



ORDINARY MEETING

MINUTES

8 MARCH 2022

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**REPORT OF THE ORDINARY MEETING
HELD AT COUNCIL CHAMBERS, 232 BOLSOVER STREET, ROCKHAMPTON
ON TUESDAY, 8 MARCH 2022 COMMENCING AT 10:00AM**

1 OPENING

- 1.1 Acknowledgement of Country
- 1.2 Opening prayer delivered by Rev David Alley – Chairman of Rockhampton Churches Together

2 PRESENT

Members Present:

The Mayor, Councillor A P Williams (Chairperson)
Deputy Mayor, Councillor N K Fisher
Councillor S Latcham
Councillor G D Mathers
Councillor C E Smith
Councillor C R Rutherford
Councillor D Kirkland

In Attendance:

Mr E Pardon – Chief Executive Officer
Mr P Kofod – General Manager Regional Services
Mr D Morrison – Manager Office of the Mayor
Mr M Crow – Manager Infrastructure Planning
Mr A Collins – Manager Project Delivery
Ms T Fitzgibbon – Coordinator Development Assessment
Ms A O'Mara – Principal Planning Officer
Ms L Leeder – Senior Committee Support Officer
Ms K Walsh – Committee Support Officer

Ms J Moody – Associate Director – Water - Aecom
Ms A Carolan – Team Leader - Water - Aecom

Via Video Link:

Mr R Cheesman – Deputy Chief Executive Officer
Ms A Cutler – General Manager Community Services
Ms M Taylor – Chief Financial Officer
Mr G Bowden – Executive Manager Advance Rockhampton
Mr A Russell – Manager Strategy and Planning
Ms A Brennan – Coordinator Legal and Governance
Mr M Mansfield – Coordinator Media and Communication

3 APOLOGIES AND LEAVE OF ABSENCE

3.1 LEAVE OF ABSENCE - COUNCILLOR DREW WICKERSON

File No: 10072
Authorising Officer: Evan Pardon - Chief Executive Officer
Author: Evan Pardon - Chief Executive Officer

SUMMARY

Councillor Drew Wickerson requesting leave of absence from 7 to 11 March 2022 to assist the community of Gympie in his SES role.

COUNCIL RESOLUTION

THAT Councillor Drew Wickerson be granted Leave of Absence from Monday 7 March to Friday 11 March 2022 inclusive.

Moved by: Councillor Fisher
Seconded by: Councillor Rutherford

MOTION CARRIED UNANIMOUSLY

4 CONFIRMATION OF MINUTES OF PREVIOUS MEETING

COUNCIL RESOLUTION

THAT the minutes of the Ordinary Meeting of 22 February 2022 and the minutes of the Special Meeting of 28 February 2022 be confirmed.

Moved by: Councillor Smith
Seconded by: Councillor Kirkland

MOTION CARRIED UNANIMOUSLY

5 DECLARATIONS OF INTEREST IN MATTERS ON THE AGENDA

Councillor Ellen Smith informed the meeting:

"I hereby declare I have a prescribed conflict of interest in this **Item 10.4 – Mount Morgan Water Supply Security** due to the following:

- Cartage of Water to Mount. Morgan: My nephew Adam McEvoy is a partner in MTC Hire who have a contract to cart water to Mount Morgan. My brother John McEvoy is employed by MTC Hire to drive one of their trucks carting the water.
- Proposed Potable Water Pipeline: This proposed pipeline goes along Kabra Road where my brother John McEvoy owns property at 246 Kabra Road. It also goes along Moonmera Road where my sister and brother-in-law Trish and Don McKinnon own property on the corner of Moonmera Road and Poison Creek Road, number 170 Poison Creek Road.
- One of the Proposed Raw Water Pipelines: One of these proposed raw water pipelines follows the Burnett Highway past my property at 52389 Burnett Highway.

I will deal with this prescribed conflict of interest by leaving the room and staying away from the place where the meeting is being held when this matter is being discussed and voted on."

6 BUSINESS OUTSTANDING

Nil

7 PUBLIC FORUMS/DEPUTATIONS

Nil

8 PRESENTATION OF PETITIONS

Nil

9 COUNCILLOR/DELEGATE REPORTS

9.1 COUNCILLOR DISCRETIONARY FUND APPLICATION FROM ROTARY CLUB OF ROCKHAMPTON FITZROY

File No: 8295
Attachments: Nil
Authorising Officer: Damon Morrison - Manager Office of the Mayor
Author: Nicole Semfel - Executive Support Officer

SUMMARY

This report requests Council's consideration and approval for an allocation from Mayor Tony Williams, Councillor Neil Fisher, Councillor Drew Wickerson and Councillor Cherie Rutherford's Councillor Discretionary Fund to Rotary Club of Rockhampton Fitzroy towards Buddy Seats at local primary schools.

COUNCIL RESOLUTION

THAT Council approves the allocation of \$900 each from Mayor Tony Williams, Councillor Neil Fisher, Councillor Drew Wickerson and Councillor Cherie Rutherford's Councillor Discretionary Fund to Rotary Club of Rockhampton Fitzroy for installation of Buddy Seats at local primary schools.

Moved by: Councillor Rutherford

Seconded by: Councillor Latcham

MOTION CARRIED UNANIMOUSLY

10 OFFICERS' REPORTS

10.1 DEVELOPMENT ASSESSMENT DECISIONS UNDER DELEGATION - JANUARY 2022

10:07AM

"I, Mayor Councillor Tony Williams inform the meeting that I have a prescribed conflict of interest in **Item 10.1 – Development Assessment Decisions under Delegation – January 2022 – D/9-2022-MCU Removal of Dwelling House (in character demolition overlay)**. This prescribed conflict of interest arises as my daughter, Hannah Williams has recently purchased 40 Brae Street which is a neighbouring property. I will leave the meeting room while the matter is discussed and voted on.

10:10AM Mayor Williams left the meeting room.

10:10AM Councillor Fisher assumed the Chair.

File No: 7028
Authorising Officer: Doug Scott - Manager Planning and Regulatory Services
Alicia Cutler - General Manager Community Services
Author: Tarnya Fitzgibbon - Coordinator Development Assessment

SUMMARY

This report outlines the properly made development applications received in January 2022 and whether they will be decided under delegation or decided by Council.

COUNCIL RESOLUTION

THAT the Development Assessment Decisions Under Delegation – January 2022 report be received.

Moved by: Councillor Smith
Seconded by: Councillor Latcham

MOTION CARRIED

Councillors Smith, Latcham, Fisher, Mathers, Rutherford and Kirkland voted in the affirmative.

Mayor Williams did not participate in the vote.

10:11AM Mayor Williams returned to the meeting room.

10:11AM Mayor Williams resumed the Chair.

10.2 D/66-2021 - MINOR CHANGE TO DEVELOPMENT PERMIT FOR A MATERIAL CHANGE OF USE FOR A MULTIPLE DWELLING (18 DWELLINGS)

File No: D/66-2021

Authorising Officer: Tarnya Fitzgibbon - Coordinator Development Assessment
Doug Scott - Manager Planning and Regulatory Services
Alicia Cutler - General Manager Community Services

Author: Amanda O'Mara - Principal Planning Officer

SUMMARY

Development Application Number: D/66-2021

Applicant: Kele Property Group (Qld) Pty Ltd

Real Property Address: Lot 4 and 3 on RP892683

Common Property Address: 99 Pennycuick Street and 101 Pennycuick Street, West Rockhampton

Area of Site: 7,388 square metres

Planning Scheme: Rockhampton Region Planning Scheme 2015 (version 2.2)

Planning Scheme Zone: Low Density Residential Zone

Planning Scheme Overlays: Not Applicable

Approval Sought: Minor Change to Development Permit D/66-2021 for a Material Change of Use for a Multiple Dwelling (18 Dwellings)

Referral Agency(s): Not Applicable

Infrastructure Charges Area: Charge Area 1

COUNCIL RESOLUTION

RECOMMENDATION A

THAT in relation to the application for a Minor Change to Development Permit D/66-2021 for a Material Change of Use for a Multiple Dwelling (18 Dwellings), made by Kele Property Group (Qld) Pty Ltd, located at 99 Pennycuick Street and 101 Pennycuick Street, West Rockhampton -, described as Lot 4 and 3 on RP892683, Council resolves to provide the following reasons for its decision:

STATEMENT OF REASONS

Description of the development	The proposed development is for a Material Change of Use for a Multiple Dwelling (18 Dwellings)
Reasons for Decision	<ul style="list-style-type: none"> a) The proposal will expand on the range of housing opportunities available to the local community within an established residential zone; b) The built form and density of the proposal, being single storey with design elements that reflect the character of the surrounding neighbourhood, ensures the development does not impact the residential amenity; c) The development is located in an established residential area, within close proximity to a minor urban collector road, that is well serviced with public transport and urban infrastructure and services; d) Assessment of the development against the relevant zone purpose,

	<p>planning scheme codes and planning scheme policies demonstrates that the proposed development will not cause significant adverse impacts on the surrounding natural environment, built environment and infrastructure, community facilities, or local character and amenity; and</p> <p>e) On balance, the application should be approved because the circumstances favour Council exercising its discretion to approve the application even though the development does not comply with an aspect of the assessment benchmarks.</p>	
Assessment Benchmarks	<p>The proposed development was assessed against the following assessment benchmarks:</p> <ul style="list-style-type: none"> • Strategic Framework; • Low Density Residential Zone Code; • Access, Parking And Transport Code; • Filling and Excavation Code; • Landscape Code; • Stormwater Management Code; and • Water and Sewer Code. 	
Compliance with assessment benchmarks	<p>The development was assessed against all of the assessment benchmarks listed above and complies with all of these with the exception listed below.</p>	
	Assessment Benchmark	Reasons for the approval despite non-compliance with benchmark
	<p>Low Density Residential Zone Code</p>	<p>PO18</p> <p>The proposal does not comply with AO18.1 which states public transport or a centre must be within 200 metres of the site. However, the site is in close proximity to the Botanical Gardens, a golf course and within an established residential area where public transport is available. In addition, the proposal does not comply with AO18.2 which requires the site to have direct access to a minor urban collector road or higher order road. However, the proposal is located on an urban access place and is within 200 metres to a minor urban collector.</p> <p>Therefore, the proposal provides additional housing in an area which is highly accessible and located to minimise impacts on the local street network.</p>
Matters prescribed by regulation	<ul style="list-style-type: none"> • The <i>Rockhampton Region Planning Scheme 2015</i> (version 2.2); and • The common material, being the material submitted with the application. 	

RECOMMENDATION B

That to reflect the above changes, Kele Property Group (Qld) Pty Ltd, be issued with an Amended Decision Notice:

ADMINISTRATION

- 1.1 The Developer and their employee, agent, contractor or invitee is responsible for ensuring compliance with the conditions of this development approval.
- 1.2 Where these Conditions refer to "Council" in relation to requiring Council to approve or to be satisfied as to any matter, or conferring on the Council a

- function, power or discretion, that role may be fulfilled in whole or in part by a delegate appointed for that purpose by the Council.
- 1.3 All conditions, works, or requirements of this development approval must be undertaken, completed, and be accompanied by a Compliance Certificate for any operational works required by this development approval:
- 1.3.1 to Council's satisfaction;
- 1.3.2 at no cost to Council; and
- 1.3.3 prior to the commencement of the use unless otherwise stated.
- 1.4 Infrastructure requirements of this development approval must be contributed to the relevant authorities, where applicable, at no cost to Council, prior to the commencement of the use, unless otherwise stated.
- 1.5 The following further Development Permits must be obtained prior to the commencement of any works associated with their purposes:
- 1.5.1 Operational Works:
- (i) Road Works;
- (ii) Access and Parking Works;
- (iii) Sewerage Works;
- (iv) Stormwater Works;
- (v) Roof and Allotment Drainage;
- (vi) Site Works; and
- (vii) Landscaping Works.
- 1.5.2 Plumbing and Drainage Works
- 1.5.3 Building Works:
- (i) Demolition Works; and
- (ii) Building Works.
- 1.6 All Development Permits for Operational Works and Plumbing and Drainage Works must be obtained prior to the issue of a Development Permit for Building Works.
- 1.7 All works must be designed, constructed and maintained in accordance with the relevant Council policies, guidelines and standards, unless otherwise stated.
- 1.8 All engineering drawings/specifications, design and construction works must be in accordance with the requirements of the relevant *Australian Standards* and must be approved, supervised and certified by a Registered Professional Engineer of Queensland.
- 1.9 The Reconfiguring a Lot Development Approval (D/147-2021) for a boundary realignment between Lot 3 RP892683 and Lot 4 RP892683 must be completed and registered prior to the commencement of use.
- 2.0 APPROVED PLANS AND DOCUMENTS
- 2.1 The approved development must be completed and maintained generally in accordance with the approved plans and documents, except where amended by any condition of this development approval:

<u>Plan/Document</u>	<u>Prepared by</u>	<u>Date</u>	<u>Reference No.</u>	<u>Version/</u>
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<u>Name</u>				<u>Issue</u>
Proposed Site Plan	design + architecture	11 February 2022	SK-001	52
Street Elevation	design + architecture	28 January 2022	SK-002	51
Unit A	design + architecture	28 January 2022	SK-003	51
Unit B	design + architecture	28 January 2022	SK-004	51
Unit C	design + architecture	28 January 2022	SK-005	51
Unit D	design + architecture	28 January 2022	SK-006	51
Locality Plan	McMurtrie Consulting Engineers	2 June 2021	0772021-P-0001	B
Preliminary Site Layout and Vehicle Swept Paths	McMurtrie Consulting Engineers	27 April 2021	0772021-P-0002	A
Preliminary Earthwork Layout Plan	McMurtrie Consulting Engineers	27 April 2021	0772021-P-0003	A
Preliminary Services Layout Plan	McMurtrie Consulting Engineers	2 June 2021	0772021-P-0004	B
Stormwater Management Plan	McMurtrie Consulting Engineers	27 May 2021	036-20-21	B
Technical Memorandum (Flood Statement)	McMurtrie Consulting Engineers	31 May 2021	077-20-21	-

- 2.2 Where there is any conflict between the conditions of this development approval and the details shown on the approved plans and documents, the conditions of this development approval must prevail.
- 2.3 Where conditions require the above plans or documents to be amended, the revised document(s) must be submitted for approval by Council prior to the submission of an application for a Development Permit for Operational Works.
- 3.0 **ROAD WORKS**
- 3.1 A Development Permit for Operational Works (road works) must be obtained prior to the commencement of any road works on for the development site.
- 3.2 All road works must be designed and constructed in accordance with the approved plans (refer to condition 2.1), *Capricorn Municipal Development Guidelines*, relevant *Australian Standards* and the provisions of a Development Permit for Operational Works (road works).
- 3.3 A concrete pathway, with a minimum width of 1.2 metres, must be constructed on the eastern side of Pennycuick Street for the full frontage of the

development site.

