



Development Services

Monthly Review Report October 2016

Executive Summary

Development Services

It is pleasing to see a number of significant developments moving through the development pipeline this month such as the expansion of the Mackay Netball facility which will improve facilities for one of our fastest growing sports.

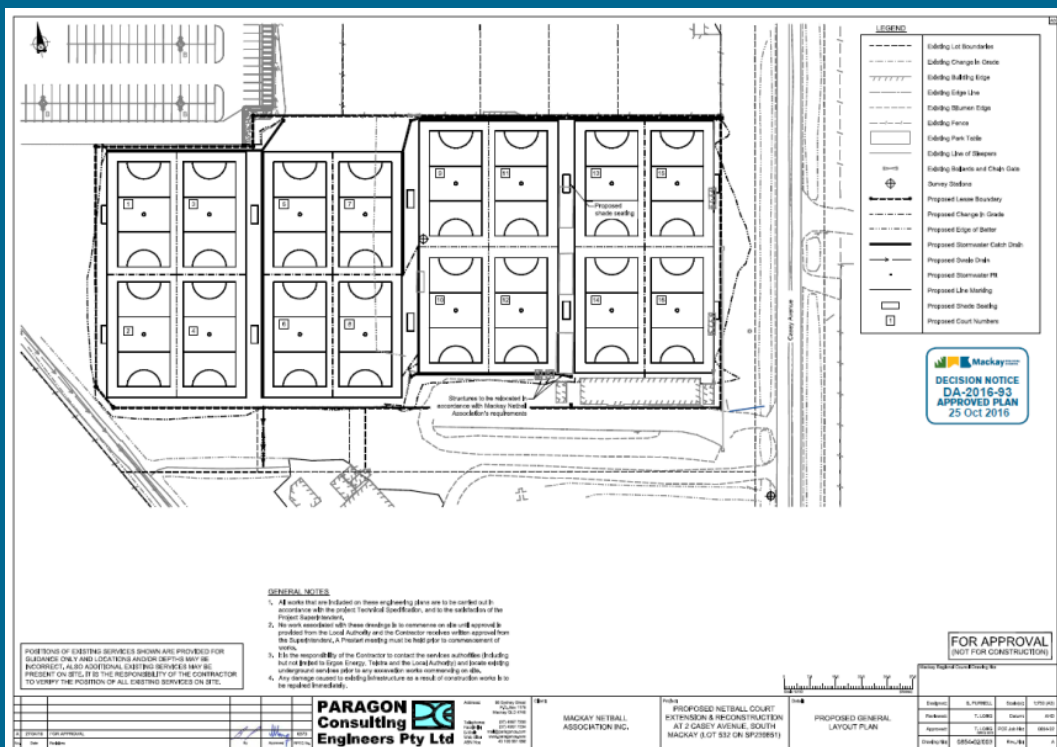
With recent statistics showing Mackay has turned a corner and our local economy is experiencing strong job growth again it is promising to see our residential developers moving forward with applications at Plantation Palms and Kerrisdale estates as well as the opening of a fantastic new display village at Richmond Hills. Councils expanded incentive policy is also proving popular with several new applications under consideration this month.

In safety, while there were a number of minor injuries this month it remains pleasing that the directorate has yet to have a lost time injury this year.

The Mackay Regional Planning Scheme took a major step forward this month and is currently out on public consultation. It is planned that following completion of the consultation the scheme will be submitted for adoption early in the New Year.

October was also another successful month for Councils conference and events fund with ten events held and Council is in negotiation for several upcoming major events.

Gerard Carlyon
Director Development Services



Application approved for an additional eight netball courts and weather roofing of four of the courts located at Casey Avenue, South Mackay.

Development News 10/2016

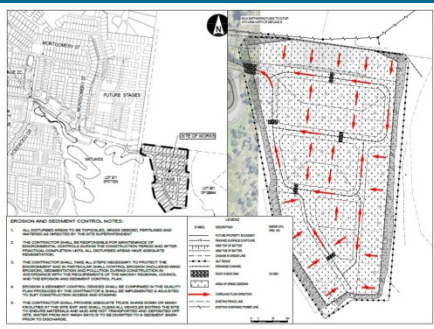
Updates on Significant Developments Currently Being Assessed by Council

NEW APPLICATION

DA-2016-104

10 Darcy Boulevard, BEACONSFIELD

An application was lodged for an additional 8 residential lots within the Kerrisdale Estate. The subject land accesses Darcy boulevard off of Norwood Parade. The lots will back onto a wetland area. The lot areas will range between 541m² and 653m².



