

**E&C RESULTS – 06 NOVEMBER 2000**

SUB NO.	FILE NO.	DIV	TITLE	Y-N HOLD
06/11-1F R	364/150/3(302)	City Governance	Council land 76A Shafston Avenue, Kangaroo Point	YES
06/11-1K R	460/2(91)	Urban Management	Inclusion of five Local Plans into the Brisbane City Plan 2000	YES
06/11-2K R	202/10(630)	Urban Management	Bullockhead Creek Waterway Corridor	YES
06/11-1L M	(4)12/51/1(P3/A1)	OLMCEO	Monthly Report – Delegation of Authority to Travel – September 2000	YES
06/11-2L R	243/50-90143/99/2000	OLMCEO	Stores Board Report – Submission for Council approval: 90143/99/2000 Supply of electricity to Brisbane City Council's Contestable Sites	YES
06/11-3L R	(6)376/6/40(P1)	OLMCEO	Contracts and Tendering – Report to Council of contracts accepted by delegates	YES
06/11-4L M	392/40(1951)	OLMCEO	Sponsorship – First Tuesday SEQ Ltd	YES
06/11-1N M	392/49/2-99/2000(0)	CED	2000/2001 Community Sport Assistance Grant Scheme – Round One	YES
06/11-2N M	24/1-N/2000(2)	CED	Overseas Travel – Government On Line New Zealand – Manager, Community Information	YES

M - Indicates an E&C Committee decision (or minute item), which is included in this document.

R - Indicates an E&C Committee recommendation to full Council. Details can be accessed through the Council Minutes, which are available for inspection on Level 2 of the Brisbane Square Library, 266 George Street, Brisbane.

**OFFICE OF THE LORD MAYOR AND CHIEF EXECUTIVE**

**(OFFICE OF THE CHIEF EXECUTIVE)**

**1.0 FILE NUMBER:** (4)12/51/1(P3/A1)

**SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE**

**2.0 TITLE**

*Monthly Report - Delegation of Authority to Travel -  
September 2000*

**3.0 ISSUE/PURPOSE**

Provision of relevant monthly travel report.

**4.0 PROPONENT**

Jude Munro  
CHIEF EXECUTIVE OFFICER

**5.0 SUBMISSION PREPARED BY**

Jaylene Farrell  
Travel Co-ordinator, Office of the Chief Executive, ext. 34252

**APPROVED**

*[Handwritten signatures and initials, including "Mayor" and "K.A."]*

**6.0 DATE**

24 October, 2000

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

For information purposes

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION  
REQUIRED UNDER AN ACT OR ORDINANCE?**

No.

**9.0 RECOMMENDATION**

That the Establishment and Co-ordination Committee note the information submitted on approved travel for September 2000.

**ACTION TAKEN**

7/11/00

TOWN CLERK

File to TCEO

**RECEIVED**

6 NOV 2000

COMMITTEE SECRETARY

**10.0** *[Signature]*  
Jude Munro  
**CHIEF EXECUTIVE OFFICER**



### 11.0 BACKGROUND

In pursuance of the request for information on a monthly basis of travel approved under delegation, reports are enclosed for September 2000, for each Unit of Administration (showing travel actually undertaken during that month).

I have revised these and have no concerns about any of them.

Attachment "A" shows details associated with travel undertaken in September which is not covered by the Travel Policy (being essentially travel by job applicants to attend interviews).

In summary, the position is as follows:

		September
<b>Non-Commercial Operations</b>		
a)	International Travel	
	(i) Number of Bookings	1
	(ii) Airfares	\$0.00
b)	Domestic Travel	
	(i) Number of Bookings	17
	(ii) Airfares	\$9,134.22
c)	Accommodation and Allowances Costs	\$7,590.67
d)	Registration Fees for Conferences	\$2,790.69
e)	Other Costs e.g. hire car	\$1,868.58
f)	GST Component	\$1,334.82
	<b>TOTAL</b>	<b>\$22,718.98</b>

### Commercial Operations

g)	International Travel	
	(i) Number of Bookings	0
	(ii) Airfares	\$0.00

h)	Domestic Travel		
	(i) Number of Bookings	0	
	(ii) Airfares		\$0.00
i)	Accommodation and Allowances Costs		\$0.00
j)	Registration Fees for Conferences		\$0.00
k)	Other Costs e.g. hire car		\$0.00
l)	GST Component		\$0.00
	<b>TOTAL</b>		<b>\$0.00</b>
m)	Cost of air-fares, accommodation and taxis as detailed in Attachment "A"		\$8,451.16

**12.0 CONSULTATION**

Liaison with Officers undertaking travel and Divisional Travel Officers.

**13.0 IMPLICATIONS OF PROPOSAL**

Nil

**14.0 CORPORATE PLAN IMPACT**

Nil

**15.0 CUSTOMER IMPACT**

Nil

**16.0 ENVIRONMENTAL IMPACT**

Nil

**17.0 POLICY IMPACT**

In line with Council policy.

**18.0 FUNDING IMPACT**

Expenses incurred through Divisional Travel Votes.

**19.0 HUMAN RESOURCE IMPACT**

Not applicable.

**20.0 URGENCY**

In the normal course of business.

**21.0 PUBLICITY/MARKETING STRATEGY**

At the discretion of the Lord Mayor.

**22.0 OPTIONS**

- (1) That E&C note the information submitted on approved Travel for September 2000.
- (2) Not approve the recommendation.

**Option (1) is the preferred option.**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

1.0 FILE NUMBER:

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

2.0 TITLE

Sponsorship - First Tuesday SEQ Ltd -- December function

3.0 ISSUE/PURPOSE

The purpose of this submission is to seek E&C approval to sponsor the "First Tuesday" December function.

4.0 PROPONENT

Jude Munro  
Chief Executive Officer

5.0 SUBMISSION PREPARED BY

John Tunstall  
E&C Clerk

6.0 DATE

01 November 2000

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL

For E&C approval.

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

No.

9.0 RECOMMENDATION

That E&C grant approval to sponsor the December "First Tuesday" function to the value of \$1,000.00

10.0 DIVISIONAL MANAGER

  
Jude Munro  
CHIEF EXECUTIVE OFFICER

**APPROVED**

BCG 10 YEAR RELEASE SCHEME

RECEIVED

6 NOV 2000

COMMITTEE SECTION

ACTION TAKEN

7/11/00

TOWN CLERK

File to ECCO

## 11.0 BACKGROUND

In September 2000, the Lord Mayor's Office received a request for Brisbane City Council to sponsor and officially open the December "First Tuesday" event.

First Tuesday South-East Queensland (SEQ) Ltd started in March 2000, and is a not for profit company that holds the rights to operate First Tuesday in Queensland. First Tuesday is a global organisation that, since its inception in London two years ago, has grown to encompass over ninety-five cities worldwide and has a membership in excess of 85,000. First Tuesday is a global B2B start up market place and meeting place for entrepreneurs and everything they need from capital and talent to services and enterprise.

First Tuesday SEQ Ltd encompasses from the Sunshine Coast through Brisbane to the Gold Coast, in effect South-East Queensland's technology corridor. First Tuesday provides the aggregation necessary for effective new economy network marketing and expansion and coagulates the key players in markets that would otherwise lack the critical mass required for self ignition and spontaneous deal flows that are often seen in Europe and North America.

The First Tuesday events are an open informal gathering where the configuration of attendees is engineered to achieve a mix of investors, entrepreneurs and professional service providers.

The opportunity to sponsor such an event will open many business doors for Council as well as providing a forum for launching programs such as e-Brisbane and other business initiatives.

## 12.0 CONSULTATION

The Lord Mayor Jim Soorley

## 13.0 IMPLICATIONS OF PROPOSAL

If approved, the recommendation will open to Council opportunities to be involved with the cream of South-East Queensland's technology and related investment and service industries.

## 14.0 CORPORATE PLAN IMPACT

Strategy 1.3.1 Develop networks and build alliances that influence government decisions and support the interests of the Brisbane community.

Strategy 2.2.1 Plan and facilitate regional and local economic development.

Strategy 2.2.2 Build and improve strategic economic partnerships for Brisbane.

**15.0 CUSTOMER IMPACT**  
Nil.

**16.0 ENVIRONMENTAL IMPACT**  
Nil.

**17.0 POLICY IMPACT**  
Nil.

**18.0 FUNDING IMPACT**  
Funds of \$1,000.00 are available within Corporate Activities.

**19.0 HUMAN RESOURCE IMPACT**  
Nil.

**20.0 URGENCY**  
In the normal course of business.

**21.0 PUBLICITY/MARKETING**  
For its sponsorship Council will receive the following:  
· Credit in event notices, wrap-ups to their database and newsletters; and  
· Signage at the event.

**22.0 OPTIONS**

- (1) Approve the recommendation.
- (2) Not approve the recommendation.

**Option (1) is the preferred option.**

1.0 FILE NUMBER: 392/49/2-99/2000(0)  
NUMBER

SUBMISSION

06/11-1

N

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

2.0 TITLE

2000/2001 Community Sport Assistance Grant Scheme - Round One.

3.0 ISSUE/PURPOSE

To seek approval for the allocation of funding for the Community Sport Assistance Grant Scheme as per Attachment 1.

4.0 PROPONENT

Ms Pauline Peel, Divisional Manager, Community & Economic Development (x34110).

5.0 SUBMISSION PREPARED BY

Ms Gina Manning, Program Officer Sport and Recreation Community and Lifestyle (x36199).

6.0 DATE

31 October 2000.

7.0 FOR ESTABLISHMENT AND COORDINATION COMMITTEE APPROVAL OR RECOMMENDATION TO COUNCIL?

For Establishment and Co-ordination Committee approval.

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

No.

9.0 RECOMMENDATION

That the attached list of applications (Attachment 1) recommended for funding under the Community Sport Assistance Grant Scheme be approved.

*Alan Rogers*

Alan Rogers  
Manager  
COMMUNITY AND LIFESTYLE

*Pauline Peel*

Pauline Peel  
Divisional Manager  
COMMUNITY & ECONOMIC DEVELOPMENT

I Recommend Accordingly

*[Signature]*  
CHIEF EXECUTIVE OFFICER

APPROVED

Lord Mayor

RECEIVED

6 NOV 2000

COMMITTEE SECTION

## 11.0 BACKGROUND

The Establishment and Coordination Committee at its meeting of 30 May 1994 approved the adoption of the guidelines and conditions for the Community Sport Assistance Grant Scheme. These were adapted to better serve the changing needs within sport on the 6 July 1998, and are attached as Attachment 2.

The 1998/99 Budget included the allocation of funds for the Community Sport Assistance Grant Scheme of \$500,000.00. Funds are divided into 2 rounds.

Set out in Attachment 1 are the applications received under Round 1 of the 2000/2001 Scheme. The applications have been assessed by the Regional Sport and Recreation Officers who have sought input from Ward Councillors and other Community Development team members. The most meritorious of these have been recommended for funding.

There are also a number of applications that do not meet the guidelines or are not of sufficient merit and hence are not recommended for funding.

## 12.0 CONSULTATION

Councillors in each Ward.

Councillor David Hinchliffe, Chairperson Community Policy Committee.

Sport and Recreation Officers, Community Development Teams, Customer and Community Services.

Pam Bourke, Manager, Community Development Services, Customer and Community Services.

Margaret Jacobson, Senior Program Officer, Recreation Policy, Community and Lifestyle, Community & Economic Development.

## 13.0 IMPLICATIONS OF PROPOSAL

Successful applicants will be able to proceed with their projects.

Unsuccessful applicants may resubmit their proposals in Round 2 of the 2000/2001 Scheme, or contact Regional Sport and Recreation Officers to discuss their applications.

## 14.0 CORPORATE PLAN IMPACT

Program 4	Community Life.
Outcome 4.4	A choice of sport, recreation and leisure activities for all.
Strategy 4.4.1	Improve the health and quality of life of communities through participation in sport and recreation activities.



### 15.0 CUSTOMER IMPACT

The Community Sport Assistance Grant Scheme provides valuable support to community based sport clubs in Brisbane City.

### 16.0 ENVIRONMENTAL IMPACT

Nil

### 17.0 POLICY IMPACT

The Community Sport Assistance Grant Scheme has been approved by the Establishment and Co-ordination Committee.

### 18.0 FUNDING

Of the 65 applications received for the Community Sport Assistance Scheme, 29 are recommended for either full or part funding, representing \$238 166.60

Funds have been allocated in Code 1.03.1659.575.862.000.733.000.00 - Community Sport and Recreation.

### 19.0 HUMAN RESOURCES IMPACT

Nil

### 20.0 URGENCY

In the normal course of business.

### 21.0 PUBLICITY/MARKETING STRATEGY

All applicants will be advised of the results of their submission within ten (10) working days of approval by the Establishment and Co-ordination Committee. Successful applicants will receive a letter from the Lord Mayor.

### 22.0 OPTIONS

- (1) Approve the recommendations as set out in Attachment 1
- (2) Not approve the recommendations as set out in Attachment 1
- (3) Vary the level of assistance provided.

Option (1) is recommended.

SUBMISSION TO THE ESTABLISHMENT & CO-ORDINATION COMMITTEE

1.0 FILE NUMBER

2.0 TITLE

Authority for Sandra Lynn to attend "Government On Line New Zealand".

3.0 ISSUE/PURPOSE

To seek Establishment and Coordination Committee approval for the Manager, Community Information to attend the "Government On Line New Zealand" in Wellington, 25-28 November.

4.0 PROPONENTS

Pauline Peel, Divisional Manager, Community and Economic Development

5.0 SUBMISSION PREPARED BY

Sandra Lynn, Manager, Community Information

6.0 DATE

31 October 2000

RECEIVED

6 NOV 2000

COMMITTEE SECTION

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL

For E&C Approval

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

No.

ACTION TAKEN

7/11/00  
TOWN CLERK  
File to mcl

9.0 RECOMMENDATION

That E&C grant approval for the Manager, Community Information to travel overseas to attend the "Government On Line New Zealand" in Wellington, 25-28 November, at a total estimated cost of \$800.

10.0 DIVISIONAL MANAGER



Pauline Peel  
Divisional Manager  
Community and Economic Development

I Recommend Accordingly



CHIEF EXECUTIVE OFFICER

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

## 11.0 BACKGROUND

Sandra Lynn has been invited to address the International Quality and Productivity Centre (IQPC) Conference the "Government On Line New Zealand" in Wellington, 25-28 November.

Her topic for this conference, which is expected to attract 200-300 delegates, is "Encouraging Public Awareness and Providing Equitable Access to Online Services". The session has been listed as an International Case Study in recognition of Council's achievements and future directions.

While at the Conference, Sandra will have access to senior representatives of government and business sectors including:

- Chief General Manager, Government Online, Office of Government Online (Australia),
- eBusiness Solutions Manager, Solnet Limited (NZ)
- Assistant Commissioner, Electronic Service Delivery, Australian Tax Office
- Manager, Online Marketing, Tourism New Zealand
- Manager, The Companies Office (NZ).

## 12.0 CONSULTATION

The following have been consulted in relation to these proposals:

Cr David Hinchliffe, Chairperson Community Policy Committee  
Jude Munro, Chief Executive Officer.

All are in agreement with the recommendation.

## 13.0 IMPLICATIONS OF PROPOSAL

- a. Promote of Brisbane City Council achievements of community website developments.
- b. Promote Brisbane City Council's achievements in providing access to information and its commitment to making Brisbane a "Smart City".
- c. Provides an opportunity to collaborate with other presenters and conference attendees to learn from their experiences and initiatives.

## 14.0 CORPORATE PLAN IMPACT

The proposal complies with the following objective of the Corporate Plan "4.3.2 Improved community access to information" and will provide input to the eBrisbane agenda.

## 15.0 CUSTOMER IMPACT

Improvements in the focus and usefulness of BCC delivery of Internet solutions to community and business.

## 16.0 ENVIRONMENTAL IMPACT

Nil

## 17.0 POLICY IMPACT

Nil

## 18.0 FUNDING IMPACT

Funds for attendance and participation in all activities are available from the 2000/01 budget and are currently estimated at \$800 comprising:

Airfares	\$0 (Frequent Flyer points)
Accommodation (4 nights)	\$200 (one night, IQPC funding 3 nights)
Council Advance	\$200
Personal Allowance	\$200
Ground transport	\$200
Conference Fees	\$0 (IQPC waiver for speakers, value \$2000)

## 19.0 HUMAN RESOURCE IMPACT

Nil.

## 20.0 URGENCY

This matter requires urgent consideration as final conference submissions are required by first week November.

## 21.0 PUBLICITY/MARKETING STRATEGY

Not applicable.

## 22.0 OPTIONS

Option 1: That E&C grant approval for the Manager, Community Information to attend the International Quality and Productivity Centre Conference the "Government On Line New Zealand" in Wellington, New Zealand.

Option 2: Not approve the recommendation.

**Option 1 is the preferred option.**

**E&C RESULTS – 13 NOVEMBER 2000**

SUB NO.	FILE NO.	DIV	TITLE	Y-N HOLD
13/11-1F M	381/67-PI160/21(A1)	City Governance	Special Pensioner Arrangements – 21 Devon Street, Annerley	YES
13/11-2F R	364/4/2-JN935/P120(A2)	City Governance	Offer of Purchase of Council Land by DNR – 547 Waterworks Road, Ashgrove	YES
13/11-3F M	364/48/2-SC080/P2330(2)	City Governance	Entry into a Licence Agreement with Optus Mobile Pty Ltd for an area of land traversing Wally Tate Park, Runcorn	YES
13/11-4F M	364/48/2-XJ520/P132(3)	City Governance	Entry into a Lease of Council owned land – AAPT CDMA Pty Ltd – Collocation of a mobile telecommunications facility – Sleeman Sports Centre, Chandler	YES
13/11-5F M	364/15/8(P5)	City Governance	Authority to enter into a Lease for the relocation of Brisbane Water Operations Branch	YES
13/11-6F M	365/20-PN160/315(P5/A1)	City Governance	Commercial Property Leases – 345 Brunswick Street, Fortitude Valley	YES
13/11-1J R	288/37-0(P1/A1) 288/100-0(P1)	CCSD	Appointment of authorised Officers for the Malls	YES
13/11-1K M	202/11-KJ695/26	Urban Management	Claim for Compensation, Dedication of Land for Road Purposes – 40 Patricks Lane, Toowong	YES
13/11-2K R	460/2(90)	Urban Management	Temporary Local Planning Instrument – Demolition Control Precinct – 20,28 Morrow Street, Taringa	YES
13/11-3K R	460/2(90)	Urban management	Introduction of a new Planning Scheme Policy in the Brisbane City Plan 2000 - Brothels	YES
13/11-1L R	243/95-40/96/97	OLMCEO	Stores Board Report – Submission for Council approval: W40/96/97 Bulk Bin Refuse Collection	YES
13/11-2L M	392/40(1953)	OLMCEO	Ex-gratia Payment – Wynnum District Soccer Club	YES

M - Indicates an E&C Committee decision (or minute item), which is included in this document.

