



# **PLANNING & DEVELOPMENT COMMITTEE MEETING**

## **MINUTES**

**23 SEPTEMBER 2014**

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**REPORT OF THE PLANNING & DEVELOPMENT COMMITTEE MEETING  
HELD AT COUNCIL CHAMBERS, 232 BOLSOVER STREET, ROCKHAMPTON  
ON TUESDAY 23 SEPTEMBER 2014 COMMENCING AT 1.38 PM**

## **1 OPENING**

## **2 PRESENT**

Members Present:

Acting Mayor, Councillor A P Williams (Chairperson)  
Councillor C E Smith  
Councillor C R Rutherford  
Councillor G A Belz  
Councillor S J Schwarten  
Councillor R A Swadling  
Councillor N K Fisher

In Attendance:

Mr E Pardon – Chief Executive Officer  
Mr R Holmes – General Manager Regional Services  
Mr R Claus – Manager Planning  
Ms T Fitzgibbon – Coordinator Development Assessment  
Ms A O'Mara – Planning Officer  
Ms L Price – Community Awareness Officer  
Ms I Taylor – Governance Support Officer

## **3 APOLOGIES AND LEAVE OF ABSENCE**

Leave of Absence for the meeting was previously granted to the Mayor, Councillor Margaret Strelow.

Councillor Rose Swadling tendered her apology and was not in attendance.

## **4 CONFIRMATION OF MINUTES OF PREVIOUS MEETING**

### **COMMITTEE RESOLUTION**

THAT the minutes of the Planning & Development Committee held on 9 September 2014 be taken as read and adopted as a correct record.

**Moved by:** Councillor Smith  
**Seconded by:** Acting Mayor Williams  
**MOTION CARRIED**

## **5 DECLARATIONS OF INTEREST IN MATTERS ON THE AGENDA**

## **6 BUSINESS OUTSTANDING**

Nil

## **7 PUBLIC FORUMS/DEPUTATIONS**

Nil

## 8 OFFICERS' REPORTS

### 8.1 D/8-2014 APPLICATION UNDER THE DEVELOPMENT INCENTIVES POLICY FOR DEVELOPMENT PERMIT FOR A MATERIAL CHANGE OF USE FOR A CHILD CARE CENTRE

**File No:** D/8-2014  
**Attachments:** 1. Locality Plan  
**Authorising Officer:** Tarnya Fitzgibbon - Coordinator Development Assessment  
 Russell Claus - Manager Planning  
 Robert Holmes - General Manager Regional Services  
**Author:** Amanda O'Mara - Planning Officer

#### SUMMARY

*Development Application Number:* D/8-2014  
*Applicant:* Frenchville Villas  
*Real Property Address:* Lot 1 on RP607276 and Lot 2 on RP894268, Parish of Archer  
*Common Property Address:* 171 and 175 Frenchville Road, Frenchville  
*Rockhampton City Plan Area:* Berserker Foothills Residential Area  
*Type of Approval:* Development Permit for a Material Change of Use for a Child Care Centre  
*Date of Decision:* 13 May 2014  
*Application Lodgement Fee:* \$4,865.00  
*Infrastructure Charges:* \$83,290.00  
*Infrastructure Charges Incentive:* All other areas – 50% discount  
*Incentives Sought:* Infrastructure Charges Concession  
 Refund of Development Application Fees  
 Refund of service and connection fees

#### COMMITTEE RESOLUTION

That in relation to the application under the Development Incentives Policy for a Development Permit for a Material Change of Use for a Child Care Centre on Lot 1 on RP607276 and Lot 2 on RP894268, located at 171 and 175 Frenchville Road, Frenchville, Council resolves to approve the following incentives if the use commences prior to 19 May 2017:

- a) A fifty percent reduction of infrastructure charges to the amount of \$41,645.00;
- b) A refund of the application lodgement fee of \$4,865.00 on completion of the development; and
- c) A refund of Council's water meter and service connection fees on completion of the development.

**Moved by:** Councillor Rutherford  
**Seconded by:** Councillor Belz  
**MOTION CARRIED**

**8.2 DEVELOPMENT COMPLIANCE ENFORCEMENT STRATEGY**

**File No:** 5241  
**Attachments:** 1. Development Compliance Enforcement Strategy Table  
**Authorising Officer:** Russell Claus - Manager Planning  
Robert Holmes - General Manager Regional Services  
**Author:** Tarnya Fitzgibbon - Coordinator Development Assessment

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**SUMMARY**

*This report seeks approval of the Development Assessment unit's enforcement strategy, which is to become part of the whole of Council Enforcement Strategy that is currently being drafted. The whole of Council Enforcement Strategy will be subordinate to the Infringement Notice Policy adopted by Council on 26 August 2014.*

1.45PM Councillor Schwarten left the meeting and did not return.

**COMMITTEE RESOLUTION**

THAT Council adopt the Development Assessment unit's enforcement strategy, which will be an appendix to the whole of Council Enforcement Strategy.

**Moved by:** Councillor Fisher

**Seconded by:** Councillor Belz

**MOTION CARRIED**

## 9 STRATEGIC REPORTS

### 9.1 PLANNING SECTION - MONTHLY OPERATIONS REPORT

**File No:** 7028  
**Attachments:** 1. Monthly Report August  
**Authorising Officer:** Robert Holmes - General Manager Regional Services  
**Author:** Russell Claus - Manager Planning

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#### SUMMARY

*The monthly operations report for the Planning Section (Development Assessment, Strategic Planning and Building Compliance) as at 31 August 2014 is presented for Councillors information.*

#### COMMITTEE RESOLUTION

THAT the Planning Section (Development Assessment, Strategic Planning and Building Compliance) report be received.

**Moved by:** Councillor Rutherford

**Seconded by:** Councillor Smith

**MOTION CARRIED**



## **10 NOTICES OF MOTION**

Nil

## **11 URGENT BUSINESS\QUESTIONS**

## **12 CLOSURE OF MEETING**

There being no further business the meeting closed at 2.07pm.

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
CHAIRPERSON

\_\_\_\_\_  
DATE