 10 year Capital budget (refer previous Council resolution OM18/132).

CORPORATE PLAN

Corporate Plan Goal: *A healthy environment*
Outcome: We serve our community by providing this great service
Operational Activity: S15 - Sustainable growth and network planning - providing land use planning, social policy, infrastructure planning and charges, flood mapping, transportation planning and environmental initiatives.

CONSULTATION

Councillor Consultation

The Transport Portfolio Councillor R Baberowski was briefed on the transport upgrade projects.

Internal Consultation

Councillors for Divisions 2 (Councillor T Dwyer), 3 (Councillor P Cox) and 10 (Councillor G Rogerson) were briefed on the transport upgrade projects.

A number of workshops/meetings were held with representatives from various Council branches during the development of each transport upgrade project. They included:

- Office of Mayor and CEO
- Strategic Planning
- Open Space and Social Policy
- Transport Infrastructure Management
- Environment and Sustainability Policy
- Urban Growth Projects
- Business Development
- Design and Place Making
- Transport & Infrastructure Planning
- Parks and Gardens
- Sport and Community Venues
- Environmental Operations.

External Consultation

No external consultation was undertaken as part of the preparation of this report.

Community Engagement

No community engagement was undertaken as part of the preparation of this report.

PROPOSAL

Transport planning is progressing for the delivery of three transport upgrades to service growth and transport access challenges currently experienced in Caloundra, Nambour and Currimundi/Aroona.

The proposed works are required to meet reasonable and sustainable desired standards of service. Without the proposed works, travel speeds and traffic congestion will continue to worsen. Public and active transport needs have been considered together with car use in planning for improved access. The proposed upgrades will provide for improved active transport connectivity and more efficient public transport services and operations as well as improved vehicular access.

Caloundra

- A Caloundra transport planning report was previously submitted to Council in January 2019, which received a Council resolution to proceed with opportunistic purchases of properties west of Bowman Road. Following the January 2019 report, an investigation of the alignment in the Caloundra Central Business District has now been undertaken which included a workshop with relevant Council staff and Councillors, drawn from the Caloundra Centre Activation Project Control Group.
- Detailed transport modelling and concept designs have been developed and evaluated through a business case process and engagement with Council stakeholders. Intersection control types have been investigated and evaluated during the business case and traffic signals have been selected as the preferred control type for the major intersections.
- This report presents to Council the preferred concept design, as shown in Confidential Attachment 1 (Transport Upgrades-Concept Design). Upon endorsement of this report, the project will progress to detailed design and continue consultation with affected land owners.
- Land requirements for the Caloundra Central Business District are shown in Confidential Attachment 2 (Land Requirements for Caloundra Central Business District).
- Council is working with the Department of Transport and Main Roads to assist with the adjacent transport project. The indicative land requirements are shown in Confidential Attachment 3 (Land Requirements for Caloundra). Future grade separation is possible within this indicative land requirement.

Nambour

- Key land parcels are required for long term transport upgrades in Nambour. To reduce the impact on the community and provide the opportunity for staged upgrades, there is a need to begin opportunistic purchases now. This will also allow for the project to be delivered most effectively and efficiently. The long term land required for transport upgrades is shown in Confidential Attachment 4 (Land Requirements for Nambour).

Currimundi/Aroona

- Stage 1 of the Parklands Boulevard upgrade is currently under construction, including service relocations. The design of service relocations has highlighted a significant

community and financial benefit of combining and completing the relocation of telecommunication utilities for Parklands Stage 1 and Stage 2 now.

- The relocation of telecommunication utilities will require additional land to be converted to road reserve.
- The total land required is shown in Confidential Attachment 5 (Land Requirements for Currimundi/Aroona). This additional land will allow for the future transport upgrade and the immediate need to relocate the telecommunication utilities. Directional drilling for utility installation will be investigated to minimise potential impacts on the roadside environment adjacent to Parklands Boulevard.
- Community and stakeholder engagement will be included as the project proceeds.

Legal

There are currently no known legal issues related to this report.

Policy

This report has been prepared with consideration to:

- The Caloundra Transport Corridors Planning Report.
- The Caloundra Centre Master Plan that outlines a vision and strategies to support the revitalisation of Caloundra Centre.
- Nambour transport planning.
- Parklands Boulevard corridor planning.
- Sunshine Coast Planning Scheme particularly the framework for managing development in Caloundra.
- Local Government Infrastructure Plan which aims to integrate land use planning with trunk infrastructure requirements to meet growth in demand and the needs of development.
- Sunshine Coast Integrated Transport Strategy, of which key strategies for success are:
 - Integrated Transport and land use which serves the local and regional economy and promotes self-containment;
 - A safe, efficient and sustainable road and freight network that applies a one network approach to road management and upgrades that delivers improved safety, connectivity, capacity and efficiency for all road users;
 - A road network with future corridor capacity will connect each centre, and communities between, to ensure permeability and resilience, providing for multi-modal transport solutions with and between activity centres and communities.
- Sunshine Coast Active Transport Plan 2011-2031, outlining Council's plan to deliver the active transport component of the Sustainable Transport Strategy, including a number of relevant active transport actions 'creating pedestrian priority areas, wider footpaths, more priority for crossings, shortcuts, environmental improvements, design features in building applications and better connections across bridges.'
- Connecting SEQ 2031: An Integrated Regional Transport Plan for South East Queensland.
- *South East Queensland Regional Plan 2017*, outlining the land use and desired environmental outcomes for the region, particularly the importance of Caloundra as a designated Major Regional Activity Centre.
- Sunshine Coast Council's planning for mass transit.

Risk

The transport projects discussed in this report will alleviate increasing traffic congestion. Failure to proceed with these projects may result in continued loss of amenity, public dissatisfaction and significant traffic operational issues along the existing corridors.

Previous Council Resolution**31 January 2019 Ordinary Meeting (OM19/9)**

That Council:

- (a) *receive and note the report titled “Caloundra Transport Corridor Planning”*
- (b) *resolve to negotiate, finalise and execute the acquisition of the properties required for the delivery of the Caloundra Transport Corridor outcomes*
- (c) *advise the State Government, via the Department of Transport and Main Roads, of the following preference for the Caloundra Road/Pelican Waters Boulevard/Nicklin Way intersection:*
 - (i) *it be planned to be upgraded in stages with the ultimate layout being a grade separated interchange*
 - (ii) *slip lanes at each of the four entries to the intersection be explored in future planning and design*
- (d) *The Third Avenue extension to the Nicklin Way to be upgraded in stages with the ultimate layout being a grade separated interchange and*
- (e) *that in regards to (c) (i), (c) (ii) and (d) above that all future planning regarding these three items, recognises design considerations that do not encumber the outcomes sought by (c) (i), (c) (ii) and (d) above.*

8 November 2018 Ordinary Meeting (OM18/185)

That Council:

- (a) *receive and note the report titled “Caloundra Transport Corridor Planning - Memorandum of Understanding”*
- (b) *endorse the proposed Memorandum of Understanding, as per Appendix A –Caloundra CBD Access Improvements Memorandum of Understanding*
- (c) *delegate authority to the Chief Executive Officer to sign the Memorandum of Understanding on behalf of Council and*
- (d) *delegate authority to the Chief Executive Officer to approve minor changes to the Memorandum of Understanding subject to changes aligning with the overall intent.*

16 August 2018 Ordinary Meeting (OM18/132)

That Council:

- (a) *receive and note the report titled “Transport Corridor Planning Projects” and*
- (b) *endorses the funding proposal to be employed for Local Government Infrastructure Plan projects when the annual threshold allocation of \$40 million is exceeded, applying the following steps:*
- (c) *for approved projects, draw down funding from the Externally Restricted Cash (Infrastructure Charges) Reserve (Reserve)*
- (d) *record the expenditure as 100% funded from the Reserve and that a notional 30% expenditure has been funded from General Revenue, with an equivalent ‘debt’ to the Reserve noted accordingly*

- (e) *record all sales of residual land, initially procured through Local Government Infrastructure Plan land acquisitions, with 100% of sale proceeds to be returned to the Reserve, noting the proportion payable from the General Revenue component to be acquitted against the 'debt' recorded in (ii) above and*
- (f) *maintain this approach until the 'debt' has been fully acquitted.*

17 August 2017 Ordinary Meeting (OM17/159)

That Council:

- (a) *delegate authority to the Chief Executive Officer to develop a Memorandum of Understanding with the Department of Transport and Main Roads addressing improved road accessibility to the Caloundra Major Activity Centre and report back to Council for endorsement prior to finalising in relation to the Caloundra Transport Corridor Planning and*
- (b) *endorse the Transport Priorities Map (Appendix A) as amended and progressively updated for advocacy purposes.*

23 March 2017 Ordinary Meeting (OM17/48)

That Council:

- (a) *endorse the Caloundra Centre Master Plan 2017 (Appendix A) subject to paragraph (c) (i) below*
- (b) *decide to make a proposed Sunshine Coast Planning Scheme 2014 (Major Amendment) under the Sustainable Planning Act 2009 to give effect to the planning recommendations of the Caloundra Centre Master Plan 2017*
- (c) *delegate authority to the Chief Executive Officer to:*
 - (i) *make any final amendments to the Caloundra Centre Master Plan 2017 to reflect the directions provided by Council and address any editorial issues*
 - (ii) *respond to submissions in accordance with the directions provided by Council*
 - (iii) *carry out the statutory process to prepare and progress the proposed Sunshine Coast Planning Scheme 2014 (Major Amendment) under the Sustainable Planning Act 2009, noting that:-*
 - (a) *consultation will occur with the Deputy Mayor and Division Councillor (Councillor Dwyer) regarding the detailed drafting of, and public notification process for, the proposed planning scheme amendment*
 - (b) *following public notification of the proposed planning scheme amendment and receipt of any submissions, a further report will be presented for formal consideration of the Council*
 - (iv) *refer the relevant revised infrastructure elements of the Caloundra Centre Master Plan 2017 to the Local Government Infrastructure Plan review*
 - (v) *establish a Caloundra – City of Beaches project delivery team and develop a 2017/2018 budget submission and*
 - (vi) *prepare a staged development and delivery plan, including funding opportunities/strategies for reporting to Council and to inform future budget works considerations.*

2 October 2003 General Meeting (03/293) Caloundra City Council

That:

- (a) Report No. 20030902.CY.01 from Policy Officer (Infrastructure Engineer) C Young, dated 2 September 2003, be received and noted;
- (b) it be noted that the network assessment on which the report referred to in (a) above has been developed based on the stated accepted criteria of deficiency methodologies specified in the Main Roads-Road Planning and Design Manual. This methodology is considered deficient for Caloundra City in that it relies only on unacceptable forecast traffic volumes and fails to take into account triple bottom line criteria (economic, environment and social implications);
- (c) representations be made to Department of Main Roads through the Local Government Association of Queensland to change the criteria of deficiency methodologies specified in the Main Roads - Road Planning and Design Manual to include triple bottom line criteria (economic, environment and social implications) in addition to forecast traffic volumes;
- (d) pending the review of the criteria of deficiency methodologies referred to in (c) above, the Caloundra City - Future Road Network Assessment Report be adopted with the following amendments:
 - (i) CBA Northern access route – change to 2000 - 2006;
 - (ii) Maltman Street South – change to 2006 -2011;
 - (iii) Nicklin Way Intersection Improvements - upgrade west of Point Cartwright Drive - change to 2000 - 2006;
 - (iv) Kawana Way arterial duplication -upgrade from Sunshine Motorway/ Mooloolaba interchange to Kawana Island Boulevard (4 lanes) - change to 2006 - 2011;
 - (v) Glasshouse Mountains Road - upgrade from Landsborough to Beerwah - change to 2000-2006;
 - (vi) Glasshouse Mountains Road - upgrade from Beerwah to Glass House Mountains - change to 2000-2006;
 - (vii) Glasshouse Mountains Road - upgrade from Beerburrum to Glass House Mountains - change to 2000-2006;
- (e) the Future Road Network Project Plan - future road network requirements for years 2006, 2011, 2016 and 2021 as amended be referred to City Assets Division for future program implementation, investigation and analysis as part of the Annual Financial Plan process;
- (f) the Future Road Network Project Plan, future road network requirements for year 2006 as amended, be referred for inclusion in Council's Advocacy Program;
- (g) Caloundra City - Future Road Network Assessment Report as amended be forwarded to SunRoc Moving Forward Committee for consideration in the development of the Sunshine Coast Integrated Local Transport Plan;
- (h) Caloundra City - Future Road Network Assessment Report as amended be utilised as background information in the future development of road infrastructure charges plan as part of the City Plan development;
- (i) proposed Roads of Regional Significance be referred to the Sunshine Coast and Cooloola Councils Regional Road Group for information;
- (j) the Caloundra City - Future Road Network Assessment Report be circulated to all relevant Council Units for information.
- (k) the following road network linkages are to be included into proposed 2003-2006 Road Network Project Plan:
 - (i) Turner Street to Roberts Road, Beerwah - new route;
 - (ii) Pine Camp Road to Peachester Road - new route."

Related Documentation

Previous Council Ordinary Meeting Reports that are of relevance are:

- Caloundra Transport Corridor Planning, 2019
- Caloundra Transport Corridor Planning – Memorandum of Understanding, 2018
- Trunk Infrastructure Funding Proposal Report, 2018
- Caloundra Transport Corridors Planning Report, 2017
- Caloundra Centre Master Plan, Sunshine Coast Council, 2017
- Sunshine Coast Local Government Infrastructure Plan 2018.

Critical Dates

Land requirements for the transport upgrades have been identified. To reduce the impact on the community and provide the opportunity for staged upgrades, there is a need to continue opportunistic purchases. This will also allow for the project to be delivered most effectively and efficiently. This can be achieved by funding through the LGIP reserve with no impact on Council's existing capital program and financial models.

Stage 1 of the Parklands Boulevard transport upgrade is underway and has identified significant community and financial benefits if relocation of telecommunication utilities for Stage 2 occurs now.

Implementation

It is proposed that Council, in endorsing this report, provides the Chief Executive Officer with the following directions:

1. Progress to detailed design of the transport upgrades based on the concept design discussed in this report
2. Place property conditions and notations on those properties that are required in part or whole for the construction of the projects identified in this report
3. Negotiate, execute and finalise the acquisition of the properties discussed in this report. Further reports will be presented to Council where compulsory acquisition is required
4. Develop or update transport project pages on Council's website noting the progression of planning and
5. Update the Local Government Infrastructure Plan to reflect the progression of planning.

8.8 DEVELOPMENT APPLICATION FOR MATERIAL CHANGE OF USE OF PREMISES FOR DUAL OCCUPANCY AT 75A PERWILLOWEN ROAD, BURNSIDE

File No:	MCU19/0087 & OPW19/0174
Author:	Team Leader Planning Assessment Customer Engagement & Planning Services Group
Attachments:	Att 1 - Detailed Assessment Report.....157 Att 2 - Proposal Plans169

APPLICATION DETAILS	
Applicant:	Niehus Constructions Pty Ltd
Owner:	Niehus Constructions Pty Ltd
Consultant:	Murray & Associates (Qld) Pty Ltd
Proposal:	Development Permit for Material Change of Use of Premises to Establish a (Dual Occupancy) & Development Permit for Operational Work (Drainage Work, Stormwater and Earthworks)
Properly Made Date:	14 May 2019
PROPERTY DETAILS	
Division:	10
Property Address:	75A Perwillowen Rd BURNSIDE QLD 4560
RP Description:	Lot 9 SP 283872
Land Area:	1167m ²
Existing Use of Land:	Vacant
STATUTORY DETAILS	
Planning Scheme:	Sunshine Coast Planning Scheme (1 April 2019)
SEQRP Designation:	Urban Footprint
Local Plan Area:	Nambour Local Plan
Zone:	Low density residential zone
Assessment Type:	Code

PURPOSE

The purpose of this report is to seek Council's determination of an application for Material Change of Use and Operational Works to establish a Dual Occupancy at 75A Perwillowen Road, Burnside.