R - Indicates an E&C Committee recommendation to full Council. Details can be accessed through the Council Minutes, which are available for inspection on Level 2 of the Brisbane Square Library, 266 George Street, Brisbane.

1.0 FILE NUMBER: 381/67-PI160/21(A1)

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

2.0 TITLE

Special Pensioner Arrangement - [redacted]

3.0 ISSUE/PURPOSE

To provide for an ex-gratia payment of an amount equivalent to the 2000/2001 annual gross General Rates payable for the property situated at 21 Devon Street, Annerley, in keeping with the intent of a Registration Board decision of 14 April 1949.

4.0 PROPONENT

John Orange, Divisional Manager  
City Governance Division

5.0 SUBMISSION PREPARED BY

Gaye Muir, A/Finance Officer - Revenue Policy, SFOP (ext 35149)

APPROVED  
Lord Mayor  
*[Handwritten signatures]*

6.0 DATE

1 November 2000

RECEIVED

13 NOV 2000

COMMITTEE SECTION

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL

For E&C approval

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

No

This decision is in keeping with a Council decision by the Registration Board on 14 April 1949.

ACTION TAKEN

14 / 11 / 00

TOWN CLERK

File to SFOP

**9.0 RECOMMENDATION**

That an ex-gratia payment of [redacted] being an amount equivalent to the 2000/2001 annual gross General Rates payable for the property owned by [redacted] located at 21 Devon Street, Annerley in keeping with a decision by Council's Registration Board on 14 April 1949 be paid to the rate account of that property.

**10.0 DIVISIONAL MANAGER**



John Orange  
**DIVISIONAL MANAGER  
CITY GOVERNANCE DIVISION**



Margaret Crawford  
**DIVISIONAL MANAGER  
CUSTOMER & COMMUNITY  
SERVICES DIVISION**

I Recommend Accordingly



.....  
**CHIEF EXECUTIVE OFFICER**

**BCC PUBLICATION SCHEME  
10 YEAR RELEASE**



## 11.0 BACKGROUND

An Establishment and Coordination Committee decision on 13 December 1945 disallowed an application from the Totally and Permanently Disabled Soldiers Association of Queensland for the exemption from the payment of rates for its members.

The E&C decision stated instead that "The Council Registration Board is, however, at all times prepared to give consideration to individual cases and to decide such cases on their merits."

During the early part of 1949, the Registration Board received dozens of applications seeking remission of rates. They were presented to the Registration Board as "applications for remission of rates from returned soldiers and/or widows of returned soldiers". In almost every instance sighted, a remission of General Rates was granted on the condition that service charges were paid.

This process was administered as an annual review, with applications being granted for a specific amount each year. Over the years the requirement to re-apply was discontinued and applicants were granted remission on a perpetual basis providing no change in ownership or marital status took place. Unfortunately, registered files that may shed light on when and why this occurred have been either lost or destroyed.

This remission did not lapse upon the introduction of the Brisbane City Council's Pensioner Remission provisions or the State Government Subsidy. The result was that applicants were granted 100% remission of General Rates as well as receiving the 40% or 20% remission on all other rates and charges.

Over time, the number of ratepayers receiving this remission has diminished and there now exists only one surviving recipient, [redacted] of 21 Devon Street, Annerley.

[redacted] now in her 80's, has remained at the same residence since at least 1949 and has not changed her marital status. In order that [redacted] not be disadvantaged, it has been the practice in previous years to maintain the provision of this remission even though the supporting documentation on its application and intent have been either misplaced or destroyed. [redacted] application for remission in April 1949 has however been located as evidence of her eligibility at that time.

This proposal seeks to make provision for an ex-gratia payment directly to the rate account for an amount of [redacted] being equivalent to the 2000/2001 annual gross General Rates.

The existing revenue system can not deal with the peculiarities of this issue automatically and therefore the account will need to be withdrawn and adjusted manually.

To ensure that this is scheduled for each billing cycle, the account mailing code has been flagged for redirection to the chairperson of the Pensioner Policies and Procedures Matrix

Group in the Rates Processing Branch. Instructions on the application of the ex-gratia payment will be noted against the rating record.

redacted will receive a rate account showing the ex-gratia payment being deducted from the General Rates. It is intended to cater for redacted benefits in a review of Council's Pensioner Remission Policy to be conducted before the commencement of the 2001/2002 financial year.

## 12.0 CONSULTATION

Cr Sharon Humphreys	Chairperson Finance Committee
Cr Kerry Rae	Chairperson Customer & Local Services Committee
Mr Martin Clement	Principal Finance Officer - Planning
Ms Jane King	Manager Customer Services, Customer & Community Services
Mr Peter Haigh	Business Manager Rates Processing
Ms Debbie Krause	Business Analyst - Revenue Accounting, Corporate Finance
Mr Bob Shepperd	Team Leader Rates Processing
Mr David Askern	Manager Brisbane City Legal Practice

All consulted are in agreement with the recommendation.

## 13.0 IMPLICATIONS OF PROPOSAL

The precedent for continuation of this benefit already exists. It is not considered this will expose Council to further claims as its application is based on the powers of the Council's Registration Board which has since been disbanded.

Manual adjustment of the account will be required but can be performed within current operating levels. The ex-gratia payment will only continue while redacted owns and resides on the property at 21 Devon St, Annerley redacted

## 14.0 CORPORATE PLAN IMPACT

This proposal has no direct Corporate Plan impact.

## 15.0 CUSTOMER IMPACT

Nil



**16.0 ENVIRONMENTAL IMPACT**

Nil

**17.0 POLICY IMPACT**

Nil

This submission does not supersede the application of the Pensioner Remission Policy but applies in concert with it in this instance only.

**18.0 FUNDING IMPACT**

In 2000/2001 the annual payment will be redacted This can be absorbed in the existing budget for Pensioner Remission on General Rates.

**19.0 HUMAN RESOURCE IMPACT**

Administration of the ex-gratia payment and manual adjustment of the rate account will be absorbed within the normal operations of the Rates Processing Branch.

**20.0 URGENCY**

The approval of this submission is needed to process the current rate account. Its consideration is therefore seen as urgent.

**21.0 PUBLICITY/MARKETING**

Nil

**22.0 OPTIONS**

**Provision of an ex-gratia payment equivalent to the 2000/2001 annual gross General Rates.**

- (i) To provide for an ex-gratia payment of redacted being an amount equivalent to the 2000/2001 annual gross General Rates payable for the property owned by redacted located at 21 Devon Street, Annerley in keeping with a decision by Council's Registration Board on 14 April 1949.

This payment to be made directly to the rate account and will reflect as a credit against the account equal to the annual gross General Rates.

- (ii) Not to provide for an ex-gratia payment.

**Option (i) is the recommended option.**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

**SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE**

**2.0 TITLE**

To enter into a licence agreement with Optus Mobile Pty Ltd for an area of land traversing Lot 61 on RP226889 and Lot 36 on RP889945 known as Wally Tate Park, Runcorn.

**3.0 ISSUE/PURPOSE**

To obtain approval from E&C for Optus Mobile Pty Ltd to use a portion of land traversing Wally Tate Park as an underground cable route to assist the co-siting of a mobile telecommunications facility under a High Voltage Tower as depicted in the attached site plan and the photomontage.

**4.0 PROPONENT**

John Orange  
Divisional Manager  
City Governance Division

**APPROVED**

13 NOV 2000

Lord Mayor

**5.0 SUBMISSION PREPARED BY**

Sharon Johnston  
Principal Asset Manager  
City Assets Ext 35588

RECEIVED

**6.0 DATE**

8 November 2000

13 NOV 2000

COMMITTEE SECTION

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

For Establishment and Co-ordination Committee Approval

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?**

Not Applicable

**ACTION TAKEN**

1411100  
TOWN CLERK

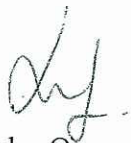
File to AOCA4

**9.0 RECOMMENDATION**

**That:**

- (1) successive licence(s) be granted for Optus Mobile Pty Ltd, upon the standard terms and conditions for such licences, over that area of land being generally in accordance with the depiction of that part of the site at Wally Tate Park, which is shaded yellow on the attached copy of Drawing 4139E-02-003-01/ marked "A"; and
- (2) the said licence(s) be for an aggregate period of 20 years, comprised of two successive periods of ten years each, the first period commencing at an annual licence fee of [redacted] (includes GST).
- (3) Optus Mobile Pty Ltd pay an establishment fee of [redacted] (includes GST).

**10.0 MANAGER**

  
John Orange  
DIVISIONAL MANAGER  
CITY GOVERNANCE DIVISION

I Recommend Accordingly

  
CHIEF EXECUTIVE OFFICER

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

## 11.0 BACKGROUND

In the past, communications "Carriers" have approached Council with regard to placing communications mobile base stations on Council land under lease agreements. Despite the fact that carriers have considerable legislative rights with regard to sites, these Telecommunications Carriers have all negotiated and agreed to financial terms and conditions for leasing Council sites.

On 2 August 2000 the Council resolved that it was in the public interest that Section 46 of the City of Brisbane Act 1924 relating to the public tendering for leasing of Council property should not apply in relation to the leasing of sites to Telecommunications Carriers. By resolution 51/2000-01 the Council delegated its powers in relation to the granting of leases to Telecommunications Carriers to the E & C Committee.

Until recently Council's basis for determining lease rentals provided no differentiation or financial impost on high impact over medium or low impact. The new guidelines adopted by the Establishment and Co-ordination Committee on 11 October 1999 seek to provide a commercial disincentive to carriers for medium over low and high over medium impact sites. The terms and conditions for such agreements have generally been standard for all Council sites and apply to all carriers.

This particular case involves the construction of a mobile telecommunications facility by Optus Mobile Pty Ltd who have reached agreement with Powerlink to co-locate a telecommunication facility on and under a Powerlink owned High Voltage Tower. To provide power to the facility, Optus has requested a licence for the use of Council owned land (Lot 61 on RP226889 & Lot 36 on RP 889945) which forms part of Wally Tate Park. The proposal is to run underground cable from Corella Place Runcorn across the above-mentioned land to the High Voltage Tower. The cable route also runs through Lots 37 & 39 on RP889945 for which Optus has made separate agreements with the respective owners, namely Powerlink and the Department of Main Roads.

Part of Wally Tate Park is currently used by the Runcorn Horse and Pony Club for recreational purposes. A Title search reveals that a lease from Council to the Pony Club expired on 30 June 1998, and contact with the Sport and Recreation Officer for that area has established that the lease has not yet been renewed. The Pony Club and the Sport and Recreation Officer for Council have been consulted and neither party has raised an objection to the intended use. Two similar proposals from Vodafone and Lucent Technologies have been submitted to the Establishment and Co-ordination Committee for which approvals have been granted.

As this proposal is considered to constitute a low-impact facility, no Development Application under the Integrated Planning Act is required and the carrier must comply with the Telecommunications Code of Practice 1997. Low impact facilities are the responsibility of the Commonwealth under the Telecommunications Act 1997.

## 11.0 BACKGROUND Cont'd

The proposed facility to be constructed on the Department of Main Roads land will be comprised of the following infrastructure items:

- Three (3) Radio Frequency Panel Antennas & one (1) Microwave 0.9m Diameter dish on existing Powerlink Stanchion; and
- An Optus equipment shelter with concrete roof 3m x 2.5m x 2.99m high mounted at ground level with man-proof security enclosure with lockable gate safety and hazard signage installed to authority requirements.

## 12.0 CONSULTATION

Councillor Sharon Humphreys, Chairperson Finance Committee.  
Councillor Gail MacPherson, Councillor Runcorn Ward.  
Frank Riley, Manager, City Assets  
Maxine Cooper, Manager, Environment & Parks

Councillor Gail MacPherson raised concerns about earlier proposals in relation the location of facilities and requested that the carriers' co-locate on High Voltage Towers in the area. This application has received no objection from Councillor MacPherson. None of the others consulted raised objections.

## 13.0 IMPLICATIONS OF PROPOSAL

Council will receive an ongoing income for the site.

## 14.0 CORPORATE PLAN IMPACT

In accordance with the Corporate Plan Outcome 1.4:-

Service (output) 1.4.3: Improve the management and performance of City Governance's physical asset portfolio.

## 15.0 CUSTOMER IMPACT

There is no immediate customer impact.

## 16.0 ENVIRONMENTAL IMPACT

No environmental impact is anticipated.



)

## 17.0 POLICY IMPACT

There is no impact on existing policy.

## 18.0 FUNDING IMPACT

There are no funding requirements. Moreover, Council will receive an establishment fee of <sup>redacted</sup> (includes GST) plus an annual licence fee for the use of the underground power route of <sup>redacted</sup> (includes GST). The licence fee received will be increasing upon 1 July each year at 5% per annum or the CPI (whichever is the greater) for the term of the lease.

## 19.0 HUMAN RESOURCE IMPACT

There is no impact.

## 20.0 URGENCY

Council will need to respond promptly to enable finalisation of the lease.

## 21.0 PUBLICITY / MARKETING STRATEGY

No publicity is required.

## 22.0 OPTIONS

- 1 Approve the recommendation.
2. Not approve the recommendation.

**Option 1 is the recommended option**

1.0 FILE NUMBER: 364/48/2-XJ520/P132(3)

13 / 11 - 4 F

**SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE**

**2.0 TITLE**

To lease an area of Council owned land for the co-location of a mobile telecommunications facility on the site known as the Sleeman Sports Centre, Chandler.

**3.0 ISSUE/PURPOSE**

To obtain approval for AAPT CDMA Pty Ltd to lease a portion of the Council owned land upon which stands the Sleeman Sports Centre for the construction of a mobile telecommunications facility as depicted in the attached plans marked "A" and the colour photomontage.

**4.0 PROPONENT**

John Orange  
Divisional Manager  
City Governance Division

**APPROVED**

**5.0 SUBMISSION PREPARED BY**

Sharon Johnston  
Principal Asset Manager  
City Assets Ext - 35588

Lord Mayor

**ACTION TAKEN**

14/11/00  
TOWN CLERK  
Fueb AOCAG

**RECEIVED**

13 NOV 2000

**COMMITTEE SECTION**

**6.0 DATE**

8 November 2000

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

For Establishment & Co-ordination Committee Approval

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?**

Not Applicable

## 9.0 RECOMMENDATION

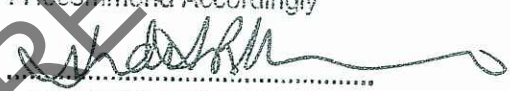
That:

- (1) Subject to the necessary planning approval being obtained, a lease be granted to AAPT CDMA Pty Ltd, upon the standard terms and conditions for such lease, over that area of the land being generally in accordance with that part of the Sleeman Sports Centre site shaded yellow on the attached copy of Drawing AQL0206A-01 marked "A"; and
- (2) the said lease be for an aggregate period of 10 years, commencing at an annual rental rate of <sup>redacted</sup> (includes GST) upon terms which would be satisfactory to the Manager Brisbane City Legal Practice, and
- (3) AAPT CDMA Pty Ltd pay an establishment fee of <sup>redacted</sup> (includes GST).

## 10.0 MANAGER

  
**John Orange**  
DIVISIONAL MANAGER  
CITY GOVERNANCE DIVISION

I Recommend Accordingly

  
CHIEF EXECUTIVE OFFICER

## 11.0 BACKGROUND

## 11.0 BACKGROUND

In the past, communications "Carriers" have approached Council with regard to placing communications mobile base stations on Council land under lease agreements. Despite the fact that carriers have considerable legislative rights with regard to sites, these Telecommunications Carriers have all negotiated and agreed to financial terms and conditions for leasing Council sites.

On 1 August 2000 the Council resolved that it is in the public interest that Section 46 of the City of Brisbane Act 1924 relating to the public tendering for leasing of Council property should not apply in relation to the leasing of sites to Telecommunications Carriers. By resolution 51/2000-01 the Council has delegated its powers in relation to the granting of leases to Telecommunications Carriers to the E & C Committee.

Until recently Council's basis for determining lease rentals provided no differentiation or financial impost on high impact over medium or low impact. The new guidelines adopted by the Establishment and Co-ordination Committee on 11 October 1999 seek to provide a commercial disincentive to carriers for medium over low and high over medium impact sites.

The terms and conditions for such agreements have generally been standard for all Council sites and apply to all carriers.

This particular case involves the co-location of an AAPT CDMA mobile telephone facility with an existing Lucent Technologies (One.Tel) facility. City Assets received an applications from both AAPT CDMA Pty Ltd and Lucent Technologies (One.Tel) to establish a telecommunications base station within the Sleeman Sports Complex. To avoid the construction of two towers, a meeting was held with both carriers and it was agreed to co-locate both facilities in the one location on the same tower. This proposal was presented to Council's Administration Sub-Committee which advised that subject to any necessary approvals being obtained, it had no objection to what was proposed. On the 11 September 2000, the Establishment and Co-ordination Committee approved the Lucent Technologies (One.Tel) application for a low impact facility. This submission is the second part of that arrangement and will facilitate AAPT CDMA Pty Ltd being able to co-locate on the newly constructed tower. **Even though this is a co-location proposal, AAPT's application will be deemed a High Impact facility as the tower will be raised from a height of 25 metres to 30 metres.** Because of this, AAPT will be required to lodge a development application which will be subject to planning approval.

The ground lease area for both carriers involves a part of the Council land presently occupied by the Sleeman Sports Centre which is located at Old Cleveland Road, Chandler, and is otherwise described as Lot 2 on RP 180303, refer to the attached plan marked, "Figure 7 - Existing Land Use Plan".

The telecommunications infrastructure proposed to be constructed for both carriers is defined under the Brisbane City Town Planning Scheme as a "Utility Installation" and the land concerned lies within the Special Uses (Sport and Convention Centre) zone under the Brisbane Town Plan. The nearest residentially zoned properties lie within approximately 110 metres of the proposed facility which will be well screened by natural bushland.

## **BACKGROUND Cont'd**

The proposed development for AAPT will be located within a lease area of 5.2 x 5.8 metres and will comprise:

- 30 Metre high monopole to replace an existing 20 metre facility installation;
- Three (3) panel antenna of 2.295m high and 0.36 wide to be positioned flush to the pole at a height of 30 metres;
- One (1) 600mm transmission dish to be located on the monopole at an elevation of 28 metres;
- One (1) GPS antenna at 25 metres on the monopole;
- Microcell equipment and batteries clustered together in an area not exceeding a height of three metres;
- A two (2) metres high security chain fence located around the perimeter of the lease area for the purpose of security and safety, and
- cabling between the microcell, batteries and antennas.

Access to the site will be from an existing bitumen road and car park.

This proposal requires a Development Application under the Integrated Planning Act 1997 and is subject to Impact Assessment. If the proposal does not satisfy Planning Policy 19.23 "Guidelines for the Development of Telecommunications Structures" then the Development Application would be recommended for refusal. Appeal rights against such a decision are available to applicants and submitters and appeals would be determined by the Planning and Environment Court unless resolved through "without prejudice" discussions or mediation.

### **12.0 CONSULTATION**

Councillor Sharon Humphreys, Chairperson, Finance Committee.

Councillor Michael Caltabiano, Chandler Ward Office.

