



MINUTES

SPECIAL MEETING

9.30am

Tuesday 24 January 2017

Venue:

**Council Chambers, 39 Kang Kang Road,
Aurukun Qld 4892**



aurukun.qld.gov.au

SPECIAL COUNCIL MEETING

**MINUTES OF SPECIAL MEETING OF THE AURUKUN SHIRE COUNCIL,
HELD AT THE COUNCIL CHAMBERS, 39 KANG KANG ROAD, AURUKUN
ON TUESDAY 24 JANUARY, 2017**

Present:

Councillors Cr. Dereck Walpo (Mayor)
Cr. Edgar Kerindun
Cr. Ada Woolla
Cr. Vera Koomeeta

Apology Cr. Doris Poonkamelya

Officers Bernie McCarthy - Chief Executive Officer (CEO)
Ron Fenner - Director Corporate Services (DCOR)
Jayne Gilbert – Director Community Services (DCOM)
Marina Schaefer – Finance Manager (FM)
Perry Gould - Director Technical Services (DTS)

Via V/Conference

Kerrie Stanley - Minute Secretary – Executive Assistant (EA)
Alan Neilan – Business Development Grants Officer (BDGO)

Guests:

Craig Carpenter	Dept of Housing & Public Works
Leanne Kerr	Dept of Housing & Public Works
Janette Rowe	Town Planner
Geoff West	Department of Education & Training
Michael Martino	MM Architects
Monique Howard	Department of State Development
Jeremy Kingsford	DATSIP

1. Opening

Mayor declared meeting open at 9:37am.

Minute's silence for sorry business.

2. Condolences

NIL

3. Leave of Absence

NIL

4. Agenda Items

4 Budget Review 2016/17

The following finance points were raised by the Finance Manager, Marina Schaefer, who provided an update on current financial situation.

ASC water fees are very low in comparison with other Councils.

ASC should investigate to see if there can be installation of water meters to the Contractors camps.

Contractors should be charged garbage and rubbish dump fees.

ASC should consider fixing an airfare passenger tax of \$10 (passengers in transit are exempt). ASC will have to notify Skytrans of increase in passenger tax three months in advance. Finance Manager to raise passenger tax at the February Council Meeting for further discussion.

There has been a considerable increase in Wuungkam Lodge cleaning fees. Finance Manager and Director Corporate Services to have a meeting with Dennis Cartwright – Accommodation Manager to discuss financials of Wuungkam Lodge and Kooth Pach Guest House.

Finance Manager to organise a meeting with Vera Chan, Jeff Ryman, Sue Phillips, Steve Graham and Ian Davis. Director Corporate Services and Chief Executive Officer to attend as well. Date suggested is 2:30pm Wednesday 25 January 2017.

Finance Manager recommended that there be a scope of works presented for all capital works.

Grant for animal control generator was not applied for.

Resolution 17.5481

That Council

1. receives the 2016/2017 budget review report for half year ending 31 December 2016;
2. endorses the amendments to budget; and
3. formally adopts recommendations at the Council Meeting on 21 February 2017.

MOVED: Ada Woolla

SECONDED: Vera Koomeeta

CARRIED

Delegates joined the meeting at 11:00am to discuss items 5 and 6. Craig Carpenter - Department of Housing and Public Works, Leanne Kerr – Department of Housing and Public Works, Janette Rowe – Town Planner, Geoff West – Department of Education and Training, Michael Martino – MM Architects, Monique Howard - Department of State Development and Jeremy Kingsford - DATSIP.

5 Department of Housing & Public Works – Proposal for DET Staff Accommodation Kor Street Aurukun

Statutory Notification under the Sustainable Planning Act 2009, Chapter 9 Part 5 (Public Housing) concerning land at Kor Street, Aurukun for teacher accommodation.

The new suggestion for the housing is to be more flexible in the departmental use of the housing. Therefore they will not just be for teachers. When teachers move, if the residence is vacant then the use for the dwellings can be offered to the Police and other government departments as well.

Craig Carpenter suggested that the new development application not be referred to as a “compound” but a “precinct”. ASC suggested that the teachers should not go home and hide behind the fences of the precinct, they should integrate within the community. It was discussed that they would be inducted into the community by Michael Ennis - Principal.