4.0 ACCESS AND PARKING WORKS

- 4.1 A Development Permit for Operational Works (access and parking works) must be obtained prior to the commencement of any access and parking works on the development site.
- 4.2 All access and parking works must be designed and constructed in accordance with the approved plans (refer to condition 2.1), *Capricorn Municipal Development Guidelines*, *Australian Standard AS2890 "Parking facilities"* and the provisions of a Development Permit for Operational Works (access and parking works).
- 4.3 All car parking and access areas must be paved or sealed to Council's satisfaction. Design and construction must be in accordance with the provisions of a Development Permit for Operational Works (access and parking works).
- 4.4 The existing access from Pennyquick Street to the development must be upgraded to comply with the requirements of the *Capricorn Municipal Development Guidelines*.
- 4.5 Any redundant vehicular crossovers must be replaced by Council standard kerb and channel.
- 4.6 All vehicles must ingress and egress the development in a forward gear.
- 4.7 Adequate sight distances must be provided for all ingress and egress movements at the access driveways in accordance with *Australian Standard AS2890.2 "Parking facilities - Off street commercial vehicle facilities"*.
- 4.8 A minimum of forty (40) parking spaces must be provided on-site.
- 4.9 Parking spaces must be line-marked in accordance with the approved Site Plan (refer to condition 2.1) and in accordance with the *Australian Standard AS2890 "Parking facilities"* and the provisions of a Development Permit for Operational Works (access and parking works).
- 4.10 Any application for a Development Permit for Operational Works (access and parking works) must be accompanied by detailed and scaled plans, which demonstrate the turning movements/swept paths of the largest vehicle to access the development site including refuse collection vehicles.
- 4.11 All vehicle operations associated with the development must be directed by suitable directional, informative, regulatory or warning signs in accordance with *Australian Standard AS1742.1 "Manual of uniform traffic control devices"* and *Australian Standard AS2890.1 "Parking facilities – Off-street car parking"*.
- 4.12 Road signage and pavement markings must be installed in accordance with *Australian Standard AS1742.1 "Manual of uniform traffic control devices"*.
- 4.13 All vehicle operation areas must be illuminated in accordance with the requirements of *Australian Standard AS1158 "Lighting for roads and public spaces"*.

5.0 SEWERAGE WORKS

- 5.1 A Development Permit for Operational Works (sewerage works) must be obtained prior to the commencement of any sewerage works on the development site.
- 5.2 All sewerage works must be designed and constructed in accordance with the approved plans (refer to condition 2.1), *Capricorn Municipal Development Guidelines*, *Water Supply (Safety and Reliability) Act 2008*, *Plumbing and Drainage Act 2018* and the provisions of a Development Permit for Operational Works (sewerage works).

- 5.3 The development must be connected to Council's reticulated sewerage network.
- 5.4 A new sewerage access chamber must be installed over existing 150 millimetre diameter sewerage main within the site. A new sewerage connection point must be provided from this access chamber to service the development. This non-trunk infrastructure is conditioned under section 145 of the *Planning Act 2016*.
- 5.5 The existing sewerage connection point(s) must be disconnected.
- 5.6 The finished sewerage access chamber surface must be at a sufficient level to avoid ponding of stormwater above the top of the chamber. A heavy duty trafficable lid must be provided in the trafficable area.
- 5.7 The proposed sewerage infrastructure internal to the site except existing 150 millimetre diameter sewerage main must be privately owned sewerage infrastructure and must be maintained by the owner at no cost to Council.
- 5.8 Large trees must not be planted within one (1) metre of the centreline of any sewerage infrastructure owned by Council; small shrubs and groundcover are acceptable.
- 6.0 WATER WORKS
- 6.1 All water works must be designed and constructed in accordance with the approved plans (refer to condition 2.1), *Capricorn Municipal Development Guidelines, Water Supply (Safety and Reliability) Act 2008* and *Plumbing and Drainage Act 2018*.
- 6.2 The development must be connected to Council's reticulated water network.
- 6.3 The existing water connection point(s) at Pennycuick Street road reserve must be disconnected. A new water connection point must be provided to the development. An hydraulic engineer or other suitably qualified person must determine the size of connection required.
- 6.4 Adequate domestic and firefighting protection must be provided to the development, in accordance with *Australian Standard AS2419 "Fire Hydrant Installations"* and must be certified by an hydraulic engineer or other suitably qualified person.
- 6.5 The development must be provided with a master meter at the development site boundary and sub-meters for each sole occupancy building in accordance with the *Queensland Plumbing and Drainage Code* and Council's Sub-metering Policy.
- 6.6 If required, the existing Fire Hydrant (FH) at proposed vehicle crossover must be re-located under a private works quote.
- 6.7 The proposed water supply infrastructure internal to the site must be privately owned water supply infrastructure and must be maintained by the owner at no cost to Council.
- 6.8 Water meter boxes located within trafficable areas must be raised or lowered to suit the finished surface levels and must be provided with heavy duty trafficable lids.
- 7.0 PLUMBING AND DRAINAGE WORKS
- 7.1 A Development Permit for Plumbing and Drainage Works must be obtained for the removal and/or demolition of any existing structures and proposed new structures on the development site.
- 7.2 All internal plumbing and drainage works must be designed and constructed in accordance with the approved plans (refer to condition 2.1), *Capricorn Municipal Development Guidelines, Water Supply (Safety and Reliability) Act*

2008, *Plumbing and Drainage Act 2018*, Council's Plumbing and Drainage Policies and the provisions of a Development Permit for Plumbing and Drainage Works.

- 7.3 All internal plumbing and sanitary drainage works must be completely independent for each dwelling unit.
- 7.4 Disconnection of internal plumbing and sanitary drainage works associated with the existing buildings must be in accordance with regulated work under the *Plumbing and Drainage Act 2018* and Council's Plumbing and Drainage Policies.

8.0 STORMWATER WORKS

- 8.1 A Development Permit for Operational Works (stormwater works) must be obtained prior to the commencement of any stormwater works required by this development approval.
- 8.2 All stormwater drainage works must be designed and constructed in accordance with the approved plans (refer to condition 2.1), *Queensland Urban Drainage Manual*, *Capricorn Municipal Development Guidelines*, sound engineering practice and the provisions of a Development Permit for Operational Works (stormwater works).
- 8.3 All stormwater must drain to a demonstrated lawful point of discharge and must not adversely affect surrounding land or infrastructure in comparison to the pre-development conditions, including but not limited to blocking, altering or diverting existing stormwater runoff patterns or having the potential to cause damage to other infrastructure.
- 8.4 Any application for a Development Permit for Operational Works (stormwater works) must be accompanied by engineering plans with details of any new drainage systems including detention systems, inlet and outlet structures and water quality structures to implement the proposed drainage strategy.
- 8.5 The installation of gross pollutant traps must be in accordance with relevant *Australian Standards* and all maintenance of the proposed gross pollutant traps must be the responsibility of the property owner or body corporate (if applicable).
- 8.6 All proprietary stormwater quality treatment devices must be routinely checked, serviced and cleaned in accordance with the manufacturer's recommendations. Records of all maintenance activities undertaken must be kept and made available to Council upon request. Where replacement cartridges or other necessary components for the system become unavailable, an alternative system approved by Council, is required to be retrofitted into the development to achieve an equivalent pollutant reduction outcome. All maintenance cost must be borne by the site owner.
- 8.7 The proposed stormwater infrastructure internal to the site must be privately owned stormwater infrastructure and must be maintained by the owner at no cost to Council.

9.0 ROOF AND ALLOTMENT DRAINAGE WORKS

- 9.1 A Development Permit for Operational Works (roof and allotment drainage works) must be obtained prior to the commencement of any drainage works on the development site.
- 9.2 All roof and allotment drainage works must be designed and constructed in accordance with the approved plans (refer to condition 2.1), *Queensland Urban Drainage Manual*, *Capricorn Municipal Development Guidelines*, sound engineering practice and the provisions of a Development Permit for Operational Works (roof and allotment drainage works).

9.3 All roof and allotment runoff from the development must be directed to a lawful point of discharge and must not restrict, impair or change the natural flow of runoff water or cause a nuisance to surrounding land or infrastructure.

10.0 SITE WORKS

10.1 A Development Permit for Operational Works (site works) must be obtained prior to the commencement of any site works on the development site.

10.2 Any application for a Development Permit for Operational Works (site works) must be accompanied by an earthworks plan that clearly identifies the following:

10.2.1 the location of cut and/or fill;

10.2.2 the type of fill to be used and the manner in which it is to be compacted;

10.2.3 the quantum of fill to be deposited or removed and finished cut and/or fill levels;

10.2.4 details of any proposed access routes that are intended to be used to transport fill to or from the development site; and

10.2.5 the maintenance of access roads to and from the development site so that they are free of all cut and/or fill material and cleaned as necessary.

10.3 All earthworks must be undertaken in accordance with *Australian Standard AS3798 "Guidelines on earthworks for commercial and residential developments"*.

10.4 Site works must be constructed such that they do not, at any time, in any way restrict, impair or change the natural flow of runoff water, or cause a nuisance or worsening to surrounding land or infrastructure.

10.5 Retaining structures above one (1) metre in height that are not incidental works to a Development Permit for Building Works, must not be constructed unless separately and specifically certified by a Registered Professional Engineer of Queensland and must be approved as part of a Development Permit for Operational Works (site works).

10.6 Retaining structures close to or crossing sewerage infrastructure must comply with *Queensland Development Code, Mandatory Part 1.4 "Building over or near relevant infrastructure."* The structure must be self-supporting and no additional load must be applied to Council's sewerage infrastructure. Any permit associated with the Building Over/Adjacent to Local Government Sewerage Infrastructure Policy must be obtained prior to the issue of a Development Permit for Building Works.

10.7 All site works must be undertaken to ensure that there is:

10.7.1 no increase in upstream or downstream flood levels for all levels of immunity up to a one per cent (1%) Annual exceedance probability flood event;

10.7.2 no increase in velocity profiles, for which no remedy exists to prevent erosion and/or scouring. In the event that modelling shows non-compliance with the above, works must be undertaken within the system to satisfy the above criteria for development; and

10.7.3 a lawful point of discharge to which the approved works drain during construction phase.

11.0 BUILDING WORKS

- 11.1 A Development Permit for Building Works must be obtained prior to the commencement of any building works on the site.
- 11.2 A Development Permit for Building Works must be obtained for the removal and/or demolition of any existing structures and proposed structures on the development site.
- 11.3 The development must comply with *Queensland Development Code, Mandatory Part 1.4 "Building over or near relevant infrastructure."* Any permit associated with the Building Over/Adjacent to Local Government Sewerage Infrastructure Policy must be obtained prior to the issue of a Development Permit for Building Works.
- 11.4 Impervious paved waste storage area/s must be provided in accordance with the approved plans (refer to condition 2.1) and the *Environmental Protection Regulation 2019* and must be:
- 11.4.1 of a sufficient size to accommodate commercial type bin for recycled waste that will be serviced by a commercial contractor plus clearances around the bins for manoeuvring and cleaning;
- 11.4.2 If required, provided with a suitable hosecock and hoses at the refuse container area, and washdown must be drained to the sewer and fitted with an approved stormwater diversion valve arrangement in accordance with the Sewerage Trade Waste provisions and the *Plumbing and Drainage Act 2018*.
- As an alternative to a washdown facility, a fully contained commercial bin cleaning service is acceptable provided no wastewater is discharged from the site to the sewer.
- 11.5 All external elements, such as air conditioners, pool and spa pumps and associated equipment, must be adequately screened from public view, to Council's satisfaction.
- 11.6 Any lighting devices associated with the development, such as sensory lighting, must be positioned on the development site and shielded so as not to cause glare or other nuisance to nearby residents and motorists. Night lighting must be designed, constructed and operated in accordance with Australian Standard AS4282 "Control of the obtrusive effects of outdoor lighting".
- 11.7 All fencing for the development must be provided in accordance with the approved plans (refer to condition 2.1).
- 12.0 LANDSCAPING WORKS
- 12.1 A Development Permit for Operational Works (landscaping works) must be obtained prior to the commencement of any landscaping works required by this development approval.
- 12.2 Landscaping must be constructed and/or established prior to the commencement of the use in all areas shown on the approved plans (refer to condition 2.1).
- 12.3 A Landscaping Plan must be submitted with any application for a Development Permit for Operational Works (landscaping works). The landscaping plans must be designed in accordance with the requirements of *Planning Scheme Policy SC6.12 - Landscape Design and Street Trees Planning Scheme Policy*.
- 12.4 At least fifty (50) per cent of all new plantings within the landscaping areas (refer to condition 2.1) must be locally native species with low water dependency.
- 12.5 Plant species must not include undesirable species identified in *Planning Scheme Policy SC6.12 - Landscape Design and Street Trees Planning*

Scheme Policy.