OW LODGED

OW-2016-27

L 971 Eimeo Road, RURAL VIEW QLD 4740

Operational works application for carrying out bulk earthwork, stormwater drainage and sediment & erosion control measures for creating future 59 residential lots known as Plantation Palms Estate Stage 13. The site is currently a vacant parcel of land located in between the constructed and natural wetlands.

APPLICATION APPROVED

DA-2016-93

89 Casey Avenue, SOUTH MACKAY

Application approved with conditions for an expansion to the existing netball facility by eight (8) additional courts and all weather roofing of four (4) of the courts. The land is a State recreation reserve and Council is the trustee.



PLANS SEALED

SPCOM-2013-39/1

Endorsed – 24/10/2016

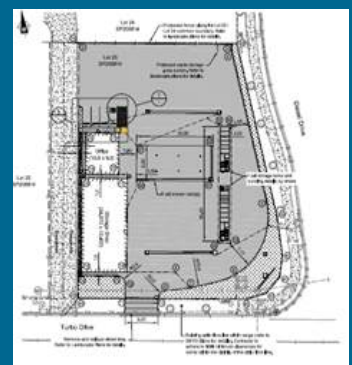
SP237945 - Nabilla Riverlink Estate Stage 11
- Plan of Lots 407, 429, 433 & 601 - Partial Release 1

OW LODGED

OW-2016-28

15-21 Turbo Drive, PAGET QLD 4740

This Civil Works Application is for the construction of a warehouse for storage, office and unmanned Private Service Station.





Monthly Safety Review

Summary

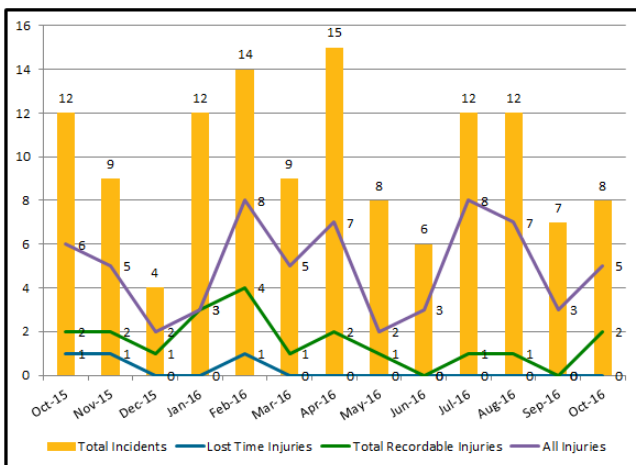
Eight incidents were reported during October, five of which resulted in injury.

Of the eight incidents reported, five resulted in injury:

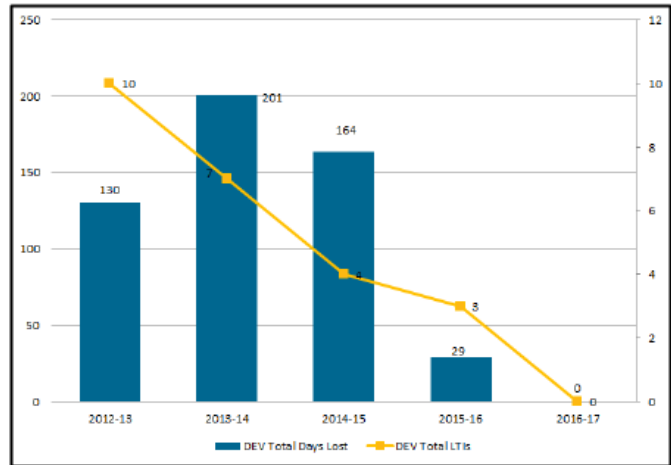
- An employee who was nicked on the back of the hand by a chainsaw, which was powering down. The worker received medical treatment for a minor cut.
- A first aid injury after a worker was stung by a wasp.
- A first aid injury after a contractor was hit in the face by a tool box lid.
- A worker suffered a lower back injury while picking up palm fronds.
- Reported back pain which developed after unloading and setting up park furniture.

In 2016-17 year to date, there continues to have been no lost time injuries, which is a very positive result.