The application is before Council at the request of the Divisional Councillor, G Rogerson.

EXECUTIVE SUMMARY

The proposed Dual occupancy includes two single storey units, each with 3 bedrooms and double garages as well as Unit 2 including a media room.

The subject site is a rear lot, accessed via a 5.5 metre wide constructed driveway which is also accessed by four other lots. The lot has a total area of 1167m², but only 800m² excluding the lengthy access handle.

The application has been assessed against the *Sunshine Coast Planning Scheme 2014*. The proposal does not comply with the Acceptable outcome and Performance outcomes of the Dual Occupancy Code in that it will concentrate Dual occupancies in a low density residential area, it does not make a positive contribution to the streetscape character with waste servicing impacting on the street and adjoining dwellings, it is not designed to protect the personal security and safety of residents by allowing for casual surveillance, and the waste proposal for the development is not convenient to use and service.

The application is recommended for refusal.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled “Development Application for Material change of use of premises for Dual Occupancy at 75A Perwillowen Road, Burnside ” and**
- (b) REFUSE application number MCU19/0087 & OPW19/0174 for a Development Application for Material change of use of premises for Dual Occupancy at 75A Perwillowen Road, Burnside for the following reasons:**
 - (i) The proposal has not demonstrated achievement of the Purpose, Overall outcomes and Performance outcomes of the *Dual Occupancy code* of the Sunshine Coast Planning Scheme 2014, in particular:**
 - 1. performance outcomes PO1, PO3, PO7 and PO13 of the Dual Occupancy code.**
 - 2. the Purpose and Overall Outcomes of the Dual occupancy code as follows:**
 - a) The proposed Dual occupancy adjoins two existing dual occupancy developments. The density distribution is not appropriately dispersed having regard to the character of the local area and the intent of the Low density residential zone.**
 - b) Waste servicing would negatively impact on-street parking, the amenity of adjoining dwellings, the scenic route and would not make a positive contribution to the streetscape character of the area.**
 - c) The proposed density will have unacceptable impacts on the amenity of adjoining residential premises.**
 - d) The proposal does not achieve a high level of amenity for residents as personal security and safety are not achieved due to the limited casual surveillance of the access handle.**
 - e) The servicing of waste is not convenient as will require the occupants to move their bins up to 80 metres along the access handle to the frontage.**
 - (ii) the proposed development would result in unacceptable amenity impacts**
 - (iii) the proposed development could not be conditioned to comply with the applicable planning scheme, and**
 - (iv) there are no discretionary matters that warrant approval of the proposed development.**

FINANCE AND RESOURCING

In the event of an approval, infrastructure charges would be applicable to the proposed development.

CORPORATE PLAN

Corporate Plan Goal: *Service excellence*

Outcome: 4.4 - Service quality assessed by our performance and value to customers

Operational Activity: 4.4.2 - Deliver Planning and Development Services to ensure statutory requirements are met to achieve positive customer experiences and maintain strong industry engagement.

CONSULTATION

Councillor Consultation

The Divisional Councillor G Rogerson has been consulted during the assessment and has requested the matter be brought to Council for consideration.

Internal Consultation

The application was forwarded to the following internal Council specialists and their assessment forms part of this report:

- Development Engineer, Engineering and Environment Assessment
- Landscape Officer, Engineering and Environment Assessment

External Consultation

The application was not referred to any external stakeholders.

Community Engagement

The application was code assessable, therefore public notification was not required.

PROPOSAL

The application seeks approval for a Development Permit for Material Change of Use of Premises to Establish a Dual Occupancy and a Development Permit for Operational Work (Drainage Work, Stormwater and Earthworks).

The proposed Dual occupancy includes two single storey units, each with 3 bedrooms and double garages as well as Unit 2 including a media room.

The subject site is a rear lot, accessed via a 5.5 metre wide constructed driveway that is also accessed by four other lots (one unit at 71 Perwillowen Rd as well as 73, 73A, 75 and the subject 75A Perwillowen Rd).

The lot has a total area of 1167m², but only is 800m² excluding the lengthy access handle that provides access by way of easement.

Site History

An application for a Development Permit for a Material Change of Use for a Dual Occupancy on the subject site was lodged with Council on 12 September 2018, and subsequently withdrawn following Council's advice of non-support for the development.

The subject lot was created as the result of a 2 into 9 lot subdivision (REC15/0073) which was approved by Council in 2015.

An application for Multiple dwelling (17 Units) over the parent property was originally refused by Council, and then approved through the Planning and Environment Court in 2011, however was never enacted.

Assessment

The application has been assessed against the *Sunshine Coast Planning Scheme 2014*. The pertinent issues arising out of assessment against the Dual occupancy code are discussed below.

Issue 1 - Location and Site Suitability

Acceptable Outcome 1.2 of the Dual Occupancy Code requires that a site in the Low density residential zone does not adjoin another lot developed or approved for a dual occupancy. Council's records indicate the subject lot adjoins two developed Dual occupancies, one at 71 and the other at 73 Perwillowen Rd, both gaining either full or part access from the access handle to the subject lot.

As the proposal does not comply with the Acceptable outcome, the proposal is required to be assessed against the associated Performance Outcome PO1. The proposal will concentrate Dual occupancies in a low density residential area, in direct contravention of the Performance outcome.

Issue 2 – Streetscape character

Acceptable outcome AO3.3 of the Dual occupancy code requires any garage or carport to be setback a minimum of 1.5 metres from the main face of the associated dwelling, or in line with the main face of the associated dwelling, where the dwelling incorporates a front verandah or portico projecting forward of the main face or faces.

The proposed garages are set forward of the main face of the associated dwellings, and therefore does not achieve Performance Outcome PO3.

Issue 3 - Safety and Security

Acceptable outcomes AO7.1 and AO7.2 of the Dual occupancy code require each dwelling to have an entrance clearly identifiable from the street and the internal pathway network to have clear sightlines to the dwelling entrance and street access points. The proposal is located on a rear lot with a lengthy access handle that is used by numerous other dwellings and Dual occupancies and does not achieve the acceptable outcome.

The associated Performance Outcome PO7 requires the dual occupancy, including buildings and outdoor spaces, is designed to protect the personal security and safety of residents by allowing for casual surveillance. This outcome is not achieved.

Issue 4 - Services and Utilities - Waste

Acceptable outcome 13.2 of the Dual occupancy code requires waste storage not to be located adjacent to the living areas of existing neighbouring properties and must be easy to access and use. The waste areas are proposed adjacent to the private open living space of adjoining properties and are required to be moved up to 80 metres for servicing.

Performance outcome PO13 requires the dual occupancy to provide areas for storage of waste containers which are convenient to use and service. The waste outcome will have unacceptable impacts on the amenity of neighbouring premises and will impact the streetscape and on-street parking on Perwillowen Road. Of note, the lot fronts a scenic amenity route. Performance outcome PO13 is not achieved as the waste proposal for the development is not convenient to use and service.

Purpose and overall outcomes of the Dual occupancy code

The proposed Dual occupancy does not achieve the purpose and overall outcomes of the Dual Occupancy code for the reasons discussed above and summarised below:

- (a) An approval of this proposal would result in three dual occupancy developments accessing Perwillowen Road from the one access handle. The density distribution is not appropriately dispersed having regard to the character of the local area and the intent of the Low density residential zone.
- (b) The proposal would result in an excessive number of bins in a small area on servicing day, negatively impacting on-street parking, adjoining dwellings, the scenic route and would not make a positive contribution to the streetscape character of the area.
- (c) The proposed density will have unacceptable impacts on the amenity of adjoining residential premises.
- (d) The proposal does not achieve a high level of amenity for residents as personal security and safety are not achieved due to the limited casual surveillance of the access handle.
- (e) The servicing of waste is not convenient as will require the occupants to move their bins up to 80 metres along the access handle and to the frontage.

Assessment conclusion

The proposed development does not comply with, nor can it be conditioned to comply with the requirements of the Planning Scheme. There are no other relevant matters applicable to the application that justify approving the proposed development despite the non-compliances described in this report. As such, the application is recommended for refusal.

Legal

There are currently no legal implications relevant to this report, however this matter can be appealed to the Planning and Environment Court by the applicant. Council will proceed with any required actions resulting from any legal action.

Policy

The application has been assessed against the *Sunshine Coast Planning Scheme 2014* and all relevant Council policies.

Risk

This matter can be appealed to the Planning and Environment Court by the applicant. Council will proceed with any required actions resulting from any legal action.

Previous Council Resolution

There is no previous Council resolution relevant to this report.

Related Documentation

A copy of the officers' full and detailed assessment report is included as **Attachment 1** to this report. The detailed assessment report contains all the specific assessment details under the planning scheme considered in Council's assessment of this application.

A copy of the proposed plans are provided as **Attachment 2** to this report.

Critical Dates

Council's decision for the application is 27 September 2019. If the application is not decided by this date, the application is at risk of deemed approval.

Implementation

Council officers will communicate the outcome of Council's resolution to the applicant as appropriate.

8.9 CEMETERY PLAN REVIEW

File No:	Council Meetings
Author:	Coordinator Cemetery Services Customer Engagement & Planning Services Group
Appendices:	App A - Sunshine Coast Cemetery Plan 2019 - 2028183

PURPOSE

The purpose of this report is to seek Council endorsement of the *Sunshine Coast Cemetery Plan 2019-2028*.

EXECUTIVE SUMMARY

The *Sunshine Coast Cemetery Plan 2012-2027* was adopted at Council's Ordinary Meeting 26 July 2012. The *Sunshine Coast Council 2018 - 2019 Operational Plan* identified the review of the *Sunshine Coast Cemetery Plan 2012-2027* as a key operational activity (4.1.1) in an effort to continue ongoing service excellence and service provision based on anticipated growth on the Sunshine Coast.

The *Sunshine Coast Cemetery Plan 2019-2028* (the Plan) has been prepared to inform and guide the strategic delivery of the Sunshine Coast Council's cemetery network across the Sunshine Coast local government area over the next ten years. The Plan allows Council to address key challenges and opportunities when determining operational planning, management and budgets for future years. The strategic position identified in the Plan is supported by an action plan which will be reviewed annually.

A review of Council's strategic position for the provision of cemetery services commenced October 2018 and included the following key activities:

- benchmarking other equivalent authorities providing cemetery services
- review of existing strategic literature nationally and internationally
- analysis of Council's current cemetery network capacity, and the outcome that the current capacity will not meet long term projected demand.

Following these actions, four (4) draft principles were developed to inform and measure the Plan and guide discussions with internal and external stakeholders. Councillors supported the draft principles and the proposed stakeholder engagement at a workshop in February 2019.

Feedback received during the stakeholder engagement informed the Plan and the four guiding principles.

The *Sunshine Coast Corporate Plan 2019-2023*, *Environment and Liveability Strategy 2017* and draft *Sunshine Coast Community Strategy 2019-2041* along with the four (4) guiding principles inform and guide decision-making through the life of the Plan to 2028 ensuring Council's strategic position achieves the vision of 'Australia's most sustainable region – Healthy. Smart. Creative'.

The purpose of the *Sunshine Coast Cemetery Plan 2019-2028* is to:

- give the community confidence in Council's service
- provide meaningful places and services within the cemetery network that are respectful, inclusive, sustainable and responsive

- outline the needs and considerations of the community and the cemetery network moving forward
- direct the exploration of innovative and creative solutions and technologies and
- guide and encourage the partnerships with our community to strengthen the connection between people and place.

The Plan identifies actions to assist in achieving the goals which are informed by the four guiding principles. Delivery of the actions will be monitored and evaluated over the term of the plan and allow Council to be responsive to future challenges and changing community needs.

This report seeks Council's adoption of the *Sunshine Coast Cemetery Plan 2019 – 2028*.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled "Cemetery Plan Review" and**
- (b) endorse the Sunshine Coast Cemetery Plan 2019 - 2028 (Appendix A).**

FINANCE AND RESOURCING

The costs associated with drafting of the new plan has been accommodated within the Customer Response core budget 2018/19 and 2019/20, and undertaken in conjunction with other role responsibilities. Following Council endorsement of the Plan, a limited print run of 50 units will be undertaken of the document funded by existing core budgets, costing \$508.

Delivery of key actions identified within the Plan will largely be undertaken by Customer Response core budgets over the life of the Plan. Some key actions, including master planning and land acquisition will require project, capital and Local Government Infrastructure Plan funding to progress and therefore will be managed in accordance with existing budget processes each year.

CORPORATE PLAN

Corporate Plan Goal: *Service excellence*

Outcome: We serve our community by providing this great service

Operational Activity: S18 - Cemeteries - providing and maintaining cemeteries for burial and ashes interment.

CONSULTATION

The *Sunshine Coast Cemetery Plan 2019-2028* has been informed by findings from targeted and broader stakeholder engagement, Councillor input and internal consultation.

Councillor Consultation

Input was sought from divisional Councillors and the Deputy Mayor in December 2018 in relation to the review of the *Sunshine Coast Cemetery Plan 2012 - 2027* and the proposed *Sunshine Coast Cemetery Plan 2019 - 2028*. Feedback was also received on behalf of the Mayor from the Chief of Staff Office of the Mayor. This included requesting input and feedback regarding the proposed guiding principles of the plan, inclusion of emerging needs and preferences such as natural burials, family managed burials and response to key challenges and opportunities.

A further Councillor Workshop was undertaken in February 2019.

Feedback on the draft Plan was sought from Councillors in August 2019.

Internal Consultation

Feedback and advice from internal stakeholders informed the development of the Plan ensuring alignment with the *Sunshine Coast Corporate Plan 2019-2023*, draft *Sunshine Coast Community Strategy 2019-2041*, and *Environment and Liveability Strategy 2017*. The following internal stakeholders were consulted:

- Built Infrastructure Group (Parks and Gardens)
- Liveability and Natural Assets Group (Environment and Sustainability Policy, and Design and Placemaking Services)
- Customer Engagement and Planning Services Group (Customer Response and Strategic Planning)
- Economic and Community Development (Community Planning and Development)
- Office of the Mayor and CEO (Legal Services, Organisational Performance, Communication)

External Consultation

Targeted engagement was offered to 33 stakeholders between February and June 2019 facilitated through face to face meetings. Sixteen (16) stakeholders provided their feedback in regard the draft guiding principles, emerging preferences, and quality of service currently provided by Council for cemetery services. Stakeholders from which feedback was received included:

- Funeral directors who commonly use Council cemetery services
- Religious leaders and representatives
- Friends of Cemeteries
- Multicultural representatives
- Organisation Sunshine Coast Association of Residents (OSCAR)
- Community groups such as 'Compassionate Communities'
- Genealogical and Historical groups

Feedback was not received from all parties contacted. Consistent feedback received supported the draft principles and that Council is providing a cemetery service supportive of the community's need and expectation. Feedback did identify the opportunity to improve services catering for increased diversity of cultures present on the Sunshine Coast. Diversifying interment options within the cemetery network and provision of innovative online products offers greater choice and availability to the community.