Pauline Peel, Divisional Manager, Community & Economic Development.

Frank Riley, Manager, City Assets Branch

Martin Reason, Planner, Development Assessment Team - East.

No objections have been raised.

### **13.0 IMPLICATIONS OF PROPOSAL**

A Development Application subject to Impact Assessment is required for this proposal and in notifying conditions of development Council's planning policy 19.23 "Guidelines for the Development of Communication Structures" will be applied. Council will receive an ongoing income for the site.

#### **14.0 CORPORATE PLAN IMPACT**

In accordance with the Corporate Plan 1.4:-

Strategy 1.4.3: Improve the management and performance of Council's physical asset and information portfolio.

#### **15.0 CUSTOMER IMPACT**

There is no immediate customer impact.

#### **16.0 ENVIRONMENTAL IMPACT**

No environmental impact is anticipated.

#### **17.0 POLICY IMPACT**

There is no impact on existing policy.

#### **18.0 FUNDING IMPACT**

There are no funding requirements. Moreover, Council will receive an establishment fee of <sup>redacted</sup> plus an ongoing annual rental of <sup>redacted</sup>. The rental revenue received will be increasing upon 1 July each year at 5% per annum or the CPI (whichever is the greater) for the term of the lease.

#### **19.0 HUMAN RESOURCE IMPACT**

There is no impact.

#### **20.0 URGENCY**

Council will need to respond promptly to enable finalisation of the lease.

#### **21.0 PUBLICITY / MARKETING STRATEGY**

No publicity is required.

## 22.0 OPTIONS

- 1 To approve the recommendation.
- 2 Not to approve the recommendation.

**Option 1 is the recommended option.**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

**SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE**

**2.0 TITLE**

Authority to lease premises for the relocation of Brisbane Water Operations Branch from the Newstead and Virginia Depots.

**3.0 ISSUE/PURPOSE**

To seek E & C approval for the Manager, City Assets to enter into negotiations for a lease of premises on terms and conditions acceptable to the Divisional Manager, City Governance, and the Manager, Brisbane City Legal Practice, in consultation with the Divisional Manager, Brisbane Water, for the relocation of Brisbane Water Operations Branch.

**4.0 PROPONENT**

John Orange, Divisional Manager, City Governance

**APPROVED**

**5.0 SUBMISSION PREPARED BY**

Frank Riley, Manager City Assets.

Lord Mayor

**6.0 DATE**

1 November, 2000.

**ACTION TAKEN**

14/11/00  
TOWN CLERK  
File to MCA

RECEIVED

13 NOV 2000

COMMITTEE SECTION

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

For E & C approval.

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?**

No.



**9.0 RECOMMENDATION**

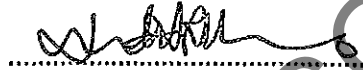
It is recommended that authority be granted to the Manager, City Assets to enter into negotiations for a lease of premises on terms and conditions acceptable to the Divisional Manager, City Governance, and the Manager, Brisbane City Legal Practice, in consultation with the Divisional Manager, Brisbane Water, for the relocation of Brisbane Water Operations Branch.

**10.0 MANAGER**



John Orange  
Divisional Manager  
City Governance

I Recommend Accordingly



CHIEF EXECUTIVE OFFICER

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

## 11.0 BACKGROUND

The Newstead Depot forms part of an amalgamated site known as 'Newstead Riverpark' which is currently being offered for sale under an Expressions of Interest campaign which closes on 12 January, 2001.

Vacant possession of the property is to be offered at settlement. This will necessitate the relocation of the Council Units located at the Newstead Depot – the majority of Brisbane Water Operations Branch and also City Cleansing, a unit of Brisbane City Works. The relocation of City Cleansing to Brisbane City Works' Asphalt Plant Complex at 228 Curtin Ave. West, Eagle Farm is at an advanced stage and should be completed by May, 2001.

As a result of strategies involving planned urban renewal and asset strategic planning, both Brisbane City Works and Brisbane Water were advised of the intention to vacate the Newstead Depot site in 1999. That advice included the intended timelines and consequently budget provisions were approved to facilitate the proposed moves in the current financial year.

Brisbane Water Operations Branch units currently housed at the Newstead Depot comprise Water and Sewerage Operations and the associated Control Room, Water Network Services, Sewerage Network Services, Operations Administration and Administration IDTS Support, Structural Services, Meter Maintenance, Trunk Mains Maintenance, City Drains, and Business Systems Training operations. Some of these units were previously accommodated at the Graham Street Depot at Milton and were temporarily relocated to the Newstead Depot in the first quarter of 1999.

Brisbane Water commissioned Consol Management to review the operational needs of the units from the Newstead and Graham Street (Milton) Depots and establish a Business Case for their collocation. In their report titled 'Newstead and Graham Street Evacuation and Consolidation Project', the accommodation/space requirements for the Branch's operations were identified :-

Existing space allocations at Newstead or required if relocating:

- ▶ Water and Sewerage Operations Control Room - 300 m<sup>2</sup>, 3 office staff and 4 to 7 control room staff at any one time;
- ▶ After hours scheduling - 20 m<sup>2</sup>;
- ▶ IDTS support to Systems Operations is to be collocated with System Operations - 72 m<sup>2</sup>, three work stations and storage plus Antenna for radio communications;
- ▶ A full complement of quarry material storage bins - 200 m<sup>2</sup> - at a 24 hour access site;
- ▶ Newstead Maintenance: office of 60 m<sup>2</sup> for 3 staff, plus 2 yard staff for 790 m<sup>2</sup> of store and 1000 m<sup>2</sup> in open areas;

## 11.0 BACKGROUND contd.

- ▶ Trunk Mains: office of 60 m<sup>2</sup> for 3 staff, carpentry workshop of 300 m<sup>2</sup>, fitter's workshop of 320 m<sup>2</sup>, plus yard space of 1000 m<sup>2</sup>;
- ▶ Structural Services: office of 60 m<sup>2</sup> for 2 staff, plus access to reservoir plans;
- ▶ Depot Administration: office of 120 m<sup>2</sup> for 6 staff;
- ▶ Meter Maintenance: office of 100 m<sup>2</sup> for 10 staff plus 140 m<sup>2</sup> of stores;
- ▶ Warehouse Storage for various materials - 450 m<sup>2</sup>;
- ▶ Three conference rooms, two meeting rooms, gym - 300 m<sup>2</sup> in total;
- ▶ Parking (mean): 14 BW trucks, 30 BW vehicles, 20 private vehicles, 10 compressor/pumps;
- ▶ Emergency power resource in flood free position;
- ▶ Archives and depot storage - 150 m<sup>2</sup>;
- ▶ Quality Support Team - office of 100 m<sup>2</sup> for 5 staff;
- ▶ Asset Management, Administration team support, Business and City Drains: office of 400 m<sup>2</sup> for 19 staff/positions plus safe and plan printer;
- ▶ 32 employees start on site but visit the depot on a regular basis and require parking and low maintenance access due to soiled footwear;
- ▶ Parking (mean): Under cover - 3 Compressors plus 6 BW vehicles, 20 BW vehicles, 2 Excavators, 20 private vehicles.

Since the Consul Management review, a number of changes have taken place with the work practices of the field staff. In particular, now that field staff work from home, there is no requirement for a fully functional depot at Virginia. Brisbane Water would like to take advantage of the Newstead move to consolidate the office staff from both depots. In addition, approximately 12 staff in Hydraulic Design Services at TC Beirne, and the Field Engineering Section currently located at the Bunya Street Depot will also be collocated with the Operations Branch for reasons of business efficiencies.

In line with the TAM (Total Asset Management) framework, a Requirements Brief has been developed in consultation with Brisbane Water's Operations Branch which reflects these changes. This Requirements Brief indicates a need for approximately 2,500 m<sup>2</sup> of office space and 4,200 m<sup>2</sup> of warehouse space plus parking and yard space.

## 11.0 BACKGROUND contd.

Of all the Operations Branch's units to be relocated, the most critical is the Water and Sewerage Operations Control Room and the IDTS support to Systems Operations which includes Antenna for radio communications. This Control Room is used to manage the whole Water and Sewerage Network for Brisbane. It is required to operate for all 24 hours of the day. An operational parameter for the Control Room is that the building it is located in must be also be able to receive microwave data transmissions from four transmitters in the Brisbane area.

This factor, together with other operational requirements, necessarily restricts the choice of sites for relocation. As well, there is also a substantial cost associated with such a sizeable move and therefore it would be prudent to enter into a long term lease of the premises when selected. Such a term would also allow for the best outcome to be achieved in lease rental negotiations.

Authority is now sought to allow negotiations to commence to secure premises suitable for the relocation of the Brisbane Water Operations Branch from the Newstead and Virginia Depots.

## 12.0 CONSULTATION

Sharon Humphreys, Chairperson of Finance Committee  
Howard Lacy, Divisional Manager, Brisbane Water  
George Henry, Manager Water & Sewerage Operations, Brisbane Water  
Peter Marron, Manager Water Network Services, Brisbane Water  
Ken Vaheeson, Manager Sewerage Network Services, Brisbane Water

All are in agreement with the recommendation.

## 13.0 IMPLICATIONS OF PROPOSAL

If authority to enter into negotiations to lease premises is not granted, the approved program for the marketing and sale of the Newstead Riverpark Project may be adversely affected.

Continued occupation of the Newstead Depot site beyond June 2001 will impact upon the planned Newstead Riverpark disposal / site remediation timelines.

## 14.0 CORPORATE PLAN IMPACT

In accord with the Corporate Plan Strategy 1.4.3: 'Improve the management and performance of Council's physical asset and information portfolio' rationale :

- to align Council's physical asset holdings with corporate and community needs
- to enable maximum benefit (in both dollar and non-dollar terms) from the disposal of Council's surplus assets

**15.0 CUSTOMER IMPACT**

Nil

**16.0 ENVIRONMENTAL IMPACT**

Nil

**17.0 POLICY IMPACT**

Nil

**18.0 FUNDING IMPACT**

The cost of Relocation of the Brisbane Water Operations Branch has already been funded in the 2000/2001 budget.

It is anticipated that the external tenancy rental cost for Brisbane Water Operations Branch should be equal to or less than their current internal tenancy rent, however allowance will need to be made from 2001/2002 budget onwards.

**19.0 HUMAN RESOURCE IMPACT**

Nil.

**20.0 URGENCY**

Normal course of business.

**21.0 POLICY/MARKETING STRATEGY**

Nil.

**22.0 OPTIONS**

1. It is recommended that authority be granted to the Manager, City Assets to enter into negotiations for a lease of premises on terms and conditions acceptable to the Divisional Manager, City Governance, and the Manager, Brisbane City Legal Practice, in consultation with the Divisional Manager, Brisbane Water, for the relocation of Brisbane Water Operations Branch.

2. Do not grant approval to lease premises to enable the relocation of Brisbane Water Operations Branch from the Newstead Depot and Virginia Depot.

Option 1 is preferred and recommended.

1.0 FILE NUMBER: 365/20-PN160/315(P5A1)

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

2.0 TITLE

Commercial property leases by Brisbane City Council at TC Beirne Centre, 345 Brunswick Street, Fortitude Valley.

3.0 ISSUE/PURPOSE

To seek Establishment and Co-ordination Committee approval for Council to enter into new lease arrangements for the TC Beirne Building, thereby renewing the existing lease arrangements.

4.0 PROPONENT

John Orange, Divisional Manager, City Governance.

**APPROVED**

5.0 SUBMISSION PREPARED BY

Sharon Johnston, Principal Asset Manager, City Assets. Ex 35588.

13 NOV

Lord Mayor

6.0 DATE

9 November 2000

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?

For E&C approval.

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

No.

ACTION TAKEN

14/11/00  
TOWN CLERK  
File to PAMCA

RECEIVED


13 NOV 2000

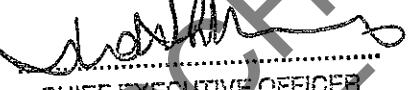
COMMITTEE SECTION

9.0 RECOMMENDATION

- (1) That E+C grant approval for the Manager, City Assets, to enter into negotiations for new lease arrangements for approximately 11,840m<sup>2</sup> of office accommodation of the T.C Beirne Centre, 345 Brunswick St, Fortitude Valley, for a period of 10 years, on term and conditions acceptable to the Manager, Brisbane City Legal Practise and Divisional manager, City Governance.

10.0 DIVISIONAL MANAGER

  
John Orange  
Divisional Manager  
CITY GOVERNANCE

I Recommend Accordingly  
  
CHIEF EXECUTIVE OFFICER

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

**11.0 BACKGROUND**

In 1995 Council decided to occupy approximately half of the TC Beirne Building, located at 345 Brunswick Street, Fortitude Valley. The decision to occupy premises in the Valley was influenced by the fledgling Urban Renewal Program and the very high vacancy rates (in excess of 30%) that existed at that time. Occupancy of the premises by Council was seen as Council supporting Council initiatives in suburb re-gentrification and provided the catalyst needed to encourage further commercial occupation in the area..

Brisbane City Council currently leases approximately 10,427 square metres of office accommodation in the TC Beirne Building, 345 Brunswick Street, Fortitude Valley. Council's current occupancy extends to the whole of levels 2, 3 & 4 and part of level 1 and is spread over 4 separate leases. Each of these leases is due to expire between July and November 2003. A further two leases are in place for two retail tenancies, accommodating the Central Ward Office and the Customer Service Centre, on the ground floor. This submission does not propose any change to those two arrangements.

The following table summarises the current Council tenancy arrangements in the TC Beirne Building, which are affected by this proposal.

<i>Current Situation</i>				
<b>Level</b>	<b>Tenant</b>	<b>Area</b>	<b>Lease Expiry</b>	<b>Annual Cost M2</b>
1	Brisbane Water Billing	770	19 Jul 2003	redacted
	Plan Custodian	1099	1 Jul 2003	
2	Brisbane Water	3714	6 Nov 2003	
3	Brisbane Water & City Design	3796	18 Sep 2003	
4	Centre for Learning & Development	899	18 Sep 2003	
	<b>TOTAL</b>	<b>10,278</b>		

The Lessor (Torden Pty Ltd) approached Council on 6<sup>th</sup> July 2000 to renegotiate the existing leases and seek an extended commitment. This would enable the Lessor to refinance the arrangement and pursue other investment opportunities.

The Lessor has offered the following terms and conditions:

redacted



The following table summarises the proposed Council tenancy arrangements in the TC Beirne Building.

<i>Proposed Situation</i>				
<b>Level</b>	<b>Tenant</b>	<b>Area</b>	<b>Lease Expiry</b>	<b>Annual Cost M2</b>
1	Brisbane Water Plan Custodian (UMD) City Design (City Business) Centre for Learning & Development (HR &SM)	3431	31 Nov 2010 2leases each for ½ floor	redacted
2	Brisbane Water	3714	As above	As above
3	Brisbane Water & City Design	3796	As above	As above
4	TBA	899	31 Nov 2003 1 lease	As Above
	<b>TOTAL</b>	<b>10,278</b>		redacted

The proposed arrangement represents a deal, which is comparable with current market and offers an additional incentive of redacted of the total value, over market, for Council to enter into this long-term arrangement. The proposal seeks to mitigate Councils risk by spreading it over seven separate contracts and defrays some of the concerns in respect to security and base building services. Another cost to Council in occupying the additional area is the estimated fitout costs of redacted City Assets currently holds a budget of redacted and the additional redacted is to be funded by the Lessor, half of which will be amortised over the term of the lease, the half as an up front contribution by the lessor.

Tenancy concerns associated with the occupancy of TC Beirne should be overcome through property improvements and the cost reductions associated with this proposed lease renewal.

## 12.0 CONSULTATION

Councillor Sharon Humphreys, Chairperson Finance Committee  
Jude Munro, Chief Executive Officer  
Frank Riley, Manager City Assets  
Mary Shortland, Manager, City Design  
Howard Lacey, Manager, Brisbane Water  
Richard Joel, Manager Office Economic Development  
John Orange, Divisional Manager, City Governance

## 13.0 IMPLICATIONS OF PROPOSAL

This proposed lease arrangement will represent an increase of approximately 1,471 square metres in net lettable area (NLA). This will result in approximately <sup>redacted</sup> savings per annum over current rental outlays by Council (due to rental incentives on offer) and provide increased security of tenure and flexibility for currently overcrowded tenancies.

## 14.0 CORPORATE PLAN IMPACT

In accordance with the Corporate Plan:-

Strategy 1.4.3 : improve the management and performance of Council's physical asset portfolio.

## 15.0 CUSTOMER IMPACT

Nil

## 16.0 ENVIRONMENTAL IMPACT

Nil

## 17.0 POLICY IMPACT

Nil

## 18.0 FUNDING IMPACT

Revised rental arrangements will result in savings over current costs estimated at <sup>redacted</sup> per annum.

## 19.0 HUMAN RESOURCE IMPACT

Nil

## 20.0 URGENCY

In the course of business

## 21.0 PUBLICITY/MARKETING STRATEGY

Nil

## 22.0 OPTIONS

- (1) It is recommended that authority be granted to the Manager City Assets to lease premises on terms and conditions as specified in this submission and acceptable to the Divisional Manager, City Governance to enter into new lease arrangements over the TC Beirne Centre, 345 Brunswick Street, Fortitude Valley for all of levels 1, 2, 3 & 4 being approximately 11,840 square metres of office accommodation for a period of ten years commencing 1 December 2000.
- (2) Not approve the recommendation

Option 1 is preferred.

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

1.0 FILE NUMBER:

13 / 11 - 1 K

202/11 - KJ695/26

**SUBMISSION TO THE ESTABLISHMENT AND COORDINATION COMMITTEE**

2.0 TITLE

Payment of compensation arising from the dedication of land for road purposes - 40 Patricks Lane, Toowong - Queensland Department of Health

3.0 PURPOSE/ISSUE

Recommendation on an offer on compensation.

4.0 PROPONENT

Michael Kerry, Divisional Manager, Urban Management Division.

**APPROVED**

5.0 SUBMISSION PREPARED BY

Jon Skelton, Asset Officer - Project Coordination, Asset Support (x36958)

*Lord Mayor*  
*John Ho*  
*13/11/00*

6.0 DATE

1 November 2000.

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?

For E & C approval.

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

Not applicable.

**ACTION TAKEN**

**RECEIVED**

14/11/00

**TOWN CLERK**

13 NOV 2000

File to AOPC3

**COMMITTEE SECTION**


**9.0 RECOMMENDATION**

It is recommended that;

- 1) the offer on compensation from Project Services on behalf of Queensland Department of Health in the 'all up' amount of <sup>redacted</sup> comprising real estate <sup>redacted</sup> and professional fees <sup>redacted</sup> arising from the dedication of land for road purposes being property situated at 40 Patrick Lane, Toowong and previously described as Lot 8 on SP.115659, Parish of Toowong, having a total area 2004 square metres, **be rejected** as excessive: and,
- 2) Queensland Department of Health be paid an advance against compensation in the 'all up' amount of <sup>redacted</sup>

**10.0 DIVISIONAL MANAGER**

  
**Michael Kerry**  
**Divisional Manager**  
**URBAN MANAGEMENT DIVISION**

  
I Recommend Accordingly

.....  
CHIEF EXECUTIVE OFFICER



## 11.0 BACKGROUND

By way of letter dated 13 August, 1998, Council informed the Queensland Property Manager, Queensland Department of Health Project Team that part of their land situated at 40 Patricks Lane, Toowong was required for the proposed Coronation Drive Busway Scheme. The required land formed part of seven separate allotments and comprised land located along the Patrick Lane and Land Street frontages. The required land has since been surveyed into one lot described as Lot 8 on Survey Plan 115659, Parish of Toowong having an area of 2004 square metres as shown shaded yellow on the attached plan (Attachment A). Council has since constructed road infrastructure upon the subject land.