Incidents and Injuries



Lost Time Injuries & Days Lost



Department	2012-13		2013-14		2014-15		2015-16		2016-17	
	LTI	Days Lost	LTI	Days Lost	LTI	Days Lost	LTI	Days Lost	LTI	Days Lost
Development Engineering										
Development Assessment										
Parks	9	130	6	179	4	164	3	29		
Strategic Planning										
Economic Development			1	22						
Development Services	9	130	7	201	4	164	3	29	0	0

Review of Operations

- On Track
- Potential Issue
- Definite Issue

STRATEGIC PLANNING

Regional and Local Area Planning		
Projects	Status	Description / Update of Project
Mackay City 3D Model Project	●	3D model of current and potential future development for the Mackay City Centre currently being developed.
City Centre Heritage Register	●	Statement of significance for each property on the local heritage register is being compiled in accordance with the Queensland Heritage Act. Finalised heritage citations for current heritage places will be rolled out progressively during 2016/17.
Mackay Region Industrial Land Provision Study	●	Long term study to consider infrastructure options for developing industrial precincts identified in the draft planning scheme. The eastern Paget/ Airport precinct is being investigated. Initial findings of planned infrastructure capacity limit development capacity to planning scheme projections. Study will be ongoing for 2016/17.
Planning Scheme Policy – Open Space Policy	●	Draft policy to set service standards for open space provisions under the draft scheme. Consultation on the draft policy planned after completion of the draft planning scheme.
Growth Allocation Model	●	A model to allocate and map future urban growth over a 20 year projection period based on growth scenarios. The model is being updated with 2015 State population projections.
Communities Facility Strategy	●	Communities Facility Strategy is in draft form.
Mackay Potential Development Area	●	Council, in consultation with Economic Development Queensland has commenced investigating the potential development and activation opportunities of the Pioneer River and Binnington Esplanade. Background studies are underway.
Mackay Region Planning Scheme	●	<p><u>Update:</u> This month, council achieved a milestone to progress the new planning scheme for the region. Council considered previous submissions made on the planning scheme, made changes to the scheme and decided to undertake further consultation on the proposed scheme. Subsequent to the appropriate council resolutions, the proposed Mackay region Planning Scheme commenced a fresh round of public consultation, opening on Friday 28 October. Consultation will run until Monday 12 December. All residents are encouraged to review the proposed scheme and anyone can make a submission.</p> <p>Information booths and dedicated computers have been set up at our customer service centres and the website is a one-stop-shop for all the information the public may need to be informed including a mapping system prepared just for the proposed scheme. Customers can make a submission on line or by post, fax or email.</p>

Transport & Infrastructure Planning		
Projects	Status	Description/Update of Project
Transport Modelling	●	Transport model developed and further scenario testing to be undertaken during 2016/17.
Development of a Local Government Infrastructure Plan	●	Project planning and preparation for the project is underway. Development of the Draft LGIP is scheduled to commence in the fourth quarter of 2016 and set to be completed by June 2018.

Road Hierarchy Review Project	*	A review of the Mackay Regional Council road hierarchy in the context of current land use and transport planning framework across Council. Stage 1 review to be completed in 2016/17.
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Waterways		
Projects	Status	Description/Update of Project
McCready's Creek South Stormwater Trunk Infrastructure Study	*	Study to consider existing flooding and stormwater drainage issues in the McCreadys Creek south catchment (which includes parts of Glenella, Mt Pleasant, Richmond & Beaconsfield) and identify acceptable solutions for trunk stormwater infrastructure for the next five years and potential ultimate development in the catchment.
Bakers Creek Stockroute Road East Stormwater trunk infrastructure Strategy	*	Study to consider existing flooding and stormwater drainage issues in the Bakers One catchment (which includes parts of Ooralea, Bakers Creek and Paget) and identify acceptable solutions for trunk stormwater infrastructure for the next five years and potential ultimate development in the catchment.
Voluntary mechanism for Stormwater Quality Management – projects	*	Projects which are undertaken when Developers take up the option to contribute to regional stormwater quality projects instead of undertaking these projects on their development sites.
Mackay Region Coastal and Inland Flood Hazard Adaptation Strategy	*	Project to identify the Mackay Regions coastal and flood hazards and identify adaptation options to minimize the adverse impacts of these hazards.
Urban Stormwater Quality Management Plan for Mackay	*	A Plan for how stormwater quality is managed in the Mackay Region. Review of previous plan is underway.
Minor Stormwater system design standard for residential areas	*	Proposed reduction of minor stormwater system design standard from existing 18% AEP (Q5) to 39% AEP (Q2). Interim arrangements to consider the changed standards of service have been developed.
Flood Gauge Mapping	*	Development of interactive mapping showing the flood footprint linked to the Forgan Bridge flood gauge height.
Mackay Regional Flood and Stormwater Management Strategy	*	The Flood and Stormwater Management Strategy will be a ten year strategy which will allow Council to plan and undertake measures to manage flood and stormwater, to minimise the risks to the community.
Inundation Simulation modelling for Mackay	*	A terrain visualisation system of the Pioneer River flood model is being developed. This will be a display where users can change flood scenarios to show different risks.
Mackay Floodplain Management Plan	*	A brief of the Mackay Floodplain Management Plan Project was prepared and project proposals are being considered. The project is set to commence in late 2016.
Catchment Data and Studies Review	*	Organise and consolidate existing stormwater catchment data and studies, presenting it in a GIS-referenced format with links to relevant data sources (such as studies, future planned works, infrastructure-related agreements, drawing index, etc.). Review to be completed in 3 rd Quarter of 2016.
Stormwater Design Guidelines Review	*	Produce new stormwater design guidelines for inclusion in Planning Scheme Policy SC6.12-10. Amendments process to commence after adoption of the Mackay Region Planning Scheme, generally aligning with recommendations from QUDM.