This feedback and opportunities for improvement have informed the Plan.

Community Engagement

The requirement for broader stakeholder engagement was identified in Council's February 2019 workshop. A community survey was facilitated through Council's 'Have Your Say' customer database platform in April 2019.

Registered community participants were invited to provide feedback on the principles, cemetery services and emerging preferences.

Fifty three (53) responses were received. Similar to the targeted stakeholder engagement, support for the guiding principles were strong as they're reflective of community needs and expectations. Key consistent themes included:

- Council's responsibility to continue the provision of dignified cemetery services which conserve the past and present, and facilitate future intergenerational needs
- The desire for options enabling choice for Council's customers with regard to interment and accessibility.

PROPOSAL

The *Sunshine Coast Cemetery Plan 2019-2028* once endorsed and adopted by Council, will replace the *Sunshine Coast Cemetery Plan 2012-2027*. The Plan provides a strong strategic position for Council to successfully provide cemetery services for the Sunshine Coast local government area into the next decade. The drafting of the Plan has been guided and informed by Councillor input and key internal and external stakeholder engagement to best position Council to respond to key challenges and opportunities and emerging community needs and preferences.

Councillor input was sought individually in December 2018 and at workshop in February 2019 in relation to the proposed guiding principles that would inform and guide the plan, key challenges and opportunities. Feedback was sought from internal and external stakeholders from February through to June 2019 in relation the draft plan including the proposed guiding principles and emerging needs and preferences.

The main themes from feedback were as follows:

- the community entrusts Council to conserve and provide cemetery practises that protect the environmental, social, historical, cultural and personal values of the Sunshine Coast
- people feel connected to a community and place where they can have confidence that their personal, religious or cultural beliefs can be honoured when they are laid to rest
- having reasonable access to cemetery grounds and facilities is extremely important.

Informed by stakeholder feedback, the following guiding principles provide a framework and measures for Council's Cemetery Services strategic position:

- **Respectful** of past, present and future generations, supporting the community's social wellbeing and conserving the Sunshine Coast's cultural heritage.
- **Inclusive** of beliefs, faiths and customs recognising the diversity of the Sunshine Coast.
- **Sustainable** provision of services that balance the social, environmental, economic and cultural needs of the community.
- **Responsive** to the preferences of a growing and changing community.

In compiling the plan, the content and 'feel' of the plan has been sought to be engaging and warm for the intended audience, creating a connection with the Sunshine Coast community. The current plan (2012-2027) is extremely detailed and operationally focussed. The level of detail has resulted in the current plan aging soon after its endorsement in 2012.

The proposed plan has been drafted to ensure that it remains agile, relevant and meaningful throughout the life of the plan in order to address the key challenges and opportunities.

Key challenges and opportunities

The Sunshine Coast is one of Australia's fastest growing regions, with an expected population of over 500,000 residents by 2041. The population is projected to grow at a rate of 2.2%, which is approximately 8300 people per year. Currently 20% of the population are 65 years or older and by 2041, 26% of the population will be 65 years or older. The mortality rate is currently 7:1000 people per year with the Sunshine Coast Council receiving approximately 17% of the Sunshine Coast's mortalities.

Rapid population growth exerts increased demand for cemetery services. Continuing to provide capacity for burial and ash interments is Council's primary strategic challenge given this population growth. The majority of population growth is predicted to occur in the south coastal area of the Sunshine Coast. This area is currently serviced by the Caloundra, Beerwah and Mooloolah cemeteries. The Caloundra and Mooloolah cemeteries are nearing capacity.

The *Environment and Liveability Strategy 2017* outlines the provision of an additional 10 hectares of land for cemetery purposes to ensure capacity within the southern part of the Sunshine Coast. Acquisition of additional land is a solution and a key action identified within the plan, however other opportunities exist that would ensure the best use of existing land within Council's current cemetery network. A well planned cemetery network will extend the viability of the current network.

Master planning Council's cemetery network is critical to efficient delivery and continued sustainability of the service. Optimal use of existing capacity and land, sustainable maintenance levels and asset embellishment, along with meeting community expectations will inform the resourcing required from Council to equip the cemetery services team to deliver upon Council's commitments. Master planning can include cemetery regeneration principles, innovative interment areas such as natural burials, cemetery activation, increased density of interments, and provision for denominations where appropriate.

The Plan also commits Council to providing accessibility to choice and locations for cemetery services. The Plan acknowledges that the needs and choices of the Sunshine Coast community are constantly changing and only heightened with the estimated population growth. The Plan strives to provide services that are inclusive of evolving needs and preferences such as all abilities access, access to facilities such as carparks and toilets, online access to services and information and services that honour the diverse beliefs within the Sunshine Coast community. In order to deliver upon this commitment to service excellence, creative and innovative solutions and technologies must be explored.

The Plan outlines Council's commitment to providing environmentally and economically sustainable products and services, through the investment in effective and sustainable land and resource planning, and partnerships with key stakeholders within Council and the broader community.

The supplementary Action Plan outlines 21 actions required to achieve the goals, principles and objectives of the Plan. Each action considers:

- Responsibility – the Council branches that will lead and support the implementation of the specific action
- Funding – the allocation of resources from within existing, capital or new budget items
- Timeline – when the action will be implemented
- Measures – how the success in achieving the action is determined.

The Plan commits Council's cemetery network to deliver respectful, inclusive, sustainable and responsive services and products for the Sunshine Coast community.

The Plan supports Council's commitments set out in the *Corporate Plan 2019-2023*, draft *Community Strategy 2019-2041* and the *Environment and Liveability Strategy 2017*, to deliver service excellence through investing in strong, connected, resilient and engaged communities.

Legal

Consultation with Legal counsel confirms that management of cemeteries is primarily guided by the following key state legislation:

- *Local Government Act 2009*
- *Land Act 1994*
- *Land Regulation 2009*
- *Environmental Protection Act 1994*
- *Births, Deaths and Marriages Registration Act 2003*
- *Coroners Act 2003*
- *Cremations Act 2003*
- *Work Health and Safety Act 2011*
- *Work Health and Safety Regulation 2011*

Further Council's Local Law No. 1 (Administration) 2011 and No.4 (Local Government Controlled Areas, Facilities, Infrastructure and Roads) 2011 and their subordinates enable Council to regulate Cemetery related services and sites.

Policy

Once adopted, the *Sunshine Coast Cemetery Plan 2019-2028* will guide the operations of Council's cemetery network up to 2028 and will replace the *Sunshine Coast Cemetery Plan 2012-2027*.

The plan aligns with and supports the corporate goal of service excellence as set out in the *Sunshine Coast Corporate Plan 2019-2023*.

Risk

Possible risks associated with the adoption of the *Sunshine Coast Cemetery Plan 2019-2028* and implementation of the Action Plan included within the plan, includes the following:

Risk	Mitigation
Insufficient funding providing for actions identified as requiring project, Local Government Infrastructure Plan or capital funding sources.	Establishment of key action funding briefs to be considered within Council's existing budgeting processes.
Significant change in demand for cemetery services due to population or market change.	Continued analysis of population statistics, mortality projections and regional trends relating to interment preferences.
Failure to endorse the Cemetery Plan 2019 – 2028	Inability for Council to meet its corporate plan commitment of 'Providing and maintaining cemeteries for burial and ashes interment'.

Previous Council Resolution

Ordinary Meeting 26 July 2012 (OM12/90)

That Council:

- (a) receive and note the report titled "Sunshine Coast Cemetery Plan 2012-2027"; and
- (b) adopt the *Sunshine Coast Cemetery Plan 2012-2027* (Appendix A).

Related Documentation

- Sunshine Coast Council Corporate Plan 2019-2023
- Draft Sunshine Coast Community Strategy 2019-2041
- Sunshine Coast Environment and Liveability Strategy 2017
- Sunshine Coast Reconciliation Action Plan 2017-2019
- Sunshine Coast Council Local Laws
- South East Queensland Regional Plan 2017
- *Local Government Act 2009*

Critical Dates

Whilst there are no critical dates impacted by Council's decision, delay or failure to adopt the plan will likely prevent Council from being able to maintain its corporate goal of 'Service Excellence' to the community with regard cemetery services.

Implementation

Subject to Council's adoption of the Cemetery Plan 2019-2028, the following actions are proposed to occur:

- Council's website and intranet updated to replace existing Cemetery Plan 2012-2027 and replaced with new Cemetery Plan 2019-2028.
- A limited print run of 50 hard copies of the Cemetery Plan 2019-2028 to be provided to Councillors, key stakeholders and partners.
- Notification of the adoption of the Cemetery Plan 2019-2028 to staff through a key communication channel.
- Commence implementation of the actions provided in the plan including:
 - Distribution of the plan through Council's communication tools and key partnership networks
 - Master planning of the cemetery network
 - Continue to investigate acquisition of land within the south of the Sunshine Coast to achieve additional capacity.

Should the recommendation be accepted by Council, it is noted that the Chief Executive Officer will delegate the implementation of the plan and actions.

8.10 ALTERNATIVE WASTE TREATMENT - EXPRESSION OF INTEREST

File No: Council Meetings
Author: Manager Waste and Resource Management
Customer Engagement & Planning Services Group

PURPOSE

In accordance with *Local Government Regulation 2012*, this report seeks Council's endorsement to conduct an Expression of Interest process to identify potential Alternative Waste Treatment infrastructure which may be established on Council owned land to contribute towards achieving landfill diversion targets outlined in the Queensland Government Waste Management and Resource Recovery Strategy.

EXECUTIVE SUMMARY

The Queensland Government has released a new Waste Management and Resource Recovery Strategy (the Strategy) in an aim to increase recycling and create jobs.

The Strategy is underpinned by a waste disposal levy that was introduced on 1 July 2019.

The 2019 landfill levy for general waste is \$75.00 per tonne (ex GST). The levy rate will increase by \$5.00 on 1 July each year, for the next two years.

To minimise Council's future landfill levy costs and reduce the volume of waste sent to landfill, it is proposed that an Expression of Interest market test be undertaken to identify Alternate Waste Treatment options, including Energy from Waste that could be established within the region to assist in achieving landfill diversion targets outlined in the Queensland Government Waste Management and Resource Recovery Strategy.

The outcome of the Expression of Interest will also inform the range of services to be delivered under Council's 'next generation' waste collection services contract that will commence 10 July 2022, including the type, scale and location of waste and resource recovery infrastructure that will be available to process and dispose of collected materials in the most cost effective, environmentally responsible manner.

An Expression of Interest is considered most appropriate for this project as this process will allow Council to evaluate submissions with a view to identifying the solution that best aligns with the interests of the public and Council.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled "Alternative Waste Treatment - Expression of Interest"**
- (b) invite Expressions of Interest for Alternative Waste Treatment technology in accordance with the provisions of the *Local Government Regulation 2012*, section 228**
- (c) note that the calling of Expressions of Interest is in the public interest because:**
 - i) the process will allow industry to propose a diverse range of innovative and diverse solutions**

- ii) the process will allow Council to evaluate submissions with a view to identifying the solution that best aligns with the interests of the public and Council
 - iii) the process will allow discussions and negotiations with respondents that may be used to develop an appropriate written tender
 - iv) inviting Expressions of Interest before written tenders will facilitate the formation of a unique contract, or suite of contracts, that is in the most advantageous to the public and Council and
- d) request the Chief Executive Officer provide a report to Council for a final decision on any dealings with land parcels.

FINANCE AND RESOURCING

The Expression of Interest will be funded from the Waste and Resources Management Branch approved 2019/20 budget.

CORPORATE PLAN

Corporate Plan Goal: *Service excellence*

Outcome: 4.4 - Service quality assessed by our performance and value to customers

Operational Activity: 4.4.1 - Revise Council's Waste Strategy 2015-2025 to align with the new Queensland Government State Waste Strategy.

CONSULTATION

Councillor Consultation

A Councillor workshop was held in July 2019.

Internal Consultation

- Chief Executive Officer
- Group Executive Customer Engagement and Planning Services
- Group Executive Liveability and Natural Assets
- Acting Chief Strategy Officer
- Procurement Team
- Project Director (Workplace)

External Consultation

Queensland Treasury Corporation (QTC) have been approached to determine their interest in assisting with financial modelling of Expression of Interest submissions.

Community Engagement

The outcome of the Expression of Interest will inform the need for any future community consultation that may be required.

PROPOSAL

Queensland Government Landfill Diversion Targets

In its Waste Management and Resource Recovery Strategy, the Queensland Government has identified the below targets for reduction of waste to landfill:

Table 1: Qld Government Waste to Landfill Targets (as % of total waste generated)

Stream	2025	2030	2040	2050
All Waste	35%	20%	15%	10%

Table 2 shows Sunshine Coast Council's current waste to landfill (as a percentage of each waste stream), with current waste to landfill and recycling tonnes shown in Table 3.

Table 2: SCC % Waste to Landfill

Stream	2018/19
All Waste	57%

Table 3: SCC Waste to Landfill & Recycling Tonnage 2018/19

Stream	Landfill	Recycling	Total
All Waste	170,883.96	125,353.72	296,237.68

Based on the Sunshine Coast Council's landfilled tonnages identified in Table 3, to achieve the State Government landfill diversion targets, the following progressive landfill reduction tonnage targets will be required (based on current tonnage and population):

Table 4: SCC Waste to Landfill Reduction Targets (based on current tonnage and population)

Stream	Current	2025	2030	2040	2050
All Waste	170,883.96	103,683.18	59,247.54	44,435.65	29,623.77

Proposed Expression of Interest

To identify and assess potential Alternative Waste Treatment technologies that may assist in delivering the above landfill diversion targets, Council officers are currently preparing a draft Expression of Interest which is planned for release to the market by end of September 2019.

The Expression of Interest will invite submissions from suitably experienced organisations able to offer Alternative Waste Treatment technologies that will reduce the volume of waste Council currently sends to landfill.

Submissions must offer a complete Alternative Waste Treatment project package that incorporates feasibility assessment, project finance, technology delivery, operation and maintenance, as well as marketing of the process output products such as Energy from Waste, compost, refuse derived fuel, or other as applicable.

Waste streams that will be offered as feedstock for the Alternative Waste Treatment facility include:

- kerbside collected municipal solid waste
- self-haul municipal solid waste
- kerbside collected garden waste
- self-haul garden waste
- kerbside collected food waste (if viable) as part of a food and garden organics (FOGO) collection
- self-haul untreated timber
- self-haul treated timber
- general waste from Commercial and Industrial self-haul customers and
- residual waste from Material Recovery Facility operations including plastics, cardboard and paper too contaminated for recycling purposes.

Respondents will be required to specify which waste type or types to which its Expression of Interest relates and will be required to demonstrate that the proposed technology meets best practice, has a track record of reliable operation, and will be able to comply with the environmental standards and safety expectations documented in Queensland legislation.

Locations that will be offered for establishing an Alternative Waste Treatment facility are:

- Nambour landfill (Bli Bli Road)

- Sustainability Park (Greenfield site)
 - Sustainability Park is located at Lot 504 on RP 884348 Racecourse Road, Bells Creek on the Southern boundary of the State developed industrial estate on Racecourse Road. Approximately 53 hectares of the site is suitable for establishing a large scale waste precinct development. Master Planning for the site is currently in progress and
- Caloundra landfill (Pierce Ave)
 - Caloundra landfill being the least preferred option at this stage.

