5. CONFIRMATION OF MINUTES

5.1 Adopt Ordinary Meeting of Council Minutes 20 August 2026

The Purpose of this Report is for Council to adopt the Minutes of the Ordinary Meeting of Council held on Thursday, 20 August 2026.

COUNCIL RESOLUTION

Moved By Cr. S. J. Condon
Seconded By Cr. S. Bougoure

That this Report be received and that:

1.The Unconfirmed Minutes of the Ordinary Meeting of Council held on Thursday, 20 August 2026, copies of which have been circulated to Members, be taken as read and confirmed.

CARRIED

Ordinary Meeting of Council Minutes

Date:	**Thursday, 20 August 2026**
Time:	**9:30am**
Location:	**Wandoan Cultural Community Centre**
Councillors:	**Cr. A. N. Smith** **Cr. K. A. Bourne** **Cr. O. G. Moore** **Cr. S. J. Condon** **Cr. P. T. Saxelby** **Cr. K. A. Maguire** **Cr. M. J. James**
Officers:	**J. Taylor, Chief Executive Officer** **Brett Bacon, General Manager (Corporate Services)** **L. Cook, Acting General Manager (Infrastructure Services)** **D. Fletcher, General Manager (Community & Liveability)** **S. Edgar, Senior Procurement and Probity Officer**

1. DECLARATION OF MEETING OPENING

The Chairperson declared the Meeting open at 9.30 AM.

2. OPENING PRAYER AND MINUTE SILENCE

Celia Donohoe from the Wandoan Catholic Church delivered the opening prayer. This was followed by the observance of a minute silence.

3. APOLOGIES

Cr. S. Bougoure was an apology.

Cr. G. Olm was an apology.

COUNCIL RESOLUTION

Moved By Cr. K. A. Maguire
Seconded By Cr. O. G. Moore

A leave of absence was moved for Cr. S. Bougoure and Cr. G. Olm.

CARRIED

4. CONGRATULATIONS

Cr. P. T. Saxelby

I would like Council to send a congratulations letter to Sara Wylie. Sara is a former employee of Western Downs Regional Council who grew up in Dulacca and undertook her study in Dulacca and Miles. Sara is a participant in Ironman/women competitions and was successful in qualifying for the 2026 *Ironman 70.3 World Championships* which is to be held in Nice France in September. In December 2023, Sara competed in her first triathlon as part of a team at Kingscliff, completing the 40km cycle leg alongside two friends. A year later, in December 2024, she entered her first Olympic Distance Triathlon. In December 2025 Sara entered in the *Sunshine Coast Ironman 70.3*, and after watching a friend compete in the Geelong Ironman Pro Series, she fast tracked training and entered the *Ironman 70.3*.

In June 2026 Sara raced in the Ironman 70.3 Cairns and earned a qualifying place for the *2026 Ironman 70.3 World Championships* in Nice, France. Looking ahead she will compete in the *Ironman 70.3 Melbourne* in November 2026, with the goal of qualifying for *the 2027 Ironman 70.3 World Championships* in Tennessee in the United States. Beyond that, her ambition is to complete in her first full distance Ironman in 2027, with either *Ironman New Zealand* or *Ironman Cairns* as her preferred events.

Cr. S. J. Condon

I would like to pass on a congratulation to the under thirteen and under fifteen Dalby State High School rugby league team. Both teams competed in the *Shane Webcke Cup* this year, competing against schools from around the region down to the Lockyer Valley. Both the under thirteen and fifteen teams won their grand finals. Congratulation to players, coaches and all involved.

5. CONFIRMATION OF MINUTES

5.1 Adopt Ordinary Meeting of Council Minutes 16 July 2026

The Purpose of this Report is for Council to adopt the Minutes of the Ordinary Meeting of Council held on Thursday, 16 July 2026

COUNCIL RESOLUTION

Moved By Cr. S. J. Condon
Seconded By Cr. O. G. Moore

That this Report be received and that:

1. The Unconfirmed Minutes of the Ordinary Meeting of Council held on Thursday, 16 July 2026, copies of which have been circulated to Members, be taken as read and confirmed.

CARRIED

5.2 Adopt Special Meeting of Council Minutes 24 July 2026

The Purpose of this Report is for Council to adopt the Minutes of the Special Meeting of Council held on Friday, 24 July 2026

COUNCIL RESOLUTION

Moved By Cr. O. G. Moore
Seconded By Cr. K. A. Bourne

That this Report be received and that:

1. The Unconfirmed Minutes of the Special Meeting of Council held on Friday, 24 July 2026, copies of which have been circulated to Members, be taken as read and confirmed.

CARRIED

5.3 Adopt Special Meeting of Council Minutes 4 August 2026

The Purpose of this Report is for Council to adopt the Minutes of the Special Meeting of Council held on Tuesday, 4 August 2026.

COUNCIL RESOLUTION

Moved By Cr. P. T. Saxelby
Seconded By Cr. S. J. Condon

That this Report be received and that:

1. The Unconfirmed Minutes of the Special Meeting of Council held on Tuesday, 4 August 2026, copies of which have been circulated to Members, be taken as read and confirmed.

CARRIED

6. BUSINESS ARISING FROM THE MINUTES OF PREVIOUS MEETINGS

Cr. O. G. Moore raised the following items:

(a) Deputation from the Chinchilla RSL request to lease Council owned land – this will form part of a larger Council owned land report to Council.

(b) Wild Dog Funding.

7. DECLARATIONS OF CONFLICTS OF INTEREST

7.1 12.2 (035.2025.417.001) Community and Liveability Report Development Application Reconfiguring a Lot (1 Lot into 22 Lots) of Lot 1 on RP90577 at 175 Hayden Street Dalby Southerdon C/- BKM Planning

Councillor S.J. Condon:

In respect of item 12.2, I inform the meeting that I have a material personal interest in this matter due to my residence neighbouring the proposed development and my spouse lodging a submission opposing the development. I will leave the meeting and not participate in the decision.

8. PRESENTATION OF PETITIONS BY COUNCILLORS

No petitions were presented by Councillors.

9. MAYORAL UPDATE

9.1 Executive Services Mayoral Report July 2026

The purpose of this Report is to provide Council with significant meetings, forums and delegations attended by the Mayor during the month of July 2026.

COUNCIL RESOLUTION

Moved By Cr. K. A. Maguire
Seconded By Cr. O. G. Moore

That this Report be received.

CARRIED

10. CONFIDENTIAL ITEMS

COUNCIL RESOLUTION - CLOSE MEETING

Moved By Cr. K. A. Bourne
Seconded By Cr. P. T. Saxelby

That Council resolve to close the Meeting in accordance with Section 254J (g) of the *Local Government Regulation 2012* at 9:49 am to discuss the following Confidential Reports:

1. ES Confidential Report - Lease Surrender and Proposed New Lease - Chinchilla Aerodrome.

CARRIED

D. Fletcher left the meeting at 9:49am.

D. Fletcher re-entered the meeting at 9:50am

COUNCIL RESOLUTION - REOPEN MEETING

Moved By Cr. K. A. Bourne
Seconded By Cr. O. G. Moore

COUNCIL RESOLUTION - REOPEN MEETING

That Council resolve to reopen the Meeting at 9:49 am.