DEVELOPMENT ASSESSMENT

Volume of Operations

Material Change of Use – Code, Impact & Compliance



Reconfiguration of a Lot – Code, Impact & Compliance



Combined Applications – Code and Impact



Concurrency Agency



Amended Applications



■ Under Assessment ■ New ■ Completed

Development Services Performance Against Legislative Timeframes

Application	Status	% Decided
MCU Code (85% in 40 Days)	🟢	100% decided in 40 days
MCU Impact (50% in 40 Days)	🟢	No applications decided
ROL (85% in 40 Days)	🟢	100% decided in 40 days.
Concurrency Agency (85% in 10 Days)	🟢	100% decided in 10 days.
FastTrack / Streamlined Applications	No Applications Lodged	



DEVELOPMENT ENGINEERING

Volume of Operations

Development and Compliance Permits



Plan Sealing



Minor Works



Signage Applications



Prescribed Tidal Works



Amendments



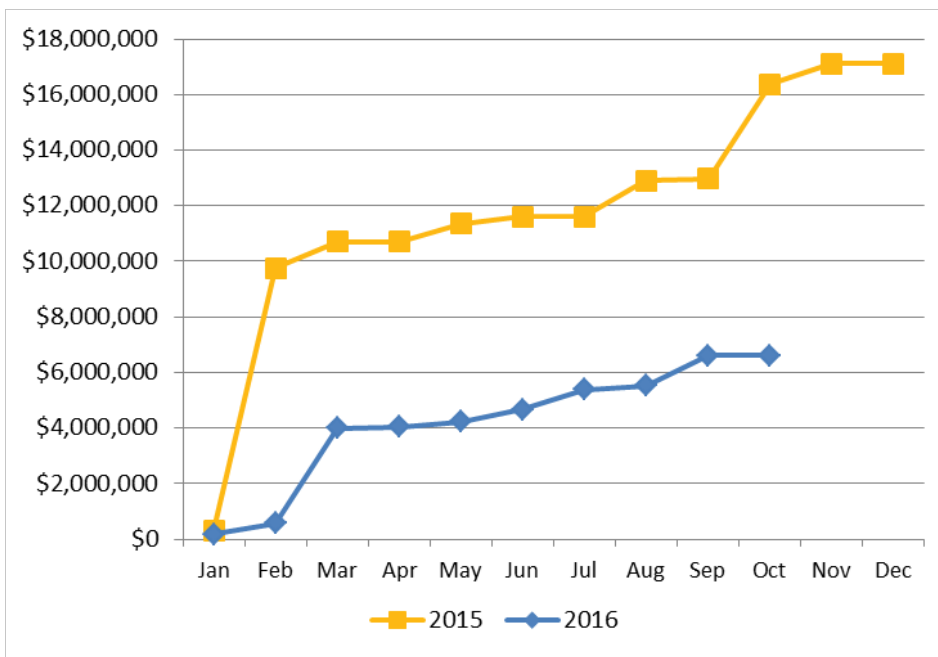
■ Under Assessment ■ New ■ Completed

Development Services Performance Against Legislative Timeframes

Application	Status	% Decided
Minor Works (85% in <10 Days)	🟢	100% decided in 10 days.
Signage Applications	🟢	Four applications received, one decided within 10 days.
Operational Works (85% in 40 Days)	🟢	100% decided in 40 days.
Plan Sealing (85% decided in 20 days without action notice)	🟢	100% decided in 20 days without action notice.