The subject property (being the seven separate allotments and improvements thereon) was acquired by Queensland Health in 1994 for the consideration of \$1.4 million dollars for use as a community health centre, however the property was no longer required for this purpose and the Department has since on sold the balance area of the property not required for road purposes to a private developer for the consideration of <sup>redacted</sup> dollars for redevelopment purposes in July, 2000. This sale of the 7177 square metre parcel equates to a rate <sup>redacted</sup> per square metre.

As Council cannot resume land from the State, the acquisition of the land required for road purposes was undertaken by negotiation. Several meetings have been undertaken with Project Services, the property managers for Queensland Department of Health over a lengthy period without agreement being reached on compensation. Council has engaged 2 (two) independent Consultant Valuers to value the subject property and both have determined a value of <sup>redacted</sup> however the valuations did not take into account the recent sale of the balance areas as this sale was unreported at the date of valuation. A reassessment undertaken by Councils Valuation Consultant taking into account this recent sale has assessed compensation at <sup>redacted</sup> (Attachment B).

Project Services originally made an offer on compensation on 20 October 1999 of <sup>redacted</sup>. Following Council's advice on the valuation assessment of the land at <sup>redacted</sup> Project Services have submitted an offer based on the average of Council's valuation and their valuation for the 'all up' amount of <sup>redacted</sup>.

As a negotiated settlement has been unable to be reached it is recommended that Queensland Health be paid an advance against compensation of <sup>redacted</sup>.

## **12.0 CONSULTATION**

Cr Jim Soorley, Lord Mayor

Cr Maureen Hayes, Chairperson Transport and Major Projects Committee

David Stewart, Principal, Transport Infrastructure Projects, Urban Management Division

Have been consulted and support the recommendation.

## **13.0 IMPLICATIONS OF PROPOSALS**

An offer on compensation is processed.

## **14.0 CORPORATE PLAN IMPACT**

The recommendation is in accordance with the Corporate Plan theme 7 Transport and Traffic, Strategy 7.1.1 - Integrate Brisbane's transport planning with land use, environment and regional planning, and Strategy 7.2.1 - Deliver upgraded transport infrastructure through a co-ordinated 5 year rolling program.

## **15.0 CUSTOMER IMPACT**

The Urban Management Division's acquisition program will be met in a cost effective manner.

## **16.0 ENVIRONMENTAL IMPACT**

Not applicable.

## **17.0 POLICY IMPACT**

In accordance with Council policy.

## **18.0 FUNDING IMPACT**

Funds of [redacted] are available in the 2000/01 Major Roads Sub program.

## **19.0 HUMAN RESOURCE IMPACT**

Administration only.

## **20.0 URGENCY**

Urgent.

**21.0 POLICY/MARKETING STRATEGY**

Not applicable.

**22.0 OPTIONS**

1. Accept the offer on compensation.
2. Reject the offer and pay an advance against compensation.

It is recommended that Option 2 be approved.

BCC PUBLICATION SCHEME  
10 YEAR RELEASE



1.0 FILE NUMBER

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

2.0 TITLE

Ex-gratia payment – Wynnum District Soccer Club

3.0 ISSUE/PURPOSE

The purpose of this submission is to seek E&C approval for an ex-gratia payment to be made to the Wynnum Soccer Club.

4.0 PROPONENT

Jude Munro  
Chief Executive Officer

5.0 SUBMISSION PREPARED BY

John Tunstall  
E&C Clerk

6.0 DATE

07 November 2000

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL

For E&C approval.

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER ANY ACT OR ORDINANCE?

No.

9.0 RECOMMENDATION

That E&C grant approval for the making of an ex-gratia payment to the Wynnum District Soccer Club in the total amount of redacted

10.0 DIVISIONAL MANAGER

ACTION TAKEN

RECEIVED

14 / 11 / 00

13 NOV 2000

TOWN CLERK

File to ECLED COMMITTEE SECTION



Jude Munro  
CHIEF EXECUTIVE OFFICER

BCC 10 YEAR RELEASE SCHEME

APPROVED

13 NOV 2000  
Lord Mayor

*[Handwritten signatures]*

## 11.0 BACKGROUND

The Wynnum District Soccer Club comprises sporting bodies including cricket, soccer, and softball and the number of users of the facilities are well in excess of 1,200.

The Club is experiencing short term financial difficulties and has requested the Council's help with two accounts from Brisbane Water. The first is for outstanding water rates <sup>redacted</sup> and the second is for repairs made to a sewerage pipe after it had been accidentally severed <sup>redacted</sup>

It is considered appropriate that an ex-gratia payment be made to the Wynnum District Soccer Club in order to assist them through their short-term financial difficulties.

## 12.0 CONSULTATION

The Lord Mayor J G Soorley  
Howard Lacy, Divisional Manager, Brisbane Water

## 13.0 IMPLICATIONS OF PROPOSAL

If approved, Council will be see to assist a major community sporting organisation through its time of difficulty.

## 14.0 CORPORATE PLAN IMPACT

Nil.

## 15.0 CUSTOMER IMPACT

Nil.

## 16.0 ENVIRONMENTAL IMPACT

Nil.

## 17.0 POLICY IMPACT

Nil.

## 18.0 FUNDING IMPACT

Funds are available under the Brisbane Water Vote Code:

Funds of <sup>redacted</sup> are available under 3.70.8990.405.000.000.038.000.00

Funds of <sup>redacted</sup> are available under 3.70.8990.405.000.000.038.000.00

## 19.0 HUMAN RESOURCE IMPACT

Nil.

## 20.0 URGENCY

In the normal course of business.

**21.0 PUBLICITY/MARKETING**

At the discretion of the Lord Mayor.

**22.0 OPTIONS**

- (1) Approve the recommendation.
- (2) Not approve the recommendation.

**Option (1) is the preferred option.**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

**E&C RESULTS – 20 NOVEMBER 2000**

SUB NO.	FILE NO.	DIV	TITLE	Y-N HOLD
20/11-1B M	24/1-B/2000(4)	HR&SM	Residential Accommodation for Advancing Leadership Program	YES
20/11-2B		HR&SM	Brisbane City Council Annual Report 1999/2000	HELD
20/11-1F R	246/13/10	City Governance	Presentation and Tabling of Annual Financial Statements – BCC Superannuation Plan	YES
20/11-2F R	(4)246/13/2	City Governance	Presentation and Tabling of Annual Financial Statements – BCC Councillors' Superannuation Fund	YES
20/11-3F R	221/100	City Governance	Bank and Performance Guarantees Facility Limit	YES
20/11-4F R	314/70/43(2)	City Governance	Proposed Inclusion as a Charitable Organisation in Appendix A of the Fees and Charges Document - Dystrophic Epidermolysis Bullosa Research of Australia (DEBRA – A)	YES
20/11-5F R	DRS/USE/H00-706477	City Governance	Proposed Inclusion as a Charitable Organisation in Appendix A of the Fees and Charges Document – Qualtime Association Incorporated (Qualtime)	YES
20/11-6F	221/15/1-2000/01	City Governance	2000/01 Budget – First and Second Reviews	HELD
20/11-7F R	246/13/8(P2)	City Governance	Audit Report for the year ended 30 June 2000	YES
20/11-8F R	246/13/6(P3)	City Governance	Presentation and Tabling of the 1999/2000 Audited Annual Financial Statements	YES
20/11-9F M	(0)456/10/20(P4)	City Governance	Increase of Councillors and Chairpersons Salaries, and Lord Mayor's Electorate Allowance	YES
20/11-1H B	(2)252/7/13	Brisbane Water	Proposed Tender for Operation and Maintenance of Wivenhoe, Somerset and North Pine Dams from 2001 - 2009	YES
20/11-1K M	202/11-MA150/982	Urban Management	Claim for Compensation, Resumption of Land for Road Purposes – 982 Blunder Road, Doolandella	YES
20/11-2K R	288/20-39B(A18)	Urban Management	Delegation of Council Powers under the City of Brisbane Act, 1924	YES
20/11-3K R	253/41-MK270/171	Urban Management	Claim for Compensation for Injurious Affection – 171 Dornoch Terrace, Highgate Hill	YES
20/11-4K M	392/40(1954)	Urban Management	Financial Contribution to ALGA Road Funding Awareness Campaign	MOD
20/11-5K M	202/11-NP830/9(A2)	Urban Management	Offer of compensation, Resumption of Land for Road Purposes – 9 Sandgate Road, Albion	YES
20/11-6K R	BT818/61/12(P2/A4)	Urban Management	Provision of TransInfo Service	YES
20/11-7K M	202/11-NP830/27 202/11-NP830/29 202/11-NP830/31	Urban Management	Claims for Compensation, Resumption of Land for Road Purposes 27 Sandgate Road, Albion 29 Sandgate Road, Albion 31 Sandgate Road, Albion	YES

20/11-1L  R	446/6/7 243/85	OLMCEO	Stores Board Report – Submission for Council Resolution sect 42(5) of the City of Brisbane Act, 1924  A22/92/93 Network Service for CityCall Radio  243/85 Connection and Disconnection of Telstra Services and cablework with Telstra approved contractors	YES
20/11-2L  R	467/19/1 STOB	OLMCEO	Stores Board Report – Submission for Council Resolution sect 44 of the City of Brisbane Act, 1924  467/19/1 Expression of Interest – Strategic Transport Opportunities Brisbane: Stream 2 Projects	YES
20/11-1M  M	24/1-M/2000(4)	City Business	Overseas Travel – East Timor Mosquito Control Capacity – Business Manager, Mosquito and Pest Services	YES
20/11-1N  R	250/13/02	CED	Purchase of Timing and Results systems for the 2001 Goodwill Games	YES

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

M - Indicates an E&C Committee decision (or minute item), which is included in this document.

R - Indicates an E&C Committee recommendation to full Council. Details can be accessed through the Council Minutes, which are available for inspection on Level 2 of the Brisbane Square Library, 266 George Street, Brisbane.

**1.0 FILE NUMBER**

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

**2.0 TITLE**

Residential Accommodation for Advancing Leadership Program.

**3.0 ISSUE/PURPOSE**

The purpose of this submission is to seek E&C approval for the residential venue to be used for the Advancing Leadership Program.

**4.0 PROPONENT**

Phil Minns, Divisional Manager, Human Resources & Strategic Management Division.

**5.0 SUBMISSION PREPARED BY**

Lorraine Baildon, Program Co-ordinator, Leadership Development, x30201, EDO.

**6.0 DATE**

15 November 2000

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL**

For E&C approval.

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?**

No

**ACTION TAKEN**

21 / 11 / 00  
TOWN CLERK  
File EDO

**RECEIVED**

20 NOV 2000

**COMMITTEE SECTION**

**9.0 RECOMMENDATION**

That E&C grant approval for the following residential venue for the Advancing Leadership Program:

<b>Dates</b>	<b>Proposed residential venue</b>
7 & 8 December 2000	Clear Mountain Health & Conference Centre

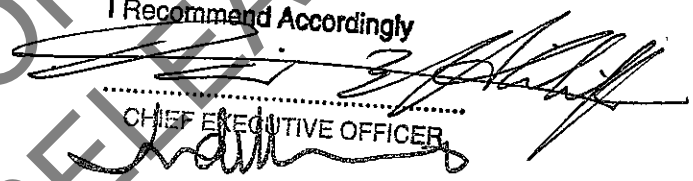
That E & C grant approval for the Clear Mountain Health and Conference Centre to be selected as the venue for the residential component of the Advancing Leadership Program, to be held on 7 & 8 December 2000, at a total estimated cost of \$5048.50.

**10.0 DIVISIONAL MANAGER**



Phil Minns  
Divisional Manager  
Human Resources & Strategic Management

I Recommend Accordingly

  
.....  
CHIEF EXECUTIVE OFFICER

**APPROVED**

20 Nov 2000  
.....  
Lord Mayor  
gbc. GBA

RECEIVED

20 NOV 2000

COMMITTEE SECTION

## 11.0 BACKGROUND

Executive Leadership is recognised as being critical to the organisation achieving its vision and key objectives, through providing direction and focus, and aligning the efforts of all people in the organisation.

Approval was obtained from E&C on 29 March 1999 to implement a leadership and management development framework.

The facilitators for the programs are from the University of Queensland's Graduate School of Management. The team members are - Professor Victor Callan, Greg Latemore.

Leadership Development has been targeted as a strategic priority for Council, with initial focus on the executive group as a high impact area. The program has been developed to meet and exceed the current and future needs of Council. Building management and leadership capabilities of Executive Service personal will ensure that the organisation achieves its vision and key objectives.

The Learning Council (chaired by Phil Minns/DMGRB) approved the design of the program to include a short residential component as it recognises the importance of establishing a strong learning community and shared vision by the participants.

Feedback following the initial program held in December 1999 was extremely positive and showed that it was well received by participants. Evaluation conducted after each module reflected a high degree of satisfaction with the learning and development and its applicability to participants' areas of responsibility. The Learning Council monitors the feedback from the program and recommendations on changes and/or adaptations are provided to the facilitators.

Following completion of the second program a detailed evaluation will be conducted and a report will be provided to E & C.

The venue for the residential is required to accommodate 20 executives and 3 facilitators. A number of venues have been investigated for the purpose of hosting these programs. Several venues have been investigated and Attachment A shows the comparative costs of these venues.

Clear Mountain Health & Conference Centre offers excellent facilities and good value for money. An added advantage is its close proximity to Brisbane City.



## 12.0 CONSULTATION

Executive Management Team

The Advancing Leadership programs content inclusive of a short residential component has been fully endorsed by the Learning Council. The Learning Council is the steering committee that oversees the learning agenda and leadership development across Council.

## 13.0 IMPLICATIONS OF PROPOSAL

The benefit achieved from a short residential component affords the best mechanism to develop a learning community to ensure participants are established in strong support networks.

## 14.0 CORPORATE PLAN IMPACT

**Program 11** Organisational Capability:

**11.3** Collaborative and principled leadership

**Strategy 11.3.2** Provide collaborative and innovative leadership

**Service (Output) 11.3.2.2**

Leadership development strategy and supporting frameworks.

This output includes a range of leadership and management development programs

## 15.0 CUSTOMER IMPACT

Nil

## 16.0 ENVIRONMENTAL IMPACT

Nil

## 17.0 POLICY IMPACT

Nil

## 18.0 FUNDING IMPACT

The program runs on a cost recovery basis with each Division funding the participation of its own officers. Divisions will pay the cost for their participants to vote number 129 3817 000 000 818 000 00 and this revenue will be used to pay for all costs associated with the program.

**19.0 HUMAN RESOURCES IMPACT**

Nil

**20.0 URGENCY**

Urgent as written confirmation is required by the venue as soon as possible.

**21.0 PUBLICITY/MARKETING STRATEGY**

Nil

**22.0 OPTIONS**

1. Approve the recommendation that the Clear Mountain Health & Conference Centre be selected as the venue for the Advancing Leadership Program residential on 7 & 8 December 2000.
2. Approve the recommendation in principle, with amendment/further work to be undertaken.
3. Not approve the recommendation.

**Option 1 is the preferred option**

BCC PUBLICATIONS SCHEME  
10 YEAR RELEASE

1.0 FILE NUMBER: (0) 456/10/20(P4)

20 / 11 - 9 F

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

2.0 TITLE

Increase of Councillors' and Chairpersons' Salaries, and Lord Mayor's Electorate Allowance.

3.0 ISSUE/PURPOSE

To update the Salaries of the Lord Mayor, Deputy Mayor, Chairpersons and Councillors of the Council based on the salaries and allowances payable to Members of the Legislative Assembly, and to update the Electorate Allowance paid to the Lord Mayor in accordance with the minimum Electorate Allowance payable to a Member of the Legislative Assembly.

4.0 PROPONENT

Mr John Orange  
Divisional Manager  
City Governance Division

5.0 SUBMISSION PREPARED BY

Ms Kathleen Hubinger  
Senior Management Strategist  
City Governance Division  
SMSCG, ext 36858

6.0 DATE

16 November 2000

ACTION TAKEN

21 / 11 / 00

TOWN CLERK

Flb 5 MSCG

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL

Authority delegated to the Establishment and Co-ordination Committee.

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

No.

RECEIVED

20 NOV 2000

COMMITTEE SECTION

## 9.0 RECOMMENDATION

It is recommended that :

- A. In accordance with established policy and relativities, the Salary and Allowances as from 1 July 2000 be:

### Salaries

Position	Number	Relativity to Base Rate = 100	Salary \$ PA
Councillor	18	100 <sup>1</sup>	91,000 <sup>2</sup>
Leader of Opposition	1	110	100,650
Chairperson of Council	1	125	114,375
Committee Chairperson	5	125	114,375
Deputy Mayor	1	130	118,950
Lord Mayor	1	As per Cabinet Minister	148,126
	27		

- B. In accordance with established policy, the Electorate Allowance payable to the Lord Mayor be increased to the current minimum Electorate Allowance payable to a Member of the Legislative Assembly at the rate of \$28,338 per annum, effective 1 July 2000.

## 10.0 DIVISIONAL MANAGER

John Orange  
 Divisional Manager  
 City Governance Division  
 I Recommend Accordingly

CHIEF EXECUTIVE OFFICER

**APPROVED**

20 NOV 2000

RECEIVED

20 NOV 2000

COMMITTEE SECTION

<sup>1</sup> Relativities as per Council decisions of 26 June 1988 and 23 September 1991

<sup>2</sup> \$500 less than base rate for an MLA (\$91,500 with effect from 1 July 2000)

The Parliamentary Members' Entitlements Handbook states that the Electorate Allowance is to be varied annually each July in accordance with the variation in the Consumer Price Index (CPI) for Brisbane for the previous financial year ending June 30. The purpose of this submission is to adjust the Lord Mayor's Electorate Allowance at the correct level for the financial year commencing 1 July 2000.

## **12.0 CONSULTATION**

Staff Members of Parliament House  
Chair, Finance Committee  
Chief Executive Officer

## **13.0 IMPLICATIONS OF PROPOSAL**

No perceived implications.

## **14.0 CORPORATE PLAN IMPACT**

No perceived impact.

## **15.0 CUSTOMER IMPACT**

Not applicable.

## **16.0 ENVIRONMENTAL IMPACT**

Not applicable.

## **17.0 POLICY IMPACT**

Council policy for remuneration of Councillors is driven by the change in MLA salaries. This is the same policy applied at the State level where the change in base salary for Federal members flows through to State MLAs and office holders.