CARRIED

10.1 EXECUTIVE SERVICES

10.1.1 Executive Services Confidential Report - Lease Surrender and Proposed New Lease - Chinchilla Aerodrome

The purpose of this Report is to consider the surrender of the lease held over the area known as "Lease O" at the Chinchilla Aerodrome currently held by KWF Services Pty Ltd ("**KWF**") and deliberate a proposed new lease over the same area to CM & CH Sellars ("**the Sellars**").

COUNCIL RESOLUTION

Moved By Cr. P. T. Saxelby
Seconded By Cr. K. A. Maguire

That this Report be received, and Council resolve to:

1. Accept the surrender of Lease O and accept a shorter notice period of 14 days as stipulated in clause 12.11 of the current lease agreement; and
2. Delegate authority to the Chief Executive Officer to negotiate and sign all documents necessary to finalise the surrender of Lease O;
3. and apply the exception in section 236(1)(c)(vii) of the *Local Government Regulations 2012* (Qld) to enter a new lease for Lease O at the Chinchilla Aerodrome with CM & CH Sellars;
4. offer CM & CH Sellars a ten-year lease over the portion of land and the Chinchilla Aerodrome known as Lease O for an annual rental amount of $1479.20 plus GST; and

5. delegate authority to the Chief Executive Officer to negotiate and sign all documents necessary to the execution of Lease O with CM & CH Sellars.

CARRIED

12. PLANNING

12.1 (030&035.2025.879.001) Community and Liveability Report Development Application Material Change of Use Special Industry (Brine Management Complex) and ERA and Reconfiguring a Lot (Dividing Land into Parts by Lease Agreement 2711 Kogan-Condamine Road Cross

The purpose of this Report is for Council to decide the proposed development for a Material Change of Use to establish a Special Industry (Brine Management Complex) and Environmentally Relevant Activity 55 (Other Waste Processing and Treatment) and Reconfiguring a Lot (Dividing Land into Parts via Lease Agreement Exceeding a 10 Year Period) on land described as Lot 1 on RP138057, including Easement B on SP269869 and situated at 2711 Kogan-Condamine Road, Crossroads.

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. M. J. James

That this Report be received and that:

1. The application for a Material Change of Use to establish a Special Industry (Brine Management Complex) and Environmentally Relevant Activity 55 (Other Waste Processing and Treatment) and Reconfiguring a Lot (Dividing Land into Parts via Lease Agreement Exceeding a 10 Year Period) be approved, subject to the following conditions:

MATERIAL CHANGE OF USE

APPROVED PLANS AND DOCUMENT

1. The development shall be carried out generally in accordance with the Approved Plans and Document listed below, subject to and modified by the conditions of this approval:

Plan/Document No., Reference	Title and Details	Dated
Figure 3-1, Figure Version 2.0	Proposed Project Area, prepared by Queensland Brine Solutions	05/01/2026
Sheet: 1 of 3, Rev B	General Site Layout, prepared by Queensland Brine Solutions, as amended in red by Council on 6 August 2026	15.12.25
Sheet: 2 of 3, Rev B	Key Plant Areas, prepared by Queensland Brine Solutions	15.12.25
Sheet: 3 of 3, Rev B	Stage 0 & 1 Detail, prepared by Queensland Brine Solutions	15.12.25
Sheet 1 of 3, Rev 0	Site General Layout, prepared by Parkway Process Solutions	05.02.26
Sheet 2 of 3, Rev 0	Site Plan View, prepared by Parkway Process Solutions	05.02.2026
Sheet 3 of 3, Rev 0	Site Elevation Views, prepared by Parkway Process Solutions	05.02.26

Plan/Document No., Reference	Title and Details	Dated
Technical Report 7-6-19, Rev 1	Bushfire Hazard Assessment and Management Plan, prepared by Ecosystems Management (Aust) Pty Ltd	14/04/2026

2. The development must comply with the bushfire management and mitigation recommendations of the Approved Bushfire Hazard Assessment and Management Plan prepared by Ecosystems Management (Aust) Pty Ltd and dated 14/04/2026.

3. Where there is any conflict between the conditions of this development approval and the details shown on the Approved Plans and Document, the conditions of this development approval must prevail.

4. The Approved Plans are to be amended in accordance with the conditions of this approval and as outlined below:

4.1 provide details of all proposed buildings to be retained on-site for the life of the project, including office and amenities building, storage sheds, workshop shed, etc; Building Floor Plans and Elevations must also be provided;

4.2 update the Site Plan to illustrate the location of all proposed buildings on the site; and

4.3 update the Site Plan to illustrate the location of on-site car parking areas.

Note: Infrastructure charges will be levied for the gross floor area of all administration and control buildings including storage sheds and site offices. Once detailed plans are provided, an Infrastructure Charges Notice will be issued.

5. The following further Development Permits must be obtained prior to commencement of any work associated with the process:

5.1 Building Works;

5.2 Plumbing Works; and

5.3 Operational Work.

APPROVED DEVELOPMENT

6. The approved development is a Material Change of Use to establish a Special Industry (Brine Management Complex) and Environmentally Relevant Activity 55 (Other Waste Processing and Treatment) as shown on the Approved Plans.

7. The Special Industry (Brine Management Complex) and Environmentally Relevant Activity 55 (Other Waste Processing and Treatment) development are to occur sequentially in the following Stages and as detailed in the application material:

Stage 0: Site office and parking, non-process infrastructure, commercial demonstration project, incorporating pilot plants.

Stage 1: 2.4ML/d brine processing facility.

8. Conditions within this approval are applicable to each Stage of the development, unless otherwise specified.

COMPLIANCE, TIMING AND COSTS

9. All conditions of the approval shall be complied with before the change occurs (prior to commencement of the use) and while the use continues, unless otherwise noted within these conditions.

10. All costs associated with compliance with these conditions shall be the responsibility of the developer unless otherwise noted.

FEES AND CHARGES

11. All fees, rates, interest and other charges levied on the property, shall be paid in full, in accordance with the rate at the time of payment.

MAINTENANCE

12. The development (including landscaping, parking, driveways and other external spaces) shall be maintained in accordance with the Approved Plans, subject to and modified by any conditions of this approval.

INFRASTRUCTURE CHARGES

13. All infrastructure charges including those associated with Council's Water, Sewer, Stormwater, Transport and Parks Networks are now levied under the *Planning Act 2016*. As required under Section 119 of the *Planning Act 2016*, a separate **Infrastructure Charges Notice** is attached.

VISUAL AND GENERAL AMENITY

14. Any graffiti on buildings or structures associated with the development must be immediately removed.

15. The buildings and the site must be maintained in a clean and tidy manner at all times.

16. All declared weeds and pests must be removed from the subject land and the subject land kept clear of such nuisance varieties at all times during the course of development work and any ensuing defects liability period.

LIGHTING

17. Outdoor lighting associated with the use must be designed, sited, installed and tested to comply with Tables 2.1 and 2.2 of *Australian Standard 4282-1997 Control of the Obtrusive Effects of Outdoor Lighting Using a Control Level of 1*.

ACOUSTIC AMENITY - NOISE LIMITS

18. Noise from activities associated with the use of the site must not exceed the site-specific limits adopted for the Environmental Authority (P-EA-101024028) when measured at any noise sensitive place or commercial place.

AIR QUALITY AND AMENITY - AIR RELEASE LIMITS

19. Air emissions (odour and dust) from the development shall not cause environmental nuisance or exceed the Air Quality Objectives listed in the *Environmental Protection (Air) Policy 2019* as measured at any sensitive place or commercial place.