- 12.6 The landscaped areas must be subject to:
- 12.6.1 a watering and maintenance plan during the establishment moment; and
 - 12.6.2 an ongoing maintenance and replanting programme.
- 13.0 ELECTRICITY
- 13.1 Electricity services must be provided to the development in accordance with the standards and requirements of the relevant service provider.
- 14.0 TELECOMMUNICATIONS
- 14.1 Telecommunications services must be provided to the development in accordance with the standards and requirements of the relevant service provider.
- 15.0 ASSET MANAGEMENT
- 15.1 Any alteration necessary to electricity, telephone, water mains, sewerage mains, and/or public utility installations resulting from the development or in connection with the development, must be undertaken and completed at no cost to Council.
- 15.2 Any damage to existing stormwater, water supply and sewerage infrastructure, kerb and channel, pathway or roadway (including removal of concrete slurry from public land and Council infrastructure), that occurs while any works are being carried out in association with this development approval must be repaired at full cost to the developer. This includes the reinstatement of any existing traffic signs or pavement markings that may have been removed or damaged.
- 15.3 'As Constructed' information pertaining to assets to be handed over to Council and those which may have an impact on Council's existing and future assets must be provided prior to the commencement of the use. This information must be provided in accordance with the *Asset Design and As Constructed Manual (ADAC)*.
- 16.0 OPERATING PROCEDURES
- 16.1 All construction materials, waste, waste skips, machinery and contractors' vehicles must be located and stored or parked within the development site. Storage of materials or parking of construction machinery or contractors' vehicles must not occur within Pennycuick Street.

ADVISORY NOTESNOTE 1. Aboriginal Cultural Heritage

It is advised that under section 23 of the *Aboriginal Cultural Heritage Act 2003*, a person who carries out an activity must take all reasonable and practicable measures to ensure the activity does not harm Aboriginal cultural heritage (the "cultural heritage duty of care"). Maximum penalties for breaching the duty of care are listed in the Aboriginal cultural heritage legislation. The information on Aboriginal cultural heritage is available on the Department of Aboriginal and Torres Strait Islander and Partnerships website www.datsip.qld.gov.au.

NOTE 2. Asbestos Removal

Any demolition and/or removal works involving asbestos materials must be undertaken in accordance with the requirements of the *Work Health and Safety Act 2011* and *Public Health Act 2005*.

NOTE 3. General Environmental Duty

General environmental duty under the *Environmental Protection Act 1994* prohibits unlawful environmental nuisance caused by noise, aerosols, particles, dust, ash, fumes, light, odour or smoke beyond the boundaries of the development site during all stages of the development including earthworks, construction and operation.

NOTE 4. General Safety Of Public During Construction

The *Work Health and Safety Act 2011* and *Manual of Uniform Traffic Control Devices* must be complied with in carrying out any construction works, and to ensure safe traffic control and safe public access in respect of works being constructed on a road.

NOTE 5. Infrastructure Charges Notice

This application is subject to infrastructure charges in accordance with Council policies. The charges are presented on an Infrastructure Charges Notice.

RECOMMENDATION C

That to reflect the above changes, Kele Property Group (Qld) Pty Ltd, be issued with an Amended Infrastructure Charges Notice for the amount of \$345,000.00.

Moved by: Councillor Mathers

Seconded by: Councillor Smith

MOTION CARRIED UNANIMOUSLY

10.3 NAMING OF OVERPASS ROAD GRACEMERE

File No: 8054
Authorising Officer: Martin Crow - Manager Infrastructure Planning
Peter Kofod - General Manager Regional Services
Author: Stuart Harvey - Coordinator Infrastructure Planning

SUMMARY

This report provides a recommendation for the naming of the road constructed as part of the Gracemere Industrial Overpass project and seeks Council's adoption of this name.

COUNCIL RESOLUTION

THAT the matter lay on the table until later in the meeting pending further advice.

Moved by: Mayor Williams
Seconded by: Councillor Kirkland

MOTION CARRIED UNANIMOUSLY

10.4 MOUNT MORGAN WATER SUPPLY SECURITY

10:20AM Councillor Smith, having earlier informed the meeting of a prescribed conflict of interest, left the place at which the meeting was held, including any area for the public and stayed away while the matter was discussed and voted on.

File No: 14781
Authorising Officer: Peter Kofod - General Manager Regional Services
Author: Andrew Collins - Manager Project Delivery

SUMMARY

A Preliminary Evaluation has been completed as the first part of the Business Case that is being developed for the project. This report presents the findings of the Preliminary Evaluation and seeks Council's endorsement to proceed with a Potable Water pipeline solution through to the final Business Case.

10:22AM Chief Executive Officer left the meeting room
10:25AM Chief Executive Officer returned to the meeting room
10:32AM Chief Executive Officer left the meeting room
10:34AM Chief Executive Officer returned to the meeting room

Suspension of Standing Orders**COUNCIL RESOLUTION**

10:35AM
That pursuant to s7.10 Council Meeting Procedures the provisions of the Rockhampton Regional Council Meeting Procedures be suspended to allow adequate time for informal discussion on Item 10.4 prior to entering into formal debate.

Moved by: Councillor Fisher
Seconded by: Councillor Kirkland

MOTION CARRIED

10:52AM Chief Executive Officer left the meeting room
10:53AM Chief Executive Officer returned to the meeting room

Resumption of Standing Orders**COUNCIL RESOLUTION**

11:46AM
That pursuant to s7.10 Council Meeting Procedures the provisions of the Rockhampton Regional Council Meeting Procedures be resumed.

Moved by: Mayor Williams
Seconded by: Councillor Fisher

MOTION CARRIED

COUNCIL RESOLUTION

THAT Council:

1. Receives the Preliminary Evaluation on the Mount Morgan Water Supply Security; and
2. Proceeds to develop a Potable Water pipeline solution through to the final Business Case.

Moved by: Councillor Kirkland

Seconded by: Councillor Rutherford

MOTION CARRIED UNANIMOUSLY

Councillors Kirkland, Rutherford, Williams, Fisher, Mathers and Latcham voted in the affirmative.

Councillor Smith did not participate in the vote.

11:48AM Councillor Smith returned to the meeting room

11:48AM Councillor Fisher left the meeting room

COUNCIL RESOLUTION

THAT **Item 10.3 – Naming of Overpass Road Gracemere** be lifted from the table to be dealt with.

Moved by: Councillor Kirkland

Seconded by: Councillor Mathers

MOTION CARRIED

10.3 NAMING OF OVERPASS ROAD GRACEMERE

File No: 8054

Authorising Officer: Martin Crow - Manager Infrastructure Planning
Peter Kofod - General Manager Regional Services

Author: Stuart Harvey - Coordinator Infrastructure Planning

SUMMARY

This report provides a recommendation for the naming of the road constructed as part of the Gracemere Industrial Overpass project and seeks Council's adoption of this name.

COUNCIL RESOLUTION

THAT the road located off the Capricorn Highway, connecting to the Somerset Connection Road and Boongary Road be named 'Gracemere Industrial Access Road'.

Moved by: Councillor Smith

Seconded by: Councillor Latcham

MOTION CARRIED

10.5 POLICY AMENDMENTS - COUNCIL DECISION MAKING STRUCTURE

11:53AM Councillor Fisher returned to the meeting room

File No: 11979
Authorising Officer: Ross Cheesman - Deputy Chief Executive Officer
Author: Damon Morrison - Manager Office of the Mayor

SUMMARY

Presenting the revised Councillor Portfolio Policy and Council Meeting Procedures Policy for consideration and adoption by Council.

COUNCIL RESOLUTION

THAT Council adopt the amended Councillor Portfolio Policy and Council Meeting Procedures Policy as attached to the report.

Moved by: Councillor Smith
Seconded by: Councillor Kirkland

MOTION CARRIED UNANIMOUSLY

11 NOTICES OF MOTION

11.1 NOTICE OF MOTION - COUNCILLOR NEIL FISHER - PROPOSED TRAVEL

File No: 10072

Responsible Officer: Damon Morrison - Manager Office of the Mayor

SUMMARY

Councillor Neil Fisher has indicated his intention to move the following Notice of Motion at the next Council Meeting scheduled for Tuesday 8 March, as follows:

COUNCIL RESOLUTION

THAT Councillor Neil Fisher be approved to attend the 2022 John Villiers Outback Art Prize Awards Night and Exhibition Opening at the Outback Regional Gallery on Saturday 12 March and a meeting with Winton Shire Council on Sunday 13 March 2022.

Moved by: Mayor Williams

Seconded by: Councillor Smith

MOTION CARRIED UNANIMOUSLY

12 QUESTIONS ON NOTICE

Nil

13 URGENT BUSINESS QUESTIONS

14 CLOSED SESSION

In accordance with the provisions of section 254J(3) of the *Local Government Regulation 2012*, a local government may resolve to close a meeting to the public to discuss confidential items, such that its Councillors or members consider it necessary to close the meeting.

COUNCIL RESOLUTION

THAT the meeting be closed to the public to discuss the following items, which are considered confidential in accordance with section 254J(3) of the *Local Government Regulation 2012*, for the reasons indicated.

15.1 Legal Matter

In accordance with section 254J(3)(e) of the *Local Government Regulation 2012* it is considered necessary to close the meeting to discuss legal advice obtained by the local government or legal proceedings involving the local government including, for example, legal proceedings that may be taken by or against the local government.

Moved by: Councillor Fisher
Seconded by: Councillor Mathers

MOTION CARRIED UNANIMOUSLY

COUNCIL RESOLUTION

12:20PM

THAT pursuant to s5.12 *Council Meeting Procedures* the meeting moves into Closed Session and be closed to the public.

Moved by: Councillor Kirkland
Seconded by: Councillor Smith

MOTION CARRIED

COUNCIL RESOLUTION

12:45PM

THAT pursuant to s5.12 *Council Meeting Procedures* the meeting moves out of Closed Session and be opened to the public.

Moved by: Councillor Fisher
Seconded by: Councillor Kirkland

MOTION CARRIED UNANIMOUSLY

15 CONFIDENTIAL REPORTS

15.1 LEGAL MATTER

File No: 12534

Authorising Officer: Evan Pardon - Chief Executive Officer

Author: Allysa Brennan - Coordinator Legal and Governance

In accordance with section 254J(3)(e) of the *Local Government Regulation 2012* it is considered necessary to close the meeting to discuss legal advice obtained by the local government or legal proceedings involving the local government including, for example, legal proceedings that may be taken by or against the local government.

SUMMARY

The purpose of this report is to provide Councillors with an update on a current legal matter and seek approval to proceed as outlined in the report.

COUNCIL RESOLUTION

THAT Council proceed with the action recommended in this report.

Moved by: Mayor Williams

Seconded by: Councillor Fisher

MOTION CARRIED UNANIMOUSLY

16 CLOSURE OF MEETING

There being no further business the meeting closed at 12:45pm.