Public Interest Rationale

An Expression of Interest process is considered most appropriate for this project as this process will:

- allow industry to propose a diverse range of innovative and dynamic solutions for the community's benefit
- attract potential investment for required infrastructure without the need for Council to be solely responsible
- allow Council to evaluate submissions with a view to identifying the solution that best aligns with the interests of the public and Council
- enable discussions and negotiations with respondents that may be used to develop an appropriate written tender and
- facilitate the formation of a unique contract, or suite of contracts, that is the most advantageous to the public and Council, through inviting Expressions of Interest before written tenders.

Should Council endorse this proposal, the Expression of Interest processes will be delivered in accordance with the *Local Government Regulation 2012 and Council's Procurement Policy*.

From the Expression of Interests received, Council can:

- proceed to tender based on high quality responses received
- consider one or more different technologies and associated infrastructure for the range of feedstock being offered with a view to proceeding to tender and
- choose to accept none of the responses and not proceed to tender.

It is anticipated that responses received during the Expression of Interest and the tender processes may require leasing conditions. It is therefore recommended that a report is returned to Council outlining the tender outcome for consideration.

Next Generation Waste Collection Services

The next generation Sunshine Coast Council waste collection services contract will commence 10 July 2022 and the outcomes of the Expression of Interest will inform the content and deliverables of the new contract.

Tender documents for the next generation collection contract must be prepared and released by September 2020 for contract award no later than June 2021. To allow Respondents to accurately cost tender submissions, it would be beneficial if the tender package provides fully defined service information, including the number, type and frequency of collection services to each premises and the delivery location for each collected waste stream.

Expression of Interest factors that may influence next generation collection service deliverables include:

- a decision to introduce a mandatory third bin for garden organics or food and garden organics and

- the location of each facility that will receive kerbside collected material for disposal or processing.

Legal

The *Local Government Regulation 2012* provides the processes by which Council may form contracts for the procurement of goods and services (procurement activities) or the disposal of valuable non-current assets (disposal activities). This regulation will be adhered to through the Expression of Interest process.

Policy

Council will not enter into a large-sized contractual arrangement, without:

- a) inviting written tenders or
- b) inviting Expressions of Interest (however only following a resolution of Council that it would be in the public interest to invite Expression of Interests before inviting written tenders), before considering whether to invite written tenders.

Invitations for written tenders or Expression of Interest, will, as a minimum, be advertised in a newspaper circulating in the local government area. Invitations will remain open for at least 21 days after the advertisement is published.

Where Council invites an Expression of Interest before considering whether to invite written tenders, Council may prepare a shortlist from respondents to the invitation to Expression of Interest and invite written tenders from that shortlist.

Council may decide not to accept any tenders it receives. If Council decides to accept a tender, Council must accept the tender most advantageous to it having regard to the Sound Contracting Principles.

Risk

The Expression of Interest may provoke a range of community expectations regarding the potential impact of emissions from Alternative Waste Treatment facilities that may be established in the region as a result of the process and possible changes to the future provision of kerbside waste collection services. This will be mitigated through strong communication and messaging about the process being undertaken.

Previous Council Resolution

There is no previous Council resolution relevant to this report, however one of the outcomes of the Future Waste Infrastructure Workshop held on 18 July 2019 was to:

- Progress an Expression of Interest process for the purposes of scoping alternative waste treatment technology to assist landfill diversion targets in accordance with Qld Government objectives.

Related Documentation

- Sunshine Coast Council Procurement Policy
- Sunshine Coast Waste Strategy 2015 - 2025

Critical Dates

It would be advantageous to complete assessment of Alternative Waste Treatment Expression of Interest options by July 2020, as the outcomes of the assessment will inform the content and deliverables of Councils next generation collection contract tender documents.

Implementation

Should Council endorse this proposal, Council officers will develop an Expression of Interest Brief in consultation with Council's Procurement and Legal teams.

Once the brief is finalised and approved for release through Council's Procurement Contracts Committee, officers will begin the Expression of Interest process.

The Expression of Interest process is a public process delivered in accordance with Council's *Procurement Policy* and will, as a minimum, be advertised in a newspaper circulating in the local government area. Invitations will remain open for at least 21 days after the advertisement is published.

The Expression of Interest process allows Council the opportunity to prepare a shortlist from respondents to the invitation of the Expression of Interest and invite written tenders from that shortlist.

Council may also decide not to accept any tenders it receives. At this point in time a further report will be prepared for Council's consideration. The Expression of Interest procedural steps that will be undertaken are provided as a guide below:

1. Council report
2. Expression of Interest open at least 21 business days
3. Information sessions (first week open)
4. Submissions received
5. Evaluation and recommendation (negotiation between parties if/as necessary)
6. Procurement Contracts Committee approval to progress to tender
7. Council report with outcomes
8. Tender open at least 21 days
9. Submissions received
10. Evaluation and recommendation
11. Procurement Contracts Committee approval
12. Council report advising of preferred tender (or tenderers) and seeking endorsement to proceed with preferred application/s.

8.11 SUNSHINE COAST INTERNATIONAL RELATIONS POLICY AND MISSIONS

File No:	Council Meetings
Author:	Senior Project Officer Economic & Community Development Group
Appendices:	App A - Report on the Implementation of SC Int Relations Policy and Int Missions program (July 2018-June 2019)241
	App B - Proposed International Missions Program (July 2019-June 2020)259

PURPOSE

This report provides an overview of International Relations activities undertaken in the period 1 July 2018 to 30 June 2019 and proposes the Sunshine Coast International Missions Program for 2019-2020.

EXECUTIVE SUMMARY

Council's international relations and engagement activities are undertaken in accordance with the International Relations Policy. The program of activities undertaken on an annual basis encompass many aspects of fostering local to global connections, in order to raise awareness of the region's investment and export opportunities and better position the Sunshine Coast in key international markets.

A report on Council's International Relations activities is provided to Council on an annual basis.

The Report on the Implementation of the International Relations Policy and Sunshine Coast International Missions Program (July 2018 - June 2019) (the Report) at **Appendix A** covers the 12 month period of 1 July 2018 - 30 June 2019 and is provided for Council's consideration.

Key activities detailed in this report include:

- hosting 11 inbound delegations
- two outbound business missions to the United States of America in March and June 2019
- hosting one inbound site visit by the Intelligent Community Forum
- managing a range of requests and support activities associated with Council's existing international agreements
- participating in exhibitions, forums, seminars and trade events within Australia to promote the region to an international audience
- hosting regional visits and market briefings for Queensland Government Trade and Investment Commissioners and
- supporting youth and cultural exchanges with Xiamen in China, and Tatebayashi and Izumisano in Japan.

The combined effect of this body of work has delivered:

- support for the introduction of Sunshine Coast businesses to new markets in Asia and North America
- wider awareness of the investment opportunities associated with the region's key region-shaping projects, including the Maroochydore City Centre, the international broadband submarine network and the expansion of the Sunshine Coast Airport among others
- greater awareness of the export capabilities of the Sunshine Coast's local businesses
- stronger international commercial interest in Council's key projects, and
- Queensland and Australian Government representatives being better informed of the economic, trade and investment priorities of the region and thus able to identify new market opportunities for Sunshine Coast businesses and advocate "in market" on their behalf.

In line with the requirements of the International Relations Policy, a 2019-2020 Sunshine Coast International Missions Program (the Program) (**Appendix B**) is proposed for Council's endorsement. The program makes provision for one investment mission, three trade missions and one international engagement mission focused on one or more of this region's nominated high-value industries. Specific industry focus, destinations within nominated countries, and the timing of the trade missions are to be determined through direct industry engagement and advice from Trade and Investment Queensland and/or the Australian Trade and Investment Commission.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled "Sunshine Coast International Relations Policy and Missions"**
- (b) note the Report on the Implementation of the International Relations Policy and the Sunshine Coast International Missions Program July 2018-June 2019 (Appendix A)**
- (c) approve Council's participation in the 2019-2020 Sunshine Coast International Missions Program (Appendix B) and**
- (d) approve the overseas travel and costs associated with the international missions identified in Appendix B.**

FINANCE AND RESOURCING

International Missions Program expenditure for the reporting period was within budgeted allocations. The total costs were \$33,831 which was less than the total allocated budget of \$45,000.

The costs of the proposed program for 2019-2020 have been incorporated into the approved 2019-2020 budget for international relations activities. The budget allocated for the proposed international missions, of approximately \$65,000, represents 0.008% of Council's total budget for 2019-2020 and approximately 0.2% of the \$32 million allocated in the Council budget to economic initiatives.

The costs nominated for each mission are an estimate due primarily to the variability in international airfares and the volatility of exchange rates. In making travel arrangements, every effort is made to secure the most competitive airfare available for the intended travel route and realise savings against the approved budget. In each case, the cost estimate

includes the cost of a Councillor and a Council officer's international travel, accommodation and visas (where required).

CORPORATE PLAN

Corporate Plan Goal: *A smart economy*
Outcome: 3.4 - Strong local to global connections
Operational Activity: 3.4.1 - Plan and coordinate delivery of an annual International Relations (including missions) Program.

CONSULTATION

Councillor Consultation

- Mayor M Jamieson
- Deputy Mayor and Division 2 Councillor, T Dwyer.

It should be noted that further Councillor consultation will be undertaken prior to the determination of the industry and specific destinations of the proposed 2019-2020 Trade and Investment Mission schedule.

Internal Consultation

In developing the 2018-2019 Report and the proposed 2019-2020 Program, consultation has been undertaken with the following officers:

- Chief of Staff, Office of the Mayor
- Head of Economic Development
- Head of Industry Advancement, Economic Development Branch
- Head of Trade and Investment, Economic Development Branch.

External Consultation

In developing the 2018-2019 Report and the proposed 2019-2020 Program, consultation has been undertaken with the following organisations:

- Australian Trade and Investment Commission (including relevant Trade Commissioners)
- Trade and Investment Queensland (including relevant Commissioners)
- Food and Agribusiness Network, Sunshine Coast
- SunCentral Maroochy Pty Ltd
- Visit Sunshine Coast.

Community Engagement

The *Sunshine Coast: The Natural Advantage – Regional Economic Development Strategy 2013-2033* (REDS or the Strategy) was developed in partnership with the State Government, the University of the Sunshine Coast, and key local business and industry partners to guide and facilitate economic development and activities in the region. The Strategy has undergone extensive business and public consultation since 2012. Local to global connections is one of the key pathways outlined in the Strategy.

Fundamentally, the Strategy provides a clearly articulated strategy for the transformation of the region's economy over 20 years, focusing on driving greater connectivity between the Sunshine Coast economy and business community with national and global markets.

Council regularly conducts export development workshops and networking events, in addition to actively managing the Export Network via LinkedIn, communicating regularly with

the local business network regarding international activities and opportunities and their market preferences.

PROPOSAL

One of the key principles underpinning the *Sunshine Coast: The Natural Advantage – Regional Economic Development Strategy 2013-2033* is the recognition that the region needs to shift from a consumption-based economy to one that is outwardly focused, investment oriented, and connected to global and emerging markets.

Through the work of Council and many others in the region, clear evidence is emerging of some structural shifts in the economy with a greater diversity of business investment occurring within the nominated high-value industries and better performance of the region across a range of economic indicators.

A key economic policy priority for Council in facilitating this shift is to strengthen the region's economic foundations, support local business and create an environment that encourages investment and generates enduring employment and career opportunities for the community. Broadening access to the global market place is an essential element of:

- improving the competitiveness of the region
- sourcing new capital to enable business and employment growth expanding the availability of facilities and infrastructure that the community will need as the region continues to grow and
- showcasing the Sunshine Coast's export capabilities and attractions within the global environment.

To this end, on 18 February 2014, Council adopted its first International Relations Policy (the Policy) which determined the organisation's corporate approach to international engagement. The Policy is directed at maintaining and enhancing Council's international reputation and providing a robust and transparent framework for Council's relationships and engagement with international entities. These objectives were purposefully targeted to ensure Council approaches its international engagement in a manner that is focused on building a professional and compelling value proposition in wider markets and with other international governments.

As part of that Policy and in line with commitments in the *Sunshine Coast: The Natural Advantage – Regional Economic Development Strategy 2013-2033*, Council now also develops and endorses each year a prospective program of missions to promote awareness of key investment opportunities in the region and to assist local businesses to access new markets. One of the central accountability tenets of the Policy is that a formal report is presented to Council each year on the prior year's international missions program and other related activities. This report presents to Council the activities conducted in the 2018-2019 financial year.

The Report on the implementation of the International Relations Policy and Sunshine Coast International Missions Program July 2018-June 2019 demonstrates a considerable body of international engagement, trade and investment related activities undertaken to support Council's core economic priorities. Some of the activities were associated with international missions, while other activities were undertaken domestically to take advantage of onshore events, programs, and trade and diplomatic visits.

In 2018-2019 these activities included:

- hosting 11 inbound delegations
- two outbound business missions to the United States of America in March and June 2019
- hosting one inbound site visit by the Intelligent Community Forum

- managing a range of requests and support activities associated with Council's existing international agreements
- participating in exhibitions, forums, seminars and trade events within Australia to promote the region to an international audience
- hosting regional visits and market briefings for Queensland Government Trade and Investment Commissioners and
- supporting youth and cultural exchanges with Xiamen in China, and Tatebayashi and Izumisano in Japan.

The combined effect of this body of work has delivered:

- support for the introduction of Sunshine Coast businesses to new markets in Asia and North America
- wider awareness of the investment opportunities associated with the region's key region-shaping projects, including the Maroochydore City Centre, the international broadband submarine network and the expansion of the Sunshine Coast Airport among others
- greater awareness of the export capabilities of the Sunshine Coast's local businesses
- stronger international commercial interest in Council's key projects and
- Queensland and Australian Government representatives being better informed of the economic, trade and investment priorities of the region and thus able to identify new market opportunities for Sunshine Coast businesses and advocate "in market" on their behalf.

Legal

There are no specific legal matters arising for Council from the report or the proposed 2019-2020 program. Council does not provide specialist financial or commercial advice to businesses or individuals who participate in missions.

Local business participants travel at their own cost and are advised to purchase their own travel and related insurances in the event of accident, injury or loss of property. All regional marketing collateral carries a disclaimer that recipients should exercise their own judgement and seek their own professional advice before relying on information contained therein.

In accordance with section 188 of the *Local Government Regulation 2012*, any international travel undertaken by a Councillor or a Council officer as part of an international mission has been – and will be – reported in Council's Annual Report for the financial year in which the travel occurred.

Policy

This report has been completed to accord with the requirements of Council's International Relations Policy. The activities covered by the Report and the destinations, projects and industries nominated as focal areas for the proposed 2019-2020 Missions Program are consistent with the policy settings, priorities and actions nominated in *Sunshine Coast – The Natural Advantage: Regional Economic Development Strategy 2013-2033*.

Risk

Should Council decide not to continue participating in the activities authorised in its International Relations Policy, this would potentially place the following at risk:

1. The attainment of relevant goals and the delivery of actions nominated in *Sunshine Coast – The Natural Advantage: Regional Economic Development Strategy 2013-2033* under Local to Global connections and Capital Investment pathways and contributions to the other three pathways

2. The ability of Council to meaningfully facilitate introductions for local businesses to new export markets and support trade and export growth from this region, which has implications for building structural resilience in the regional economy
3. The ability to generate wider-scale investor interest in the region's major projects without which Council may be unlikely to realise the benefits associated with greater competitive tension when seeking investment in these projects
4. The ability of the region to attract and secure domestic infrastructure and business investment given the potential for the region's economy to be viewed as having limited depth in terms of broad-scale private investment and capacity to export.