## **18.0 FUNDING IMPACT**

Funds are available within the City Management Program.

**19.0 HUMAN RESOURCE IMPACT**

Continuation of existing policy.

**20.0 URGENCY**

Normal course of business.

**21.0 PUBLICITY/MARKETING**

At the discretion of the Lord Mayor.

**22.0 OPTIONS**

1. Approve the recommended increase in Salaries and Lord Mayor's Electorate Allowance, in accordance with delegations to the Establishment and Co-ordination Committee.
2. Continue with the existing salaries and level of Electorate Allowance.
3. Approve other than the recommended salary and/or Electorate Allowance movements.

**1.0 FILE NUMBER:**

20/11-1K

202/11-MA150/982

**SUBMISSION TO THE ESTABLISHMENT AND COORDINATION COMMITTEE**

**2.0 TITLE**

Claim for compensation arising from the resumption of land for road purposes.

**3.0 PURPOSE/ISSUE**

Recommendation on a claim for compensation.  
982 Blunder Road, Doolandella redacted

**4.0 PROPONENT**

Michael Kerry, Divisional Manager, Urban Management Division.

**5.0 SUBMISSION PREPARED BY**

Kim A Shields, Asset Officer- Project Coordination.  
Asset Support (x36959)

**6.0 DATE**

2 November 2000

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

For E & C approval.

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION  
REQUIRED UNDER AN ACT OR ORDINANCE?**

No.

**ACTION TAKEN**

21/11/00  
TOWN CLERK  
File APC7  
letter

G:\UMAS\PJ\AOPC7\LETTERS\HUNT.E&C.DOC

9.0 RECOMMENDATION

It is recommended that:

1. The Claim for Compensation from [redacted] arising from the resumption of land for road purposes and purposes incidental to road purposes, situated at 982 Blunder Road, Doolandella, described as Lots 28 and 18 on Plan SP125117 Parish of Oxley containing an area of 859 square metres and 249 square metres respectively, in the amount of [redacted] comprising [redacted] compensation for loss of land and [redacted] for disturbance cost being [redacted] for legal fees and [redacted] for valuation fee, be accepted in full satisfaction of all rights or interests to which the Claimants are now or may be entitled arising out of or with respect to the interest which they had in or with respect to the taking by the Council of the said land, subject to the Claimants entering into a Deed of Indemnity in a form satisfactory to the Manager Brisbane City Legal Practice;
2. Upon the Project Manager certifying that all works required to be carried out within the incidental area have been completed and that the incidental area is no longer required by Council, then authority be granted for all necessary action to be taken to effect the transfer of Lot 18 on SP125117 back to the claimants and amalgamated with Lot 5 on Plan SP125117 by survey to form a new single lot with the Council to bear all costs incurred in the transfer and title amendment; and
3. Interest, if claimed prior to full and final settlement of compensation, calculated on [redacted] at the rate determined by the land court for the period from the date of resumption to the date of settlement, be paid to the claimants.

10.0 DIVISIONAL MANAGER

*[Signature]*  
 Michael Kerry  
 Divisional Manager  
 URBAN MANAGEMENT DIVISION

I Recommend Accordingly  
*[Signature]*  
 CHIEF EXECUTIVE OFFICER

RECEIVED

20 NOV 2000

COMMITTEE SECTION

APPROVED

20 NOV 2000

*[Signature]*  
 Lord Mayor

*[Signatures]*  
 give



## 11.0 BACKGROUND

By Notification of Resumption published in the Government Gazette dated 11 February 2000, Council resumed from <sup>redacted</sup> two strips of land for road purposes and a purpose incidental to road purposes described as Lots 28 and 18 on Plan SP125117 Parish of Oxley, County of Stanley, containing an area of 859 square metres and 249 square metres respectively (totalling 1,108 square metres) shown shaded yellow on attached plan (refer Attachment A).

The parent property, which is zoned Non Urban C contained an area of 1.0118 hectare prior to resumption and 0.9010 hectare post resumption. The vacant site has an easy to moderate sloping topography.

The resumption's effect will be to cause the loss of land and restriction of a convenient access due to installation of a median strip located on part of the resumed area. The resumed land includes an area of 249 square metres upon which a batter bank will be constructed. As the incidental area is not required by Council following completion of construction then it is proposed to transfer this land back to the claimants at their request.

Following negotiations the claimants advise by letter dated 16 October 2000 that they will accept compensation of <sup>redacted</sup> plus disturbance costs of <sup>redacted</sup> if the incidental land is transferred back to them following completion of construction. The disturbance cost includes <sup>redacted</sup> for valuation fee and <sup>redacted</sup> for legal fee.

As the claim for compensation is for less than Council's compensation assessment of <sup>redacted</sup> allowing for the transfer of the incidental land back to the claimants, then it is recommended that Council accept the offer to settle compensation for <sup>redacted</sup> plus <sup>redacted</sup> disturbance costs (refer valuer's advice Attachment B).

## 12.0 CONSULTATION

Cr Maureen Hayes, Chairperson Transport and Major Projects, and  
Cr Kevin Bianchi, Councillor for Acacia Ridge;

have been advised of and support the recommendation.

## 13.0 IMPLICATIONS OF PROPOSALS

An offer on compensation is processed.

## 14.0 CORPORATE PLAN IMPACT

The recommendation is in accordance with the Corporate Plan 2000-2001; Outcome 7.2 Transport Infrastructure Improvement; Strategy 7.2.1 " Deliver upgraded transport infrastructure through a coordinated 5 year rolling program".

## 15.0 CUSTOMER IMPACT

The Urban Management Division's acquisition program will be met in a cost effective manner.

## 16.0 ENVIRONMENTAL IMPACT

Not applicable.

## 17.0 POLICY IMPACT

In accordance with Council policy.

## 18.0 FUNDING IMPACT

Funds of <sup>redacted</sup> are available in the 2000-2001 Major Works Program

## 19.0 HUMAN RESOURCE IMPACT

Administration only.

## 20.0 URGENCY

Normal course of business.

## 21.0 POLICY/MARKETING STRATEGY

Not applicable.

## 22.0 OPTIONS

1. Accept the offer to accept compensation.
2. Reject the offer and make a counter-offer.
3. Refer the matter to the Land Court for determination

It is recommended that Option 1 be approved.

20 / 11 - 4 K

1.0 FILE NUMBER: 392/40(1954)

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

2.0 TITLE

Financial contribution to Australian Local Government Association  
Road Funding Awareness Campaign

3.0 ISSUE/PURPOSE

To seek approval for Council to contribute the amount of \$22,033 towards an ALGA sponsored national road funding awareness campaign.

4.0 PROPONENT

Michael Kerry, Divisional Manager, Urban Management Division

5.0 SUBMISSION PREPARED BY

Robert Nahrung - Transport and Traffic Office Manager X34816

6.0 DATE

16 November, 2000

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL

For E&C approval

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER A LOCAL LAW?

Not applicable

**APPROVED**

20 NOV 2000

Lord Mayor

9.0 RECOMMENDATION

It is recommended that approval be granted for Council to contribute the amount of \$22,033 towards an Australian Local Government Association sponsored national road funding awareness campaign.

RECEIVED

20 NOV 2000

ACTION TAKEN

21/11/00

TOWN CLERK  
File TTOM

I Recommend Accordingly

CHIEF EXECUTIVE OFFICER

COMMITTEE SECTION

10.0 Michael Kerry  
DIVISIONAL MANAGER  
URBAN MANAGEMENT DIVISION

LM to write covering letter saying contribution is dependant on ALL Councils (including inner & middle city Councils) benefitting from increase in road funding.

## 11.0 BACKGROUND

The Local Government Association of Queensland (LGAQ) has written to Council seeking a financial contribution of \$22,033 towards an Australian Local Government Association (ALGA) sponsored national road funding awareness campaign.

The ALGA is proposing to spearhead a national campaign in the lead up to the next Federal election in partnership with national trade, industry, professional and community organisations. This \$2 million national apolitical campaign devised by leading advertising agency Mojo, aims to raise the profile and importance of road funding to the community and all Federal candidates prior to the next Federal election.

The campaign will include:-

- Organised lobbying of all Federal House of Representatives and Senate candidates
- Presentation of well researched material to all political leaders
- Nationwide multi-media advertising campaign
- Major public demonstration involving Council and other alliance members
- Petitions, posters and bumper stickers
- New releases, feature articles and radio talk back and current affairs appearances.

The LGAQ has agreed to seek the support of its members to contribute to the campaign in the form of a voluntary levy. This levy has been calculated according to the members subscription contributions recognising their financial capacity. Brisbane City Council's contribution has been calculated at \$22,033.

## 12.0 CONSULTATION

The Chief Executive Officer and Chair Transport and Major Projects Committee have been consulted.  
Both are in agreement.

## 13.0 IMPLICATIONS OF PROPOSAL

Making a financial contribution to the campaign will assist the ALGA in its objective of raising the profile of Federal funding for roads. If successful the campaign may assist the City in securing additional Federal road funding.

## 14.0 CORPORATE PLAN IMPACT

Corporate plan outcome 7.2 identifies continued development of the City's road network as a key priority. Additional Federal funding will assist Council in achieving this outcome.

**15.0 CUSTOMER IMPACT**

Not applicable

**16.0 ENVIRONMENTAL IMPACT**

Not applicable

**17.0 POLICY IMPACT**

In accordance with Council policy

**18.0 FUNDING IMPACT**

Funds are available in the Transport and Traffic Program in vote number  
1 04 1330 650 000 000 635 000 00

**19.0 HUMAN RESOURCE IMPACT**

Human resources will not be impacted by this proposal.

**20.0 URGENCY**

Normal priority

**21.0 PUBLICITY / MARKETING STRATEGY**

The awareness campaign will be coordinated by the ALGA through advertising agency Mojo.

**22.0 OPTIONS**

1. To approve a financial contribution of \$22,033.
2. To approve a lesser amount towards this national awareness campaign.
3. To not contribute financially towards this campaign.

Option 1 is preferred.



**1.0 FILE NUMBER:**

20 / 11 - 5 K

202/11-NP830/9(A2)

**SUBMISSION TO THE ESTABLISHMENT AND COORDINATION COMMITTEE**

**2.0 TITLE**

Offer on compensation arising from the resumption of land for road purposes 9 Sandgate Road, Albion - redacted & Alpetros (No 54) trading as Arenas Seafoods (joint offer)

**3.0 PURPOSE/ISSUE**

Recommendation on an offer on compensation.

**4.0 PROPONENT**

Michael Kerry, Divisional Manager, Urban Management Division.

**5.0 SUBMISSION PREPARED BY**

Jon Skelton, Asset Officer- Project Coordination Asset Support (x36958)

**6.0 DATE**

1 November 2000.

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

For E & C approval.

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?**

Not applicable.

**ACTION TAKEN**

21 / 11 / 00

TOWN CLERK

File ADPCB  
letter

G:\UMASPJ\AOPC3\ICB\ARENAS4.DOC

9.0 RECOMMENDATION

It is recommended that;

- 1/ the offer on compensation received from [redacted] being compensation of [redacted] previously advanced and an additional amount of [redacted] totalling [redacted] arising from the resumption of land for road and a purpose incidental to road being property situated at 9 Sandgate Road, Albion, described as Lot 2 on Registered Plan 88889, Parish of Toombul having an area of 402 square metres, **be accepted** in full satisfaction of all claims, rights or interests which the claimant is now or may become entitled, arising out of or with respect to the claimants' ownership of an interest in the land or arising out of or with respect to the taking by the Council of the said land subject to the claimant entering into a Deed of Indemnity in a form satisfactory to the Manager, Brisbane City Legal Practice;
- 2/ the offer on compensation received from Alpetros (No.54) trading as Arenas Seafoods being compensation of [redacted] previously advanced and an additional amount of [redacted] plus professional fees of [redacted] totalling [redacted] arising from the resumption of their unregistered leasehold interest in property situated at 9 Sandgate Road, Albion, described as Lot 2 on Registered Plan 88889, Parish of Toombul having an area of 402 square metres, **be accepted** in full satisfaction of all claims, rights or interests which the claimant is now or may become entitled, arising out of or with respect to the claimants' ownership of an interest in the land or arising out of or with respect to the taking by the Council of the said land subject to the claimant entering into a Deed of Indemnity in a form satisfactory to the Manager, Brisbane City Legal Practice; and,
- 3/ Alpetros (No.54) be allowed to remain in occupancy of the warehouse component of the property situated at 9 Sandgate Road, Albion, rent free at the will of the Manager Waterways until the property is required for roadworks.

10.0 DIVISIONAL MANAGER

*[Handwritten signature]*  
**Michael Kerry**  
 Divisional Manager  
 URBAN MANAGEMENT DIVISION

RECEIVED

20 NOV 2000

COMMITTEE SECTION

I Recommend Accordingly

*[Handwritten signature]*  
 CHIEF EXECUTIVE OFFICER

**APPROVED**

20 NOV 2000

*[Handwritten signature]*  
 Land Manager

G:\UMAS\PJ\AOPC3\ICB\ARENAS4.DOC



## 11.0 BACKGROUND

On 10 November 1998, the Council approved the Inner City Bypass Scheme. The subject property is located in stage two of the Scheme. By Notification of Resumption published in the Queensland Government Gazette dated 14 April, 2000, Council resumed from <sup>redacted</sup> land for road and a purpose incidental to road property situated at 9 Sandgate Road, Albion, described as Lot 2 on Registered Plan 88889, Parish of Toombul, having an area of 402 square metres as shown shaded yellow on the attached plan (Attachment A).

The subject property consisted of an older style retail premises comprising a shop with living quarters and warehouse structure erected to the rear of the shop/residence.

A claim for compensation in relation to the real estate component for the total amount of <sup>redacted</sup> comprising loss of real estate <sup>redacted</sup> and disturbance costs <sup>redacted</sup> was lodged by <sup>redacted</sup>. The claim was considered excessive and was rejected by the Establishment and Co-ordination Committee at its meeting on 26 June 2000. An advance against compensation of <sup>redacted</sup> comprising real estate <sup>redacted</sup> and disturbance costs <sup>redacted</sup> was paid to the claimant on 30 June, 2000. The disturbance costs comprised:

Removal costs <sup>redacted</sup>  
Interest on bridging loan <sup>redacted</sup>  
Stamp duty, legal costs and bank fees on purchase of alternate accommodation <sup>redacted</sup>

The retail shop and warehouse components were utilised by the <sup>redacted</sup> family business Alpetros (No.54) trading as Arenas Seafood's which operates as a retail and wholesale seafood supplier. Alpetros (No.54) occupied the retail shop and warehouse under an unregistered lease agreement, however the family has operated its business from the site for in excess of 30 years.

A claim for compensation in relation to unregistered leasehold interest in the amount of <sup>redacted</sup> comprising disturbance costs only was lodged by Alpetros (No.54). The claim was considered excessive and was rejected by the Establishment and Co-ordination Committee at its meeting on 26 June 2000. An advance against compensation of <sup>redacted</sup> was paid to the claimant on 30 June 2000 being disturbance costs comprising:

Lost value of fixed plant and equipment <sup>redacted</sup>  
Stationary <sup>redacted</sup>  
Signage <sup>redacted</sup>  
Reconnection fees <sup>redacted</sup>  
Removal costs <sup>redacted</sup>  
Yellow pages fees <sup>redacted</sup>  
Mail outs advising of change of address etc <sup>redacted</sup>

Following further without prejudice negotiations an offer to accept additional compensation in full and final settlement in the amount of <sup>redacted</sup> plus professional fees



of [redacted] incurred in formulating the amended offer on compensation has been received from [redacted] and Alpetros (No.54) trading as Arenas Seafoods. This offer ignores the previous loss of profits claim associated with the wholesale business of [redacted] previously sought by the claimants.

The offer on compensation from Councils perspective is apportioned as:

Closure of retail component [redacted]  
Additional operating costs for wholesale component [redacted]  
Stamp duty on purchase of replacement property [redacted] and,  
Professional fees (legal, accountant, valuer) incurred in formulating offer [redacted]

The value of the retail component has been assessed by Councils business valuation consultant Pricewaterhousecoopers (refer attachment B). The claimants have endeavoured to find an alternate property to relocate the retail activities of the business component without success, however, a relocation cost exercise for the retail activities based upon 25% decrease in turnover in the first year as a result of establishing in a new trade location, expected increases in rent and outgoings associated with a stand alone location and additional claim for lost value of retail fitout and other relocation and reconnection costs [redacted] totals [redacted]. Given that the total of these costs are greater than the assessed value of the retail component [redacted] closure results in a lower compensation figure.

The additional operating costs for the wholesale component of the business arise as a result of the separation of the retail, wholesale and residential activities. Due to the nature of the wholesale seafood business, owners of properties in the market place are reluctant to accommodate this type of activity as the storage of and supply of seafood creates a perception that potential salt damage will cause spalling in structures and floors with additional concern that seafood odours may offend other tenants. In order for the wholesale component to have unfettered operation the business will be relocating to a freehold stand alone property. As the majority of the compensation monies advanced for the freehold interest have been utilised to provide alternate accommodation for the family matriarch [redacted] the amount of [redacted] represents the additional amount required to purchase a suitable property in order to place the claimant in the same position as prior to the resumption. It is considered arguable that should the matter be referred to the Land Court for determination that the Court when weighing all doubts in favour of the claimant will accept this head of claim as a natural and reasonable consequence of the resumption and compensate accordingly.

The amount previously paid for stamp duty, bank and legal fees on the purchase of a replacement property (to equal value of Council's valuation) was assessed by Council at [redacted] which is [redacted] higher then the [redacted] advanced previously to [redacted]

It is therefore recommended that the offer on compensation be accepted in full and final settlement. It is also recommended that Alpetros (No.54) be allowed to remain in occupancy of the warehouse component of the property rent free until the property is required for roadworks to negate the claim for temporary cold room hire and loss of stock.

## **12.0 CONSULTATION**

Cr Jim Soorley, Lord Mayor has been advised of the recommendation

Maureen Hayes, Chairperson, Chairperson Transport and Major Projects Committee

David Stewart, Principal, Transport Infrastructure Projects, Urban Management Division

Have been consulted and support the proposed recommendation.

## **13.0 IMPLICATIONS OF PROPOSALS**

If the recommendation is adopted, offers on compensation will be processed resulting in finalisation of the matter without being referred to the Land Court for determination.

## **14.0 CORPORATE PLAN IMPACT**

The recommendation is in accordance with the Corporate Plan theme 7 Transport and Traffic, Strategy 7.1.1 - Integrate Brisbane's transport planning with land use, environment and regional planning, and Strategy 7.2.1 - Deliver upgraded transport infrastructure through a coordinated 5 year rolling program.

## **15.0 CUSTOMER IMPACT**

Offers on compensation will be processed.

## **16.0 ENVIRONMENTAL IMPACT**

Not applicable.

## **17.0 POLICY IMPACT**

In accordance with Council policy.

## **18.0 FUNDING IMPACT**

Funds of [redacted] are available in the 2000/2001 Major Roads Sub program.

## **19.0 HUMAN RESOURCE IMPACT**

Administration only.