WASTE MANAGEMENT

20. All waste generated from construction of the premises must be effectively controlled on-site before disposal. All waste must be disposed of in accordance with the *Environmental Protection (Waste Management) Regulation 2000.*

21. All waste generated on-site must be managed in accordance with the waste management hierarchy as detailed in the *Waste Reduction and Recycling Act 2011.*

ACCESS - STOCK ROUTE

22. Kogan-Condamine Road is a registered Stock Route. Proposed access point from the development to Kogan-Condamine Road is to feature a gate or cattle grid to prevent livestock entry to the property from the stock route.

LANDSCAPING - GENERAL

23. The developer must submit to Council's Planning and Environment Manager for endorsement, a Landscape Plan for all landscaping associated with the development. The Plan must be prepared by a suitably qualified and experienced Landscape Architect, Horticulturalist, or other person experienced in landscape design and construction.

24. The Landscape Plan must detail:

24.1 all landscaping areas as shown on the Approved Plans (relevant to Stages 0 and 1 only);

24.2 the typical species to be planted, consisting mainly of drought-tolerant species suitable to their individual location on-site;

24.3 the number and size of plants; and

24.4 the typical planting detail including preparation, backfill, staking and mulching.

Note: Please refer to Part 6 of Planning Scheme Policy 1 within the Western Downs Planning Scheme 2017 incorporating Amendment 2 for guidance on the type of trees or shrubs recommended for Chinchilla.

25. The developer must prepare and landscape the site in accordance with the Approved Landscape Plan, or as otherwise approved in writing by Council's authorised delegate. Any amendments approved by Council's authorised delegate are taken to be a part of the Approved Landscape Plan.

26. All approved landscaping treatments for the development are to be maintained on the property at all times.

ENGINEERING WORKS

27. Submit to Council, an Operational Work application for all civil works including earthworks.

28. Complete all works approved and works required by conditions of this development approval and/or any related approvals at no cost to Council, prior to commencement of the use unless stated otherwise.

29. Undertake Engineering designs and construction in accordance with Council's Planning Scheme, standards, relevant design guides, and Australian Standards.

30. Be responsible for the full cost of any alterations necessary, to electricity, telephone, water mains, sewer mains, stormwater drainage systems or easements and/or other public utility installations resulting from the development or from road and drainage works required in connection with the development.

LOCATION, PROTECTION AND REPAIR OF DAMAGE TO COUNCIL AND PUBLIC UTILITY SERVICES INFRASTRUCTURE AND ASSETS

31. Be responsible for the location and protection of any Council and public utility services infrastructure and assets that may be impacted during construction of the development.

32. Repair all damage incurred to Council and public utility services infrastructure and assets, as a result of the proposed development immediately should hazards exist for public health and safety or vehicular safety. Otherwise, repair all damage immediately upon completion of works associated with the development.

STORMWATER MANAGEMENT

33. Provide overland flow paths that do not adversely alter the characteristics of existing overland flows on other properties or that create an increase in flood damage on other properties.

34. Ensure that adjoining properties and roadways are protected from ponding or nuisance from stormwater as a result of any site works undertaken as part of the proposed development.

35. Discharge all minor storm flows that fall or pass onto the site to the lawful point of discharge in accordance with the *Queensland Urban Drainage Manual* (QUDM).

WATER SUPPLY

36. Provide a potable water supply for employees and visitors.

ON-SITE WASTEWATER DISPOSAL

37. Connect the development to an on-site wastewater disposal system, in accordance with, *AS1547* and the *Queensland Plumbing and Waste Water Code*.

38. Obtain a Development Permit for Plumbing Works for the on-site sewerage treatment system.

PARKING AND ACCESS - GENERAL

39.1 Provide car parking suitable to meet the needs of the development.

39.2 Construct all internal roads between the property boundary and the "Stage 0 & 1 : Key Plant Areas" (as shown on the approved plans) to accommodate movements of the largest expected vehicle. The width, pavement design and surface finish is to be designed to generally match the standard of the works that will form the access to the property from the Kogan-Condamine Road, as provided in the Referral Agency conditions.

PARKING AND ACCESS - SERVICING

40. Ensure loading and unloading operations are conducted wholly within the site and vehicles enter and exit the site in a forward direction.

EARTHWORKS - GENERAL

41. Undertake earthworks in accordance with the provisions of *AS3798 Guidelines on Earthworks for Commercial and Residential Developments*.

EROSION AND SEDIMENT CONTROL - GENERAL

42. Ensure that all reasonable action is taken to prevent sediment or sediment laden water from being transported to adjoining properties, roads and/or stormwater drainage systems.

ENVIRONMENTAL HEALTH

43. Undertake operations and construction work associated with this development to the requirements of Council, including the following:

43.1 do not cause nuisance to adjoining residents by the way of smoke, dust, stormwater discharge or siltation of drains, at any time, including non-working hours;

43.2 remove immediately, any material spilled or carried onto existing roads to avoid dust nuisance and to ensure traffic safety; and

Timing: During construction and on-maintenance period and the establishment period of the landscaping or areas disturbed during construction.

44. Do not release contaminants or contaminated water directly or indirectly from the land subject to this approval, or to the ground or groundwater at the land subject to this approval, except for:

44.1 uncontaminated overland stormwater flow; and

44.2 uncontaminated stormwater to the stormwater system.

Timing: Prior to commencement of any works on-site, during works on-site and maintained for the period of the use of the development site.

REFERRAL AGENCY RESPONSE

1. The State Assessment and Referral Agency provided a Concurrence Agency response on 18 June 2026 which is attached.

ADVISORY NOTES

NOTE 1 - Currency Period

"*A part of a development approval lapses at the end of the following period (the currency period)—*

*(a)for any part of the development approval relating to a **Material Change of Use**—if the first change of use does not happen within—*

(i)the period stated for that part of the approval; or

*(ii)if no period is stated—**6 years** after the approval starts to have effect."*

NOTE 2 - 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 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 work, and to ensure safe traffic control and safe public access in respect of works being constructed on a road.

NOTE 5 - Property Note (Audit of Conditions)

An inspection of the property to ascertain compliance with conditions will be undertaken twelve (12) months after the approval takes effect. If the works are completed prior to this time, please contact Council for an earlier inspection. A property note to this effect will be placed on Council's records.

NOTE 6 -Duty to Notify of Environmental Harm

If a person becomes aware that serious or material environmental harm is caused or threatened by an activity or an associated activity, that person has a duty to notify Western Downs Regional Council.

RECONFIGURING A LOT

REVISED PLAN

1. The development shall be carried out generally in accordance with the Plan of Reconfiguration submitted with the application material but is to be amended in accordance with the conditions of this approval as outlined below:

1.1 demonstrate that appropriate access is available to the lease area at all times, independent of the balance lot; either provide a copy of the Lease Agreement demonstrating how this will be managed; OR

1.2 amend the proposed lease configuration to incorporate access (i.e., road frontage for the lease area, an access handle between the lease area and road frontage or appropriate easement etc);

1.3 compliance with Condition 1 must be demonstrated prior to Council's endorsement of the Plan of Survey (Form 18B).

2. Where there is any conflict between the conditions of this development approval and the details shown on the Approved Plan, the conditions of this development approval must prevail.