There is a risk of a negative public reaction to expenditure associated with participating in international missions. The pursuit of trade and investment that will facilitate the delivery of key regional projects is necessary if the region is to improve its infrastructure mix, strengthen the regional economy and achieve a more sustainable and prosperous community. Similarly, facilitating access to new export markets for local business and industry is a legitimate activity for local government. These activities are carried out by many other local governments in Queensland and Australia as a means to strengthen the local business environment, grow investment in local business and supply chains, and generate new employment opportunities.

Annual reporting of international relations activities provides the requisite transparency and accountability. Council's commitment to support an annual program of international missions has also been in the public domain since the launch on 24 September 2013 of *Sunshine Coast – The Natural Advantage: Regional Economic Development Strategy 2013-2033*.

Previous Council Resolutions

Ordinary Meeting 30 April 2019 (OM 19/54)

That Council:

- (a) *receive and note the report titled "Proposed Variation to the 2018-2019 Sunshine Coast International Missions Program"*
- (b) *approve a variation to the 2018-2019 Sunshine Coast International Missions Program as outlined in Appendix A*
- (c) *approve overseas travel for the Mayor and a Council officer to participate in the proposed Sunshine Coast International Business Mission to New York City, and*
- (d) *approve overseas travel for Councillor McKay to Xiamen, China in September 2019 to represent Council at the 20th anniversary celebration of the Friendship City relationship between Xiamen and the Sunshine Coast.*

Ordinary Meeting 11 October 2018 (OM 18/169)

That Council:

- (a) *receive and note the report titled "Sunshine Coast Council International Relations Policy and Missions"*
- (b) *note the "Report on the Implementation of the International Relations Policy and Sunshine Coast International Missions Program, July 2017-June 2018" (Appendix A)*
- (c) *approve Council's participation in the 2018-2019 Sunshine Coast International Missions Program (Appendix B) and*
- (d) *approve the overseas travel and costs associated with the international missions identified in Appendix B.*

Ordinary Meeting 20 July 2017 (OM 20/17)

That Council:

- (a) receive and note the report titled "Sunshine Coast Council International Relations Policy and Missions"*
- (b) note the Report on the Implementation of the International Relations Policy and the Sunshine Coast International Missions Program, January 2016-June 2017*
- (c) approve Council's participation in the 2017-2018 Sunshine Coast International Missions Program (Appendix A) and*
- (d) approve the overseas travel and costs associated with the international missions identified in Appendix A.*

Ordinary Meeting 21 April 2016 (OM16/56)

That Council:

- (a) receive and note the report titled "Sunshine Coast International Relations Policy and Missions"*
- (b) note the annual report on the Implementation of the International Relations Policy and 2015 Sunshine Coast International Missions Program (Appendix A)*
- (c) approve Council's participation in the 2015-2016 Investment Mission (Appendix B) and the 2016-2017 Sunshine Coast International Missions Program (Appendix C) and*
- (d) approve the overseas travel associated with the international missions identified in Appendix B and Appendix C, with the costs for the 2015-2016 International Mission to be met from the 2015-2016 budget for the Strategy and Coordination Branch and an amount of \$61,000 referred to the 2016-2017 budget process.*

Related Documentation

- Advancing Trade and Investment, Queensland Trade and Investment Strategy 2017-2022, Trade and Invest Queensland
- China 2020 Tourism Australia
- International Education and Training Strategy to Advance Queensland, 2016-2026, Trade and Invest Queensland
- Queensland Asia Tourism Strategy 2016-2025, Tourism and Events Queensland
- Sunshine Coast Council Business Investment Policy 2015
- Sunshine Coast Council Corporate Plan 2019-2023
- Sunshine Coast Council International Relations Policy 2014
- Sunshine Coast – The Natural Advantage: Regional Economic Development Strategy, 2013-2033.

Critical Dates

Given the lead times involved in the organisation and programming of international missions and the growing number of requests for the region to host international delegations, an early decision on this report is sought so that appropriate logistical arrangements can be implemented.

Implementation

Should the recommendation be endorsed by Council, it is noted that the Chief Executive Officer will:

- consult with Councillors regarding the nomination of the Councillor to lead each approved Mission, and
- approve international travel for the nominated Council officer to accompany the nominated Councillor for each approved Mission.

Subject to Council's endorsement of this report and subsequent Chief Executive Officer approval for international travel, programming arrangements will commence immediately to allow sufficient time for local industry leaders and business delegates to schedule and budget for their participation.

As indicated above, all details associated with overseas travel will be appropriately reported in Council's Annual Report for the relevant financial year as required under section 188 of the *Local Government Regulation 2012*.

8.12 EXCEPTION UNDER LOCAL GOVERNMENT REGULATION 2012 FOR AN ELECTRICAL EASEMENT WITHIN LOT 100 SP148488

File No: F2019/55784
Author: Senior Property Officer
Business Performance Group
Attachments: Att 1 - Lot 100 SP148488 aerial map265

PURPOSE

The purpose of this report is to seek an exception from Council in accordance with the *Local Government Regulation 2012* from the tender or auction process to facilitate the registration of an electrical Easement over Council owned land being 108 Fishermans Road, Maroochydore legally described as Lot 100 SP148488.

EXECUTIVE SUMMARY

There is a requirement for the registration of an electrical easement in favour of Energex Limited over Council freehold land legally described as Lot 100 SP148488. The purpose of this easement is to accommodate an Energex pillar and low voltage cable connecting the pillar to a pole mounted transformer. The proposed location of the Easement is shown on **Attachment 1 - Lot 100 SP148488 aerial map**.

The *Local Government Regulation 2012* provides that a disposal, other than by tender or auction, may occur if an exception applies. Section 236(1)(b)(i) provides for an exception if the disposal is to a government agency, in this instance, Energex Limited. Section 236(2) provides that a Local Government must decide by resolution that an exception may apply.

This report seeks an exception for the purpose of granting an easement to formalise the existing Energex pillar and low voltage cable connecting the pillar to a pole mounted transformer for electricity supply purposes. The area of the proposed easement is 1m² over the Energex pillar and 2 meters wide over the low voltage cable connecting the pillar to a pole mounted transformer.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled “Exception under Local Government Regulation 2012 for an electrical Easement within Lot 100 SP148488”
- (b) resolve, pursuant to section 236(2) of the *Local Government Regulation 2012*, that an exception to dispose of an interest in land at Lot 100 SP148488 other than by tender or auction applies, as the disposal is pursuant to section 236(1)(b)(i) to a government agency and
- (c) note that Energex Ltd is a government agency.

FINANCE AND RESOURCING

Costs associated with facilitating the easement is expected to be approximately \$3,000 and include easement plan preparation fees and registration fees payable to the Titles Office to register the dealing. The Easement is located entirely within Lot 100 SP148488 for the purpose of supplying electricity, therefore compensation for the value of the land encumbered by this Easement is not a consideration because the infrastructure is required

by Council to provide electricity to the site which is utilised by not-for-profit organisations. All expenditure associated with these dealings, including the survey plan and easement documentation preparation will be borne by Council.

CORPORATE PLAN

Corporate Plan Goal: *Service excellence*
Outcome: We serve our community by providing this great service
Operational Activity: S22 - Property management - comprehensive management of Council's land and building assets to ensure that Council's property dealings are optimised, centrally managed, and support Councils objectives.

CONSULTATION

Councillor Consultation

- Divisional Councillor T Hungerford
- Planning and Development Portfolio Councillor C Dickson.

Internal Consultation

- Head of Business and Innovation
- Project Officer – Recreational Projects, Project Delivery
- Solicitor, Legal Services

External Consultation

Council's Project Officer – Recreational Projects, Project Delivery has liaised with Energex Limited on this matter.

Community Engagement

Due to the administrative nature of this report, no community engagement has been undertaken or is required.

PROPOSAL

There is a requirement for the registration of an electrical easement in favour of Energex Limited over Council freehold land legally described as Lot 100 SP148488. The purpose of this easement is to accommodate an Energex pillar and low voltage cable connecting the pillar to a pole mounted transformer. The proposed location of the Easement is shown on **Attachment 1 - Lot 100 SP148488 aerial map**.

The *Local Government Regulation 2012* provides that a disposal, other than by tender or auction, may occur if an exception applies. Section 236(1)(b)(i) provides for an exception if the disposal is to a government agency, in this instance, Energex Limited. Section 236(2) provides that a Local Government must decide by resolution that an exception may apply.

This report seeks an exception for the purpose of granting an easement to formalise the existing Energex pillar and low voltage cable connecting the pillar to a pole mounted transformer for electricity supply purposes. The area of the proposed easement is 1m² over the Energex pillar and 2 meters wide over the low voltage cable connecting the pillar to a pole mounted transformer.

Property Management Branch will commission a survey of the already constructed infrastructure for the preparation of an easement plan in order for registration. The easement will be registered in accordance with Energex's standard terms document for electrical easements.

Legal

Legal Services has been consulted in relation to this report and will prepare and lodge all documentation to facilitate the registration of the proposed Easement.

Policy

This report has been prepared in accordance with Council's Procurement Policy relating to the disposal of Council assets.

Risk

The risk associated with this report is that if the easement is not registered over the Energex infrastructure electricity will not be supplied.

Previous Council Resolution

There are no previous Council Resolutions relevant to this report.

Related Documentation

There is no related documentation relevant to this report

Critical Dates

There are no critical dates relevant to this report, however, Energex Limited would like this matter finalised as soon as practical.

Implementation

If Council resolves that an exception to section 236 of the *Local Government Regulation 2012* applies, the Easement document and survey plan will be executed by Council's Delegated Officer and registered at the Titles Office by Legal Services.

8.13 QUEENSLAND AUDIT OFFICE - SECOND INTERIM REPORT FOR THE FINANCIAL YEAR ENDED 30 JUNE 2019

File No: Financial Management
Author: Coordinator Financial Accounting
 Business Performance Group
Attachments: Att 1 - Queensland Audit Office - 2019 Interim Report (June) ..273

PURPOSE

The attached report from the Queensland Audit Office (QAO) outlines the results of the second interim audit which was conducted in June this year. The interim audit involves an assessment of Council's internal control environment, and identifies any financial reporting issues or other matters.

This report was presented to the 9 September 2019 Audit Committee.

Section 213(3) of the *Local Government Regulation 2012* requires that the report be presented at the next Ordinary Meeting of Council.

EXECUTIVE SUMMARY

Council has a statutory obligation to prepare "General Purpose" Financial Statements on an annual basis, culminating in audit certification in October, before publication in Council's Annual Report.

The Queensland Audit Office performed an initial interim audit of Council's financial systems and processes in March 2019, covering the period 1 July 2018 to 28 February 2019, and a second interim audit in June 2019 covering the period 1 March 2019 to 31 May 2019. The second Interim Report (Attachment 1) provides the overall status of the audits to date and summarises the principal matters that arose during the course of the audit. The interim audits involved testing the operating effectiveness of information system general controls, as well as key controls over revenue, expenditure and payroll.

Results of the second interim audit are summarised as follows:-

Item	Result
1. Internal control assessment	3 effective ratings and 2 generally effective ratings
2. Financial reporting issues	No new financial reporting issues have been raised
3. Other matters	Nil
4. Areas of audit significance	No issues to date
5. Milestones	All met or not yet due

Based on the results of the testing completed for the period 1 July 2018 to 31 May 2019, QAO's audit strategy remains unchanged, except for the two areas where they have raised significant deficiencies (generally effective ratings) in Council's control activities. Additional substantive testing was conducted to address the identified deficiencies.

The second interim audit is the third audit visit in QAO's annual external audit plan for Council's 2018/19 financial statements. QAO returned to Council in July 2019 to review the asset revaluations, and will return again in September 2019 to finalise the audit of the 2018/19 financial statements.

OFFICER RECOMMENDATION

That Council receive and note the report titled “Queensland Audit Office - Second Interim Report for the financial year ended 30 June 2019”.

FINANCE AND RESOURCING

The estimated audit fee for the financial year is \$246,000 and this is provided for in Council’s budget.

CORPORATE PLAN

Corporate Plan Goal: *An outstanding organisation*
Outcome: 5.7 - A financially sustainable organisation
Operational Activity: 5.7.1 - Develop and monitor Council's budget, including legislated requirements.

CONSULTATION

Portfolio Councillor Consultation

The Portfolio Councillor, T Dwyer, has received advice of this report through the Audit Committee process.

Internal Consultation

Internal consultation was held with the following areas:

- Digital and Information Services Branch
- People and Culture Branch
- Corporate Governance Branch
- Audit Committee

External Consultation

External consultation has been held with Queensland Audit Office as well as external members of Council’s Audit Committee.

Community Engagement

No community engagement required in relation to this report.

PROPOSAL

The Queensland Audit Office performed an initial interim audit of Council’s financial systems and processes in March 2019, covering the period 1 July 2018 to 28 February 2019, and a second interim audit in June 2019 covering the period 1 March 2019 to 31 May 2019. The second Interim Report (Attachment 1) provides the overall status of the audit and summarises the principal matters that arose during the course of the audit. The interim audits involved testing the operating effectiveness of information system general controls, as well as key controls over revenue, expenditure and payroll.

Detailed results of the audit are as follows:-

1. Internal control assessment

Internal Control categories include:-

- a) Control environment – structures, policies, attitudes and values that influence daily operations

- b) Risk assessment – processes for identifying, assessing and managing risk
- c) Control activities – implementation of policies and procedures to prevent or detect errors and safeguard assets
- d) Information and communication – systems to capture and communicate information to achieve reliable financial reporting
- e) Monitoring activities – oversight of internal controls for existence and effectiveness.

QAO assess internal control issues based on:-

- The risk of material misstatement in the financial statements
- The risk to reputation
- The significance of non-compliance with policies and applicable laws and regulations
- The potential to cause financial loss including fraud
- Where management has not taken appropriate timely action to resolve the deficiency.

QAO's ratings consist of:-

- Effective (green traffic light) – no significant deficiencies identified.
- Generally effective (amber traffic light) – one significant deficiency identified.
- Ineffective (red traffic light) – more than one significant deficiency identified.

Council received three 'effective' ratings (green traffic lights) and two 'generally effective' ratings (amber traffic lights) for the five internal control categories detailed above.

The amber lights indicate two significant deficiencies requiring immediate management action to resolve. These issues were actioned immediately and will be reviewed by Queensland Audit Office at a future visit.

2. Financial reporting issues

Financial reporting issues are identified and assessed based on their risk of causing a material misstatement in one or more components of the financial statements.

The risks of potential misstatement are categorized as:-

- High – requiring immediate management action to resolve
- Medium – management action is expected to be taken in a timely manner
- Low – action is taken at managements' discretion.

QAO did not identify any new financial reporting issues.

Council had 2 financial reporting issues identified during the final audit for the prior year 2017/18, and due for resolution by 30 June 2019. These have been actioned and will be reviewed by Queensland Audit Office during the final visit in September 2019, with QAO's final management report due to Council by 28 October 2019.

3. Other matters

QAO identifies other matters that it considers represent business process improvement opportunities. These recommendations may be implemented at managements' discretion.

QAO did not identify any other matters.