Value of Approved Operational Works

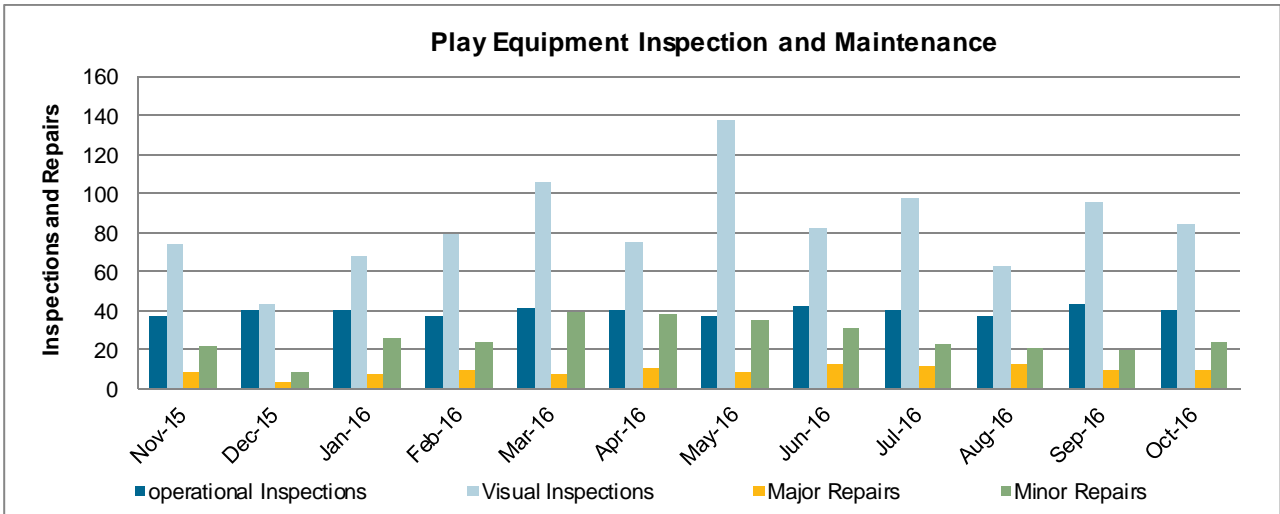
Cumulative value of works to date



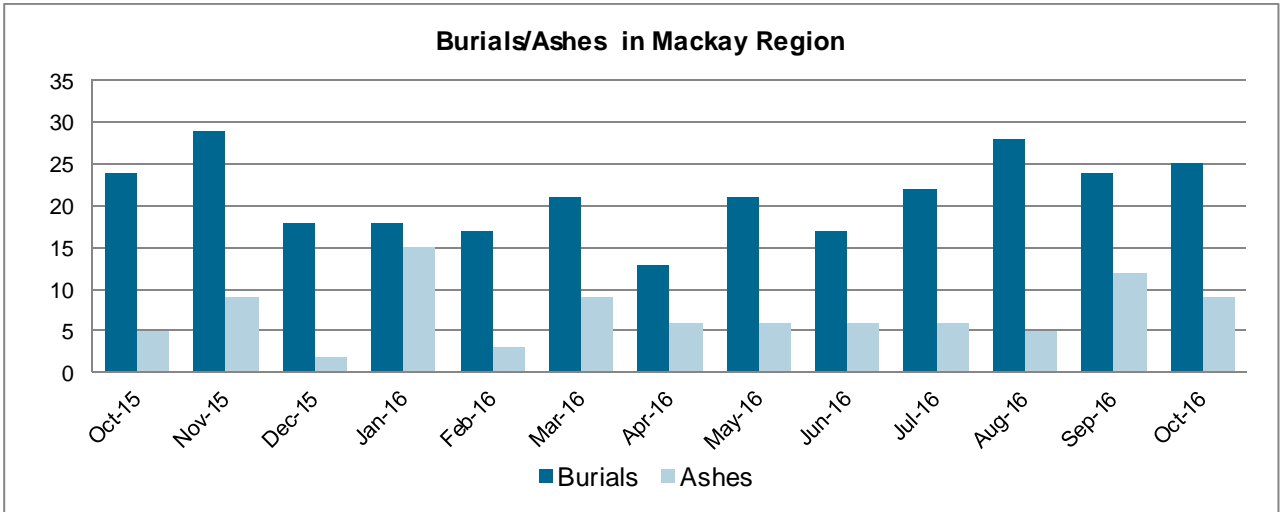
No new Operational Works applications were approved in October 2016.