APPROVED DEVELOPMENT

3. The approved development is for Reconfiguring a Lot (Dividing Land into Parts via Lease Agreement Exceeding a 10 Year Period) as shown on the Approved Plan.

4. The term of the approval (Leases) is a maximum of 30 years from the date of registration of the lease unless otherwise approved by Council.

5. A copy of the registered lease is to be provided to Council once the lease has been registered.

Note: If the applicant does not provide a copy of the lease once it is registered, the commencement date of the term of the lease will be taken from the date the development approval was issued.

6. The approval of the proposed lease does not confer any use rights within the lease area and further development approval for Material Change of Use for the use of the lease area.

COMPLIANCE, TIMING AND COSTS

7. All conditions of the approval shall be complied with before Council's endorsement of the Plan of Survey (Form 18B) and whilst the use continues, unless otherwise noted within these conditions.

8. All costs associated with compliance with these conditions shall be the responsibility of the developer.

9. The Plan of Survey (Form 18B) shall not be executed until a letter of compliance is received demonstrating the development's compliance with all conditions of this approval.

FEES AND CHARGES

10. All fees, rates, interest and other charges levied on the property, shall be paid in full, in accordance with the rate at the time of payment.

MAINTENANCE

11. The development shall be maintained in accordance with the Approved Plan, subject to and modified by any conditions of this approval.

LANDSCAPING

12. All declared weeds and pests shall be removed from the subject land and the subject land kept clear of such nuisance varieties at all times during the course of the development works and any ensuing defects liability period.

13. Apart from declared weeds and pests, trees, shrubs and landscaped areas currently existing on the subject land shall be retained where possible, and action taken to minimise disturbance during construction work.

ENGINEERING WORKS

14. Complete all works approved and works required by conditions of this development approval and/or any related approvals at no cost to Council, prior to Council's endorsement of the Survey Plan (Form 18B) unless stated otherwise.

15. Undertake Engineering designs and construction in accordance with Council's Planning Scheme, Development Manual and Standard Drawings, relevant Australian Standards, Codes of Practice and relevant Design Manuals.

16. Be responsible for any alteration necessary, to electricity, telephone, water mains, sewer mains, stormwater drainage systems or easements and/or other public utility installations resulting from the development or from road and drainage works required in connection with the development.

LOCATION, PROTECTION AND REPAIR OF DAMAGE TO COUNCIL AND PUBLIC UTILITY SERVICES INFRASTRUCTURE AND ASSETS

17. Be responsible for the location and protection of any Council and public utility services infrastructure and assets that may be impacted during construction of the development.

18. Repair all damage incurred to Council and public utility services infrastructure and assets, as a result of the proposed development immediately should hazards exist for public health and safety or vehicular safety. Otherwise, repair all damage immediately upon completion of works associated with the development.

STORMWATER MANAGEMENT

20. Provide overland flow paths that do not adversely alter the characteristics of existing overland flows on other properties.

21. Adjoining properties and roadways to the development are to be protected from ponding or nuisance from stormwater as a result of any site works undertaken as part of the proposed development.

EROSION AND SEDIMENT CONTROL - GENERAL

22. Ensure that all reasonable action is taken to prevent sediment or sediment laden water from being transported to adjoining properties, roads and/or stormwater drainage systems.

23. Remove and clean-up the sediment or other pollutants in the event that sediment or other pollutants are tracked or released onto adjoining streets or stormwater systems, at no cost to Council.

REFERRAL AGENCY RESPONSE

1. The State Assessment and Referral Agency provided a Concurrence Agency response on 18 June 2026 which is attached.

ADVISORY NOTES

NOTE 1 -Currency Period

*"A part of a development approval lapses at the end of the following period (the **currency period**)—*

*(a)for any part of the development approval relating to **Reconfiguring a Lot** - if a plan for the reconfiguration that, under the Land Title Act, is required to be given to a Local Government for approval is not given to the Local Government within—*

(i)the period stated for that part of the approval; or

*(ii)if no period is stated - **4 years** after the approval starts to have effect."*

NOTE 2 -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.

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 -Property Note (Audit of Conditions)

An inspection of the property to ascertain compliance with conditions will be undertaken twelve (12) months after the approval takes effect. If the works are completed prior to this time, please contact Council for an earlier inspection. A property note to this effect will be placed on Council’s records.

NOTE 6 -Duty to Notify of Environmental Harm

If a person becomes aware that serious or material environmental harm is caused or threatened by an activity or an associated activity, that person has a duty to notify Western Downs Regional Council.

CARRIED (6 to 1)

For: Cr. A. N. Smith, Cr. K. A. Bourne, Cr. O. G. Moore, Cr. S. J. Condon, Cr. K. A. Maguire, and Cr. M. J. James

Against: Cr. P. T. Saxelby

Cr S. J. Condon declared a material personal interest in this matter due to his residence neighbouring the proposed development and his spouse lodging a submission opposing the development. He left the meeting and did not participate in the decision.

Cr. S. J. Condon left the room at 9:57am

12.2 (035.2025.417.001) Community and Liveability Report Development Application Reconfiguring a Lot (1 Lot into 22 Lots) of Lot 1 on RP90577 at 175 Hayden Street Dalby Southerdon C/- BKM Planning

The purpose of this Report is for Council to decide the proposed development for Reconfiguring a Lot (1 Lot into 22 Lots) on land described as Lot 1 on RP90577 and situated at 175 Hayden Street, Dalby.

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. M. J. James

That this Report be received and that:

1. The application for Reconfiguring a Lot (1 Lot into 22 Lots) of land described as Lot 1 on RP90577 and situated at 175 Hayden Street, Dalby, be approved, subject to the following conditions:

APPROVED PLAN AND DOCUMENT

1. The development shall be carried out generally in accordance with the Approved Plan and Document listed below, subject to and modified by the conditions of this approval:

Drawing/Document No., Revision	Title and Details	Dated
10060-400, Rev D	Functional Layout Plan, prepared by Align Consulting Engineers	23.04.26
Job No. 10060, Rev 3	Stormwater Management Plan, prepared by Align Consulting Engineers	21.04.26

2. Where there is any conflict between the conditions of this development approval and the details shown on the Approved Plan and Document, the conditions of this development approval must prevail.

3. The following further Development Permit must be obtained prior to commencement of the use of any works associated with the process:

3.1 Operational Work

APPROVED DEVELOPMENT

4. The approved development is Reconfiguring a Lot (1 Lot into 22 Lots) as shown on the Approved Plan.

COMPLIANCE, TIMING AND COSTS

5. All conditions of the approval shall be complied with before Council's endorsement of the Plan of Survey (Form 18B) and whilst the use continues, unless otherwise noted within these conditions.

6. All costs associated with compliance with these conditions shall be the responsibility of the developer.

7. The Plan of Survey (Form 18B) shall not be executed until a letter of compliance is received demonstrating the development's compliance with all conditions of this approval.

FEES AND CHARGES

8. All fees, rates, interest and other charges levied on the property, shall be paid in full, in accordance with the rate at the time of payment.

MAINTENANCE

9. The development shall be maintained in accordance with the Approved Plan and Document, subject to and modified by any conditions of this approval.

LOT NUMBERING

10. The numbering of all approved lots shall remain as indicated on the Approved Plan (unless otherwise amended/approved by Council).

LANDSCAPING

11. The applicant is to submit to Council's Planning and Environment Manager or authorised delegate for endorsement, a Street Tree Planting Plan for street trees within the proposed new road reserves. Generally, street trees are to be planted centrally in front of each proposed lot that fronts the proposed new road.