4. Areas of audit significance

QAO has identified items that they consider to be significant risks to the financial statements, due to their size or complexity, and as such undertake specific targeted testing of these items. Status is as follows:-

Area of audit significance	Status
Valuation of Property, Plant and Equipment	A valuation audit visit was conducted in July 2019 with the final audit concluding in September 2019.
Revenue recognition of infrastructure charges and contributed assets	Tested for the period to 31 May 2019 with no deficiencies noted. Testing will be finalised during the September 2019 visit.
Appropriateness of procurement policies and practices	Effectiveness of key controls were tested for the period to 31 May 2019 with no deficiencies noted. Testing will be finalised during the September 2019 visit.
Financial sustainability	To be tested as part of the final audit visit in September 2019.
Valuation of investment in associate	To be tested as part of the final audit visit in September 2019.
Major projects and application of accounting standards	Council has provided 6 accounting papers to QAO. 3 papers outline Council's approach to implementation of new accounting standards impacting revenue, leases and financial instruments, and 3 papers detailing the proposed accounting treatment of Council's major projects being Maroochydore City Centre, Sunshine Coast International Broadband Network and Sunshine Coast Airport Expansion Project.

5. Milestones

The QAO external audit plan contains a series of measurable milestones in terms of Council financial reporting and audit deliverable deadlines.

All agreed Council financial reporting and audit deliverable milestones were met or are not yet due.

If issues are identified as the audit progresses, they will be included in QAO's future reports.

Based on the results of the testing completed for the period 1 July 2018 to 31 May 2019, QAO's audit strategy remains unchanged, except for the two areas where they have raised significant deficiencies in Council's control activities. Additional substantive testing was conducted to address the identified deficiencies.

Legal

Section 213 (3) of the *Local Government Regulation 2012* requires this QAO Interim Report to be presented at the next ordinary meeting of Council.

Policy

There are no internal policy documents relating to this report. It is a legislative requirement as per refer Sections 212 and 213 of the *Local Government Regulation 2012*.

Risk

Council has a statutory obligation to prepare general purpose financial statements that are subject to audit by the Auditor-General or their contracted representative.

Previous Council Resolution**Ordinary Meeting 20 June 2019 (OM19/95)**

That Council receive and note the report titled "Queensland Audit Office – Interim Management Report for the financial year ended 30 June 2019".

Related Documentation

There is no related documentation relevant to this report.

Critical Dates

Council's audited financial statements for 2018/19 will be presented to the November 2019 Ordinary Meeting.

Implementation

There are no implementation details to include in this report.

8.14 AUGUST 2019 FINANCIAL PERFORMANCE REPORT

File No:	Financial Reports
Author:	Coordinator Financial Services Business Performance Group
Attachments:	Att 1 - August 2019 Financial Performance Report289

PURPOSE

To meet Council's legislative obligations, a monthly report is to be presented to Council on its financial performance and investments.

EXECUTIVE SUMMARY

This monthly financial performance report provides Council with a summary of performance against budget as at 31 August 2019 in terms of the operating result and delivery of the capital program.

The operating result at 31 August 2019 shows a favourable variance of \$2.9 million compared to the budgeted position. The variation is mainly attributable to higher than expected revenue and lower than budgeted expense. Further detail is provided in the proposal section of this report.

Operating Performance**Table 1: Operating Result as at 31 August 2019**

	Current Budget \$000	YTD Budget \$000	YTD Actuals \$000	YTD Variance \$000	YTD Variance %
Total Operating Revenue	483,788	175,060	175,705	646	0.4%
Total Operating Expenses	454,165	70,109	67,881	(2,229)	-3.2%
Operating Result	29,622	104,950	133,430	2,874	2.7%

Achievement of the full year budgeted operating result will allow Council to meet its debt repayments and capital expenditure commitments.

As at 31 August 2019, \$40.7 million (12.7%) of Council's \$320.7 million 2019/20 Capital Works Program was financially expended.

The core Council Capital Program has progressed 13.0% of budget, an actual spend of \$21.4 million.

Council's closing cash balance at 31 August 2019 of \$316.4 million.

Council's investment portfolio remains within the guidelines established under the Investment Policy.

OFFICER RECOMMENDATION

That Council receive and note the report titled "August 2019 Financial Performance Report".

FINANCE AND RESOURCING

This report sets out the details of Council's financial performance and investments for the month ending 31 August 2019 and meets Council's legislative reporting requirements.

Council is undertaking a review of the 2019/20 adopted budget based on the end of 2018/19 financial results. Any adjustments to budget that occur through budget review 1 will be reflected in the September 2019 Financial Performance Report.

CORPORATE PLAN

Corporate Plan Goal: *An outstanding organisation*
Outcome: 5.7 - A financially sustainable organisation
Operational Activity: 5.7.1 - Develop and monitor Council's budget, including legislated requirements.

CONSULTATION

Portfolio Councilor Consultation

Consultation has been undertaken with the Portfolio Councillor, Councillor T Dwyer.

Internal Consultation

This report has been written in conjunction with advice from:

- Group Executive Business Performance
- Chief Financial Officer
- Coordinator Financial Services

External Consultation

No external consultation is required for this report.

Community Engagement

No community engagement is required for this report.

PROPOSAL

This monthly financial performance report provides Council with a summary of performance against budget as at 31 August 2019 in terms of the operating result and delivery of the capital program.

The operating result at 31 August 2019 shows a favorable variance of \$2.9 million compared to the budgeted position.

Operating Revenue

Year to date revenue as at 31 August 2019 of \$164.9 million shows a favorable variance of \$646,000.

Table 2: Substantial Revenue variances as at 31 August 2019

	YTD Budget \$000	YTD Actuals \$000	YTD Variance \$000	YTD Variance %
Interest Received from Investments	1,473	941	(532)	-36.1%
Other Revenue	2,802	3,217	415	14.8%

Interest Received from Investments

Interest rates available for term deposits continue to decline. This has resulted in a decline in interest received.

Other Revenue

Council has received additional revenue for recoverable works within the Parks and Gardens and Environmental Operations areas. These works were predominantly generated from the Department of Transport and Main Roads and the expenditure has occurred in the previous financial year.

Operating Expenses

Year to date expenditure as at 31 August 2019 of \$67.8 million shows a variance under budget of \$2.2 million.

Materials and Services

Materials and services are under budget as at 31 August 2019 by \$1.5 million. This is due to timing as there has been minimal expenditure in core budgets and projects. The variance is in line with the usual trend for the early part of the financial year.

Capital Expenditure

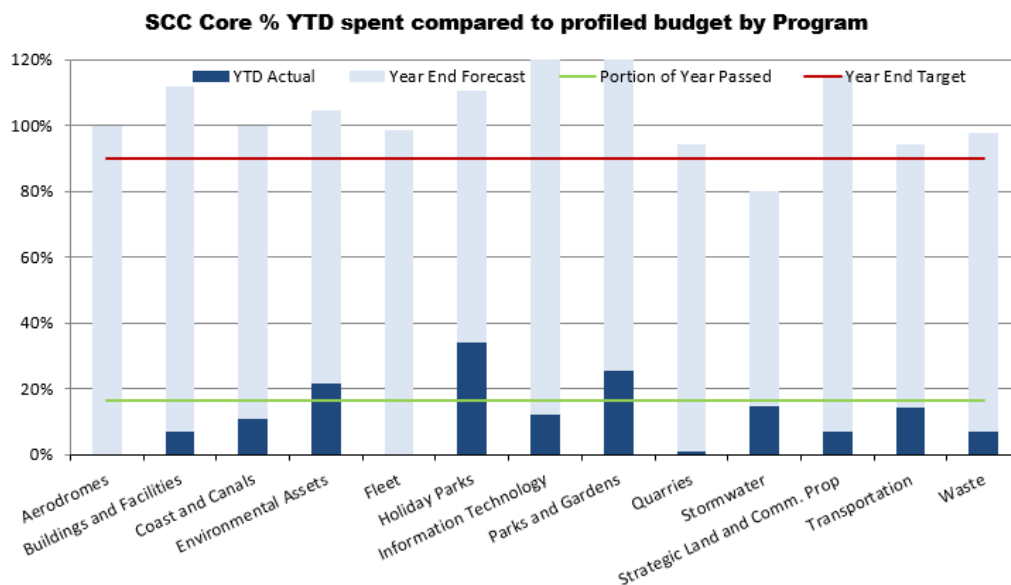
As at 31 August 2019, \$40.7 million (12.7%) of Council's \$320.7 million 2019/20 Capital Works Program was financially expended.

The Core Council Capital Program has progressed 13.0% of budget, an actual spend of \$21.4. The Actual YTD includes all works that have been goods receipted and accrued as at 31 August 2019.

Table 4: Capital Expenditure by Program at 31 August 2019

	Annual		YTD		Forecast	
	Original Budget \$000s	Current Budget \$000s	YTD Actual \$000s	% of FY Budget Spent	Forecast Year End Actual	Forecast Year End Variance to Budget
Capital Works Program						
Aerodromes	450	450	0	0.0%	450	0
Buildings and Facilities	19,103	19,103	1,336	7.0%	21,409	2,307
Coast and Canals	2,080	2,080	225	10.8%	2,080	0
Environmental Assets	1,315	1,315	281	21.4%	1,360	46
Fleet	2,900	2,900	0	0.0%	2,865	(35)
Holiday Parks	4,302	4,302	1,465	34.1%	4,756	454
Information Technology	5,830	5,830	720	12.3%	8,317	2,487
Parks and Gardens	16,096	16,096	4,069	25.3%	19,802	3,706
Quarries	1,311	1,311	13	1.0%	1,234	(77)
Stormwater	7,014	7,014	1,032	14.7%	5,628	(1,386)
Strategic Land and Commercial Properties	14,563	14,563	997	6.8%	16,785	2,222
Transportation	69,165	69,165	9,846	14.2%	65,200	(3,965)
Waste	20,622	20,622	1,474	7.1%	20,156	(466)
Total SCC Core Capital Program	164,751	164,751	21,457	13.0%	170,042	5,291
Corporate Major Projects	14,968	14,968	501	3.3%	13,607	(1,361)
Divisional Allocations	5,141	5,141	617	12.0%	1,485	(3,656)
Maroochydore City Centre	16,579	16,579	4,908	29.6%	20,657	4,078
Submarine Cable IBN	14,390	14,390	1,892	13.1%	15,774	1,384
Sunshine Coast Airport Runway	104,836	104,836	11,306	10.8%	129,884	25,048
Total Other Capital Program	155,914	155,914	19,224	12.3%	181,407	25,493
TOTAL	320,666	320,666	40,681	12.7%	351,449	30,783

The following graph shows the Core Capital Programs progress to date and forecast.



The following program updates are provided in relation to programs reporting lower expenditure to date:

- Aerodromes – Replacement of the runway lighting and heavy helicopter pads at the Caloundra Aerodrome are in the early procurement phase of delivery. Construction is scheduled to occur in the latter half of the financial year.
- Buildings and Facilities – Construction of the Beerwah Aquatic Centre has been scheduled for delivery within winter and is currently underway. The replacement of the netball club house at Victory Park is also underway and due for completion in October.
- Fleet – Council's fleet replacement program requires a significant portion of the financial year for procurement of heavy plant. This procurement works is underway and the majority of replacements are scheduled to occur in May 2020.
- Holiday Parks – The redevelopment of the Mooloolaba Holiday Park has begun construction and makes up 80% of the total program budget. Conversion of sites to include electricity at the Dicky Beach Holiday Park has also been awarded.
- Information Technology - Delays in the implementation of Council's corporate asset management and human resource systems have caused an underspend for the financial year. Both projects continue to move through the implementation phase and will be finalised later this financial year.
- Strategic Land and Commercial Property – The purchase of properties along Council's approved transport corridors will continue as opportunity arises.
- Transportation – Construction continues for Council's significant road upgrade projects at Stringybark Road, Sippy Downs and Naroo Court Mooloolaba. Both projects remain on schedule and budget. Council's \$20 million road reseal program has progressed 12% completion in August.
- Waste – Significant progress has occurred on the Automatic Waste Collection station within the Maroochydore PDA. Construction is scheduled to complete in December with commissioning to occur in 2020.

Investment Performance

- All investment parameters remain within the guidelines established by the Investment Policy.
- For the month ending 31 August 2019 Council had \$316.4 million cash (excluding Trust Fund) with an average interest rate of 2.18%, being 0.98% above benchmark. This is

compared to the same period last year with \$327.9 million cash (excluding Trust Fund) with an average interest rate of 2.71%, being 0.71% above benchmark.

- The benchmark used to measure performance of cash funds is Bloomberg AusBond Bank Bill Index (BAUBIL) and the Bank Bill Swap Rate (BBSW) for term deposits.

Legal

This report ensures that Council complies with its legislative obligations with respect to financial reporting in accordance with Section 204 of the *Local Government Regulation 2012*.

Investment of funds is in accordance with the provisions of the *Statutory Bodies Financial Arrangements Act 1982* and the associated Regulations and the *Local Government Act 2009*.

Policy

Sunshine Coast Council's 2019/20 Investment Policy and
Sunshine Coast Council's 2019/20 Debt Policy.

Risk

Failure to achieve the budgeted operating result will negatively impact Council's capacity to complete its capital expenditure program.

Previous Council Resolution

Special Meeting Budget 20 June 2019 (SM19/13)

That Council:

adopt Appendix A as tabled, pursuant to section 107A of the Local Government Act 2009 and sections 169 and 170 of the Local Government Regulation 2012, Council's budget for 2019/20 financial year incorporating:

- i. the statement of income and expenditure*
- ii. the statement of financial position*
- iii. the statements of changes in equity*
- iv. the statement of cash flow*
- v. the relevant measures of financial sustainability*
- vi. the long term financial forecast*
- vii. the Debt Policy*
- viii. the Revenue Policy (adopted by Council resolution on 23 May 2019)*
- ix. the total value of the 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*
- x. the Revenue Statement*
- xi. Council's 2019/20 Capital Works Program, endorse the indicative four-year program for the period 2021 to 2024, and note the five-year program for the period 2025 to 2029*
- xii. the rates and charges to be levied for the 2019/20 financial year and other matters as detailed below in clauses 3 to 11 and*
- xiii. endorse the full time equivalent establishment as per the Sunshine Coast Council Establishment 2019/2020 report.*

Related Documentation

2019/20 Adopted Budget

Critical Dates

There are no critical dates for this report.

Implementation

There are no implementation details to include in this report.

8.15 BUDGET REVIEW 1 2019/20

File No: Council Meetings
Author: Coordinator Financial Services
Business Performance Group

Report to be provided.

8.16 SUNSHINE COAST CITY HALL - PROJECT UPDATE

File No: Council Meetings
Author: Project Director (Workplace)
Business Performance Group

PURPOSE

To provide an update to Council on the Sunshine Coast City Hall project.

EXECUTIVE SUMMARY

Council has resolved to establish a presence within the Maroochydore City Centre including the development of its own premises, Sunshine Coast City Hall.

On 11 October 2018, Council received a high-level Project Management Plan and a Project Management Team was appointed to deliver this project.

On 28 March 2019, Council received an updated Project Management Plan, which defined how the project was to be executed. That Project Management Plan schedules occupation of the completed Sunshine Coast City Hall building from 1 July 2022.

Delivery of the Project has continued to progress in line with the Project Management Plan, with regular updates being provided to Council. Since the last update to Council on 22 August 2019, the following activities have been completed or are underway:

- The Development Application is under review by Economic Development Queensland (EDQ) with an anticipated response mid to late September 2019. Dialogue between EDQ and Council has continued.
- The Architect and the sub consultants are nearing completion of the detailed design phase of the project.
- The Expression of Interest (EOI) for a Construction partner for City Hall closed on 16 August 2019. A shortlist of Respondents to the EOI will be finalised by 6 September 2019. The shortlisted Respondents will be invited to tender for the design and construction contract.
- A Detailed Design Review Workshop will be held with the City Hall Design Reference Group during October 2019. This will provide an opportunity for a holistic view/review of the design by internal subject matter experts.