PARKS AND ENVIRONMENT

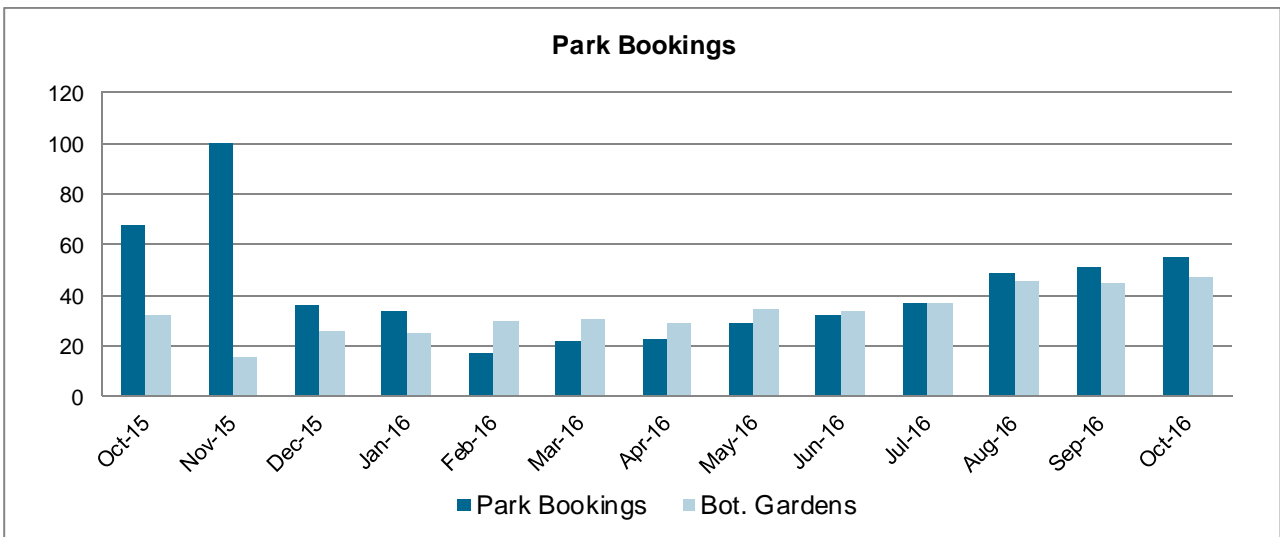
Parks Building Services Activities



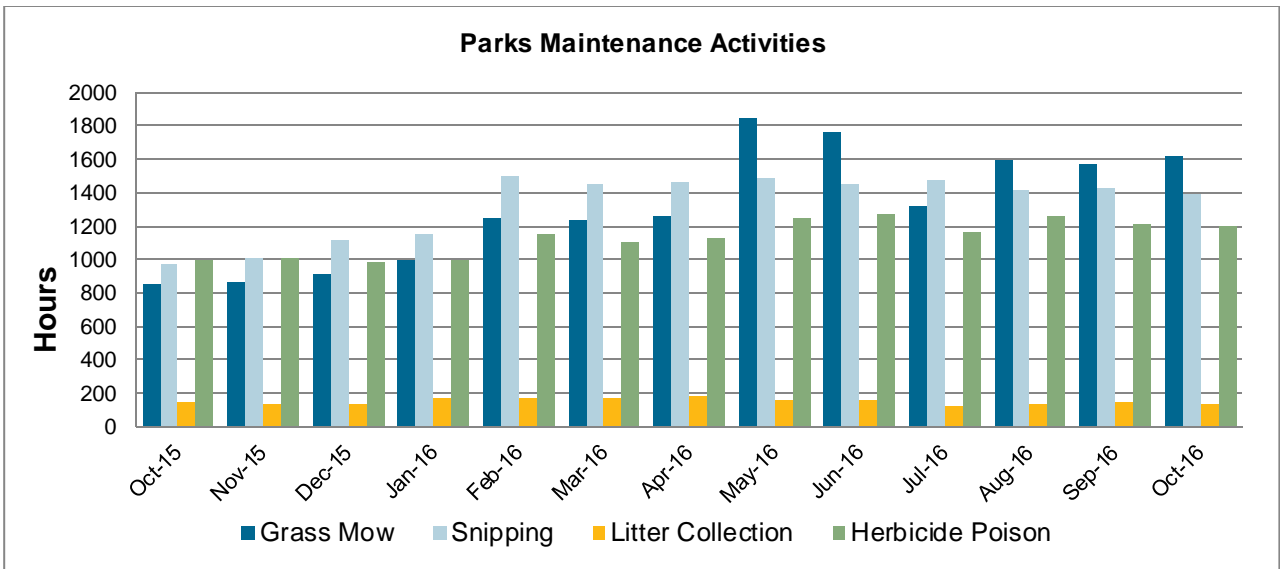
Cemeteries