12. The Street Tree Planting Plan must detail the following:

12.1 one street tree with a minimum height of 1 metre at planting, per lot, unless otherwise approved by Council's Planning and Environment Manager or authorised delegate;

12.2 the location of the existing vegetation to be removed and retained;

12.3 the typical species to be planted, consisting mainly of drought-tolerant species suitable for their individual location on-site;

12.4 the number and size of plants; and

12.5 the typical planting detail including preparation, backfill, staking and mulching.

Note: Please refer to Part 6 of Planning Scheme Policy 1 within the Western Downs Planning Scheme 2017 incorporating Amendment 1 for guidance on the types of trees and/or shrubs recommended for Dalby.

13. The developer must prepare and landscape the site in accordance with the Approved Street Tree Planting Plan/s, or as otherwise approved in writing by Council's authorised delegate. Any amendment approved by Council's authorised delegate is taken to be part of the Approved Plans.

14. All approved landscaping treatments for the development are to be maintained on the property at all times.

ENGINEERING WORKS

15. Submit to Council an Operational Work application for all civil works including earthworks, stormwater, access, road works and water reticulation.

16. Complete all works approved and works required by conditions of this development approval and/or any related approvals at no cost to Council, prior to Council's endorsement of the Survey Plan (Form 18B) unless stated otherwise.

17. Undertake engineering designs and construction in accordance with Council's Planning Scheme, Development Manual and Standard Drawings, relevant Australian Standards, Codes of Practice, WSAA, SEQ Design and Construction Code, and relevant Design Manuals.

18. Be responsible for any alteration necessary to electricity, telephone, water mains, sewer mains, stormwater drainage systems or easements and/or other public utility installations resulting from the development or from road and drainage works required in connection with the development.

19. Submit to Council certification from a suitably qualified Engineer (RPEQ) that the works have been undertaken in accordance with the Approved Plan and specifications and to Council's requirements, prior to lodgement of a Survey Plan (Form 18B) for endorsement.

MAINTENANCE

20. Maintain all works that will become Council infrastructure for a period of 24 months (maintenance period) from the date of on-maintenance unless a different on-maintenance period is specified for a particular asset. Any defective works must be rectified within the maintenance period.

21. Provide Council with a maintenance bond in an acceptable form equal to 5% of the value of Council infrastructure prior to commencement of the maintenance period.

LOCATION, PROTECTION AND REPAIR OF DAMAGE TO COUNCIL AND PUBLIC UTILITY SERVICES INFRASTRUCTURE AND ASSETS

22. Be responsible for the location and protection of any Council and public utility services infrastructure and assets that may be impacted during construction of the development.

23. Repair all damage incurred to Council and public utility services infrastructure and assets as a result of the proposed development immediately should hazards exist for public health and safety or vehicular safety. Otherwise, repair all damage immediately upon completion of works associated with the development.

STORMWATER MANAGEMENT

24. Provide stormwater management generally in accordance with the Approved Stormwater Management Plan prepared by Align Consulting Engineers, Revision 3, dated 21 April 2026, subject to detailed design and except as altered by conditions of this development approval.

25. Design and construct stormwater drainage to ensure that the development will achieve "no nuisance" as described in the *Queensland Urban Drainage Manual* (QUDM) to all downstream properties including road reserves and the like, for design storms of ARI2, ARI5, ARI10, ARI20 and ARI50.

26. Provide overland flow paths that do not adversely alter the characteristics of existing overland flows on other properties or that create an increase in flood damage on other properties.

27. Discharge all minor storm flows that fall or pass onto the site to the lawful point of discharge in accordance with the *Queensland Urban Drainage Manual* (QUDM).

28. Roadside table drains are to be sized to accommodate a minor storm event.

29. Adjoining properties and roadways to the development are to be protected from ponding or nuisance from stormwater as a result of any site works undertaken as part of the proposed development.

WATER SUPPLY

30. Connect the development to Council's reticulated water supply system.

31. Design and construct all works in accordance with Council's requirements as set out in the *SEQ Design and Construction Code*, WSAA Guidelines and relevant development standards used by Council.

32. Install a separate water service connection to each lot as per Council's standards. Connections are to terminate at the property boundary and be terminated with a stop valve and buried, with a marker (pipe or similar) showing the location of the end of the connection so as to allow future connection of a water meter.

WATER – EXTENSION

33. Design and construct an extension to the reticulated water network to service the whole of the proposed development.

34. Design and construct all works in accordance with Council's requirements as set out in the *SEQ Design and Construction Code*, WSAA, Western Downs Planning Scheme, and relevant development standards used by Council.

ON-SITE WASTEWATER DISPOSAL

35. Future dwellings must be connected to an on-site wastewater disposal system in accordance with *AS/NZS 1547: On-site Domestic Wastewater Management* and the *Queensland Plumbing and Waste Water Code*.

Timing: Prior to the issue of a Building Approval for a future Dwelling on the proposed Lots.

VEHICLE ACCESS

36. Construct a gravelled driveway and a crossover having a minimum width of 4 metres and vehicle turnout in accordance with Council's Standard Drawing No. R-004, to each lot.

Timing: Prior to Council's endorsement of the Survey Plan (Form 18B).

ROADWORKS - INTERNAL/NEW ROADS

37. Design and construct the new road on the Proposed Plans as a Rural Residential Access Road, in accordance with Council's Standard Drawing No. R-002, relevant Austroads Standards, EDROC Guidelines and Council's Planning Scheme and, more specifically, include the following:

37.1 a minimum road reserve width of 25 metres;

37.2 concrete edge beam per WDRC Standard Drawing R-002;

37.3 pavement design to be submitted and approved by Council prior to lodgement of an Operational Work application; the bitumen seal shall comprise a prime and double/double seal unless otherwise agreed with Council;

37.4 provision for stormwater drainage, line marking, tapers to existing/new road pavements, signage, street lighting associated with the required road works and road reserve transitions between existing and proposed roads;

37.5 provision of a BAR at the intersection of the new road and Hayden Street; and

37.6 cul-de-sac ends with a minimum 9 metre radius to the bulb end and a minimum 18 metre approach curve, all measured to the edge of bitumen seal and designed in accordance with the requirements of the applicable Planning Scheme and Council's adopted standards.

TELECOMMUNICATIONS

38. Design and provide telecommunications to all lots within the development in accordance with the *Australian Government Telecommunications in New Developments Policy*.

ELECTRICITY

39. Design and provide electricity supply to all lots within the development to comply with Ergon Energy's requirements.

40. Submit to Council, written confirmation from an electricity provider that a supply of electricity is available to all proposed lots, prior to Council's endorsement of the Survey Plan (Form 18B).

SERVICES - EXISTING CONNECTIONS

41. Ensure that all services provided to the existing house on proposed Lot 7 are wholly located within the lot it serves.

STREET LIGHTING

42. Prior to Council's endorsement of the Survey Plan (Form 18B) for the development, design and install street lighting for the full length of the new road and the intersection of the new road and Hayden Street in accordance with *AS/NZS1158.3.1:2020* to a PR6 L33 standard. Submit to Council for endorsement, Street Lighting Design Plans showing the proposed public lighting system.

43. Enter into an agreement with an electricity supplier to provide a public lighting system in accordance with the Lighting Design Plans as required by the previous condition. Submit to Council, written confirmation from an electricity provider that an agreement has been made to provide a public lighting system.