The precinct comprises of 24 x two storey units over three parcels of land. There will be a centralised driveway in Stage 1, which once completed the staff would be relocated from the current demountables into the new dwellings, and the temporary demountables may be made available to Council and relocated with Council approval to an agreed site. Then Stage 2 construction of the next set of dwellings would commence. The whole construction time is approximated to be two years. Council would like communication to increase between the organisations and be kept regularly up to date on the process.

Craig Carpenter agreed that if there should be any Council concerns that he will ensure that they are addressed in writing. CEO suggested a weekly/fortnightly update on the project. Maybe a central point of contact be the Executive Assistant and then can distribute accordingly.

Resolution 17.5482

That Council approves the development and suggest the following:

- (i) all development plans being submitted for the permanent development project;
- (ii) planning application being submitted (DA be lodged as per Chapter 6 of SPA;
- (iii) permanent building plans being submitted plus a site plan; please ensure that the proposed development is not over any existing infrastructure;
- (iv) prior to commencement payment of water and sewerage connection fees being paid for permanent accommodation units;
- (v) water, sewerage and garbage charges being paid annually for all of the permanent accommodation units. Please note as constructed drawings of all water/sewerage,



water and electrical services are to be forwarded to ASC prior to final building inspection;

- (vi) garbage/wash down area to be provided for each proposed development site at accessible location at front of the respective property;
- (vii) plumbing inspections being performed as per AS.3500 by ASC staff;
- (viii) no persons moving into the units until final inspection is undertaken on the permanent buildings and associated area;
- (ix) contractors paying accommodation and other charges such as water and garbage dump usage to ASC for the period that they undertake contract;
- (x) removal of vegetation must have ASC approval at the nominated sites;
- (xi) that water run off internally and externally to permanent accommodation development allotment must be provided with adequate drainage; and
- (xii) ASC undertake an induction with the contractors before commencement of works.

MOVED: Edgar Kerindun

SECONDED: Ada Woolla

CARRIED

Director Technical Services noted that the sewer line is very shallow on that property. Craig Carpenter feels comfortable with the results of the surveys completed in regards to existing infrastructure. Previous ASC concerns have been reported back to BAS and have consulted with the contractors.

Has DHPW considered drainage? Craig Carpenter informed ASC that the site will be built up to compensate for the drainage. Has DHPW considered the water effecting on/or surrounding existing properties in the area.

Monique Howard and Janette Rowe left the meeting.

6 Department of Housing & Public Works – Development Application and Planning Assessment report for Tal Tal Street, Aurukun

Development Application for material change of use (Community Use) on land at Tal Tal Street, Aurukun (Lot 323 on SP267943). The proposal outlines that the premises will be used as a Community Centre/Public Meeting Centre. Documents were tabled.

In addition to the property inspection report Department of State Development has identified and secured funding for the items below:

1. Renovations to the function room by way of floor coverings, window treatments, painting etc;
2. Air-conditioning provided to the (two key function rooms and kitchen);
3. Landscaping to the perimeter of the Community Centre, turf and irrigation and four trees along the back boundary of the property to provide a family friendly area.
4. Security – CCTV to both function rooms, kitchen and alarm systems on the external doors. Discussion was held as to if ASC would prefer a separate security system for the Community Centre or if they would prefer to add it to the existing

system. If it was a separate system there is an on cost of monitoring. Suggested that it be monitored from ASC. Director Technical Services requested more information on the CCTV options. Monique Howard to supply proposal on security.

Included in the works is freshen up the whole place. ASC to inspect all furniture and belongings in the onsite office of the Community Centre and remove anything they wish to keep. Anything that is left will be disposed of by DSD in the refurbishment.

There is a container located on the site of the Community Centre. DSD have requested that the container be inspected to see whether it should be demolished or relocated. ASC was asked if they wanted the old signage to stay or be replaced? ASC agrees to new signage, DATSIP to provide sign, ASC to provide wording for the sign.