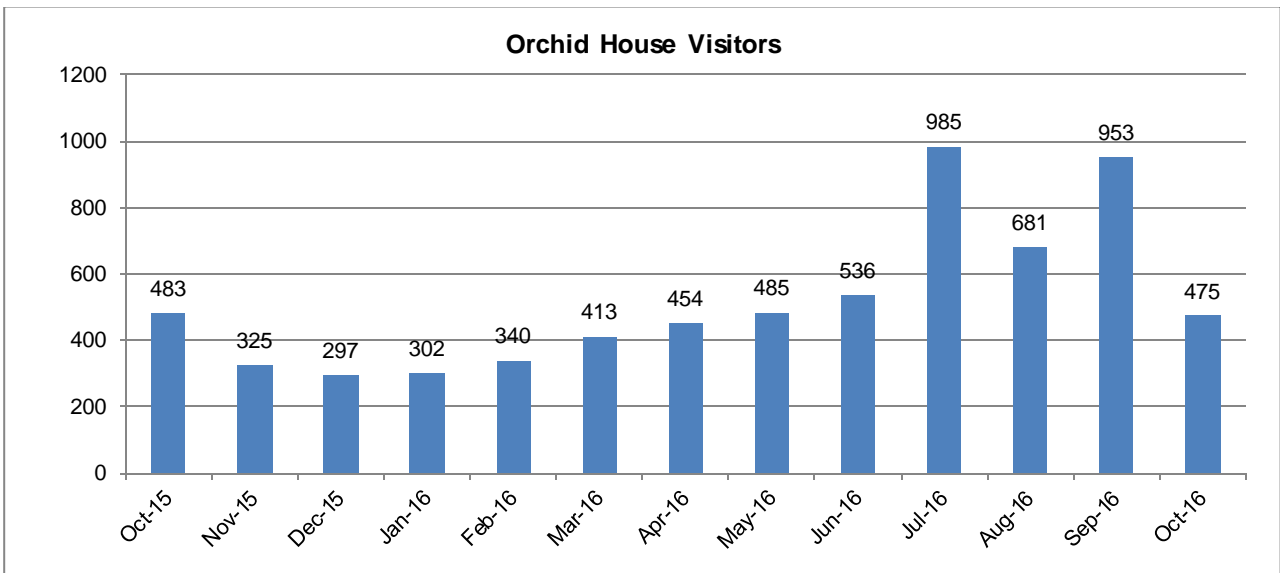
Administration – Parks Bookings



Grass Maintenance Activities



Horticulture



Plants Grown in the Nursery and Planted out by Horticulture Staff:

140mm Plants – 5495

Larger Plants – 525

ECONOMIC DEVELOPMENT

Program	Activity	Report Period	YTD 16/17	Target	Status	Comments
Investment Facilitation and Business Support	Meetings facilitated with developers / property owners / business owners	1	14	-	★	<ul style="list-style-type: none"> One meeting was held with developers and/or property owners regarding investing in the region. Assistance and input provided to other Council departments where required.
	Applications approved under Facilitating Development Policy	1		-	★	<ul style="list-style-type: none"> One x Stage 2 application was approved.
Industry Development and Networking	Meetings with local businesses/industry representatives	30	108	100	★	<ul style="list-style-type: none"> Staff attended 30 industry development and networking meetings and events.
	Pepper – The robot				★	<ul style="list-style-type: none"> Monthly working group meeting held and actions managed from previous Pepper Working Group, collaboration between Central Queensland University and Mackay Regional Council. Next Working Group meeting to be held in November.
	Startup Mackay				★	<ul style="list-style-type: none"> Ongoing support provided as required. Work continues to support the Startup weekend in November, including assistance with the provision of internet connection.
	Split Spaces Mackay				★	<ul style="list-style-type: none"> Ongoing support provided as required.
	Export Ready Program				★	<ul style="list-style-type: none"> Thirteen local businesses are participating in the Export Ready Program which commenced in early September. Program runs for 3 hours per week over a 10 week period. The Program is nearly completion with a 'pitching event' to be held in early November.
	Global Reach				★	<ul style="list-style-type: none"> Assistance provided to Trade Invest Queensland with preparations for a trade mission to India. Four companies from the region have registered to attend the Trade Invest Queensland trade mission. Supported the attendance of the Mayor and Resource Industry Network at the Business Round Table with Hon. Shri Piyush Goyal, Indian Federal Minister for Power, Coal, New & Renewable Energy and Mines held in Sydney.

Program	Activity	Report Period	YTD 16/17	Target	Status	Comments
	Tourism Development – RV and Caravan Attraction				★	<ul style="list-style-type: none"> Discussions continued with the Valley Heart Business group regarding the development of marketing collateral for businesses in the Pioneer Valley to capture benefits and enhance the visitor experience as part of the CMCA RV Friendly Town program. Work is progressing on activating the Mirani Caravan Park with tourism signage/decals in the camp kitchen and near the noticeboard for tourists to view.
Place management of suburbs and localities	Evans Avenue/North Mackay				★	<ul style="list-style-type: none"> The Evans Ave banner brackets and banners have been erected along Evans Avenue and Malcomson Street in North Mackay. Discussions with stakeholders have continued regarding a fence line art project in the Evans Avenue parkland with property owners approving the use for public artwork. Economic Development is working with the Arts Development Officer on the public art project.
	Pioneer Valley				★	<ul style="list-style-type: none"> Attended the Valley Heart Business Group meeting. Topics covered the Fair Dinkum Aussie Christmas event in Mirani, Platypus Beach Project, façade improvement scheme, Mirani Railway Station project, placemaking and place activation such as community mural artwork and RV Friendly attraction & retention ideas. Economic Development, Strategic Planning and Property Services are currently working with Valley Heart Business Group with enquiries regarding the Mirani Railways Station. Economic Development are assisting and facilitating the Platypus Beach Project with DILGP and the Mirani Community & Business Group.
	Sarina					<ul style="list-style-type: none"> Coordinated a meeting of the Sarina Field of Dreams Parklands Advisory Committee. The agenda included the capital works project, delivery of Wi-Fi and the approval of a logo. Work is continuing on the development of a website for the Sarina Field of Dreams Parklands.

Program	Activity	Report Period	YTD 16/17	Target	Status	Comments
Mackay Pride Façade Improvement Scheme	Round Three Applications	1	7	10	★	<ul style="list-style-type: none"> • Nine applications for Round Three received to date. Seven applications approved and two under assessment. No works completed as yet, two underway and five to commence works.
	Round Four Applications	0	0	0	★	<ul style="list-style-type: none"> • Round Four applications opened on October 24th and will close on November 28th.
Invest Mackay Events Attraction and Conference Attraction	Number of events/conferences held in the month	10	26	-	★	<p>Ten events were held in October:</p> <ul style="list-style-type: none"> - Bulls Masters Country Challenge - Rio Tinto River 2 Reef Charity Ride - Queensland Cross Country Mountain Bike Titles - Mackay Swap Meet - Miss Teen Australia Qld Finals - Mackay City Centre Criterium Series - Grass is Greener Music Festival - North Australian Surf Life Saving Championships - Destination Q Conference - TedX Women's Talk
	Number of events/conferences approved in the month	6	16	10 (yearly target)	★	<p>New events/conferences approved through the program include:</p> <ul style="list-style-type: none"> - Destination Q Conference - North Australian Surf Life Saving Championships - TedX Women's Talk - Sponsorship of International Cricket Signage at Gabba - Eungella Bird Week and Bushwalking Festival - 43rd Australian National Budgerigar Council Championship Show
	Ongoing meetings with events to provide support and ensure funding obligations are met:					★