## **20.0 URGENCY**

Urgent.

**21.0 POLICY/MARKETING STRATEGY**

Not applicable.

**22.0 OPTIONS**

1. Accept the offers on compensation.
2. Refer the matter to the Land Court for determination

It is recommended that Option 1 be approved.

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

**1.0 FILE NUMBER:**

20/11-7K

202/11-NP830/27  
202/11-NP830/29  
202/11-NP830/31

**SUBMISSION TO THE ESTABLISHMENT AND COORDINATION COMMITTEE**

**2.0 TITLE**

Claims for compensation arising from the resumption of land for road purposes.

**3.0 PURPOSE/ISSUE**

Recommendation on three claims for compensation.  
27 Sandgate Road, Albion - HL Agencies Pty Ltd  
29 Sandgate Road, Albion - David Motors Pty Ltd  
31 Sandgate Road, Albion - redacted

**4.0 PROPONENT**

Michael Kerry, Divisional Manager, Urban Management Division.

**5.0 SUBMISSION PREPARED BY**

Kim A Shields, Asset Officer- Project Coordination.  
Asset Support (x36959)

**6.0 DATE**

13 November 2000

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

For E & C approval.

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION  
REQUIRED UNDER AN ACT OR ORDINANCE?**

No.

**ACTION TAKEN**

21/11/00  
TOWN CLERK  
File APC7  
letter



## 9.0 RECOMMENDATION

It is recommended that:

1. The claim for compensation received from HL Agencies Pty Ltd in the amount of [redacted] for loss of freehold real estate situated at 27 Sandgate Road, Albion, arising from the resumption by Council of land for road purposes and a purpose incidental to road purposes, described as Lots 210 and 21 on Plan SP125866, County of Stanley, Parish of Enoggera Brisbane, containing an area 191 and 136 square metres, be rejected as excessive; and
2. Council authorises the payment of an advance to the claimant under section 23 *Acquisition of Land Act 1967* in the amount of [redacted] plus fair and reasonable legal and valuation fees as approved by the Manager Waterways.
3. The claim for compensation received from David Motors Pty Ltd in the amount of [redacted] for loss of freehold real estate situated at 29 Sandgate Road Albion, arising from the resumption by Council of land for road purposes and a purpose incidental to road purposes, described as Lots 200 and 20 on Plan SP125866, County of Stanley, Parish of Enoggera Brisbane, containing an area 162 and 182 square metres, be rejected as excessive; and
4. Council authorises the payment of an advance to the claimant under section 23 *Acquisition of Land Act 1967* in the amount of [redacted] plus fair and reasonable legal and valuation fees as approved by the Manager Waterways.
5. The claim for compensation received from [redacted] in the amount of [redacted] for loss of freehold real estate situated at 31 Sandgate Road Albion, arising from the resumption by Council of land for road purposes and a purpose incidental to road purposes, described as Lots 191 and 19 on Plan SP125865, County of Stanley, Parish of Enoggera Brisbane, containing an area 225 and 129 square metres, be rejected as excessive; and
6. Council authorises the payment of an advance to the claimant under section 23 *Acquisition of Land Act 1967* in the amount of [redacted] plus fair and reasonable legal and valuation fees as approved by the Manager Waterways.
7. In regard to the leasehold interest in the properties detailed in (1-5) above, that Council authorises the continuation of negotiations with C & L Power Tool Services Pty Ltd with a view towards finalising its claim for compensation in respect of its interest in those properties.

## 10.0 DIVISIONAL MANAGER

  
Michael Kerry  
Divisional Manager  
URBAN MANAGEMENT DIVISION

RECEIVED

**APPROVED**

I Recommend Accordingly

20 NOV

  
CHIEF EXECUTIVE OFFICER

  
COUNCIL MAYOR

20 NOV 2000

COMMITTEE SECTION



## 11.0 BACKGROUND

On 10 November 1998, the Council approved the Inner City Bypass Scheme. By Notification of Resumption published in the Queensland Government Gazette dated 14 April 2000, Council resumed from HL Agencies Pty Ltd, David Motors Pty Ltd and <sup>redacted</sup> certain properties for road purposes and a purpose incidental to road purposes situated at 27-31 Sandgate Road, Albion, described as Lots 210 and 21 on Plan SP125866, Lots 200 and 20 on Plan SP125865 and Lots 191 and 19 on Plan SP125864 respectively, Parish of Enoggera, having areas of 191 and 136 square metres, 162 and 182 square metres and 225 and 129 square metres respectively as shown shaded yellow on attached plans (Attachments A, B, & C).

The subject properties are located on the south eastern corner of the intersection of Nariel Street and Sandgate Road, Albion. They are located opposite Breakfast Creek and have considerable exposure to passing traffic.

The contiguous sites are improved with two structures, however, access is provided from each for a combined business operation. The properties situated at 27 and 29 Sandgate Road are improved with a 12 year old brick and concrete block structure providing an office / showroom at ground level, with offices and staff facilities on the mezzanine floor. This structure comprises a gross floor area of 611 square metres. The property at 31 Sandgate Road is improved with a 20 year old brick and concrete block structure providing an industrial showroom/workshop with amenities and limited storage capacity on a mezzanine floor. This structure comprises a gross floor area 310 square metres.

The three properties are held in different ownerships, however, they have a common director, being <sup>redacted</sup> David Motors P/L and HL Agencies P/L have <sup>redacted</sup> <sup>redacted</sup> as directors. The three properties are occupied and utilised by C & L Power Tool Services Pty Ltd, the trading company of <sup>redacted</sup>

The claimants have lodged claims for compensation relating to the freehold interests in the amounts of <sup>redacted</sup> and (totalling <sup>redacted</sup> for 27, 29 and 31 Sandgate Road respectively. Based on Council's independent valuation the above claims are considered excessive, and therefore recommended that the claims be rejected. It is also recommended that Council authorise payment of an advance against compensation as provided under Section 23 Acquisition of Land Act 1967 of <sup>redacted</sup> <sup>redacted</sup> and <sup>redacted</sup> respectively, plus fair and reasonable professional fees.

To date negotiations with C & L Power Tool Services Pty Ltd in relation to its interest in the properties have not resulted in an acceptable settlement for compensation. As the claimants have requested payment of an advance against compensation under section 23 *Acquisition of Land Act 1967* then it is proposed to deal with the claim for compensation relating to the freehold interests and to continue negotiations in relation to the business and leasehold interests.

## 12.0 CONSULTATION

Cr Maureen Hayes, Chairperson Transport and Major Projects

### **13.0 IMPLICATIONS OF PROPOSALS**

Three offers on compensation are processed.

### **14.0 CORPORATE PLAN IMPACT**

The recommendation is in accordance with the Corporate Plan 2000-2001; Outcome 7.2 Transport Infrastructure Improvement; Strategy 7.2.1 " Deliver upgraded transport infrastructure through a coordinated 5 year rolling program".

### **15.0 CUSTOMER IMPACT**

The Urban Management Division's acquisition program will be met in a cost effective manner.

### **16.0 ENVIRONMENTAL IMPACT**

Not applicable.

### **17.0 POLICY IMPACT**

In accordance with Council policy.

### **18.0 FUNDING IMPACT**

Funding of redacted is available in the 2000-2001 Major Projects Budget.

### **19.0 HUMAN RESOURCE IMPACT**

Administration only.

### **20.0 URGENCY**

Normal course of business.

### **21.0 POLICY/MARKETING STRATEGY**

Not applicable.

### **22.0 OPTIONS**

1. Approve the recommendation
2. Not Approve the recommendation.
3. Refer the matter to the Land Court for determination

It is recommended that Option 1 be approved.



SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

1.0 FILE NUMBER

24/1-M/2000(4)

20 / 11 - 1 M

2.0 TITLE

Adopting the recommendation to approve international travel to East Timor for Darryl McGinn (Business Manager, Mosquito and Pest Services) on two separate occasions each for approximately two weeks duration to be undertaken between 22 November 2000 and June 2001 (as required) for the purpose of providing support in coordination with East Timor and International Non Government Organisations for Mosquito Control and Public Health Capacity Building.

3.0 ISSUE/PURPOSE

The purpose of this submission is to gain E & C approval for international travel for Darryl McGinn to participate in East Timor Mosquito Control Capacity Building and development of culturally appropriate Community Action initiatives in East Timor.

This proposal provides for development of close relationships between Brisbane City and East Timor through skill and technology transfer and providing guidance and advice to the East Timor community through liaison with Non Government Organisations to build local capacity to more effectively reduce mortality and chronic illness due to mosquito-borne disease.

4.0 PROPONENT

The Lord Mayor

5.0 SUBMISSION PREPARED BY

Darryl McGinn, Business Manager, Mosquito and Pest Services

6.0 DATE

15 November 2000

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL

For E & C Approval

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE

Not applicable

9.0 RECOMMENDATION

That E & C approve the travel of Darryl McGinn, Manager, Mosquito and Pest Services, to East Timor on two separate occasions, between 22 November 2000 and June 2001, for the purpose of providing support in coordination with East Timor and International Non Government Organisations for Mosquito Control and Public Health Capacity Building.

10.0 DIVISIONAL MANAGER

  
Noel K. Faulkner  
DIVISIONAL MANAGER CITY BUSINESS

ACTION TAKEN

21/11/00  
TOWN CLERK *u*  
FILE ~~VECT~~ VECT 20 NOV 2000

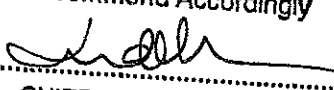
**APPROVED**

  
Lord Mayor

RECEIVED

20 NOV 2000

I Recommend Accordingly

  
CHIEF EXECUTIVE OFFICER

## 11.0 BACKGROUND

In recent months, BCC officers have been in informal discussion with Paul Toon, Coordinator of the Brisbane East Timor Office and visiting East Timor representatives regarding BCC directly providing assistance and advice on mosquito-borne disease management in East Timor. From meetings between the Lord Mayor, East Timor representatives and Paul Toon, the view was formed that BCC could provide technical expertise directly within East Timor to support Community Action based activities which are culturally and practically relevant to effective mosquito-borne disease control.

The Lord Mayor communicated his intention to support and fund a technical expert from Mosquito and Pest Services (and an interpreter) for up to 4 weeks working in East Timor to commence identifying issues and develop appropriate Community Action strategies.

Further discussions were held with Paul Toon to develop short and long-term objectives for this opportunity. From that, this proposal has been developed with a budget estimate in line with the Lord Mayor's social justice commitment for mosquito-borne disease control in East Timor.

## 12.0 CONSULTATION

The Lord Mayor

Mr Bernard Green, Executive Officer to the Lord Mayor

Mr Noel Faulkner, Divisional Manager City Business

Mr Peter Hall, Manager Small Businesses, City Business

Mr Paul Toon, Coordinator Edmond Rice East Timor, Brisbane East Timor Office

Cr John Campbell, Chair, City Businesses Committee

All have been consulted on the content of the submission and are in agreement.

## 13.0 IMPLICATIONS OF PROPOSAL

This proposal provides an opportunity for development of close relationships between Brisbane City and East Timor through skill and technology transfer and providing guidance and advice to the East Timor community to build local capacity to more effectively reduce mortality and chronic illness due to mosquito-borne disease.

## 14.0 CORPORATE PLAN IMPACT

Section 5.1.2.3 Mosquito and Pest Services

Regional and scientific partnerships are aimed at developing and managing best practice mosquito management programs and services.

## 15.0 CUSTOMER IMPACT

A positive customer impact is anticipated through enhanced technical knowledge and interactions from the exposure to mosquito management issues in East Timor. There will be no reduction in seasonal services by Mosquito and Pest Services during the period of travel.

## 16.0 ENVIRONMENTAL IMPACT

Nil

## 17.0 POLICY IMPACT

Nil

## 18.0 FUNDING IMPACT

The total budget for the proposal is \$ 21,500 plus costs for a language interpreter. Funding is through the Office of the Lord Mayor.

**19.0 HUMAN RESOURCE IMPACT**

During the absence of Darryl McGinn (travel proponent), Claire Rowland (Acting Operations Manager, MAPS) will take operational charge of Mosquito and Pest Services with oversight from the Manager Small Business.

**20.0 URGENCY**

The first travel is proposed within the dates 22/11-27/11/2000. A decision is therefore urgently required.

**21.0 PUBLICITY/MARKETING STRATEGY**

Nil required.

**22.0 OPTIONS**

**Option 1:**

Approval of the recommendation for international travel to East Timor for Darryl McGinn (Business Manager, Mosquito and Pest Services) on two separate occasions each for approximately two weeks duration to be undertaken between 22 November 2000 and June 2001 (as required) for the purpose of providing support in coordination with East Timor and International Non Government Organisations for Mosquito Control and Public Health Capacity Building.

**Option 2:**

Not approve the travel proposal.

**Option 1 is the preferred and recommended option.**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

**E&C RESULTS – 27 NOVEMBER 2000**

SUB NO.	FILE NO.	DIV	TITLE	Y-N HOLD
27/11-1B R		HR&SM	Brisbane City Council Annual Report 1999/2000	YES
27/11-1F M	364/48/2-KI395/33(1)	City Governance	Entry into a Licence Agreement with Optus Mobile Pty Ltd – Land traversing 142 Taringa Parade, Indooroopilly	YES
27/11-2F	364/48/2-LK500/P4(2)	City Governance	Excision of portion of land held in trust by Council as Reserve for Public Recreation Purposes – Davies Park, 277 Montague Road, West End	NO
27/11-3F	460/32/24(1841)	City Governance	Excision of portion of land held in trust by Council as Reserve of Public Recreation Purposes – Graceville Memorial Park, Plumridge Street, Graceville	NO
27/11-4F M	364/48/2-GQ973/20(1)	City Governance	Lease of Council land - AAPT CDMA Pty Ltd – Mobile Telecommunications facility – Waste Transfer Station, Ferny Grove	YES
27/11-5F M	364/48/2-KG260/310(1)	City Governance	Lease of Council land – Optus Mobile Pty Ltd – Mobile Telecommunications Facility – Fig Tree Pocket Road Overpass	YES
27/11-6F M	365/20-PN070/728	City Governance	Commercial Property Licence – BCC and Kings Parking – McWhirters Carpark, 728 Ann Street, Fortitude Valley	YES
27/11-7F R	221/15/1-2000/01	City Governance	2000/01 Budget – First & Second Reviews	YES
27/11-1K R	348/1/8	Urban Management	Parking Penalties	YES
27/11-2K R	BT345/15(1)	Urban Management	Amendment to Local Law (Bus Transport and Ferries) 2001	YES
27/11-3K R	460/2(93)	Urban Management	Temporary Local Planning Instrument to reinstate in the Demolition Control Precinct land at 20 and 28 Morrow Street, Taringa	YES
27/11-1L M	234/70/1(339)	OLMCEO	Riverfestival Brisbane Pty Ltd - AGM	YES
27/11-2L M	204/86/4(2)	OLMCEO	Brisbane Powerhouse Pty Ltd – AGM	YES
27/11-1N M	234/12/20-2001(20)	CED	2001 Queensland Biennial Festival of Music	YES
27/11-2N	234/12/22-2000/2001(0)	CED	2000/2001 Local Cultural and Festival Grants Program – Round 2	HELD
27/11-1Q R		BCW	Proposed Contract to Supply Quarry Product & Surfacing Works for the Inner City Bypass Project	YES

M - Indicates an E&C Committee decision (or minute item), which is included in this document.

R - Indicates an E&C Committee recommendation to full Council. Details can be accessed through the Council Minutes, which are available for inspection on Level 2 of the Brisbane Square Library, 266 George Street, Brisbane.

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

2.0 TITLE

To enter into a licence agreement with Optus Mobile Pty Ltd for an area of land traversing Lot 11 on RP58182 and Lot 46 on 74241 known as 142 Taringa Parade, Indooroopilly.

3.0 ISSUE/PURPOSE

To obtain approval from E&C for Optus Mobile Pty Ltd to use a portion of land traversing 142 Taringa Parade, Indooroopilly as an overhead cable route to assist the construction of a Low Impact Base Station Facility on an Energex light pole on the Waverley Road Bridge as depicted in the attached site plan and the photomontage.

4.0 PROPONENT

John Orange  
Divisional Manager  
City Governance Division

5.0 SUBMISSION PREPARED BY

Sharon Johnston  
Principal Asset Manager  
City Assets Ext 35588

**APPROVED**

Lord Mayor

6.0 DATE

17 November 2000

ACTION TAKEN

28 / 11 / 00  
TOWN CLERK  
File PAMCA

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?

For Establishment and Co-ordination Committee Approval

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

Not Applicable

RECEIVED

27 NOV 2000

COMMITTEE SECTION

9.0 RECOMMENDATION

That:

- (1) successive licence(s) be granted for Optus Mobile Pty Ltd, upon the standard terms and conditions for such licences, for an overhead cable route, over that area of land being generally in accordance with the depiction of that part of the site on Lot 11 on RP58182 and Lot 46 on RP14241, Indooroopilly, which is shaded yellow on the attached copy of Drawing B372(2)-SK1 C marked "A"; and
- (2) the said licence(s) be for an aggregate period of 20 years, comprised of two successive periods of ten years each, the first period commencing at an annual licence fee of <sup>redacted</sup> (includes GST).
- (3) Optus Mobile Pty Ltd pay an establishment fee of <sup>redacted</sup> (includes GST).

10.0 MANAGER

  
John Orange  
DIVISIONAL MANAGER  
CITY GOVERNANCE DIVISION

Recommend Accordingly

  
CHIEF EXECUTIVE OFFICER

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

## 11.0 BACKGROUND

In the past, communications "Carriers" have approached Council with regard to placing communications mobile base stations on Council land under lease agreements. Despite the fact that carriers have considerable legislative rights with regard to sites, these Telecommunications Carriers have all negotiated and agreed to financial terms and conditions for leasing Council sites.

On 2 August 2000 the Council resolved that it was in the public interest that Section 46 of the City of Brisbane Act 1924 relating to the public tendering for leasing of Council property should not apply in relation to the leasing of sites to Telecommunications Carriers. By resolution 51/2000-01 the Council delegated its powers in relation to the granting of leases to Telecommunications Carriers to the E & C Committee.

Until recently Council's basis for determining lease rentals provided no differentiation or financial impost on high impact over medium or low impact. The new guidelines adopted by the Establishment and Co-ordination Committee on 11 October 1999 seek to provide a commercial disincentive to carriers for medium over low and high over medium impact sites. The terms and conditions for such agreements have generally been standard for all Council sites and apply to all carriers.

This particular case involves the construction of a mobile telecommunications facility by Optus Mobile Pty Ltd on the Waverley Road Bridge. The carrier (Optus) has reached an agreement with the Department of Main Roads to construct a Low Impact base station facility on an Energex Lightpole. The facility will comprise three antennas located on an extension above the light outreach with cabling running through the bridge, down the embankment to an equipment shelter which is to be located on the side of the bridge embankment.