The Program of Works endorsed in the Project Management Plan is currently on schedule in the context of the programmed occupation date.

OFFICER RECOMMENDATION

That Council receive and note the report titled “Sunshine Coast City Hall - Project Update”.

FINANCE AND RESOURCING

The necessary resources have been identified to progress this project for the 2019/2020 financial year. This includes the details design phase of the project and the procurement of a construction partner for the building. The project remains on time and on budget.

Commitments of \$147,000 are proposed to be carried over to 2019/20 and will be included in the first Budget Review for Council’s consideration.

The year to date project costs as at July 2019 are within budget. There have been no significant contract variations to date. Sufficient funding exists within the 2019/20 financial year budget to progress the preliminary stages of the Project, including statutory applications and approvals along with the development of the Detailed Design. The project remains on time and within budget.

SUNSHINE COAST CITY HALL PROJECT			
	2018/19	2019/20	
	Actuals	YTD	YTD
\$	to 30 June 2019	Actual	Budget
AUTHORITY FEES AND CHARGES		41,684	45,000
SCC INTERNAL COSTS	291,403	50,687	55,000
EXTERNAL CONSULTANTS			
Architect	120,000	160,675	165,000
Other Consultants	441,616	369,634	410,000
TOTAL	853,019	622,680	675,000

CORPORATE PLAN

Corporate Plan Goal: *An outstanding organisation*

Outcome: 5.2 - Investment in core capabilities and opportunities for staff to lead, learn and grow

Operational Activity: 5.2.1 - Progress the design of the Sunshine Coast City Hall to enable procurement of a construction partner for the building.

CONSULTATION

Councillor Consultation

Councillors have been updated on this project on multiple occasions since February 2017, including Council ordinary meetings and workshops.

Councillors from the Maroochydore City Centre Shareholder Representative Group continue to be consulted on all design changes and the Chief Executive Officer has been delegated to make changes to the concept design.

Ongoing consultation with Councillors and staff will be undertaken during the design development phases, which will encompass the development of the detail design, the procurement and selection of the managing contractor for the design and construction contract and the management of a project budget.

Internal Consultation

This report has been written in conjunction with advice from:

- Chief Executive Officer
- Group Executive Business Performance
- Chief Financial Officer
- Project Director – SCC Workplaces
- The contracted Project Director, Project Urban

External Consultation

A Communication Plan has been developed for the initial stages of the project, including provision of information and updates to external parties. These include several consultative meetings with the following parties -

- Economic Development Queensland and
- SunCentral Design Review Panel

Community Engagement

The Community Engagement Strategy will be an internal framework document, which is designed to guide the delivery of Council's engagement activities associated with the Sunshine Coast City Hall Project. It is predicated on the provision of information to the community at key points in the development of the Sunshine Coast City Hall, with an ongoing engagement tool available through Council's website. In addition, Council has and will continue to engage in specific and targeted consultations with key stakeholders.

A draft Community Engagement Strategy and accompanying draft Community Engagement Plan was finalised in late August 2019 and presented to Councillors on the Maroochydore City Centre Shareholder Representative Group and the Portfolio Councillor for Community. Amendments are being incorporated into the final version.

PROPOSAL

High-level milestones and Council decision points

Below are the high-level milestones outlined in the updated Project Management Plan, including achievements to date and a more detailed schedule for the immediate future. They are:

- Appointment of Principal Architect – completed
- Appointment of design consultancy team – completed
- Endorsement of concept design – completed
- Submission of Development Application to EDQ – completed
- EOI – Design and Construction Contract (3 weeks open period) – completed
- 30th August – 6th September 2019 – Advise EOI Respondents of shortlisting for closed tender
- *Mid-Late* September 2019 – Anticipated time for development decision by EDQ
- 30th September (*Possibly earlier*) – 25th October 2019 – Closed Tender – Design and Construction Contract (4 weeks open period)
- 28th October 2019 – 8th November – Tender Evaluation
- 11th November 2019 – 4th December 2019 – Contract negotiations
- December 2019 – Council Meeting – Recommendation to Council of Preferred Supplier for Design and Construction Contract
- December 2019 – Execution of Design and Construction Contract

The Project Management Team have developed a clear strategy and associated program to achieve the relevant milestone targets and dates, for those within the control of Council.

The development decision from EDQ is the immediate milestone. The Project Management Team, with assistance from other Council Officers, has and will continue to engage with EDQ to ensure they have available and necessary information to support a timely and positive decision.

Building Design

The design has been developed to the point that allowed a Development Application to be submitted. The content of the Development Application was consistent with the parameters adopted by Council, including the Base Building Brief and the Functional and Design Briefs (as endorsed by Council at the Ordinary Meeting 23 May 2019).

The Architect and sub consultants were directed to completion of the detailed design phase of the project. That detailed design is nearing completion.

Development Application

The Development Application was lodged with EDQ on 28 June 2019.

The Project Management Team are continuing to engage with Economic Development Queensland throughout the assessment process to achieve the vision and intent for the Sunshine Coast City Hall building. The development decision is now anticipated in mid to late September 2019.

A City Hall Design Reference Group (CHDRG) has been established and is made up of internal Council subject matter experts. A Detailed Design Review Workshop will be held with the CHDRG during October 2019. This will provide an opportunity for a holistic view/review of the design.

Design and Construction Contract

A Procurement Strategy and Plan for the procurement of a Design and Construction contract has been prepared. The Plan proposes an EOI followed by a closed tender.

The EOI has been advertised and closed on 16 August 2019, with eleven submissions being received. The submissions have been assessed against criteria generally relating to methodology for delivery, capability and experience.

The Procurement Plan and EOI documents identified that a shortlist of the five respondents was the optimal number to advance through to the closed tender. The shortlisted respondents will be required to validate their proposed methodology, capability and experience (in greater detail) and to price the design and construction work against the detailed design package.

The shortlist will be finalised by 6 September 2019 and will be consistent with the Procurement Plan.

The Project Management Team is currently engaged with an external legal specialist to develop a bespoke design and construction contract. Preliminary advice has been sought from Council's legal representative's in relation to the refinement of the design and construction contract model to establish the optimal risk and opportunity balance.

Following the award of the contract, it is expected that Council and the awarded Contractor will undertake a detailed value management exercise to ensure the best possible value for money for Council. Following this, construction is due to commence in May / June 2020.

Project Governance / Team Structure

The Sunshine Coast City Hall project governance structure was established at commencement of the project.

The Sunshine Coast City Hall Project Control Group (PCG) continues to meet monthly. The PCG provides progress updates to the Maroochy City Centre Shareholder Representative Group. The Shareholder Representative Group oversees Council's interests in the activities of SunCentral Maroochy Pty Ltd and the development of the Maroochy City Centre.

Legal

The project will involve a series of procurement activities ranging from consultants and project management personnel through to engagement of design and construction contractor.

External specialist legal services have been engaged regarding the major contract/s, primarily consisting of the Consultancy Deeds and Design and Construction Contract.

All procurement for the project will be led by an appointed Procurement Specialist from within Council, with the support of appropriate legal advice.

Policy

The Sunshine Coast City Hall project is being managed in conformity with Council's Procurement Policy and arrangements for capital projects of this nature.

Risk

A Risk Assessment and Management Plan forms part of the Project Plan delivered to Council on 28 March 2019 (OM19/41). This plan is continually reviewed.

Previous Council Resolution**Ordinary Meeting 22 August 2019 (OM19/128)**

That Council receive and note the report titled "Sunshine Coast City Hall Building - Project Update".

Ordinary Meeting 25 July 2019 (OM19/114)

That Council receive and note the report titled "Sunshine Coast City Hall Building - Project Update".

Ordinary Meeting 20 June 2019 (OM19/97)

That Council

- (a) receive and note the report titled "Sunshine Coast City Hall Building - Project Update"*
- (b) endorse the design variations as contained in this report for incorporation in the Development Application for submission to Economic Development Queensland and*
- (c) delegate authority to the Chief Executive Officer to make changes to the design variations as required for the Development Application.*

Ordinary Meeting 23 May 2019 (OM19/85)

That Council note the discussions held in confidential session in relation to Sunshine Coast City Hall Project Update.

Ordinary Meeting 30 April 2019 (OM19/56)

That Council receive and note the report titled "Sunshine Coast City Hall Building - Project Update".

Ordinary Meeting 28 March 2019 (OM19/41)

That Council receive and note the report titled "Sunshine Coast City Hall Building - Project Update".

Ordinary Meeting 28 February 2019 (OM19/25)

That Council receive and note the report titled "Sunshine Coast City Hall Building - Project Update".

Ordinary Meeting 31 January 2019 (OM19/13)

That Council receive and note the report titled "Sunshine Coast City Hall Building - Project Update".

Ordinary Meeting 6 December 2018 (OM18/199)

That Council:

- (a) *receive and note the report titled "Sunshine Coast City Hall Building - High Level Project Plan" and*
- (b) *endorse the proposed arrangements for the engagement of the Principal Architect, the project high level milestones, the development of the Base Building Brief and the project governance structure to facilitate progression of the Sunshine Coast City Hall project.*

Ordinary Meeting 11 October 2018 (OM18/173)

That Council:

- (a) *receive and note the report titled "Sunshine Coast City Hall Building - High Level Project Plan" and*
- (b) *endorse the Sunshine Coast City Hall Building - High-Level Project Plan (Appendix A).*

Special Meeting 10 September 2018 (SM18/14)

That Council:

- (a) *note the discussions held in confidential session in relation to City Hall*
- (b) *authorise the Chief Executive Officer to make public Attachment 1 to a report considered by Council on 14 September 2017, namely the Staff Relocation Impact Assessment prepared for Sunshine Coast Council by Lucid Economics dated August 2017, excluding appendices B and C on the basis that these appendices may disclose matters that relate to the commercial proprietary interests of Lucid Economics and*
- (c) *request for the Chief Executive Officer to offer for Lucid Economics to present to the Nambour and Caloundra Chambers.*

Ordinary Meeting 14 September 2017 (OM17/181)

That Council resolves because of the specialised nature of the services that are sought from Woods Bagot it would be impractical or disadvantageous to invite quotes or tenders in relation to The Smart Move Project.

Special Meeting 17 August 2017 (SM17/42)

That Council note the discussions held in confidential session in relation to the Smart Move project update.

Special Meeting 23 February 2017 (SM17/4)

That Council receive and note the report titled "New Council Chambers/Budget Monitoring and Financial Risk status report".

Related Documentation

- Lucid Economics report
- Maroochydore City Centre PDA Development Scheme and associated Precinct 3 Plan
- Nambour Activation Plan Project Control Group Charter
- Caloundra Centre Activation Project Control Group Charter
- SunCentral Maroochydore Pty Ltd Shareholder Representative Group Charter

Critical Dates

The occupation of Sunshine Coast City Hall is planned for 1 July 2022.

Implementation

The Project Management Team will:

- continue to engage with Economic Development Queensland
- Finalise the detailed design of Sunshine Coast City Hall
- Execute a Procurement Plan for the Design and Construction Contract that incorporates an Expression of interest and closed tender and
- Consult with Councillors and the Shareholders Representatives Group on key decisions.

8.17 BRISBANE ROAD CAR PARK - DESIGN AND CONSTRUCTION OF COUNCIL CAR PARK

File No: Council meetings
Author: Project Director (Workplace)
Business Performance Group

PURPOSE

The purpose of the report is to update Council on the design and construction process and contract for the minimum 700 space Council owned multi-deck car park on the site known as Brisbane Road Car Park, Mooloolaba.

EXECUTIVE SUMMARY

At the Ordinary Meeting of 8 November 2018, Council resolved, in part, to direct the Chief Executive Officer to:

- divide the existing lots of the site known as Brisbane Road Car Park, Mooloolaba, into two (2) parcels along the southern boundaries of Lot 66 on Registered Plan 52440 and Lots 92 and 93 on Registered Plan 73433
- proceed with the calling of tenders for the design and construction of a 700 bay/spaces Council owned multi deck car park on the northern parcel of the site known as Brisbane Road Car Park (Lots 64 – 66 on Registered Plan 52440, and Lots 92 and 93 on Registered Plan 73433) and
- proceed with the calling of Expressions of Interest for the southern parcel of the lot known as the Brisbane Road Car Park (Lots 67 – 69 on Registered Plan 52440 and Lot 73 on Registered Plan 73433) in accordance with section 228 of the Local Government Regulation 2012, noting that the calling of expressions of interest would be in the public interest for the following reason:
 - the process will allow Council to call for a variety of development proposals with a view to identifying the solution that best aligns with the interest of the public and Council.

In May 2019, contract ITT1845 Design and Construct – Multi-Storey Car Park – Brisbane Road, was awarded to Evans Built Pty Ltd. The design and construction process is now underway.

Development Application

On 2 September 2019, the Development application and operational works for the car park was submitted to Council. The application is now available on developmenti. Preliminary designs have been prepared in support of these applications and are publicly available.

Schedule for delivery

It is anticipated that re-configuration of the car park fronting Brisbane Road and First Avenue will commence on 8 October 2019. Re-configuration will increase capacity on the site fronting Brisbane Road from 69 spaces to approximately 100 spaces.

Multi-deck car park construction earliest delivery schedule to commence works from late October / early November 2019.

There is a 12 month program of works, not incorporating close downs for an extended Christmas or other holiday time, nor other significant time losses, such as higher than anticipated wet weather events.

The earliest delivery schedule includes:

- 8 October 2019 - Re-configuration works of remainder of site
- Late October 2019 - Commencement on multi-deck car park site
- Mid-November 2019 will see commencement of piling on site
- 13 December 2019 – Current program, without interruption will have piling and heavy/noisy works completed by this date
- 28 January 2020 – full works to return uninterrupted or inhibited
- Late November 2020 – Completion of car park (assuming no significant time loss)

Nature of works

Council has been working with the contractor to identify the most efficient means of car park delivery having primary regards to time, cost and alternative solutions to the heaviest/noisier works, such as piling.

Each of these solutions have implications for time, cost and the degree of heavy works required at holiday periods.

Pricing

The contractor has moved onto formulating a price for construction. This cannot be finalised until development approvals have been obtained. It is believed the project, including design and construction cost, will remain within budget.

OFFICER RECOMMENDATION

That Council:

- (a) receive and note the report titled "Brisbane Road Car Park - Design and Construction of Council Car Park"**
- (b) note the progress of the Brisbane Road Car Park - Design and Construction of Council Car Park and the intention to utilise Option 1A as the preferred delivery schedule.**

FINANCE AND RESOURCING

Pricing to complete the design and construction of the car park has been provided over 2 stages:

1. Stage 1 – fixed price to design and obtain development application approval
2. Stage 2 – estimated price to complete design and construction of car park

Pricing for Stage 2 will be negotiated between Council and the contractor following receipt of development application approval. Based on pricing received for Stages 1 and 2 it is anticipated that the design and construction of the car park will be completed within Council's current budget allocation noting there are other expenses assigned against this budget code beyond the Design and Construct contract with Evans Built (such as Telstra service relocations and temporary car park modifications).