EARTHWORKS - GENERAL

44. Undertake earthworks in accordance with the provisions of *AS3798 Guidelines on Earthworks for Commercial and Residential Developments*.

45. Supervise bulk earthworks to Level 1 or Level 2 and have a frequency of field density testing in accordance with Table 8.1 of *AS3798*.

46. Ensure that each lot is self-draining.

EARTHWORKS

47. Submit to Council, detailed Engineering drawings and information with the Operational Work application, including, but not limited to the following:

47.1 long and cross-sections of proposed cut or fill and retaining walls as applicable;

47.2 existing and proposed surface levels;

47.3 proposed drainage works to accommodate existing overland flows;

47.4 proposed haulage route(s) that will be used; and

47.5 details identifying the source/disposal site(s) for material imported/exported. The site(s) must have a current development approval enabling them to export/accept any material.

EROSION AND SEDIMENT CONTROL - GENERAL

48. Undertake erosion and sediment control during construction works in accordance with Council's Standard Drawing No's D-005 (Rev A), D-006 (Rev A) and D-007 (Rev A) as applicable.

49. Ensure that all reasonable action is taken to prevent sediment or sediment laden water from being transported to adjoining properties, roads and/or stormwater drainage systems.

50. Remove and clean-up the sediment or other pollutants in the event that sediment or other pollutants are tracked or released onto adjoining streets or stormwater systems, at no cost to Council.

ENVIRONMENTAL HEALTH

51. Undertake operations and construction work associated with this development to the requirements of Council, including the following:

51.1 do not cause nuisance to adjoining residents by the way of smoke, dust, stormwater discharge or siltation of drains, at any time, including non-working hours;

51.2 remove immediately, any material spilled or carried onto existing roads to avoid dust nuisance and to ensure traffic safety; and

51.3 do not carry out works on Sundays or Public Holidays (unless approved otherwise by Council).

Timing: During construction and on-maintenance period and the establishment period of landscaping or areas disturbed during construction.

52. Do not release contaminants or contaminated water directly or indirectly from the land subject to this approval, or to the ground or groundwater at the land subject to this approval, except for:

52.1 uncontaminated overland stormwater flow; and

52.2 uncontaminated stormwater to the stormwater system.

Timing: Prior to commencement of any works on-site, during works on-site and maintained for the period of the use of the development site.

EASEMENTS

53. Lodge for registration at the Office of the Land Registry, the following easement(s):

53.1 a Stormwater Drainage Easement having a minimum width of 6 metres as shown on the Approved Plan or as determined in any approval for Operational Work, whichever is the greater, to the benefit of Council.

54. The restrictions imposed (non-permanent fixtures) on the property within the Stormwater Drainage Easement, must include:

54.1 a building (habitable or not), regardless of size;

54.2 a bridge or culvert;

54.3 a tower, mast, pillar or post;

54.4 a wall or a fence (other than a dividing fence);

54.5 a shipping container or similar object;

54.6 a sculpture or statue;

54.7 a viaduct, railway line, roadway or path;

54.8 a swimming pool or a tank; or

54.9 anything else that may be reasonably characterised as a structure when placed upon land (whether by affixation or by resting upon its own weight).

LAND DEDICATION

55. Dedicate, at no cost to Council, land shown on the Approved Plan identified as road must be dedicated as Road Reserve.

PERMANENT SURVEY MARKS

56. Install a minimum of one permanent survey mark (PSM) and connect to Australian Height Datum. Ensure that the PSMs are located and installed in accordance with the *Survey and Mapping Infrastructure Act 2003*.

Timing: Prior to Council's endorsement of the Plan of Survey (Form 18B) for the applicable Stage.

SETBACKS

57. In accordance with the Rural Residential Zone Code, a minimum 10 metre side boundary setback must be maintained between the existing Dwelling to be contained within proposed Lot 7 and the proposed new boundary.

ADVISORY NOTES

NOTE 1 -Currency Period

*"A part of a development approval lapses at the end of the following period (the **currency period**)—*

*(a)for any part of the development approval relating to **Reconfiguring a Lot** —if a plan for the reconfiguration, that under the Land Title Act, is required to be given to a local government for approval is not given to the local government within —*

(i) the period stated for that part of the approval; or

*(ii)if no period is stated— **4 years** after the approval starts to have effect."*

NOTE 2 -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 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 -Property Note (Audit of Conditions)

An inspection of the property to ascertain compliance with conditions will be undertaken **twelve (12) months** after the approval takes effect. If the works are completed prior to this time, please contact Council for an earlier inspection. A property note to this effect will be placed on Council's records.

NOTE 6 -Duty to Notify of Environmental Harm

If a person becomes aware that serious or material environmental harm is caused or threatened by an activity or an associated activity, that person has a duty to notify Western Downs Regional Council.

NOTE 7 - Infrastructure Charges

An Infrastructure Charges Notice is attached to this approval**.**

CARRIED

Cr. S. J. Condon re-entered the room at 10:06 am.

13. EXECUTIVE SERVICES

13.1 Executive Services Chief Executive Officer Report July 2026

The purpose of this Report is to provide Council with significant meetings, forums and delegations attended by the Chief Executive Officer during the month of July 2026.

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. O. G. Moore

That this Report be received.

CARRIED

13.2 Executive Services Report - Adopt Land Management Plan Lot 20 BWR779 Miles Reserve for Pasturage

The purpose of this report is to see Council's endorsement of a Draft Land Management Plan ("**LMP**") for Lot 30 on Crown Plan BWR779, located on the Leichhardt Highway, Miles.

This LMP has been prepared in response to a request from the Department of Natural Resources, Mines, Manufacturing and Regional and Rural Development ("**DNRMMRRD**") to address the current uses of the land that are not consistent with its gazetted purpose as a as a Reserve for Pasturage. The plan demonstrates that these uses do not specifically impact the primary purpose of the land and provides a framework for ongoing management.

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. K. A. Maguire

That this report be received and that Council:

1. Endorse the Draft Land Management Plan for Lot 30 on Crown Plan BWR779, Leichhardt Highway, Miles, as attached;
2. authorise the Chief Executive Officer (or delegate) to make amendments to the Draft Land Management Plan, if required, prior to finalisation, provided such amendments do not materially alter the intent of the plan.
3. delegate authority to the Chief Executive Officer to sign all forms and documents required to affect the registration of the Land Management Plan as an Administrative Advice on Title for Lot 30 on Crown Plan BWR779.

CARRIED

13.3 Executive Services Report Permanent Road Closure Application Portion Mt Pleasant Road Adjoining Lot 109 AG1076 Irvingdale

The purpose of this report is to determine an application for the permanent closure of a portion of Mt Pleasant Road Irvingdale that adjoins the western boundary of Lot 109 AG1076.

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. K. A. Maguire

That this Report be received and that:

1. Council advises the Department of Natural Resources and Mines, Manufacturing and Regional and Rural Development (DNRMMRRD) and the applicant that it does not support the permanent closure of the requested portion of Mt Pleasant Road due to the below reasoning;
   (a) Council has road infrastructure within this road reserve.
   (b) The road provides an alternative access route for residents via Dalby–Nungil Road when the low-level Myall Creek crossing becomes impassable during flood events.
   (c) Adjoining property owners who previously and currently use the road support the road upgrade and reopening.