Status of agreement to occupy, agreement letter to allow DSD to manage the site during the refurbishment. DSD have some sample letters and will supply to ASC for their perusal. Heath Christianson Builders and Bama Services has attended the site. Strategic Builders did not show up today for the onsite inspection and stated that they were not submitting a tender for the job. Accommodation to be sourced and discussed with ASC for ten workers for a period of approximately 18 weeks. It was suggested that they meet with Dennis Cartwright, ASC Accommodation Manager, before leaving the community to discuss accommodation at the guest house. Contract is to be awarded by late January early February. Works to commence by end February 2017.

Hours of operation of the Community Centre to be addressed in the leasing agreement. DSD - Vince Keating will be running the contract and will do a site visit once a month. ASC asked for advice on the operation of the facility after the refurbishment.

Resolution 17.5483

That Council approves the development and requires the following:

- (i) all development plans being submitted for the development project;
- (ii) planning application being submitted (DA be lodged as per Chapter 6 of SPA);
- (iii) building plans being submitted plus a site plan;
- (iv) prior to commencement payment of ASC water and sewerage connection fees to be negotiated;
- (v) ASC water, sewerage and garbage charges being paid annually as negotiated;
- (vi) garbage/wash down area to be provided;
- (vii) plumbing inspections being performed as per AS.3500 by ASC officers;
- (viii) contractors paying accommodation and other charges such as water and garbage dump usage to ASC for the period that they undertake contract;

- (ix) project resulting in long term benefits to the community in relation to on-going use of the refurbished building;
- (x) construction works providing employment and training benefits to local community;
- (xi) ASC undertaking an induction with the contactors before commencement of works; and
- (xii) responsibility for the operation and maintenance of the building being agreed to.

MOVED: Ada Woolla
CARRIED

SECONDED: Vera Koomeeta

Meeting suspended for lunch 12:51pm

Recommenced meeting 1:40pm

7 LGAQ's submission on the review of the National Partnership Agreement on Remote Indigenous Housing (NPARIH).

Resolution 17.5484

That Council fully supports the submission as prepared by the LGAQ in respect of NPARIH in extending the program beyond 2018 while maximising the employment and economic participation of Aboriginal and Torres Strait Islander people.

MOVED: Edgar Kerindun
CARRIED

SECONDED: Ada Woolla

Director of Community Services – Jayne Gilbert departed meeting at 1:52pm

Alan Neilan - BDGO joined the meeting at 1:55pm

8 WCCCA Southern Sub Regional Trust 2017

Resolution 17.5485

That Council endorses the following WCCCA Funding proposals to be tabled by Mayor Walpo at the Sub Regional Trust Meeting on 30 and 31 January 2017.

1. Wlk & Kugu Art Centre – CIAF Support for Men and Women \$50,000;
2. Wo'uw Ko'alam Community Centre – Commercial kitchen refurbishment, social area fit out, internal and external furniture, community art walls/murals \$250,000; and
3. Additional infrastructure works at the new cemetery including roads, fencing and test drilling. \$100,000.

MOVED: Ada Woolla
CARRIED

SECONDED: Vera Koomeeta

Director Community Services to conduct a community consultation on the new cemetery. Aurecon plan is to be actioned. It needs fencing of a larger area eg double in size. Rock investigation testing needs to be done. Access roads constructed as well. Mayor instructed the councillors to start talking about the new cemetery within the community.

Resolution 17.5486

That in relation to the new cemetery, Council requires the following action to be taken

1. the completion of rock investigation;
2. finalisation of the proposed development and
3. community consultation.

MOVED: Edgar Kerindun
CARRIED

SECONDED: Ada Woolla

9 Australia Day Preparations - Update

Councillors to wear their OAM medals on Australia Day. Jobs are yet to be allocated to staff. Australia Day awards are being held in Aurukun for the first time.

Award Recipients

ASC Australian of the Year - Fred Kerindun

ASC Young Australian of the Year - Ian Peinkinna

NOTED

10 Queensland Government – Department of Premier and Cabinet - Nominations for Public Service Medal.

Pursuant to the Local Government Regulation 2012; Council closed the meeting to the public to discuss "In Committee" certain matters for the following reason:

- (h) Other business for which a public discussion would be likely to prejudice the interests of the local government or someone else.