CHAIRPERSON

DATE



**MEETING
ATTACHMENTS**

8 MARCH 2022

ANNEXURE A

Documents presented to Councillors for their reference during the Council meeting when dealing with:

Item 10.2 – D/66-2021 – Minor Change to Development Permit for a Material Change of use for a Multiple Dwelling (18 Dwellings)

Item 10.4 – Mount Morgan Water Supply Security

**Minor Change to Development Permit
(D/66-2021) for a Material Change of Use
for a Multiple Dwelling (18 units)**

99 & 101 Pennycuick Street, West Rockhampton



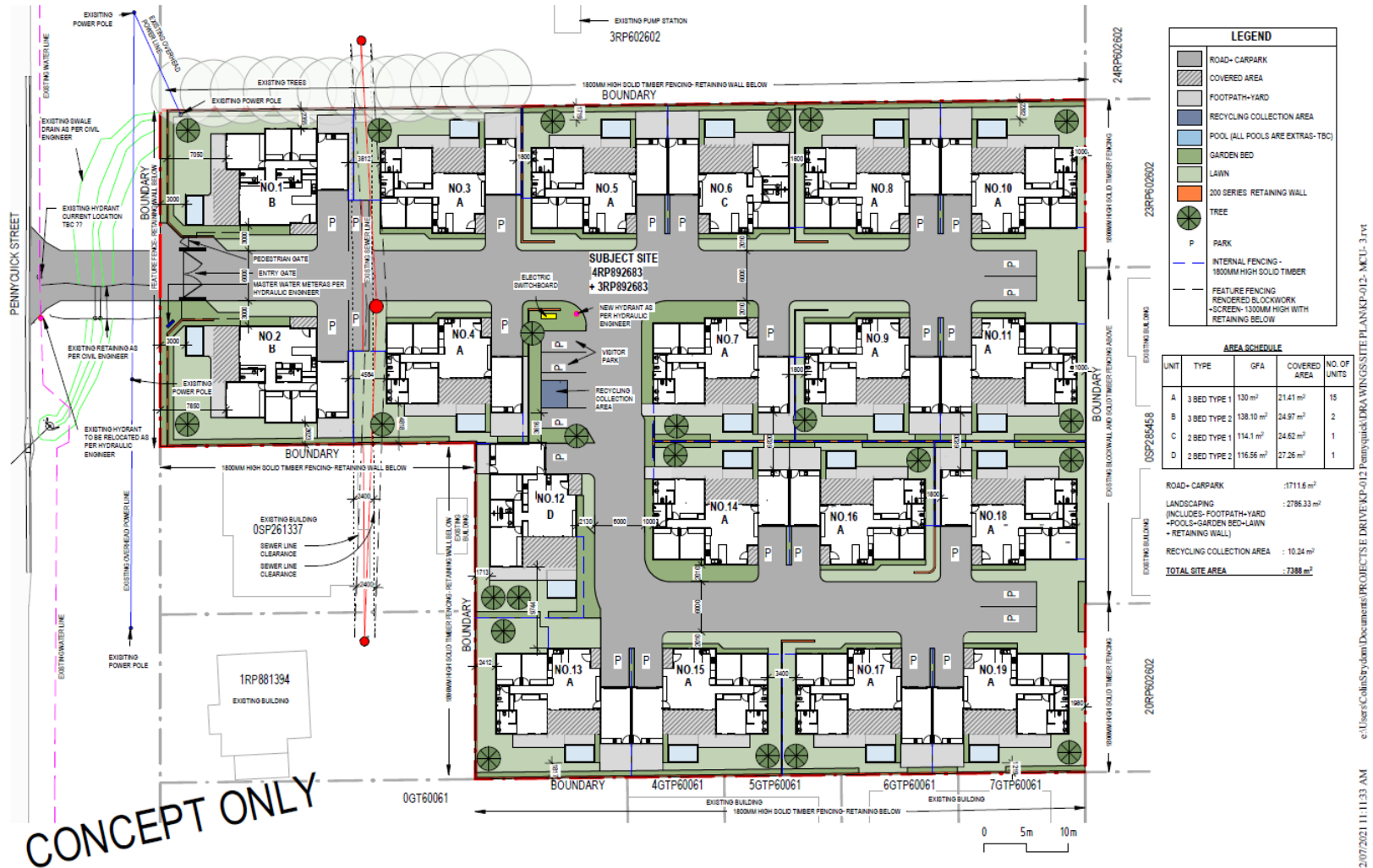
Council meeting – 8 March 2022

Amanda O'Mara – Principal Planning Officer

Locality Plan



Existing Site Plan



LEGEND

- ROAD- CARPARK
- COVERED AREA
- FOOTPATH-YARD
- RECYCLING COLLECTION AREA
- POOL (ALL POOLS ARE EXTRAS-TBC)
- GARDEN BED
- LAWN
- 200 SERIES RETAINING WALL
- TREE
- P PARK
- INTERNAL FENCING - 1800MM HIGH SOLID TIMBER
- FEATURE FENCING RENEWED BLOCKWORK - SCREEN-1300MM HIGH WITH RETAINING BELOW

AREA SCHEDULE

UNIT	TYPE	GFA	COVERED AREA	NO. OF UNITS
A	3 BED TYPE 1	130 m ²	21.41 m ²	15
B	3 BED TYPE 2	138.10 m ²	24.97 m ²	2
C	3 BED TYPE 1	114.1 m ²	24.62 m ²	1
D	3 BED TYPE 2	116.56 m ²	27.26 m ²	1

ROAD- CARPARK : 1711.6 m²
 LANDSCAPING (INCLUDES- FOOTPATH-YARD -POOLS-GARDEN BED-LAWN - RETAINING WALL) : 2786.33 m²
 RECYCLING COLLECTION AREA : 10.24 m²
TOTAL SITE AREA : 7380 m²

CONCEPT ONLY

e:\Users\Cohas\MyDocuments\PROJECTS\DRIVE DRIVE\KP-012 Pennyquick\DRAWINGS\SITE\PLANKP-012-MCU-3.rvt 2/07/2021 11:13:33 AM

drawing title:
PROPOSED SITE PLAN

drawing no: **SK-001** project no: **KP-012**

Version: 1, Version Date: 05/07/2021



project: **PENNYCOVE**

location: **PENNYQUICK STREET, LOT NO 4RP892683+ 3RP892683**

clear: -

NOTED SCALES RELATE TO ALL DRAWINGS

REVISIONS

REV	DESCRIPTION	DATE
08V	DESIGN/ISSUE	
11	PRELIMINARY	22/04/2021
12	PRELIMINARY	30/04/2021
13	PRELIMINARY	10/05/2021
14	PRELIMINARY	10/05/2021
17	PRELIMINARY	17/05/2021
19	PRELIMINARY	21/05/2021
21	PRELIMINARY	24/05/2021
22	PRELIMINARY	01/07/2021

PRELIMINARY DESIGN PLANS

If the drawings are marked and sealed (preliminary) below, they are not to be used for building, construction, tender or application purposes. The user of these drawings must ensure that they are not used for any other purpose without the consent or permission of design+architecture Pty Ltd. (ACN 101 999 810)

design+architecture Pty Ltd. (ACN 101 999 810) accept no responsibility for the accuracy, completeness or timeliness of the information provided.

OTHER SCALE OF DRAWINGS: BY INDUSTRY PRACTICE

design + architecture

081 807079832 Pg.18

044 968 2924 design@designgroup.com.au reg no:4610

ISSUED FOR PRELIMINARY

NO.	DATE	BY
1	400	
2	JUL 21	
3	CC	

22

Proposed Site Plan





AECOM

BDO

fission
CLARITY FROM COMPLEXITY

Mount Morgan Water Supply Security Project

Outcomes of Preliminary Evaluation

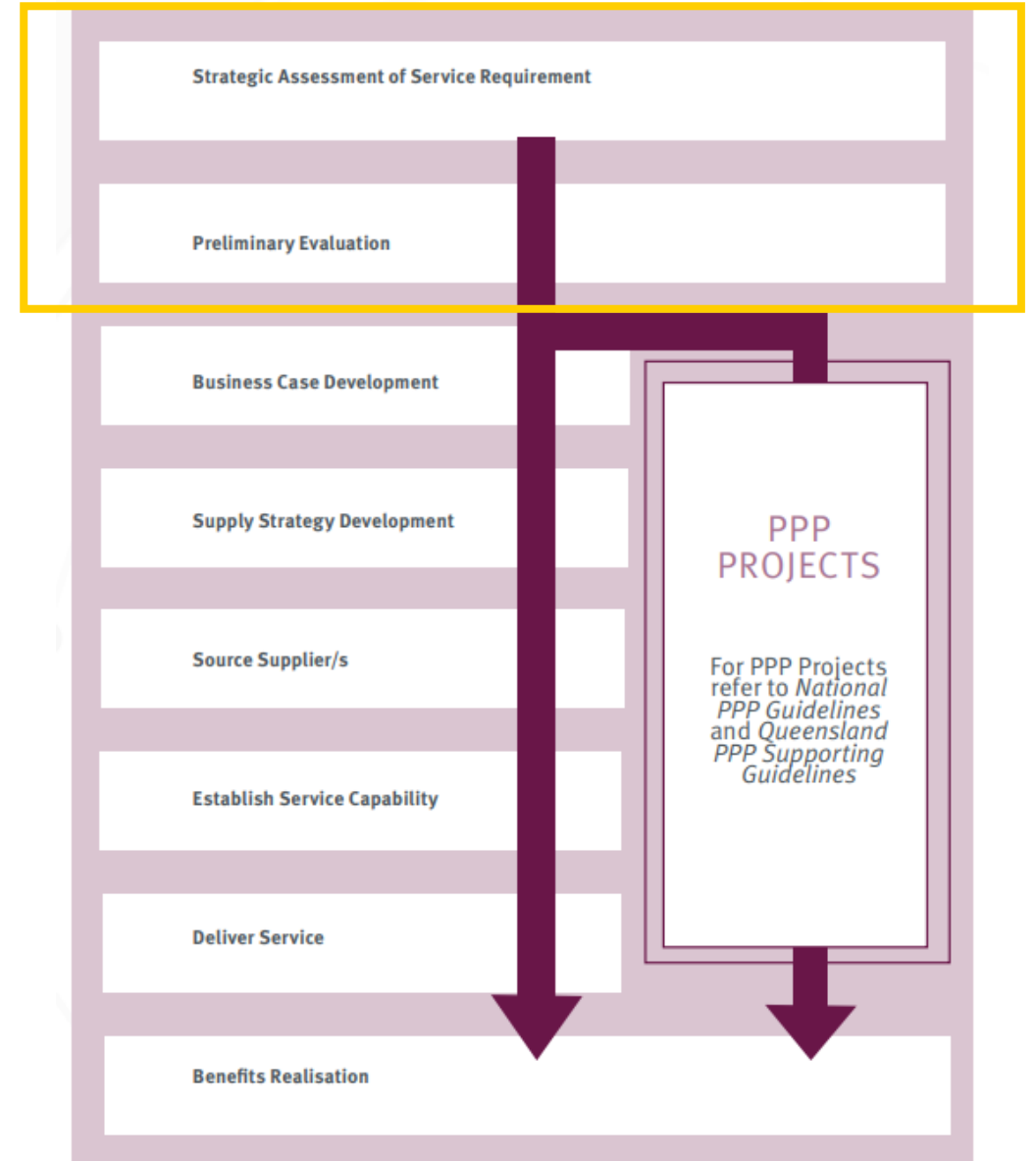
Janice Moody, Associate Director – Water
Abby Carolan, Team Lead Water, Rockhampton

Agenda

1. Project Assessment Framework
2. Methodology
3. Outcomes Sought
4. Options Generation
5. Shortlisting Process
6. Preliminary Evaluation of Options
7. Summary and next steps

Project Assessment Framework

- Queensland Government to Project Assessment Framework
- Similar and adaptable to Business Case Development Framework (DSDILGP, old Buildings Qld) and Infrastructure Australia Framework
- Strategic assessment of service requirement incorporated into this phase
- PE:
 - Rigorous evaluation of potential projects
 - Appropriate costing – Risk incorporated into P50/P90 estimates
 - Economic, social and environmental objectives, costs and benefits
 - Delivery model to achieve maximum value for money



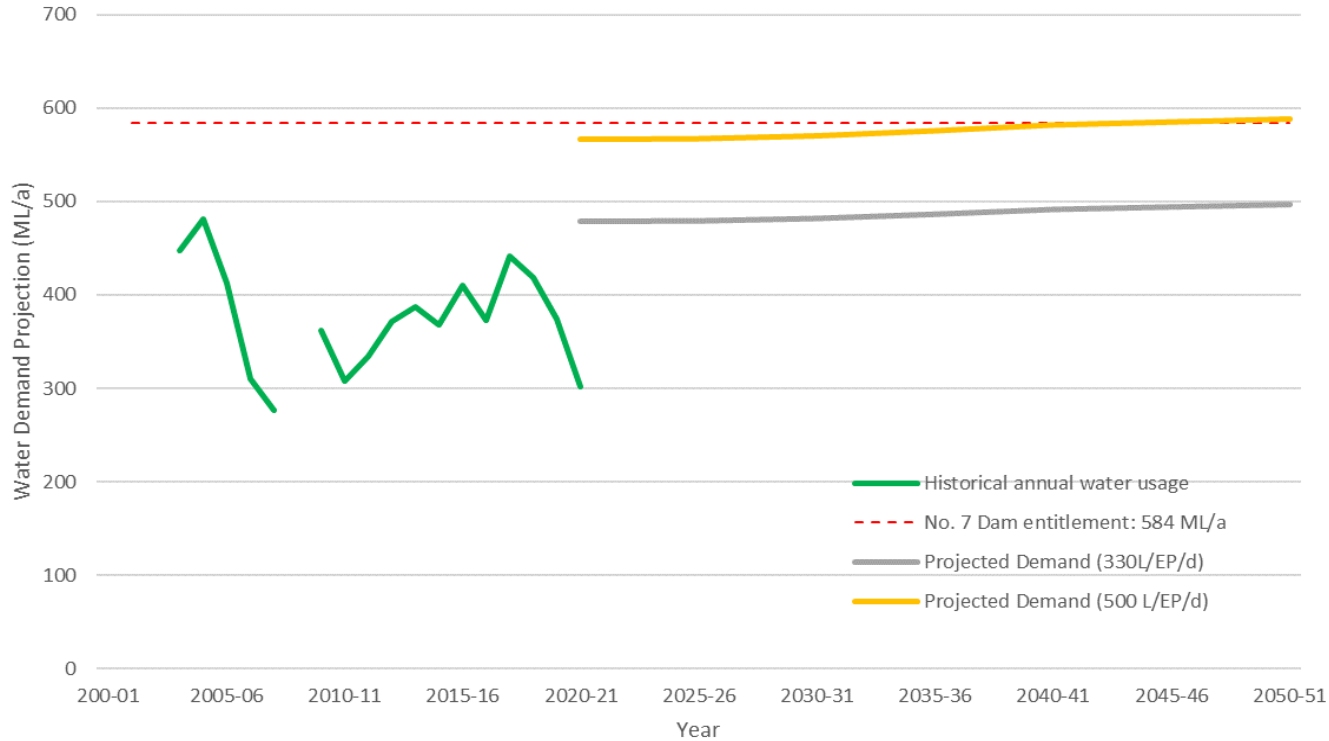
Methodology

- Literature Review
- Investment Logic Mapping Workshop
- Demand assessment
- Options generation
- Technical review
- Threshold criteria assessment
- Multi Criteria Assessment
- PE development