CORPORATE PLAN

Corporate Plan Goal:	<i>A smart economy</i>
Outcome:	3.1 - Strong economic leadership, collaboration and identity
Operational Activity:	3.1.4 - Delivery of economic activation programs in Caloundra and Mooloolaba and specialist advice and support to more than 1500 businesses across the region.

CONSULTATION

Councillor Consultation

Councillors have been consulted and briefed throughout the course of this project in a variety of forums, including Ordinary Meetings, Special Meetings and a Strategy and Policy Forum.

Councillors also took part in a workshop on Brisbane Road Car Park on 6 December 2018 during which advice was provided on the car park configuration and specification.

The Divisional Councillor has been informed of the estimated timings and high level outcomes of various processes throughout the procurement process.

Internal Consultation

- Chief Executive Officer
- Group Executive Business Performance
- Manager Business and Innovation
- Manager Project Delivery
- Manager Development Services
- General Counsel
- Principal Architect
- Coordinator Parking & Transport

External Consultation

Probity Advisor – Peter Bruton of Argyle Corporate Advisers

Evans Built Pty Ltd

Community Engagement

Community engagement and communications has occurred in providing updates to Mooloolaba business and the community.

Following receipt of decisions from this report, a far more comprehensive and informative communication strategy will be developed.

PROPOSAL

Council owns a property known as the Brisbane Road Car Park. The site consists of 9 separate titles, totaling 6,778m², with triple street frontage along Brisbane Road, First Avenue and Smith Streets, Mooloolaba.

The site has primarily been used as a Council car park with 176 car parking bays currently available on site. Council identified the site as being underutilised and sought an improved community outcome from an integrated development.

In 2015, Council commenced an Expression of Interest (EOI) and subsequent Tender process to identify a partner to realise higher and better uses on the site. The EOI and

Tender sought Hotel, Residential and Retail offerings, along with a significantly increased volume of Council car parks. This Tender process did not result in a contract.

At the Ordinary Meeting of 8 November 2018, Council resolved, in part, to direct the Chief Executive Officer to:

- divide the existing lots of the site known as Brisbane Road Car Park, Mooloolaba, into two (2) parcels along the southern boundaries of Lot 66 on Registered Plan 52440 and Lots 92 and 93 on Registered Plan 73433
- proceed with the calling of tenders for the design and construction of a 700 bay/spaces Council owned multi deck car park on the northern parcel of the site known as Brisbane Road Car Park (Lots 64 – 66 on Registered Plan 52440, and Lots 92 and 93 on Registered Plan 73433) and
- proceed with the calling of Expressions of Interest for the southern parcel of the lot known as the Brisbane Road Car Park (Lots 67 – 69 on Registered Plan 52440 and Lot 73 on Registered Plan 73433) in accordance with section 228 of the Local Government Regulation 2012, noting that the calling of expressions of interest would be in the public interest for the following reason:
 - the process will allow Council to call for a variety of development proposals with a view to identifying the solution that best aligns with the interest of the public and Council.

Tender – Design and Construction Contract

In May 2019, contract ITT1845 Design and Construct – Multi-Storey Car Park – Brisbane Road, was awarded to Evans Built Pty Ltd.

Matters for consideration

Matters impacting the delivery process and an update include:

Development Application

On 2 September 2019, the Development application for the car park was submitted to Council.

The application fee has been paid and combined submissions are now available on developmenti for the following:

- Material Change of Use
- Operational Works
- Reconfiguration of a lot

The earliest program anticipates advice an outcome from the application by 8 October 2019.

Schedule for delivery and options

It is anticipated that re-configuration of the car park fronting Brisbane Road and First Avenue will commence on 8 October 2019, immediately following the September/October school holidays. Re-configuration will increase capacity to operate efficiently during construction of the multi-deck car park and will lift car parking on the site from the current 69 spaces to approximately 100 spaces.

Development approval on or by 8 October 2019 will allow a commencement on the car park site in late October 2019.

There is a 12 month program of works, not incorporating close downs for an extended Christmas or other holiday time, nor other significant time losses, such as higher than anticipated wet weather events.

Council Officers have considered the available delivery options having regard to a number of significant events having implications for Mooloolaba, such as the holiday periods.

The following delivery options have been considered, noting that the earliest (1A) is the option currently being pursued:

Option 1A

- 8 October 2019 - Re-configuration works of remainder of site
- Late October 2019 - Commencement on multi-deck car park site
- Mid-November 2019 will see commencement of piling on site (the currently proposed solution, noting other mechanisms are being considered)
- 13 December 2019 – Current program, without interruption will have piling and heavy/noisy works completed by this date
- 28 January 2020 – full works to return uninterrupted or inhibited
- Late November 2020 – Completion of car park (assuming no significant time loss)

Option 1B

- 8 October 2019 - Re-configuration works of remainder of site.
- If the commencement on multi-deck car park site does not meet the schedule of 1A, the result will be that piling/heavy works will not be completed by 13 December 2019.
- This would necessitate a suspension of piling/heavy works with a return to those works from 28 January 2020. This suspension could have a price impact as piling contractors may/will demobilise from site and re-mobilise in January 2020.
- Late November/December 2020 – Completion of car park (assuming no significant time loss)

Option 2

- This option contemplates commencing all works from 28 January 2020.
- February / March 2020 – Piling and other heavy works
- March 2021 – Completion of car park (assuming some close down for Christmas period 2020 but no other significant time loss)

Option 3

- This option contemplates commencing all works after Easter 2020 (20 April 2020).
- May 2021 – Completion of car park (assuming some close down for Christmas period 2020 but no other significant time loss)

Nature of works

Council has been working with the contractor to identify the most efficient means of car park delivery having primary regards to time, cost and alternative solutions to the heaviest/noisier works, such as piling. Solutions being considered include:

- Multiple piling machines
- Screw piling and multiple screw piling
- Raft slab installation

Each of these solutions have implications for time, cost and the degree of heavy works required at holiday periods.

Pricing

Following submission of the Development Application, the contractor has moved onto formulating a price for construction, noting the aforementioned considerations. It is believed that pricing will remain within budget.

Easement traversing the Site

Council has sought to determine the most effective configuration of entry and exit points to the Council owned car park. It has been determined that multiple entry points will provide the most effective and efficient car park operation, while a single exit is sufficient.

Consequently, Council has sought to incorporate into the car park design entry points from Smith Street and Brisbane Road with a single exit onto Smith Street. Traffic modelling confirmed the utility of this configuration.

An entry point from Brisbane Road necessitates securing a perpetual access across part of the site that is subject of this report. A volumetric easement is proposed as the solution. The easement would traverse the full width of the site from the point of entry on Brisbane Road along the boundary with adjoining lots to the car park site. The easement would only be for the minimal height and width (2.5m high and 5m wide (circa)) required to secure the entry, which is the width of a single lane.

The Strategic Property Team has commenced a process for securing the easement.

Legal

External Legal Services have been engaged to prepare a bespoke Contract for the development. Council's Legal Services Branch have been briefed on progress throughout procurement process.

Policy

This proposal is in accordance with Council's Procurement Policy.

Risk

A number of risks have been identified to this point in the project. They are:

Reputational - Community expectation

There is a high level of community expectation for the delivery of this project. A comprehensive communication strategy will be developed to primarily address critical timeframe and disruption matters.

Reputational / Financial – Community expectation

Current schedule anticipates construction works during peak holiday periods. A comprehensive communication strategy and guidance from members of the Economic Development Branch will assist community and business through that period.

The construction schedule options 1a, 1b, 2 and 3 have different reputational and financial (local economic) risks associated with the noisy and disruptive construction times.

Reputational / Financial - Planning approvals

A Development Application has been submitted for development of the car park and commercial components of the site. Council retains the appropriate separation between its role as land owner and its role as the statutory planning authority.

Reputational / Financial – Parking strategy

A strategy on an appropriate policy for on and off street parking is necessary prior to operation of the car park to ensure an appropriate management system can be incorporated.

Previous Council Resolution**Ordinary Meeting 30 April 2019 (OM19/61)**

That Council:

- (a) *Note the discussions held in confidential session regarding the Brisbane Road car park Mooloolaba, design and construction of car park and*
- (b) *Note that a further report will be provided to Council for consideration of responses received to the Expression of Interest*

Ordinary Meeting 8 November 2018 (OM18/191)

That Council direct the Chief Executive Officer to:

- *divide the existing lots of the site known as Brisbane Road Car Park, Mooloolaba, into two (2) parcels along the southern boundaries of Lot 66 on Registered Plan 52440 and Lots 92 and 93 on Registered Plan 73433*
- *proceed with the calling of tenders for the design and construction of a 700 bay/spaces Council owned multi deck car park on the northern parcel of the site known as Brisbane Road Car Park (Lots 64 – 66 on Registered Plan 52440, and Lots 92 and 93 on Registered Plan 73433) and*
- *proceed with the calling of Expressions of Interest for the southern parcel of the lot known as the Brisbane Road Car Park (Lots 67 – 69 on Registered Plan 52440 and Lot 73 on Registered Plan 73433) in accordance with section 228 of the Local Government Regulation 2012, noting that the calling of expressions of interest would be in the public interest for the following reason:*
 - *the process will allow Council to call for a variety of development proposals with a view to identifying the solution that best aligns with the interest of the public and Council.*

Ordinary Meeting 8 November 2018 (OM18/190)

That Council rescind the previous Council Resolution (OM18/175) namely:

“That Council proceed with the calling of Expressions of Interest for the site known as Brisbane Road Car Park, Mooloolaba in accordance with section 228 of the Local Government Regulation 2012, noting that the calling for expressions of interest would be in the public interest for the following reason:

- *the process will allow Council to call for and consider a variety of development proposals, including those that generally align to the existing Development Approval; with a view to identifying the solution that best aligns with the interests of the public and Council.”*

Ordinary Meeting 8 November 2018 (OM18/184)

That Council:

- (a) *receive and note the report titled “**Brisbane Road Car Park Development**” and*
- (b) *approve the public release of the valuation data in Appendix A.*

Ordinary Meeting 11 October 2018 (OM18/175)

That Council proceed with the calling of Expressions of Interest for the site known as Brisbane Road Car Park, Mooloolaba in accordance with section 228 of the Local Government Regulation 2012, noting that the calling for expressions of interest would be in the public interest for the following reason:

- *the process will allow Council to call for and consider a variety of development proposals, including those that generally align to the existing Development Approval; with a view to identifying the solution that best aligns with the interests of the public and Council.*

Special Meeting 29 June 2018 (SM18/12)

That Council authorise the Chief Executive Officer to proceed as discussed in confidential session in relation to Brisbane Road Car Park, Mooloolaba.

Special Meeting 17 May 2018 (SM18/6)

That Council authorise the Chief Executive Officer to proceed as discussed in confidential session on the matter of the project to develop the site known as Brisbane Road Car Park, Mooloolaba.

Ordinary Meeting 25 January 2018 (OM18/10)

That Council authorise the Chief Executive Officer to proceed as discussed in confidential session on the matter of the project to develop the site known as Brisbane Road Car Park, Mooloolaba.

Ordinary Meeting 8 December 2017 (OM17/252)

That Council authorise the Chief Executive Officer to proceed as discussed in confidential session on the matter of the project to develop the site known as Brisbane Road Car Park, Mooloolaba.

Ordinary Meeting 17 August 2017 (OM17/165)

That Council authorise the Chief Executive Officer to proceed as discussed in confidential session on the matter of the project to develop the site known as Brisbane Road Car Park, Mooloolaba.

Ordinary Meeting 15 June 2017 (OM17/118)

That Council authorise the Chief Executive Officer to proceed as discussed in confidential session on the matter of tenders for the site known as Brisbane Road Car Park, Mooloolaba.

Ordinary Meeting 18 May 2017 (OM17/92)

That Council authorise the Chief Executive Officer to proceed as discussed in confidential session on the matter of tenders for the site known as Brisbane Road Car Park, Mooloolaba.

Ordinary Meeting 8 December 2016 (OM16/242)

That Council authorise the Chief Executive Officer to proceed as discussed in confidential session on the matter of tenders for the site known as Brisbane Road Car Park, Mooloolaba.

Ordinary Meeting 10 November 2016 (OM16/216)

That Council delegate authority to the Chief Executive Officer to progress actions identified as per confidential discussions in relation to Interim Parking Arrangements.

Ordinary Meeting 28 January 2016 (OM16/11)

That Council:

- (a) receive and note the report titled "Brisbane Road Car Park "*
- (b) authorise the Chief Executive Officer to initiate tenders from the higher ranked respondents who submitted expressions of interest for the site known as Brisbane Road Car Park, Mooloolaba and*
- (c) note that a further report will be provided to Council for consideration of tenders received.*

Ordinary Meeting 23 July 2015 (OM15/127)

That Council proceed with the calling of Expressions of Interest for the site known as Brisbane Road Car Park, Mooloolaba in accordance with section 228 of the Local Government Regulation 2012, noting that the calling for expressions of interest would be in the public interest for the following reason:

- (a) the process will allow Council to evaluate submissions with a view to identifying the solution that best aligns with the interest of the public and Council.*

Special Meeting 30 March 2015 (SM15/3)

That Council proceed as discussed in confidential session.

Ordinary Meeting 11 December 2014 (OM14/187)

That Council:

- (a) develop a draft Place Making Visioning Plan for Mooloolaba that will include accessibility and parking initiatives for reporting to Council and future public consultation; and*
- (b) authorise the Chief Executive Officer to undertake the actions as directed in confidential session.*

Ordinary Meeting 7 December 2011 (OM11/304)

That Council request the Chief Executive Officer to commence a detailed design process for the site, with full consideration of the broader urban precinct, including a design and development brief for consideration by Council, aimed at achieving the development of the site for a mixed use outcome including the provision of significant additional carparking for the precinct.

Related Documentation

Place Making Mooloolaba Master Plan 2015

Sunshine Coast Planning Scheme 2014

Critical Dates

Development and Operational works approvals: 8 October 2019 to achieve Option 1A

For construction of the Multi-deck to commence by late October statutory approvals are required by 8 October 2019.

Option 1A

- 8 October 2019 - Re-configuration works of remainder of site
- Late October 2019 - Commencement on multi-deck car park site
- Mid-November 2019 will see commencement of piling on site (the currently proposed solution, noting other mechanisms are being considered)
- 13 December 2019 – Current program, without interruption will have piling and heavy/noisy works completed by this date
- 28 January 2020 – full works to return uninterrupted or inhibited
- Late November 2020 – Completion of car park (assuming no significant time loss)

Implementation

There is no relevant implementation at this stage.

9 NOTIFIED MOTIONS**10 TABLING OF PETITIONS**

Petitions only eligible for submission if:

- * Legible
- * Have purpose of the petition on top of each page
- * Contain at least 10 signatures
- * Motion limited to:
 - Petition received and referred to a future meeting
 - Petition received and referred to the Chief Executive Officer for report and consideration of recommendation
 - Petition not be received

11 CONFIDENTIAL SESSION**11.1 CONFIDENTIAL - NOT FOR PUBLIC RELEASE - BRISBANE ROAD CAR PARK – UPDATE ON EXPRESSION OF INTEREST PROCESS**

File No: Council Meetings
Author: Project Director (Workplace)
Business Performance Group

This report is confidential in accordance with section 275 (h) of the *Local Government Regulation 2012* as it contains information relating to 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.

12 NEXT MEETING

The next Ordinary Meeting will be held on 17 October 2019 in the Council Chambers, Corner Currie and Bury Streets, Nambour.

13 MEETING CLOSURE