Chief Executive Officer – Bernie McCarthy left the meeting at 2:15pm

Resolution 17.5487

That Council goes into Committee

MOVED: Ada Woolla
CARRIED

SECONDED: Vera Koomeeta

Discussion was held on the Public Service Medal nomination.

Resolution 17.5488

That Council comes out of Committee

**MOVED: Edgar Kerindun
CARRIED**

SECONDED: Vera Koomeeta

Resolution 17.5489

That Council supports the nomination of Bernie McCarthy for the Public Service Medal for his involvement in Local Government for 46 years.

**MOVED: Edgar Kerindun
CARRIED**

SECONDED: Vera Koomeeta

Chief Executive Officer returned to the meeting at 2:22pm

- 11 Correspondence – Jackie Trad MP – Approval of Funding for ASC assets and service management plans.**
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NOTED

Director Community Services returned to meeting 2:25pm

- 12 Ergon Energy – Maintenance of existing electrical infrastructure**
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NOTED

- 13 Elected Members and Executive training schedule for Related Parties disclosure – via video conference with Brendan Macrae, formerly of QAO. This date does not conflict with FRC meeting dates**
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Resolution 17.5490

That Council agrees to the date of Friday 24 February, 2017 for proposed Related Parties training disclosure.

**MOVED: Edgar Kerindun
CARRIED**

SECONDED: Vera Koomeeta

14 IKC Operational Status Report

The IKC was not open over the Christmas period. Director Community Services discussed the hours that Council would like to see the IKC open. It was agreed by Council that there needs to be more promotion of the IKC and its programs within the Community.

It was decided that Priscilla Blanco – IKC Coordinator, was to be advertised as the main point of contact for the IKC. The programs currently being offered are the 5 take 5, tech savvy program and the senior tech program for over 45's teaching the Elders how to use the internet. It was suggested that the Elders have an outing to the IKC once or twice a week to utilise the facility. Director Community Services still to provide photos and overview of the IKC for the ASC website to the BDGO.

Resolution 17.5491

That Council

1. approves the operational hours 10am to 6pm Monday to Friday inclusive of a 45 minute lunch break; and
2. requires promotion of the services and programs that the IKC are running via FB/Email/posters within the community.

MOVED: Edgar Kerindun

SECONDED: Vera Koomeeta

CARRIED

15 Progress of Evaluation for Tenders – ASC and BAS works

Director Corporate Services, Director Technical Services and the Chief Executive Officer to meet for further evaluation on receipt of additional information on tenders at 2pm on Tuesday 31 January 2017.

NOTED

16 Queensland Government – new stimulus package for infrastructure refer item 18 below.

Management discussed projects at their last meeting and identified projects that can be completed by 30 November 2017.

Proposal to be submitted by 10 February, 2017.

Resolution 17.5492

That Council endorses the Work for Queensland (W4Q) grant for the following projects:

1. \$1.2 million double the area and rooms at the McKenzie camp and furnish the existing eight rooms adding sewer and power.
2. a new staff duplex three bedrooms at Amban Lane or John Koowarta Drive \$800,000.
3. for a review of all the rooves and improvements on staff housing and renovate where necessary \$200,000.
4. replacement of the vinyl at the Island and Cape Supermarket \$100,000.
5. ASC administration office roof review and replacement \$200,000.

MOVED: Edgar Kerindun
CARRIED

SECONDED: Ada Woolla

17 Wet Season Activities

Resolution 17.5493

That Council advises DATSIP that ASC considers the \$100,000 spent on the Wet Season Activities was not value for money for the Aurukun Community.

MOVED: Ada Woolla
CARRIED

SECONDED: Vera Koomeeta

18 Application – Wuungkam Lodge – Disabled Access Ramp

NOTED

General Business**19 ASC Consultant**

Resolution 17.5494

That Council resolves to wish Hayden Wright – ASC Consultant a speedy recovery on his recent operation.

MOVED: Ada Woolla
CARRIED

SECONDED: Vera Koomeeta

Closure

There being no more business, the meeting was closed at 3:28pm.