Outcomes Sought

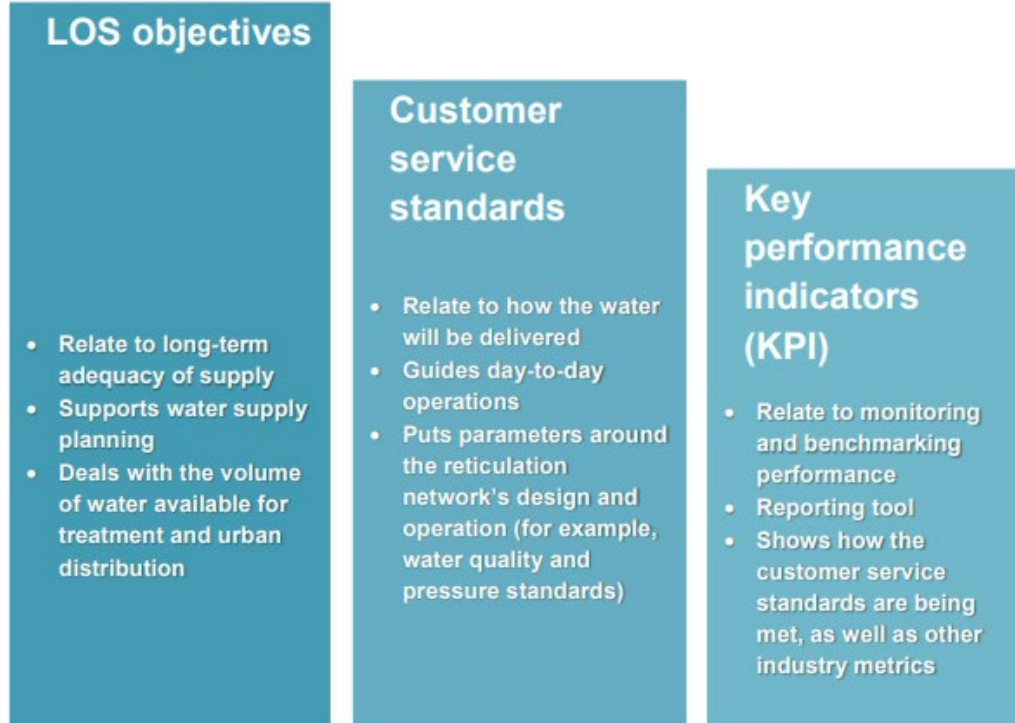
1. Sufficient water supply that meets the demands of the Mount Morgan Community
2. Improved road safety
3. Mount Morgan becomes a stable community where there are growing business and tourism opportunities
4. QFES are able to respond to fire events
5. RRC is able to meet Customer Service Standards (supply, quality) and regulatory requirements

Demand Assessment



- Current long term average 330 L/EP/d
- CDMG Design Standard 500 L/EP/d
- 30-year projection 1.61 ML/d, 588 ML/a
- Current No. 7 Dam allocation 584 ML/a

Level of Service



- Regional Water Supply Security Assessment (DNRME, 2016)
- Does not account for water quality issues
- Emergency Conditions
 - Mount Morgan ~ 1 in 60 years (present),
1 in 25 y @2035
 - Rockhampton ~ 1 in 92 years
- Frequency of No. 7 dam reaching 15%
1 in 10 years
- **Desired Level of Service – to minimise experience of Level 3 or higher restrictions**

Options Generation

Strategic Responses

1. Vary existing demand management policies
2. Secure water supply arrangements that improve water security in the long term
3. Transfer water supply to off-grid arrangement

Options Long List – Base case options

Solution Category	Option ID	Option Description	Option Information
Base Case	BC01	Base Case / Do Nothing	Continued trucking of water to the Mount Morgan Community in times of severe restrictions/drought, as per current practice. The baseline option provides for a poor level of service and as such, the benefit of improved Level of service, as proposed by the alternative options (and will be tested through technical evaluation), will be measured through subsequent economic analyses.
	BC02	Increased Water Carting	Option BC02 is similar to BC01 but considers an increased amount of trucking to enable lifting of restrictions. The configuration for this option would see water delivered directly to town reservoir similar to current practice once the No. 7 dam hits the Level 3 restriction trigger level of 30 % dam level.

Options Long List – Non Asset Solutions

Solution Category	Option ID	Option Description	Option Information
Non-Asset Solutions	NA01	Operating Adjustment No. 7 Dam	Option NA01 provides opportunity to adjust the restriction triggers and target demand presently in place on No. 7 dam to determine whether its reliability is improved in doing so.
	NA02	Demand Reduction Strategies	<p>Demand management is the long term reduction in average water use by the community. It should not be confused with drought management, which requires a specific response to lowering source supply availability and can still be required even if long term demand reductions are achieved.</p> <p>The benefit of demand management can be measured several ways:</p> <ul style="list-style-type: none"> • By determining the frequency of restrictions incurred, given that lower demand is taken from the supply source overall. • By determining the impact of infrastructure sizing as a result of lower demand. In some instances, negligible difference in infrastructure size, and hence capital spend, can be realised due to standardised sizing of infrastructure (e.g. set pipeline diameter) available on the market. Savings may be achieved through operating costs.
	NA03	Relocate the town	Option NA03 is another non-infrastructure scheme that considers the buy-back of homes in the Mount Morgan district, to enable residents to relocate to Rockhampton/Gracemere where water reliability is higher.

Options Long List – Asset Solutions

Solution Category	Option ID	Option Description	Option Information
Asset Solutions	A01	Augmentation of No. 7 Dam	Option A01 involves raising of the dam crest and spillway height to address both the upcoming legislated dam safety requirements discussed above and increase storage volume concurrently. Previous assessments undertaken by Council indicate that an additional volume of 200-300ML would be targeted however this would be subject to further hydrological and design assessment.
	A02	Desilting No. 7 Dam	Due to decreased water levels in the dam current, siltation and other material / vegetation build up is evident. Asset option A02 involves the desilting / dredging of No. 7 Dam to improve storage capacity and reliability of supply.
	A03	Drinking water pipeline	Option A03 involves the construction of a potable water pipeline connecting the Gracemere and Mount Morgan water supply networks. Since it is a potable supply, this option is considered to replace supply from No. 7 dam and therefore dam levels are expected to be sustained at higher levels. This option may therefore facilitate further environmental releases from No. 7 dam into the Dee River.
	A04A	Raw Water Pipeline	Option A04 involves the construction of a raw water pipeline fed from the Lower Fitzroy River Water Supply Scheme. Option A04A involves connection to the Stanwell Water Supply Dam, with supplementary supplies provided to Mt Morgan.

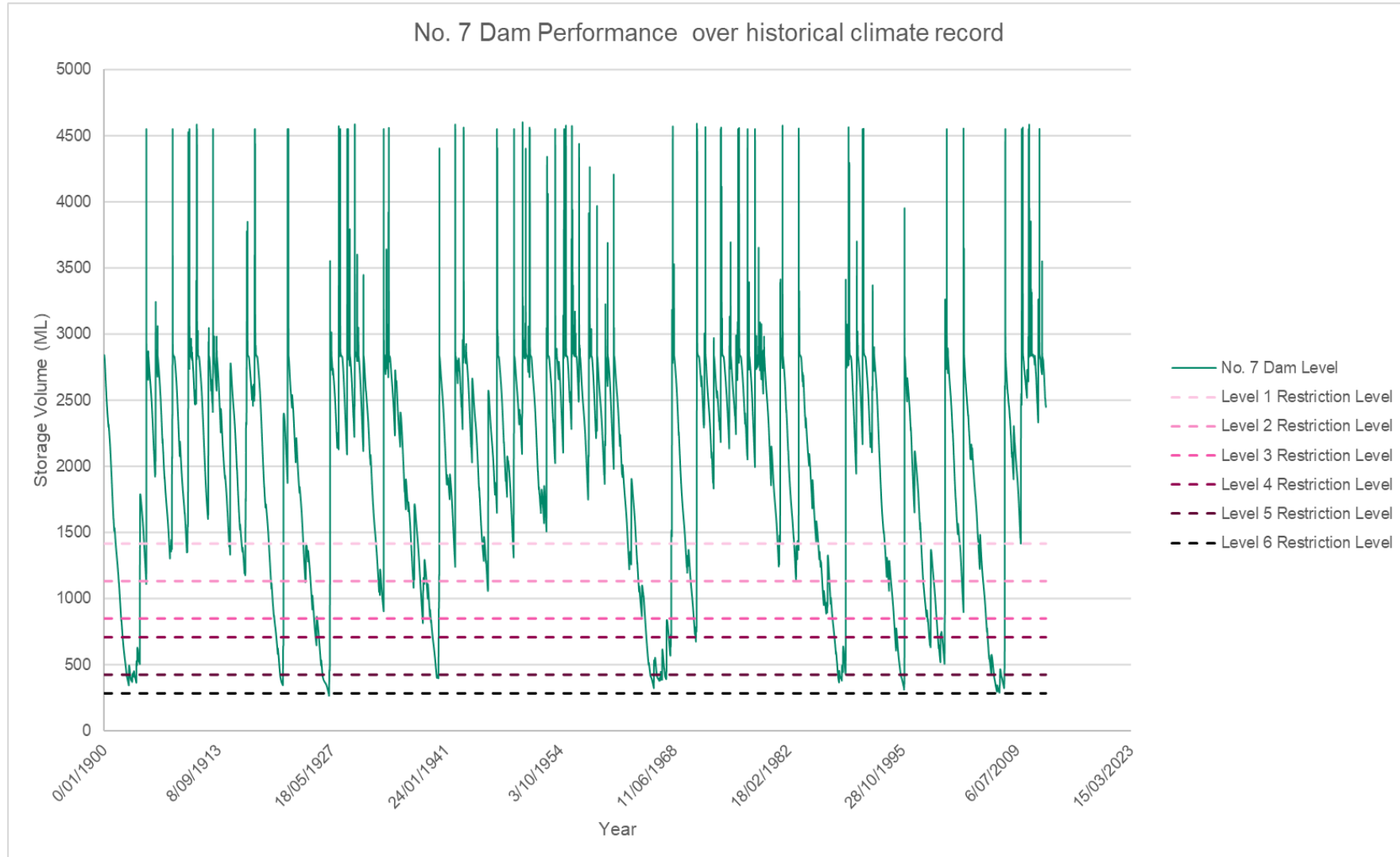
Options Long List – Asset Solutions

Solution Category	Option ID	Option Description	Option Information
Asset Solutions	A04B	Raw Water Pipeline	Option A04 involves the construction of a raw water pipeline fed from the Lower Fitzroy River Water Supply Scheme. Option A04B involves connection directly to the Sunwater pipeline and intake on the Eden Bann Weir that supplies Stanwell power station, with supplementary supplies provided to Mt Morgan.
	A04C	Raw Water Pipeline with Hydropower	As per A04A, however with a hydropower scheme incorporated and discharge direct to No. 7 dam. Stanwell have undertaken early investigation into a hydropower system incorporating No. 7 Dam.
	A05	Nine Mile Creek Dam	Option A05 considers the construction of a dam on Nine Mile Creek, approximately AMDT 2.5km. The dam would be downstream of the existing Fletcher Creek Weir and provide a supplementary water source to No. 7 Dam.
	A06	Fletcher Creek Weir Upgrade	Option A06 involves repair and reinstatement of the Fletcher Creek Weir system.