CARRIED (6 to 1)

For: Cr. A. N. Smith, Cr. K. A. Bourne, Cr. O. G. Moore, Cr. S. J. Condon, Cr. K. A. Maguire, and Cr. M. J. James

Against: Cr. P. T. Saxelby

13.4 Executive Services Quarterly Report April to June 2026

The purpose of this Report is to provide Council with a summary of the Executive Services division's strategic and operational activities for the fourth quarter of the 2025-2026 financial year.

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. K. A. Maguire

That Council resolves to receive the Executive Services Quarterly Report for the period of April to June 2026.

CARRIED

13.5 Executive Services Report Outstanding Actions August 2026

The purpose of this report is to provide Council with an update on the status of outstanding Council Meeting Action Items.

COUNCIL RESOLUTION

Moved By Cr. P. T. Saxelby
Seconded By Cr. S. J. Condon

That Council resolves to receive the Outstanding Actions Report for August 2026.

CARRIED

11. DEPUTATION

10.30am Cecilia Donohoe

Ms Donohoe addressed Council on the increase in dingo population in the Wandoan area and the presence of parthenium along sections of the stock route near Wandoan. It was requested that Council review the local trapping arrangements to increase availability and cost effectiveness

10.35am Colin Worsfold

Mr Worsfold addressed Council regarding cattle travelling along stock routes without being inspected or dipped and highlighted the potential financial and operational consequences of a cattle tick infestation. Council was requested to provide a written response outlining measures for managing the risks associated with cattle ticks.

The Chairperson adjourned the meeting at 10.45am

Meeting resumed at 11:06am

14. CORPORATE SERVICES

14.1 Corporate Services Report Quarter Four Operational Plan 2025-26 and Enterprise Risk Register Review

The purpose of this report is to provide Council with the fourth and final quarter progress in achieving the actions outlined in the *Operational Plan 2025-26* and the status of the strategic risk which Council manages under the *Enterprise Risk Management Framework*.

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. P. T. Saxelby

That Council resolves to receive the *Quarter Four Operational Plan 2025-26 and Enterprise Risk Management Review*.

CARRIED

14.2 Corporate Services Quarterly Report April to June 2026

The purpose of this Report is to provide Council with a summary of the Corporate Services division's strategic and operational activities for the fourth quarter of the 2025-2026 financial year.

COUNCIL RESOLUTION

Moved By Cr. S. J. Condon
Seconded By Cr. K. A. Maguire

That Council resolves to receive the Corporate Services Quarterly Report for the period of April to June 2026.

CARRIED

14.3 Corporate Services Financial Report July 2026

The purpose of this report is to present Council with the Financial Report for the period ended 31 July 2026 and to seek approval for amendments to the 2026-2027 and 2027-2028 Capital Works Programs, including the carried forward of incomplete projects from the 2025-2026 financial year.

COUNCIL RESOLUTION

Moved By Cr. O. G. Moore
Seconded By Cr. S. J. Condon

That Council resolves to receive the July 2026 Financial Report and approve:

1. the proposed adjustments to the 2026-2027 capital works programme as listed in section three of this report and detailed in attachment two, with $14,073,767 of capital expenditure (exclusive of goods and services tax) and $1,579,368 of capital revenue (exclusive of goods and services tax) to be carried from 2025-2026 to 2026-2027 for projects that were not commenced or completed in 2025-2026;
2. to defer unspent capital works budget in the 2025-2026 year to the 2027-2028 capital works budget as listed in section three of this report and detailed in attachment two, with $3,601,973 of capital expenditure (exclusive of goods and services tax) to be carried from 2025-2026 to 2027-2028;
3. to increase the 2025-2026 capital works budget for design costs incurred for future year projects and reduce the 2026-2027 capital works budget as listed in section three of this report and detailed in attachment two, for $234,290 (exclusive of goods and services tax); and
4. to increase the 2025-2026 capital works budget for design costs incurred for future year projects and reduce the 2027-2028 capital works budget as listed in section three of this report and detailed in attachment two for $44,419 (exclusive of goods and services tax).

CARRIED

15. INFRASTRUCTURE SERVICES

15.1 Infrastructure Services Report Black Spot Funding Nominations

The purpose of this report is to seek Council approval for operational expenditure required to compile Blackspot Funding Nominations; and if successful, to include new capital projects in the 2026/27 capital works program, and approve the associated expenditure and revenue budget amendments.

COUNCIL RESOLUTION

Moved By Cr. P. T. Saxelby
Seconded By Cr. M. J. James

That this report be received and that Council:

1. Approve the operational expenditure to complete Blackspot Funding nominations for eligible identified sites.

CARRIED

15.2 Infrastructure Services Report Strategic Asset Management Plan

The Purpose of this Report is to seek Council's approval to adopt Council's updated Strategic Asset Management Plan (SAMP).

COUNCIL RESOLUTION

Moved By Cr. K. A. Maguire
Seconded By Cr. M. J. James

That this report be received and that:-

1. Council adopt the 2026 Strategic Asset Management Plan

CARRIED

15.3 Infrastructure Services Report Hannaford State School School Transport Infrastructure Program Project

The purpose of this report is to seek Council approval, to include a new capital project Hannaford State School carpark upgrade - School Transport Infrastructure Program Project in the 2026/27 capital works program and approve the associated expenditure and revenue budget amendments.

COUNCIL RESOLUTION

Moved By Cr. M. J. James
Seconded By Cr. K. A. Maguire

That this report be received and that Council:

1. Approve the inclusion of the Hannaford State School carpark upgrade capital project together with the associated expenditure of $140,296 (exclusive of goods and services tax) and revenue of $90,000 (exclusive of goods and service tax) in the 2026/27 Budget; and
2. Delegate the authorisation to execute the School Transport Infrastructure Program project funding agreement to the Chief Executive Officer.

CARRIED

15.4 Infrastructure Services Report Macalister Bell Road Rehabilitation Project

The purpose of this report is to acknowledge the completion of the Macalister Bell Road Rehabilitation Project and the successful outcomes achieved through its delivery.

COUNCIL RESOLUTION

Moved By Cr. P. T. Saxelby
Seconded By Cr. K. A. Maguire

That this report be received

CARRIED

15.5 Infrastructure Services Report - CN27264 TMR 26/27 Reseal Prior Work Project Tender

The purpose of this report is to seek Council authorisation for additional 2026-27 Operational expenditure to be offset with revenue as part of the 26/27 Reseal Prior Works Reconstruction Work Project tender offered as sole invitee to Council by the Department of Transport and Main Roads (DTMR).

COUNCIL RESOLUTION

Moved By Cr. O. G. Moore
Seconded By Cr. K. A. Maguire

That this report be received and that Council;

1. Approves the inclusion of the associated operational expenditure and revenue for the project to the approved 2026-27 Council Operational Budget.

2. Delegate the authorisation of the commercial works tender and contract for CN27264 for the DTMR 26/27 Reseal Prior Works Reconstruction Project to the Chief Executive Officer.

CARRIED

15.6 Infrastructure Services Report - CN24452 TMR Disaster Recovery Funding Arrangement (DRFA) Separable Portion 01 - 25H & 25O Reconstruction Work Project Tender

The purpose of this report is to seek Council authorisation for additional 2026-27 Operational expenditure to be offset with revenue as part of the 25H & 25O DRFA Reconstruction Work Project tender offered as a Separable Portion to CN24452 by the Department of Transport and Main Roads (DTMR).