Optus has approached Council and requested a licence for the use of Council owned land for the following:-

- To provide power to the facility, Optus propose to run overhead cable from the street front of 142 Taringa Parade described as Lot 11 on RP58182, and
- To access the equipment shelter located on Lot 2 on RP145160 (Department of Main Roads land). It is proposed to allow vehicular access via Julie Street through a Council gateway across Lot 46 on RP74241 (Council owned land).

As this proposal is considered to constitute a Low-Impact facility, no Development Application under the Integrated Planning Act is required and the carrier must comply with the Telecommunications Code of Practice 1997. Low Impact facilities are the responsibility of the Commonwealth under the Telecommunications Act 1997.

## 12.0 CONSULTATION

Councillor Sharon Humphreys, Chairperson Finance Committee.  
Councillor Jane Prentice, Councillor Walter Taylor Ward.  
Frank Riley, Manager, City Assets.  
Maxine Cooper, Manager, Environment & Parks.

No objections to the proposal have been raised.



### **13.00 IMPLICATIONS OF PROPOSAL**

Council will receive an ongoing income for the site.

### **14.0 CORPORATE PLAN IMPACT**

In accordance with the Corporate Plan Outcome 1.4:-

Service (output) 1.4.3: Improve the management and performance of City Governance's physical asset portfolio.

1

### **15.0 CUSTOMER IMPACT**

There is no immediate customer impact.

### **16.0 ENVIRONMENTAL IMPACT**

No environmental impact is anticipated.

### **17.0 POLICY IMPACT**

There is no impact on existing policy.

### **18.0 FUNDING IMPACT**

There are no funding requirements. Moreover, Council will receive an establishment fee of redacted (includes GST) plus an annual licence fee for the use of the overhead power route of redacted (includes GST). The licence fee received will be increasing upon 1 July each year at 5% per annum or the CPI (whichever is the greater) for the term of the licence.

### **19.0 HUMAN RESOURCE IMPACT**

There is no impact.

### **20.0 URGENCY**

Council will need to respond promptly to enable finalisation of the lease.

### **21.0 PUBLICITY / MARKETING STRATEGY**

No publicity is required.

## 22.0 OPTIONS

- 1 Approve the recommendation.
2. Not approve the recommendation.

**Option 1 is the recommended option**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

1.0 FILE NUMBER: 364/48/2-GQ973/20(1)

27 / 11 - 4 F

**SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE**

2.0 TITLE

To lease an area of land for the construction of a new mobile telecommunications facility on the site at the Waste Transfer Station, Ferny Grove.

3.0 ISSUE/PURPOSE

To obtain approval for AAPT CDMA Pty Ltd to lease a portion of Council owned land at the Waste Transfer Station, Ferny Grove for the construction of a new mobile telecommunications facility as depicted in the attached plans marked "A" and the photomontage.

4.0 PROPONENT

John Orange  
Divisional Manager  
City Governance Division

5.0 SUBMISSION PREPARED BY

Sharon Johnston  
Principal Asset Manager  
City Assets Ext 35588

**APPROVED**

Lord Mayor

6.0 DATE

17 November 2000

ACTION TAKEN

28 / 11 / 00

TOWN CLERK

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?

For Establishment and Co-ordination Committee Approval

*F. & PAMCA*

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

Not Applicable

RECEIVED

27 NOV 2000

COMMITTEE SECTION

BCC 10 YEAR RELEASE SCHEME

**9.0 RECOMMENDATION**

That:

- (1) Subject to the necessary planning approvals being obtained, a lease be granted to AAPT CDMA Pty Ltd, for a new telecommunication facility upon the standard terms and conditions for such leases, generally in accordance with the depiction of that part of the site at the Waste Transfer Station, Ferny Grove, which is shaded yellow on the attached copy of Drawings AQL0092A-01 marked "A"; and
- (2) the said lease be for an aggregate period of 10 years, commencing at an annual rental rate of <sup>redacted</sup> (includes GST) upon terms which would be satisfactory to the Manager Brisbane City Legal Practice; and
- (3) AAPT CDMA Pty Ltd pay an establishment fee of <sup>redacted</sup> (includes GST).

**10.0 MANAGER**

*JO*  
John Orange  
DIVISIONAL MANAGER  
CITY GOVERNANCE DIVISION

I Recommend Accordingly

*[Signature]*  
.....  
CHIEF EXECUTIVE OFFICER

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

## 11.0 BACKGROUND

In the past, communications "Carriers" have approached Council with regard to placing communications mobile base stations on Council land under lease agreements. Despite the fact that carriers have considerable legislative rights with regard to sites, these Telecommunications Carriers have all negotiated and agreed to financial terms and conditions for leasing Council sites.

On 2 August 2000 the Council resolved that it was in the public interest that Section 46 of the City of Brisbane Act 1924 relating to the public tendering for leasing of Council property should not apply in relation to the leasing of sites to Telecommunications Carriers. By resolution 51/2000-01 the Council delegated its powers in relation to the granting of leases to Telecommunications Carriers to the E & C Committee.

Until recently Council's basis for determining lease rentals provided no differentiation or financial impost on high impact over medium or low impact. The new guidelines adopted by the Establishment and Co-ordination Committee on 11 October 1999 seek to provide a commercial disincentive to carriers for medium over low and high over medium impact sites. The terms and conditions for such agreements have generally been standard for all Council sites and apply to all carriers.

This particular case involves the construction of a new mobile telecommunications facility by AAPT CDMA Pty Ltd on a part of the Council land at the Waste Transfer Station, Ferny Grove, which is otherwise described as Lot 2 on RP192282, refer to the attached Bi-map.

The telecommunications infrastructure proposed to be constructed is defined under the Brisbane City Town Planning Scheme as a "Utility Installation" and the land concerned is zoned Special Use (Utility Installation by way of refuse transfer station and recycling facility) under the Brisbane Town Plan. *For the purposes of assessing this application it is the requirement of state legislation that this application will be assessed under the Town Plan for the City of Brisbane 1987 because the application was lodged before 30 October 2000.*

Pre-lodgement discussions were held between representatives of Fisher Stewart (AAPT's planners) and representatives from Council's planning department on 11 and 12 September 2000. At the time the Council officers advised the following:

- Previous discussions have been held with telecommunications carriers for a site at the Sports Club and a light pole replacement at the Bowls Club. However, the proposal at the Waste Transfer Station is the preferred solution for the area; and
- Colouring of the new monopole to match the Waste Transfer Station building and flush mounting may be required.

## **BACKGROUND Cont'd**

The proposed development will be located within a lease area of 4.2 x 6.2 metres and will comprise;

- Six (6) panel antenna of 2.295m in height and 0.36metres in diameter to be positioned vertically to a triangular head frame on the proposed monopole at 30 metres;
- One (1) GPS antenna to be attached to the proposed monopole at 15 metres;'
- A 3 Metre high equipment shelter (which accommodates associated electronic equipment of 1.5m x 2.3m in area. Interconnecting gantry; and
- A two (2) metre high security chain wire fence located around the perimeter of the lease area for purposes of security and safety.

A site layout plan is provided in Plan "A" and Plan "B" shows the proposed elevation.

This proposal requires a Development Application under the integrated Planning Act 1997, and is subject to Impact Assessment. If the proposal does not satisfy planning policy 19.23 "Guidelines for the Development of Telecommunications Structures" then the development application would be recommended for refusal. Appeal rights against Council's decision are available to applicants and submitters and such appeals would be determined by the Planning and Environment Court unless resolved through without prejudice discussions or mediation.

## **12.0 CONSULTATION**

Councillor Sharon Humphreys, Chairperson Finance Committee.  
Councillor Ann Bennison, Councillor Enoggera Ward.  
Pauline Peel, Manager, Community & Economic Development.  
Mark Rickets, Senior Officer Waste Management, Community & Economic Development.  
Ray Smith, Senior Contracts Administrator, City Waste Services.  
Frank Riley, Manager, City Assets.

The local Councillor and other stakeholders listed above have indicated that they have no objection to the proposed installation.

## **13.0 IMPLICATIONS OF PROPOSAL**

A Development Application subject to Impact Assessment is required for this proposal and in notifying conditions of development, Council's planning policy 19.23 "Guidelines for the Development of Communication Structures" are being applied. If approved, Council will receive an ongoing income for the site.

#### **14.0 CORPORATE PLAN IMPACT**

In accordance with the Corporate Plan 1.4:-

Strategy 1.4.3. Improve the management and performance of Council's physical asset and information portfolio.

#### **15.0 CUSTOMER IMPACT**

There is no immediate customer impact.

#### **16.0 ENVIRONMENTAL IMPACT**

No environmental impact is anticipated.

#### **17.0 POLICY IMPACT**

There is no impact on existing policy.

#### **18.0 FUNDING IMPACT**

There are no funding requirements. Moreover, Council will receive an establishment fee of redacted plus an ongoing annual rental of redacted. The rental revenue received will be increasing upon 1 July each year at 5% per annum or the CPI (whichever is the greater) for the term of the lease.

#### **19.0 HUMAN RESOURCE IMPACT**

There is no impact.

#### **20.0 URGENCY**

Council will need to respond promptly to enable finalisation of the lease.

#### **21.0 PUBLICITY / MARKETING STRATEGY**

No publicity is required.



## 22.0 OPTIONS

- 1 To approve the recommendation.
2. Not to approve the recommendation.

**Option 1 is the recommended option**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

1.0 FILE NUMBER: 364/48/2-KG260/310(1)

27/11-5F

**SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE**

2.0 TITLE

To lease an area of land for the co-location of a mobile telecommunications facility on the site of the Fig Tree Pocket Road Overpass.

3.0 ISSUE/PURPOSE

To obtain approval from E&C for Optus Mobile Pty Ltd to lease a portion of the land upon which stands the Fig Tree Pocket Road Overpass over the Western Freeway for the co-location of a mobile telecommunications facility as depicted in the attached plans.

4.0 PROPONENT

John Orange  
Divisional Manager  
City Governance Division

**APPROVED**

Lord Mayor

5.0 SUBMISSION PREPARED BY

Sharon Johnston  
Principal Asset Manager  
City Assets Branch  
City Governance Division - Ext 35581

6.0 DATE

20 November 2000

ACTION TAKEN

28/11/00  
TOWN CLERK  
File PAMCA.

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?

For E&C Approval

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

Not Applicable

RECEIVED

27 NOV 2000

COMMITTEE SECTION

**9.0 RECOMMENDATION**

That:

- (1) The approval granted by the Establishment and Co-ordination Committee on 2 February 2000 to Optus Mobile Pty Ltd for a lease for the co-location of a mobile telecommunications facility on the site at the Fig Tree Pocket Overpass on land described as Lot 20 on RP81889 be rescinded and,
- (2) Approval be given to Optus Mobile Pty Ltd for a lease for the co-location of a mobile telecommunications facility on the site of the Fig Tree Pocket Overpass as land described as Lot 1 on RP103131, shown shaded yellow on the plan and photomontage.
- (3) The said lease be for an aggregate period of 20 years, comprised of two successive periods of ten years each, the first period commencing at an annual rental of redacted (includes GST).
- (4) Optus Mobile Pty Ltd pay an establishment fee of redacted (includes GST).

**10.0 MANAGER**



**John Orange**  
**DIVISIONAL MANAGER**  
**CITY GOVERNANCE DIVISION**

I Recommend Accordingly

  
.....  
CHIEF EXECUTIVE OFFICER

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

## 11.0 BACKGROUND

In the past, communications "Carriers" have approached Council with regard to placing communications mobile base stations on Council land under lease agreements. Despite the fact that carriers have considerable legislative rights with regard to sites, these Telecommunications Carriers have all negotiated and agreed to financial terms and conditions for leasing Council sites.

On 2 August 2000 the Council resolved that it was in the public interest that Section 46 of the City of Brisbane Act 1924 relating to the public tendering for leasing of Council property should not apply in relation to the leasing of sites to Telecommunications Carriers. By resolution 51/2000-01 the Council delegated its powers in relation to the granting of leases to Telecommunications Carriers to the E & C Committee.

Until recently Council's basis for determining lease rentals provided no differentiation or financial impost on high impact over medium or low impact. The new guidelines adopted by the Establishment and Co-ordination Committee on 11 October 1999 seek to provide a commercial disincentive to carriers for medium over low and high over medium impact sites. The terms and conditions for such agreements have generally been standard for all Council sites and apply to all carriers.

This particular case involves the co-location of a mobile telecommunications facility by Optus (in conjunction with the existing Energex light pole installations) on a part of the Council land presently occupied by the Fig Tree Pocket Road Overpass of the Western Freeway. The site is located at Fig Tree Pocket Road on Council owned land described as Lot 1 on RP103131, refer to the attached bi-map marked "A"

On 29 February 2000, E&C approval was given to enter into a lease for an equipment shelter with Optus Mobile Pty Ltd over a portion of land described as Lot 20 on RP81889. (see bi-map marked "A"). The proposal incorporated fixing three antenna on the top of two existing light poles located at either end of the Fig Tree Pocket Road Overpass. The intention was to place cabling along the pedestrian section of the bridge linking the two poles to an electronic equipment shelter located on Council owned land. However since receiving Council approval to lease, Optus has made several changes to its design, including a relocation of the proposed siting for the equipment shelter, the subject of the original proposal. Optus has now approached Council to seek approval to re-locate the facility to Lot 1 on RP103131 on the same terms and conditions originally offered on 29 February 2000. During the consultation phase, a meeting was held on-site with Councillor Jane Prentice (the local Councillor), Optus Mobile and representatives from the City Assets Branch.

It should <sup>be</sup> noted that Council is considering plans to redesign the roadway to incorporate a round-about at the entrance of the Fig Tree Pocket Bridge. In the event that such plans come to fruition, Optus will not be entitled to compensation as it has been disclosed. Optus agreed that should these new road designs eventuate and place the proposed Optus equipment shelter within the boundary of the new roadway, Optus will relocate, at its expense, the equipment shelter and associated cabling to a new location suitable to Council. It should also be noted that the nature of the location is permanent.

## **BACKGROUND Cont'd**

The telecommunications infrastructure proposed to be constructed is defined under the Brisbane City Town Planning Scheme as a "Utility Installation and the land concerned lies within the Special Uses (Road) Zone under the Brisbane Town Plan.

Optus will be entering into separate agreements with

- Energex for the right to licence one (1) light pole for the placement of three antennae, and,
- The Brisbane City Council for land to locate an equipment shelter and underground cabling to the lightpole.

As this proposal is considered to constitute a Low-Impact facility, no development application under the Integrated Planning Act is required and the carrier must comply with the Telecommunications Code of Practice 1997. Low Impact facilities are the responsibility of the Commonwealth under the Telecommunications Act 1997.

### **12.0 CONSULTATION**

Councillor Sharon Humphreys, Chairperson, Finance Committee  
Jane Prentice, Councillor, Walter Taylor Ward  
Frank Riley, Manager, City Assets

At an on-site meeting with Councillor Prentice, City Assets and Optus Mobile, Councillor Prentice raised the possibility of new road designs leading to the Fig Tree Pocket Overpass. It was agreed that if the equipment shelter position interferes with the development of the land for the purposes of new road, Optus will relocate any equipment to a more suitable location. Councillor Prentice agreed to this solution and has no other objection to the Optus proposal.

No other objection has been raised to the proposal.

### **13.0 IMPLICATIONS OF PROPOSAL**

Council will receive an ongoing income for the site.

### **14.0 CORPORATE PLAN IMPACT**

In accordance with the Corporate Plan Outcome 1.4:-

Service (output) 1.4.3: Improve the management and performance of City Governance's physical asset portfolio.

### **15.0 CUSTOMER IMPACT**

There is no immediate customer impact.

**16.0 ENVIRONMENTAL IMPACT**

No environmental impact is anticipated.

**17.0 POLICY IMPACT**

There is no impact on existing policy.

**18.0 FUNDING IMPACT**

There are no funding requirements. Moreover, Council will receive an establishment fee of <sup>redacted</sup> (includes GST) plus an ongoing annual rental of <sup>redacted</sup> (includes GST). The rental revenue received will be increasing upon 1 July each year at 5% per annum or the CPI (whichever is the greater) for the term of the lease.

**19.0 HUMAN RESOURCE IMPACT**

There is no impact.

**20.0 URGENCY**

Council will need to respond promptly to enable finalisation of the lease.

**21.0 PUBLICITY / MARKETING STRATEGY**

No publicity is required.

**22.0 OPTIONS**

1. To approve the recommendation.
2. Not to approve the recommendation.

**Option 1 is the recommended option**

**SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE**

**2.0 TITLE**

Commercial property licence between Brisbane City Council and Kings Parking at McWhirters Carpark, located at 728 Ann Street, Fortitude Valley.

**3.0 ISSUE/PURPOSE**

To seek Establishment and Co-ordination Committee approval to enter into a new licence arrangement for the provision of car parking for Council vehicles at the Kings Parking complex located at the McWhirters Carpark.

**4.0 PROPONENT**

John Orange, Divisional Manager, City Governance. Ext 34578

**5.0 SUBMISSION PREPARED BY**

Sharon Johnston, Principal Asset Manager, City Assets. Ext 35588.7 NOV

**6.0 DATE**

22 November 2000

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

For E&C approval.

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?**

No.

**ACTION TAKEN**

*28/11/00*

**TOWN CLERK**

*Jie PAMCA*

**RECEIVED**

27 NOV 2000

**COMMITTEE SECTION**

**APPROVED**

Lord Mayor

*[Handwritten signatures and initials]*

BCC 10 YEAR RELEASE SCHEME



**9.0 RECOMMENDATION**

- (1) It is recommended that authority be granted to the Manager, City Assets to enter into licence arrangements on terms and conditions acceptable to the Divisional Manager, City Governance over 79 carparks at the McWhirters Carpark (Kings Carpark) located at 728 Ann Street, Fortitude Valley, for a period of three years commencing 1 December 2000.

**10.0 DIVISIONAL MANAGER**



 John Orange  
Divisional Manager  
CITY GOVERNANCE

I Recommend Accordingly



CHIEF EXECUTIVE OFFICER

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

## 11.0 BACKGROUND

Brisbane City Council currently occupies 79 car spaces in the McWhirters Carpark as part of the existing lease arrangement over the TC Beirne Building. The 79 car spaces are leased by Torden Pty Ltd, and sublet to Brisbane City Council as a condition of the T.C. Beirne building lease. The carpark locations are not designated and the rental not specified in the lease arrangement, however the cost to Council in this arrangement is approximately <sup>redacted</sup> per space per month (pspm).

At its meeting on 2 November 2000, the Establishment and Coordination Committee approved a submission to renew the T.C.Beirne Building lease for a 10 year period, commencing 1 December 2000. This lease renewal does not include the provision for carparking as was the case with the existing T.C. Beirne lease. This item was recommended for exclusion from the lease renewal as Manager, City Assets believes Council would benefit from direct negotiations on carparking for staff located in the T.C.Beirne Building.

Throughout the term of occupation of the T.C.Beirne Building (last 7 years) staff and visitors to the valley, and specifically the T.C.Beirne Building, have raised concerns with respect to carparking arrangements and physical security. City Assets staff have consulted with Council staff located in the Valley and attempted to address these concerns in negotiations with Carpark owners and their operators, ie, Kings Parking and Chinatown Carpark.