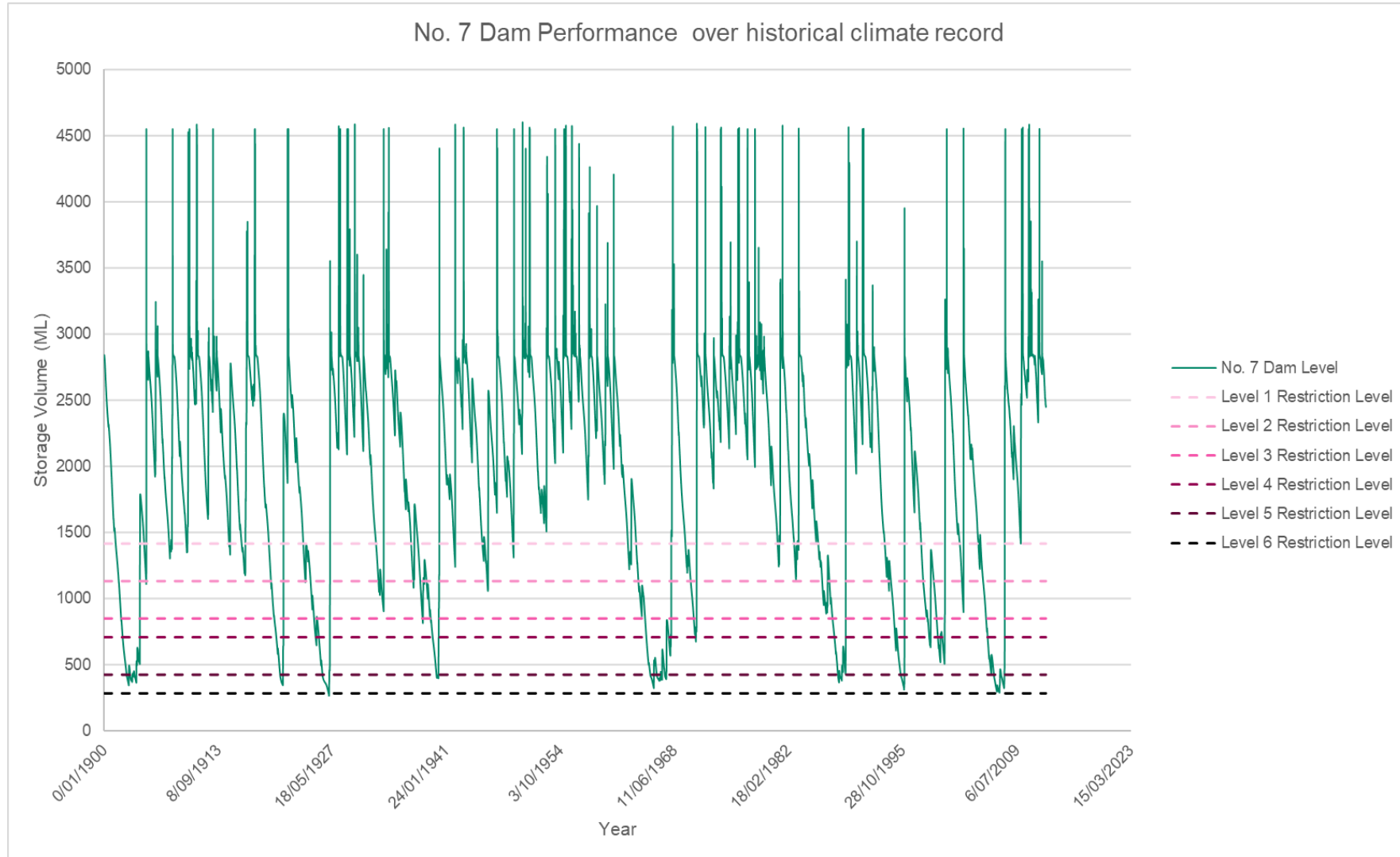
Options Long List – Asset Solutions

Solution Category	Option ID	Option Description	Option Information
Asset Solutions	A07	Desalination Plant at Port Alma	Option A07 considers the construction of a desalination plant at Port Alma, located 62 km east of Rockhampton.
	A08	Effluent Reuse	This option considers whether recycled water from Mount Morgan or Gracemere could be utilised for town supply.
	A09	Groundwater	An option considering local groundwater supplies.
	A10	Offtake on F2G (raw / partially treated water)	The Fitzroy to Gladstone pipeline “F2G” is an option to address water security concerns within the Gladstone region. The pipeline will span approximately 115 km and will transfer bulk water from the Fitzroy River and Gladstone. Since this pipeline takes off from the Fitzroy, an opportunity to connect to this main is considered for Mount Morgan.
	A11	Individual rainwater tanks	This option reviews local hydrology and potential benefits of installing rainwater tanks at all households in Mount Morgan.
	A12	Mine water reuse	Considers recycling of minewater from the Mine pit at Mount Morgan mine.