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. P. T. Saxelby

That this report be received and that Council;

1. Approves the inclusion of the associated operational expenditure and revenue for the project to the approved 2026-27 Council Operational Budget.

2. Delegate the authorisation of the commercial works tender and contract for CN24452 for the DTMR 25H & 25O DRFA Reconstruction Project, including both conforming and alternative tenders, to the Chief Executive Officer.

CARRIED

15.7 Infrastructure Services - Weranga North Road, Tara Ch 29.961 - 34.793km - Road Upgrade to Gravel Pavement

The purpose of this report is to seek Council approval to include the Weranga North Road, Tara Ch 29.961 - 34.793km - Road Upgrade to Gravel Pavement as a new project in the 2026/27 capital works program and approve the associated expenditure and revenue budget amendments.

COUNCIL RESOLUTION

Moved By Cr. S. J. Condon
Seconded By Cr. P. T. Saxelby

That this report be received and that Council:

1. Approve the inclusion of the Weranga North Road, Tara Ch 29.961 - 34.793km - Road Upgrade to Gravel Pavement project, together with the associated expenditure of $809,836 (exclusive of goods and services tax) and revenue of $931,311 (exclusive of goods and service tax) in the 2026/27 Budget.

CARRIED

15.8 Infrastructure Services Dragoncrest Road Wandoan Gravel Resheet

The purpose of this report is to seek Council approval to include a new capital project, Dragoncrest Road, Wandoan Gravel Resheet, to the 2026/27 capital works program and approve the associated expenditure and revenue budget amendments.

COUNCIL RESOLUTION

Moved By Cr. K. A. Maguire
Seconded By Cr. K. A. Bourne

That this report be received and that Council:

1. Approve the inclusion of the Dragoncrest Road, Wandoan Gravel Resheet capital project, together with the associated expenditure of $274,768 (exclusive of goods and services tax) and revenue of $315,983.20 (exclusive of goods and service tax) in the 2026/27 Budget.

CARRIED

15.9 Infrastructure Services Report July 2026 Capital Works Progress Update

The purpose of this report is to provide Council with an update on the 2025/26 Capital Works Program for July 2026.

COUNCIL RESOLUTION

Moved By Cr. S. J. Condon
Seconded By Cr. K. A. Maguire

That this report be received.

CARRIED

15.10 Infrastructure Services Quarterly Report April to June 2026

The purpose of this Report is to provide Council with a quarterly update in relation to the Infrastructure Services' Works, Utilities, Project Delivery and Technical Services departments performance.

COUNCIL RESOLUTION

Moved By Cr. S. J. Condon
Seconded By Cr. P. T. Saxelby

That this report be received.

CARRIED

15.11 Infrastructure Services Report McAllisters Road Wandoan Gravel Resheet

The purpose of this report is to seek Council approval, to include a new capital project McAllisters Road, Wandoan Gravel Resheet, in the 2026/27 capital works program, and approve the associated expenditure and revenue budget amendments.

COUNCIL RESOLUTION

Moved By Cr. P. T. Saxelby
Seconded By Cr. K. A. Bourne

That this report be received and that Council:

1. Approve the inclusion of the McAllisters Road, Wandoan Gravel Resheet capital project, together with the associated expenditure of $120,016 (exclusive of goods and services tax) and revenue of $138,018.40 (exclusive of goods and service tax) in the 2026/27 Budget.

CARRIED

15.12 Infrastructure Services Report Mt Organ Road Maintenance Grade Gravel Patching

The purpose of this report is to seek Council approval to include a new capital project, Mt Organ Road Maintenance Grade and Gravel Patching in the 2026/27 capital works program and approve associated expenditure and revenue budget amendments.

COUNCIL RESOLUTION

Moved By Cr. K. A. Bourne
Seconded By Cr. K. A. Maguire

That this report be received and that Council:

1. Approve the inclusion of the Mt Organ Road - Maintenance Grade & Gravel Patching project, together with the associated expenditure of $19,625.00 (exclusive of goods and services tax) and revenue of $22,568.52 (exclusive of goods and service tax) in the 2026/27 Budget.

CARRIED

16. COMMUNITY AND LIVEABILITY

16.1 Community and Liveability Report Parks Strategy 2026-2031

The purpose of this report is to seek Council's endorsement of the Parks Strategy 2026-2031.

COUNCIL RESOLUTION

Moved By Cr. K. A. Maguire
Seconded By Cr. S. J. Condon

That this Report be received and Council endorse the Parks Strategy 2026-2031.

CARRIED

16.2 Community Liveability Report Renewable Energy Community Benefit System Policy

The purpose of this Report is to seek Council adoption of the updated Renewable Energy: Community Benefit System Policy.

COUNCIL RESOLUTION

Moved By Cr. M. J. James
Seconded By Cr. K. A. Bourne

That this Report be received and Council resolve to adopt the updated *Renewable Energy: Community Benefit System Policy* as attached, with the following addition to section 3.10 the policy document:

(5) The Chief Executive Officer will facilitate two Councillor briefings for each proposed Community Benefit Agreement, being:

(a) upon completion of the Social Impact Assessment; and

(b) immediately prior to execution of the Community Benefit Agreement.

These briefings are intended to enable Councillors to satisfy themselves as to the robustness and veracity of the Social Impact Assessment and to review the proposed projects and funding allocations contained within Schedule 2, to ensure they appropriately respond to identified impacts, community priorities, and the intended outcomes of the Community Benefit Agreement.

CARRIED

16.3 Community and Liveability Quarterly Report April to June 2026

The purpose of this Report is to provide Council with a summary of the Community and Liveability division's strategic and operational activities for the fourth quarter of the 2025-2026 financial year.

COUNCIL RESOLUTION

Moved By Cr. K. A. Maguire
Seconded By Cr. M. J. James

That Council resolves to receive the Community and Liveability Quarterly Report for the period of April to June 2026.

CARRIED

16.4 Community and Liveability Report Words Out West 2026

This report presents the outcomes of the 2026 Words Out West Readers & Writers Festival, delivered across the Western Downs through festival events, school programming and expanded community activities. It summarises participation, audience satisfaction, visitation, sponsorship, ticket sales and the overall financial result for the event. The report also identifies the cultural, educational and economic value delivered by the festival and its contribution to Council's strategic objectives for community connection, tourism and regional liveability.

Words Out West Readers & Writers Festival is considered the most significant cultural event for the Western Downs, delivering cultural, educational and economic benefits while enhancing the region's reputation as a destination for literary and storytelling experiences.

COUNCIL RESOLUTION

Moved By Cr. P. T. Saxelby
Seconded By Cr. M. J. James

That Council notes the 2026 Words Out West Readers & Writers Festival Report.

CARRIED

17. NOTICES OF MOTION

17.1 CONSIDERATION OF NOTICES OF MOTION/BUSINESS

COUNCIL RESOLUTION

Moved By Cr. M. J. James
Seconded By Cr. K. A. Maguire

Council requests the Chief Executive Officer urgently explore the concerns raised by Western Downs community members not receiving Census documents.

CARRIED

17.2 RECEPTION OF NOTICES OF MOTION FOR NEXT MEETING

There were no notices of motion presented for the next meeting.

18. URGENT GENERAL BUSINESS

There was no urgent general business.

19. MEETING CLOSURE

The Meeting concluded at 12.12pm.