### **Chinatown Carpark**

Initially, staff located in the T.C. Beirne Building expressed a preference for carparking in the adjacent Chinatown Carpark. However, discussions with the carpark owners clearly indicated that convenience would come at a cost. Council's initial approach received a lease offer of <sup>redacted</sup> per space per calendar month (pspcm) over a five-year period.

Additionally, the owners of the Chinatown carpark were not prepared to improve physical security to a level acceptable to City Assets staff or T.C. Beirne Building representatives involved.

### **Kings Carpark (McWhirters)**

Conversely, the response from the Kings Parking organization to Council was quite different. Kings Parking were prepared to offer a carparking rental rate of <sup>redacted</sup> pspm in addition to the following benefits:

- an upgrade of CCTV coverage to include those areas not currently monitored,
- a security patrol through the building between 4.30pm and 6.30 p.m. Monday to Friday
- to offer secure parking for three vehicles outside the guards station,
- review of the current security contract over the premises to reduce the "undesirable" behaviours currently being reported

### **Staff Reaction**

City Assets staff have consulted with Management and staff representatives from the T.C. Beirne Building on their preferences. In all cases the Council staff have indicated a preference for a 3 year licence arrangement at Kings Parking (McWhirter). The staff believe that the security upgrading and the close proximity of future residential development (McWhirter Building) will make the Kings Carpark a more secure and accessible facility into the future.

### **Rental Value**

The proposed arrangement with Kings Parking represents a licence arrangement for carparking, which compares favourably with current market rates. The current market rate for a permanent car space in Fortitude Valley is in the order of redacted per space per calendar month.

## **12.0 CONSULTATION**

Councillor Sharon Humphreys, Chairperson Finance Committee  
Frank Riley, Manager City Assets  
Mary Shortland, Manager, City Design  
Howard Lacy, Divisional Manager, Brisbane Water  
Bob Peters, GIS Manager, RCT  
Inga Condric, Senior Asset Officer, Waterways  
Jane Morgan, Manager, Centre for Learning & Development

No objections have been raised to the proposal.

## **13.0 IMPLICATIONS OF PROPOSAL**

This proposed licence arrangement will provide increased security of tenure and improved physical security for staff and property. This arrangement will run in parallel and support Council's tenancy of the T.C. Beirne Building.

## **14.0 CORPORATE PLAN IMPACT**

In accordance with the Corporate Plan:-

Strategy 1.4.3 : "Improve the management and performance of Council's physical asset portfolio".

## **15.0 CUSTOMER IMPACT**

Nil

## **16.0 ENVIRONMENTAL IMPACT**

Nil



## 17.0 POLICY IMPACT

Nil

## 18.0 FUNDING IMPACT

redacted per annum that can be funded from the existing City Assets budget. This represents a savings in carparking costs of redacted in 2000/01 and redacted per annum, when compared to current costs.

## 19.0 HUMAN RESOURCE IMPACT

Nil

## 20.0 URGENCY

In the normal course of business. This Licence Arrangement should coincide with the renewal of the T.C. Beirne Building lease, planned to commence from 1 December 2000.

## 21.0 PUBLICITY/MARKETING STRATEGY

Nil

## 22.0 OPTIONS

(1) It is recommended that authority be granted to the Manager, City Assets to enter into a Licence Arrangement, on terms and conditions acceptable to the Divisional Manager, City Governance for 79 carparks at the McWhirters Carpark (Kings Carpark) located at 728 Ann Street, Fortitude Valley for a period of three years commencing 1 December 2000.

(2) Not approve the recommendation

Option 1 is preferred.

SUBMISSION TO ESTABLISHMENT & CO-ORDINATION COMMITTEE

1.0 FILE NUMBER: 234/70/1(339)

2.0 TITLE

Riverfestival Brisbane Pty Ltd (the Company) - Annual General Meeting (AGM) - Decisions under delegation of Council authority as shareholder.

3.0 ISSUE/PURPOSE

To approve proposals and make decisions at the Company's AGM under delegated authority of Council as sole shareholder in the Company.

4.0 PROPONENT

Jude Munro, Chief Executive Officer

5.0 SUBMISSION PREPARED BY

George Fletcher, Solicitor, Brisbane City Legal Practice, ext 34747.

6.0 DATE

16 November 2000.

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?

For E&C approval.

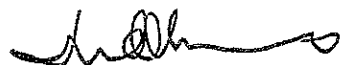
8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

No.

9.0 RECOMMENDATION

That E&C determine in accordance with the Draft Decision in Annexure "A".

10.0 CHIEF EXECUTIVE OFFICER



Jude Munro  
CHIEF EXECUTIVE OFFICER

**APPROVED**  
7 NOV

Lord Mayor  
*[Handwritten signatures]*

RECEIVED

27 NOV 2000

COMMITTEE SECTION

ACTION TAKEN

20/11/00  
TOWN CLERK e  
File D2502

## 11.0 BACKGROUND

Under a resolution of Council on 15 October 1996 the Council resolved to delegate to the E&C Committee its powers to exercise any power or authority conferred on the Council by the articles, rules or constitution of a company or other body or entity. These delegated powers include the power to make decisions as shareholder of the Company under its Constitution at a general meeting of the company.

The 2000 AGM for the Company, which is required to be held by 30 November 2000, has been arranged to be conducted at the meeting of E&C at 12.00 noon on 27 November 2000. A copy of the Notice of AGM setting out the agenda for the meeting and the Annual Report for the company are attached and respectively marked B and C. The Auditor's Report is Attachment D.

Comments from the perspective of Community & Lifestyle to assist Civic Cabinet as shareholder of the company are contained in Attachment "E".

## 12.0 CONSULTATION

Jim Soorley, Lord Mayor  
Board members of the Company  
Acting Manager, Community & Lifestyle

## 13.0 IMPLICATIONS OF PROPOSAL

Proposals for resolution at AGM consistent with existing policy for the Company.

## 14.0 CORPORATE PLAN IMPACT

In line with the Corporate Plan.

## 15.0 CUSTOMER IMPACT

Facilitates achievement of the goals identified for the *Riverfestival*.

## 16.0 ENVIRONMENTAL IMPACT

Nil.

## 17.0 POLICY IMPACT

Consistent with current policy.

## 18.0 FUNDING IMPACT

Nil.

## 19.0 HUMAN RESOURCE IMPACT

Nil.

**20.0 URGENCY**

Urgent as the the Company's AGM is to be held on 27 November 2000.

**21.0 PUBLICITY / MARKETING STRATEGY**

No publicity required.

**22.0 OPTIONS**

1. Approve recommendations for resolutions at the Company's AGM as proposed.
2. Approve certain recommendations and reject others.
3. Not approve the recommendation.

**Option 1 is the preferred option.**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE



SUBMISSION TO ESTABLISHMENT & CO-ORDINATION COMMITTEE

1.0 FILE NUMBER:

204/86/4(2)

2.0 TITLE

Brisbane Powerhouse Pty Ltd ACN 091 551 290 ("Powerhouse") - Annual General Meeting (AGM) - Decisions under delegation of Council authority as sole shareholder.

3.0 ISSUE/PURPOSE

To approve proposals and make decisions at Powerhouse AGM under delegated authority of Council as sole shareholder of Powerhouse.

4.0 PROPONENT

Jude Munro, Chief Executive Officer

5.0 SUBMISSION PREPARED BY

David Askern, Manager, Brisbane City Legal Practice, ext 34740.

6.0 DATE

13 November 2000

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?

E&C approval.

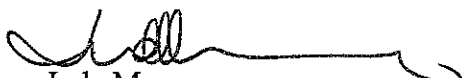
8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?

Not Applicable.

9.0 RECOMMENDATION

That E&C determine in accordance with the Draft Decision in Annexure "A".

10.0 CHIEF EXECUTIVE OFFICER

  
Jude Munro  
Chief Executive Officer

**APPROVED**  
27 NOV 2000  
Lord Mayor  
*[Signatures]*

RECEIVED ACTION TAKEN  
27 NOV 2000 28/11/00  
COMMITTEE SECTION TOWN CLERK  
*File in BCLP*

## 11.0 BACKGROUND

Brisbane Powerhouse Pty Ltd ("Powerhouse") is a proprietary company wholly owned by Council. Powerhouse operates and manages the Council owned Brisbane Powerhouse Theatre Complex at New Farm under a Shareholders Agreement and a Lease of the complex.

Under a resolution of Council on 15 October 1996 the Council resolved to delegate to the E&C Committee its powers to exercise any power or authority conferred on the Council by the articles, rules or constitution of a company or other body or entity. These delegated powers include the power to make decisions as shareholder of Powerhouse under its constitution at a general meeting of the company.

The 2000 Annual General Meeting for Powerhouse, has been arranged to be conducted at the meeting of E&C of 27 November 2000. A copy of the Notice of AGM setting out the agenda for the meeting, a scripting for the process for the meeting and the Annual Report for the company are attached and respectively marked B, C and D.

This is the first AGM for Powerhouse as it was only incorporated in February 2000.

Comments from the perspective of Community Lifestyle Branch to assist Civic Cabinet as shareholder of the company are contained in Attachment "E".

## 12.0 CONSULTATION

Lord Mayor  
Brisbane Powerhouse Board Members  
Acting Manager Community & Lifestyle

## 13.0 IMPLICATIONS OF PROPOSAL

Proposals for resolution at AGM are consistent with existing policy for Brisbane Powerhouse.

## 14.0 CORPORATE PLAN IMPACT

In line with the Corporate Plan.

## 15.0 CUSTOMER IMPACT

Facilitates achievement of the goals identified for Brisbane Powerhouse.

## 16.0 ENVIRONMENTAL IMPACT

Nil.

## 17.0 POLICY IMPACT

Consistent with current policy.

## 18.0 FUNDING IMPACT

Nil.

19.0 **HUMAN RESOURCE IMPACT**

Nil.

20.0 **URGENCY**

Brisbane Powerhouse AGM must be held on or before 30 November 2000.

21.0 **PUBLICITY / MARKETING STRATEGY**

No publicity required.

22.0 **OPTIONS**

22.1 Approve recommendations for resolutions at Brisbane Powerhouse AGM as proposed.

**Recommended**

22.2 Approve certain recommendations and reject others.

Not recommended.

22.3 Substitute other decisions for those proposed.

Not recommended.

23.0 **RECOMMENDATION**

Option 22.1 is the recommended option.

**SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE**

**2.0 TITLE**

2001 Queensland Biennial Festival of Music

**3.0 ISSUE/PURPOSE**

To approve the recommendation for an allocation of \$30,000 from the Major Festivals and Cultural Projects Grants Fund to the Queensland Biennial Festival of Music for 2000/2001 financial year.

**4.0 PROPONENT**

Pauline Peel, Divisional Manager, Community and Economic Development.

**5.0 SUBMISSION PREPARED BY**

Glenda Johnson, Acting Program Manager Cultural Identity, Community & Lifestyle, ext: 36799.

**6.0 DATE**

22 November 2000

**7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL?**

E&C approval.

**8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE?**

Not applicable.

**9.0 RECOMMENDATION**

That the recommendation for an allocation of \$30,000 to the Queensland Biennial Festival of Music from the 2001 Major Festivals and Cultural Projects Fund be approved.

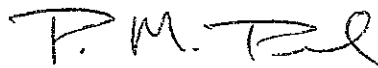
**10.0**



Peter Pearce  
Acting Manager Community & Lifestyle  
COMMUNITY & ECONOMIC DEVELOPMENT

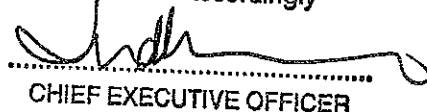
**ACTION TAKEN**

28/11/00  
TOWN CLERK  
*File MCL*



Pauline Peel  
Divisional Manager  
COMMUNITY & ECONOMIC  
DEVELOPMENT

I Recommend Accordingly

  
CHIEF EXECUTIVE OFFICER

RECEIVED

27 NOV 2000

COMMITTEE SECTION

19.0 **HUMAN RESOURCE IMPACT**

Nil.

20.0 **URGENCY**

Brisbane Powerhouse AGM must be held on or before 30 November 2000.

21.0 **PUBLICITY / MARKETING STRATEGY**

No publicity required.

22.0 **OPTIONS**

22.1 Approve recommendations for resolutions at Brisbane Powerhouse AGM as proposed.

**Recommended**

22.2 Approve certain recommendations and reject others.

Not recommended.

22.3 Substitute other decisions for those proposed.

Not recommended.

23.0 **RECOMMENDATION**

Option 22.1 is the recommended option.

## 11.0 BACKGROUND

Following a review of the Major Cultural Projects and Festival Grants Program in 1998, the following were identified as key priority areas:

- Precinct Animation Projects which enliven, enhance and profile the unique character of Brisbane's many diverse precincts; and
- Major City Signature Festivals and Events.

Through the program Council supports a number of key arts and cultural festivals around the City. We are about to assess the current round in early December and make recommendations to E&C. We are particularly keen to fund projects or festivals that break new ground in programming and audience development.

The Queensland Biennial Festival of Music is a large scale festival that has re-emerged, along with the Brisbane Festival, as one of the City's premier performing arts festivals. The strength of the festival lies in the breadth of its programming, the active involvement of local communities, its accessibility and its innovative approaches for engaging audiences. "Rock on the Back of a Truck", for example, was a very effective way of engaging young people at last year's festival.

In terms of our own grant program priorities, the Queensland Biennial meets both of the key criteria indicated above. (See Attachment 2 for full guidelines.) The festival is also a major showcase for local Brisbane artists, professional and community based, and a significant contributor to local cultural industry development.

Therefore, in recognition of the festival's growing significance to the City, Council could choose to award the festival some funding from the current grants round. This will indicate Council's support for the inclusive approach the festival is taking and enhance the planning for the 2001 festival. (See Attachment 1 for background information on 2001 festival.)

It is proposed that \$30,000 from the \$250,00 available in the Major Cultural Projects and Festivals Fund be awarded towards the Queensland Biennial, with the remaining \$220,000 being allocated to the applicants who are about to be assessed. Given there were fewer applications than usual due to Centenary of Federation activities, this should not particularly disadvantage other applicants.

## 12.0 CONSULTATION

Cr David Hinchliffe      Chairperson Community Policy Committee and  
Councillor for Central & Chair of the Major Grants Assessment Panel

The above is in agreement with the recommendation.

## 14.0 CORPORATE PLAN IMPACT

The grant is linked to the following Corporate Plan themes:

### *COMMUNITY LIFE*

*A Distinctive City Identity Outcome 4. Cultural Services*

*Cultural activities are central to the City's social and economic well being, its sense of identity, and the creation of vibrant and distinctive neighbourhoods. (p.103)*

*4.2.1.5.1 Cultural Grants Program including Major Cultural Grants*

## 15.0 CUSTOMER IMPACT

The grants program promotes and supports the growth of Brisbane's cultural industries and cultural opportunities. This grant will provide employment and professional development opportunities for Brisbane artists, support the viability of Brisbane's cultural industries and offer a diverse range of quality and accessible city cultural events to Brisbane residents and visitors.

## 16.0 ENVIRONMENTAL IMPACT

Not applicable.

## 17.0 POLICY IMPACT

This proposal supports current Council policy directions including "Creative Brisbane" and Council's city identity strategies.

## 18.0 FUNDING IMPACT

Funds are available in the 2000/2001 Cultural Grants Program Vote No 1 03 1658 550 872 719 733 000 00.

## 19.0 HUMAN RESOURCE IMPACT

Not applicable.

## 20.0 URGENCY

Normal course of business.

## 21.0 PUBLICITY / MARKETING STRATEGY

At the Lord Mayor's discretion. Appropriate press releases should be prepared by City Workplace Marketing Services in liaison with Community and Economic Development. These releases should not be distributed until the recipient has been formally advised.

## 22.0 OPTIONS



1. To approve the allocation of grant as recommended.
2. To revise the allocation of the grant.
3. Not to approve the allocation of the grant.

**Option 1 is recommended.**

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

**E&C RESULTS – SPECIAL MEETING – 30 NOVEMBER 2000**

SUB NO.	FILE NO.	DIV	TITLE	Y-N HOLD
30/11-1L (attach) M	BCL/1-CCT/991799 BCL/1-CCT/200256(P1)	OLMCEO	MITS Pty Ltd – Application to Supreme Court for Injunction Undertaking as to Damages	YES

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

M - Indicates an E&C Committee decision (or minute item), which is included in this document.  
R - Indicates an E&C Committee recommendation to full Council. Details can be accessed through the Council Minutes, which are available for inspection on Level 2 of the Brisbane Square Library, 266 George Street, Brisbane.

SUBMISSION TO THE ESTABLISHMENT AND CO-ORDINATION COMMITTEE

1.0 FILE NUMBERS

BCL/1-CCT/991799  
BCL/1-CCT/200256(P1)

2.0 TITLE

MITS Pty Ltd - Application to Supreme Court for injunction - Undertaking as to damages.

3.0 ISSUE/PURPOSE

To authorise the Manager, Brisbane City Legal Practice to give an undertaking as to damages to the Supreme Court.

4.0 PROPONENT

Jude Munro, Chief Executive Officer.

**APPROVED**

30 NOV 2000

5.0 SUBMISSION PREPARED BY

George Fletcher, Solicitor, Brisbane City Legal Practice, ext 34747.

Lord Mayor

6.0 DATE

30 November 2000.

7.0 FOR E&C APPROVAL OR RECOMMENDATION TO COUNCIL

For E & C approval.

8.0 IF FOR RECOMMENDATION TO COUNCIL, IS A COUNCIL RESOLUTION REQUIRED UNDER AN ACT OR ORDINANCE

RECEIVED

No.

30 NOV 2000

9.0 RECOMMENDATION

COMMITTEE SECTION

That the Committee determine in accordance with the draft determination in Annexure "A".

10.0 CHIEF EXECUTIVE OFFICER



Jude Munro  
CHIEF EXECUTIVE OFFICER

ACTION TAKEN

30/11/00  
TOWN CLERK-  
File D250L

**11.0 BACKGROUND**

redacted

BCC PUBLICATION SCHEME  
10 YEAR RELEASE

**12.0 CONSULTATION**

Councillor Jim Soorley, Lord Mayor  
David Askern, Manager, Brisbane City Legal Practice

**13.0 IMPLICATIONS OF PROPOSAL**

redacted

**14.0 CORPORATE PLAN IMPACT**

Not applicable.

**15.0 CUSTOMER IMPACT**

Not applicable.

**16.0 ENVIRONMENTAL IMPACT**

Not applicable.

**17.0 POLICY IMPACT**

Consistent with existing policy.

**18.0 FUNDING IMPACT**

redacted

**19.0 HUMAN RESOURCE IMPACT**

Not applicable.

**20.0 URGENCY**

Most Urgent.

**21.0 PUBLICITY/MARKETING STRATEGY**

As directed by the Lord Mayor.

**22.0 OPTIONS**

- (1) Determine as recommended.
- (2) Determine not to proceed as recommended.
- (3) Request further detailed explanation of the proposal.

**Option (1) is the recommended option.**