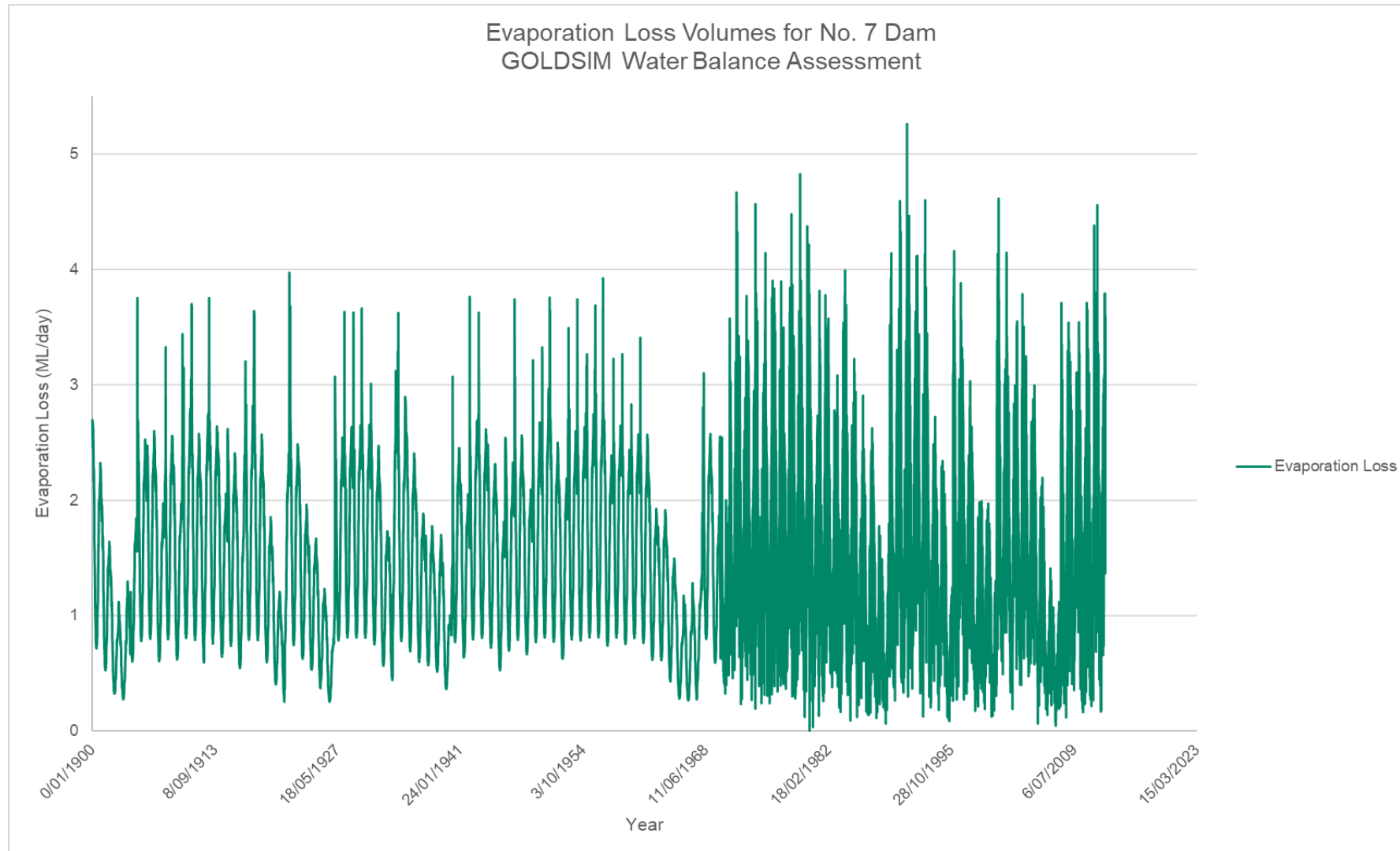
Water Balance Modelling - Baseline



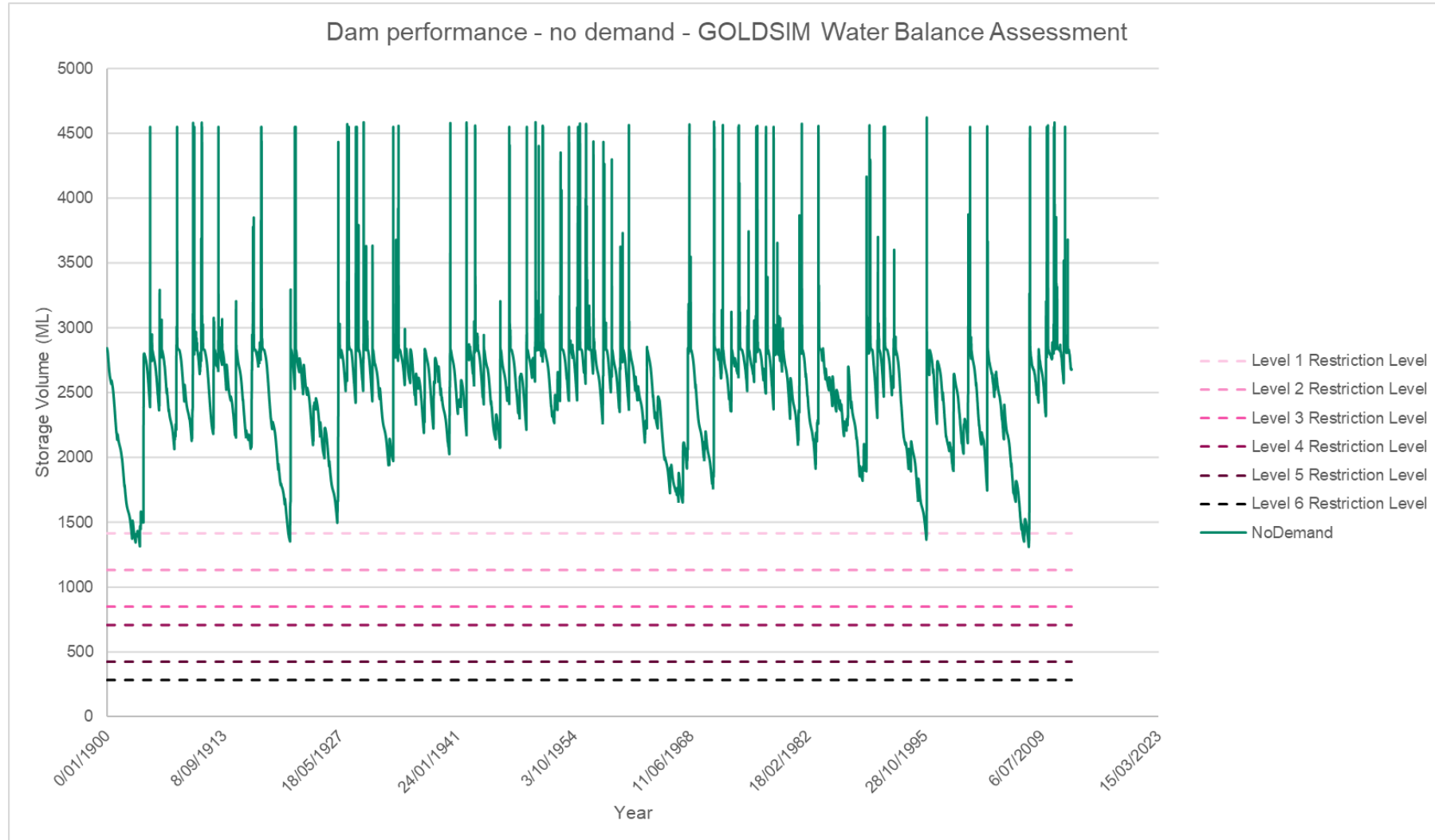
Water Balance Modelling - Baseline



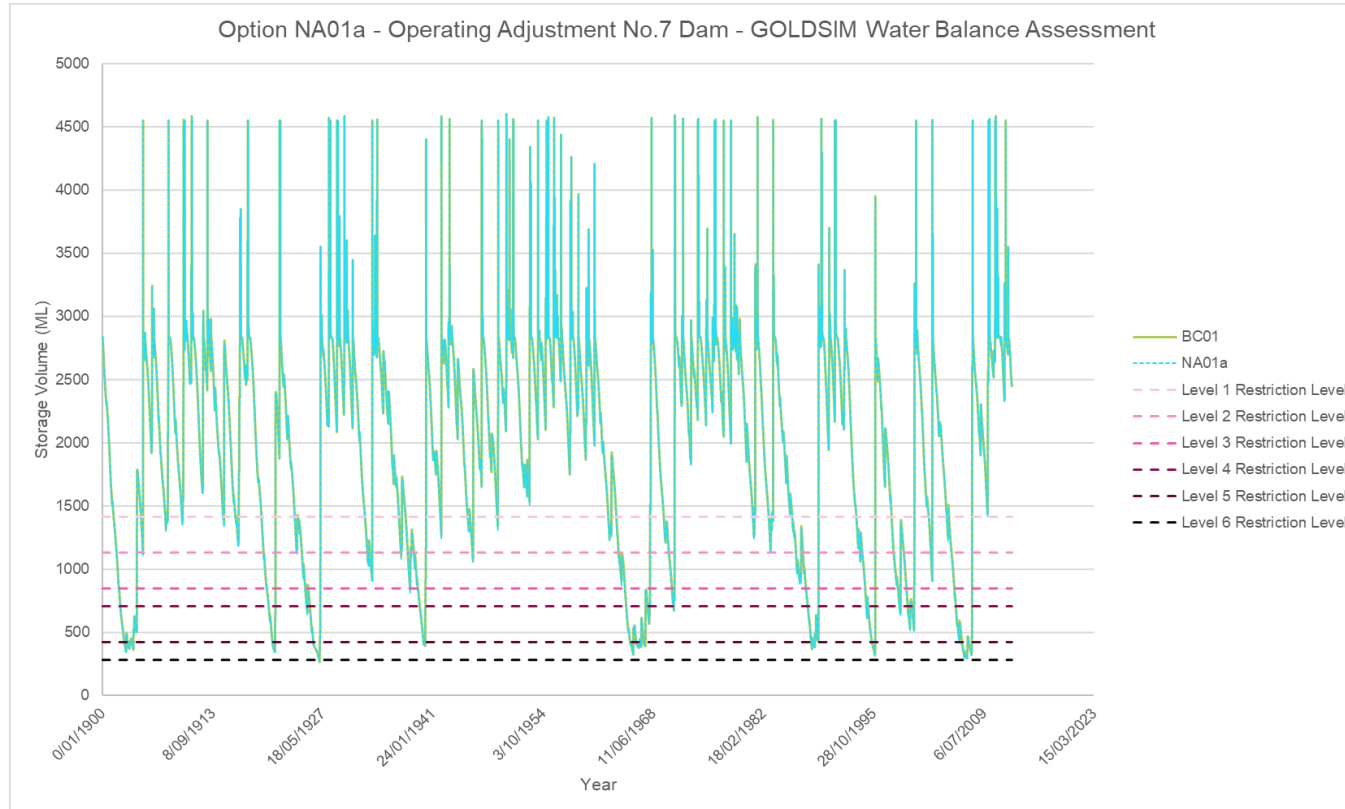
Water Balance Modelling - Evaporation



Water Balance Modelling – Dam Levels, without Demand

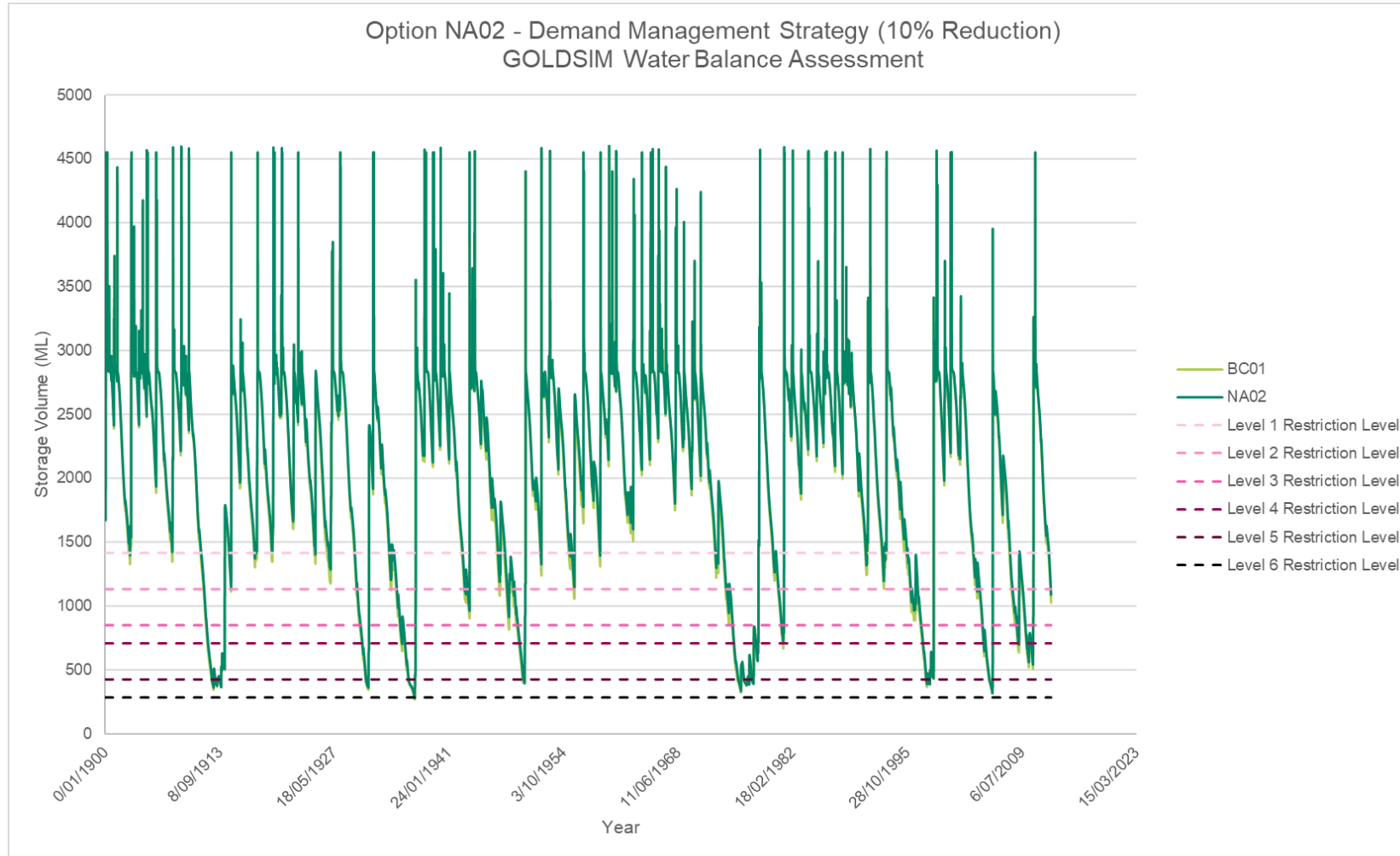


Water Balance Modelling – Operating Rules Adjustment

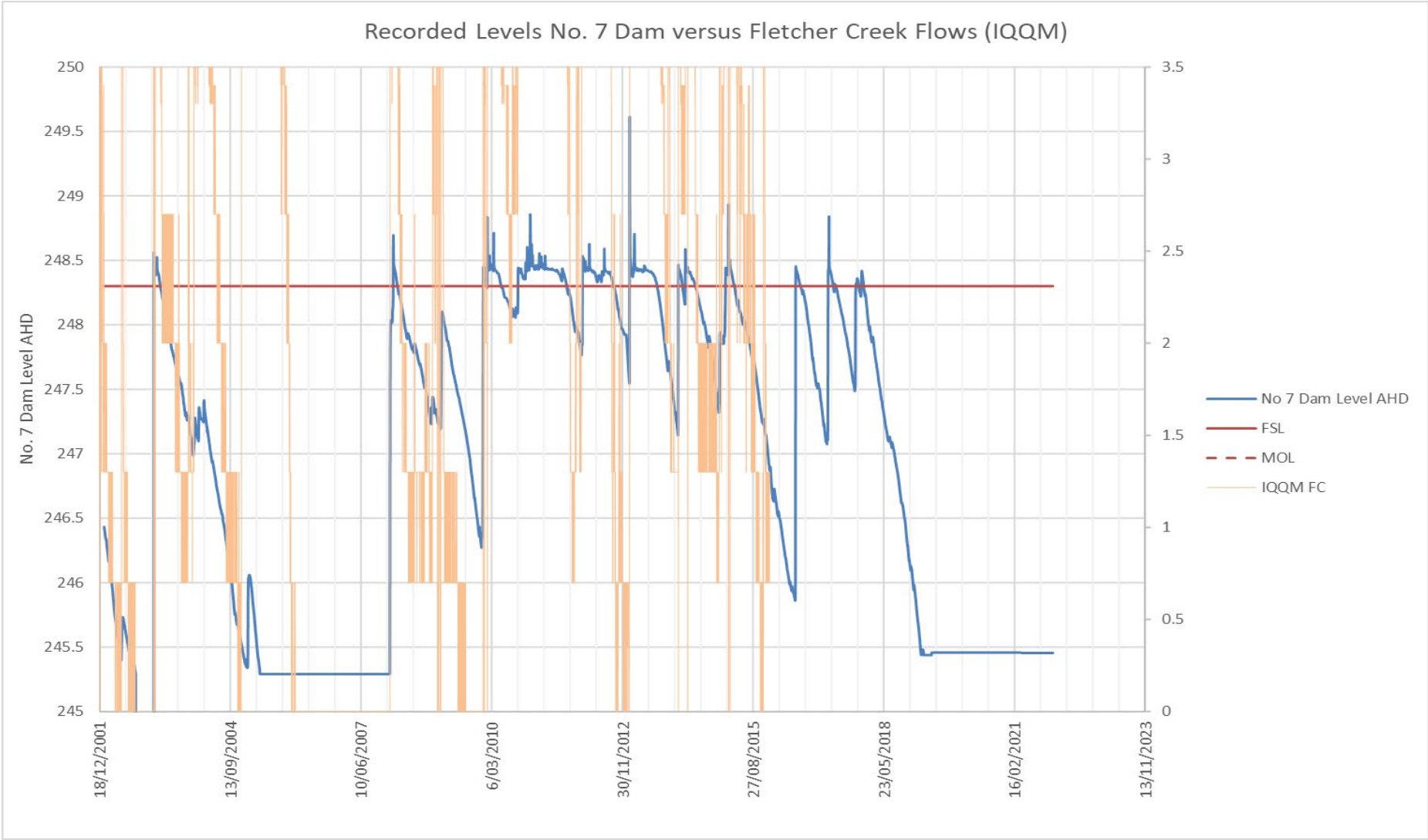


Restriction Level	Trigger Guide (Capacity)	Revised Restriction Level Trigger	Target Consumption (ML/d)
0 – no restrictions	> 50%	> 60%	N/A
1	< 50%	<60%	1.4
2	40%	50%	1.3
3	30%	40%	1.2
4	25%	35%	1.1
5	15%	25%	1
6	10%	20%	0.8

Water Balance Modelling – 10% Demand Reduction



Fletcher Creek Weir



Threshold Criteria

No.	Criteria	Pass	Fail
1	Volume Supplied	Option can supply required demand to community.	Sufficient evidence to show that option will not be able to meet required supply rates
2	Water Quality	Water supplied can be treated (if raw) or is to ADWG	Unfit for human consumption
3	Regulatory/Governance	Project aligns to government priorities and regulations	Project does not align to government priorities or regulations
4	Community	Community likely to accept solution	Adverse community reaction to proposed solution with potential political impact
5	Cost	Expected to have a reasonable cost	Known to have much higher comparative cost compared to other options

Threshold Criteria

Solution Category	Option ID	Option Description	Criteria Failed/ Reason for Dismissal
Non-Asset Solutions	NA01	Operating Adjustment No. 7 Dam	Volume Supplied
	NA02	Demand Reduction Strategies	Volume Supplied
	NA03	Relocate the town	Cost and community
Asset Solutions	A01	Augmentation of No. 7 Dam	Volume Supplied
	A02	Desilting No. 7 Dam	Volume Supplied
	A04C	Raw Water Pipeline (Connection to Stanwell, with Hydropower incorporated into scheme)	Cost
	A05	Nine Mile Creek Dam	Cost and Regulatory/Governance
	A06	Fletcher Creek Weir Upgrade	Volume supplied
	A07	Desalination Plant at Port Alma	Cost and Regulatory/Governance
	A08	Effluent Reuse	All criteria
	A09	Groundwater	Volume
	A10	Offtake on Fitzroy to Gladstone (F2G) Pipeline (raw / partially treated water)	Volume Cost:
	A11	Individual rainwater tanks	Volume
	A12	Mine water reuse	Volume Community

Shortlisted Options

- Base Case Option 1: Do nothing.
- Base Case Option 2: Continued water carting, however at a supply rate of 1.2 ML/day to enable no greater than level 3 restrictions for the Mount Morgan community.
- Asset Option 3: Potable water pipeline (connection at Gracemere).
- Asset Option 4A: Raw water pipeline (connection to Stanwell Dam).
- Asset Option 4B: Raw water pipeline (connection to Sunwater system).

Replacement vs. Supplementary Supply

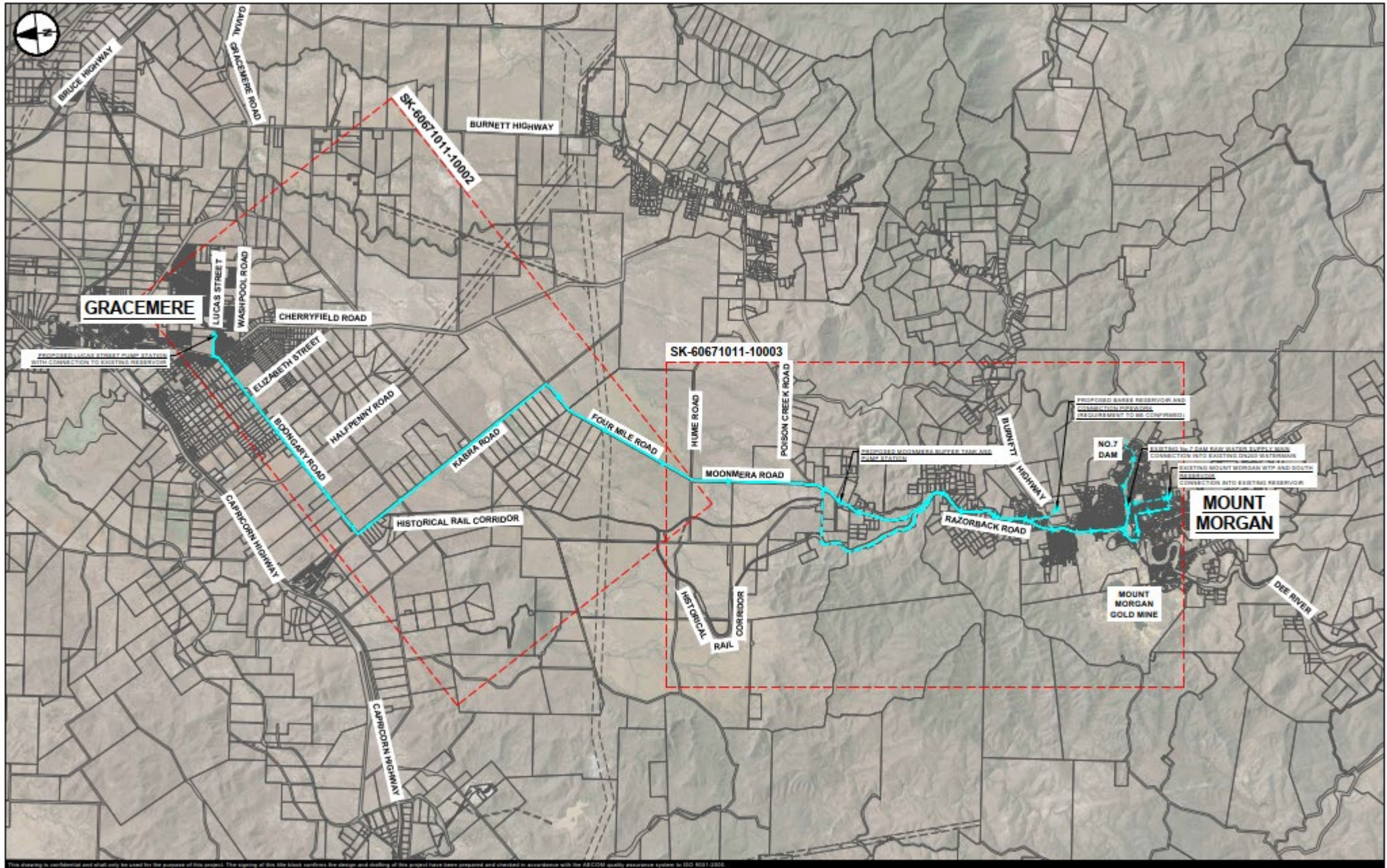
- *Supplementary supply* – where the existing supply source (No. 7 Dam) is retained within the supply scheme, and new sources provide a supplementary supply to the scheme during times where the dam is low and restrictions are required

A04A, A04B

- *Replacement supply* – considering a volume necessary to supply the full demand for Mount Morgan. In this situation it is assumed that drought management policies would still apply to the network in line with those of their supply source (i.e. Rockhampton)

A03

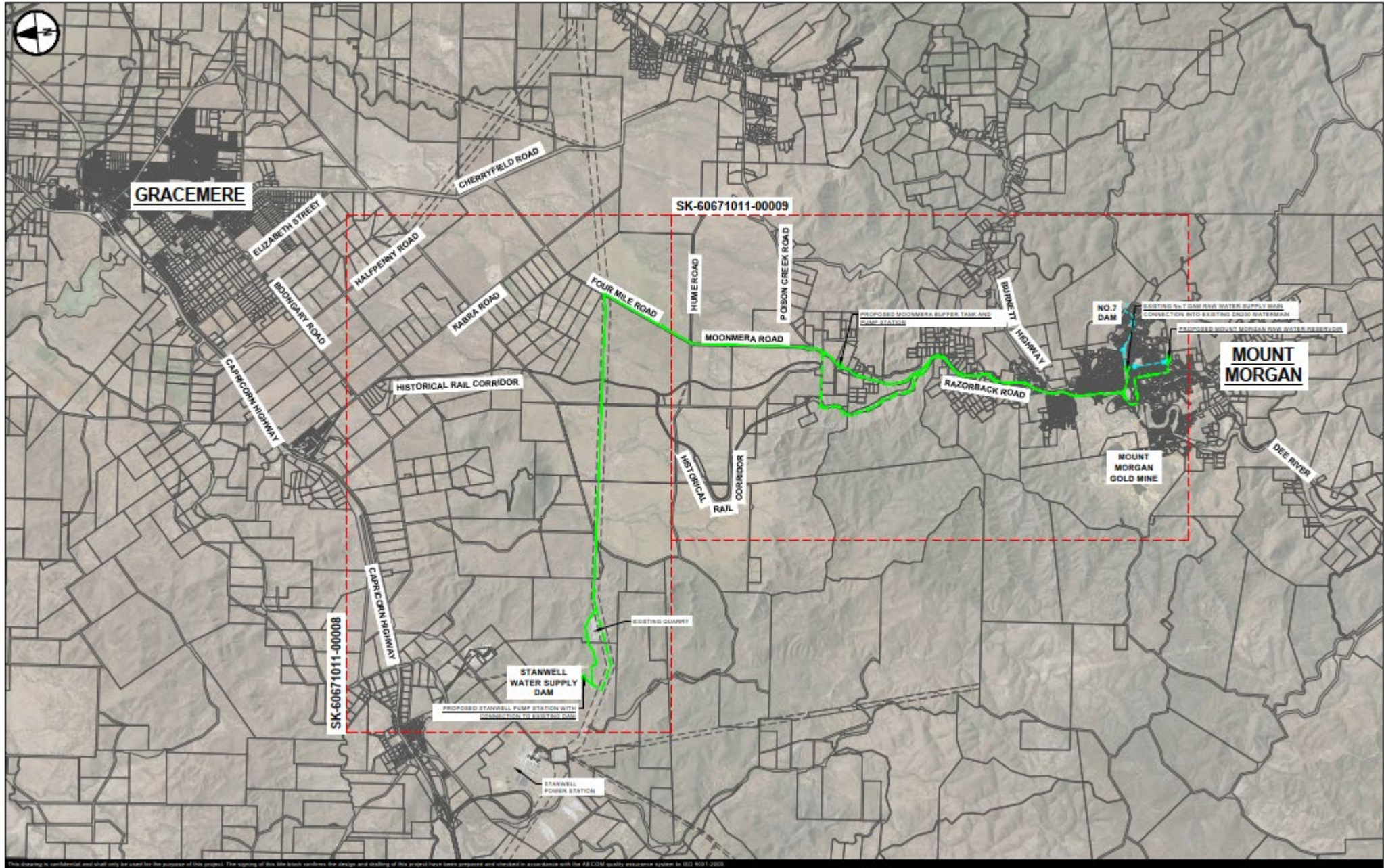
Option A03 Gracemere Connection



This drawing is confidential and shall only be used for the purpose of this project. The signing of this title block confirms the design and drafting of this project have been prepared and checked in accordance with the AECOM quality assurance system in ISO 9001:2008.

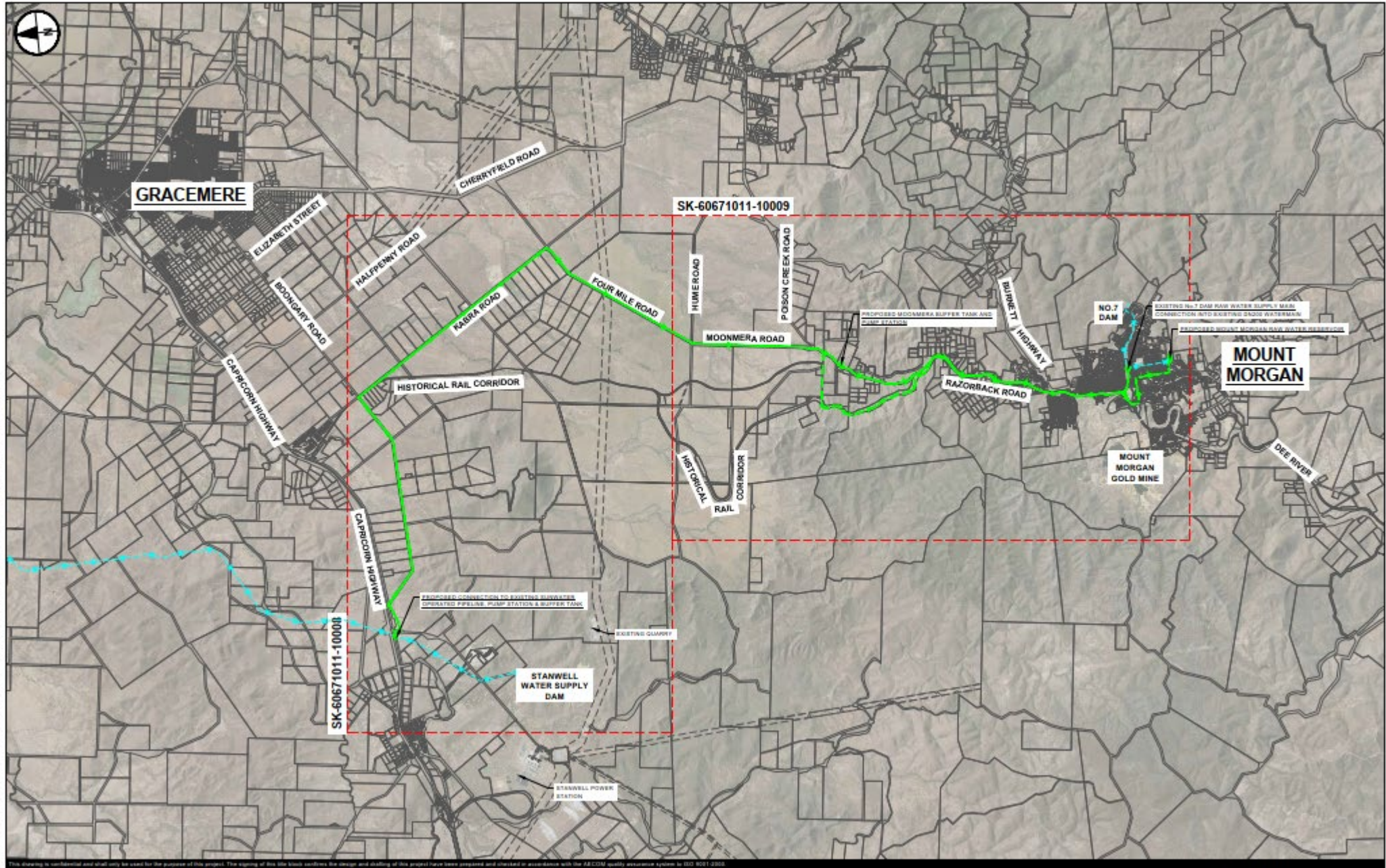
Option A04A

Stanwell Dam Connection



This drawing is confidential and shall only be used for the purpose of this project. The signing of this title block certifies the design and drafting of this project have been prepared and checked in accordance with the AECOM quality assurance system to ISO 9001:2008.

Option A04B Sunwater Connection



This drawing is confidential and shall only be used for the purpose of this project. The signing of this title block certifies the design and drafting of this project have been prepared and checked in accordance with the AECOM quality assurance system in ISO 9001:2008.

Options Appraisal

- Preliminary Evaluation

Category	Description	BC01 Base Case	BC02 Increased Water Carting	A03 Potable Water Connection to <u>Gracemere</u>	A04A Raw water supply from Stanwell	A04B Raw water supply from <u>Sunwater</u> pipeline
Strategic Alignment	Policies	-	✓✓	✓✓✓	✓✓✓	✓✓
	Service Requirements	-	✓✓	✓✓✓	✓✓✓	✓✓✓
Technical	Level of Service	-	✓✓✓	✓✓✓	✓✓	✓✓
Constructability	Constructability	✓✓✓*	✓✓✓*	✓✓	✓✓	✓✓
Environmental	Corridor Impacts	✓✓✓	✓✓✓	✓✓✓	✓	✓✓✓
	Approvals Processes	✓✓✓	✓✓✓	✓✓	✓	✓✓
	Heritage	✓✓✓	✓✓✓	✓✓	✓	✓✓
Public Interest	Accountability and Transparency	<i>Equal</i>				
	Social Sustainability	-	✓✓	✓✓✓	✓✓	✓✓
	Public Access and Equity	✓	✓✓	✓✓✓	✓✓	✓✓
	Security/Safety	✓	✓✓	✓✓✓	✓✓✓	✓✓✓
	Privacy	<i>Equal</i>				
Economic (BCR)	Total Benefits (including residual value) (\$m)	-	-1.84	4.59	4.59	4.59
	Total Costs (\$m)	-	6.69	21.08	29.35	28.57
	Net Benefits – Net present value (\$m)	-	-8.52	-16.49	-24.76	-23.98
	Benefit Cost Ratio	-	-0.27	0.22	0.16	0.16
Financial (NPC)	P50 NPC (\$m)	36.16	54.28	46.27	60.41	59.37
Overall Ranking		5	2	1	4	3

Questions

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