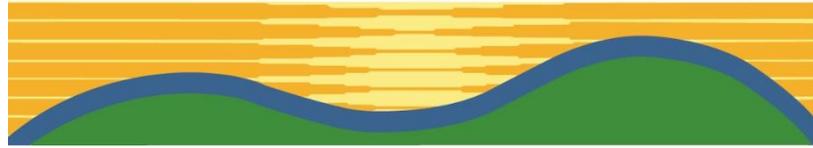


**MITCHELL SHIRE COUNCIL**



**COMMUNITY QUESTIONS  
AND HEARINGS COMMITTEE  
MINUTES**

**MONDAY 13 NOVEMBER 2017**



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**MINUTES OF THE COMMUNITY QUESTIONS AND  
HEARINGS COMMITTEE OF THE MITCHELL SHIRE  
COUNCIL HELD AT MITCHELL CIVIC CENTRE, 113 HIGH  
ST, BROADFORD ON  
13 NOVEMBER 2017**

**THE MEETING OPENED:** 7.00pm

**COUNCILLORS PRESENT:**

Cr Annie Goble Central Ward  
Cr David Atkinson Central Ward

Cr Bill Chisholm North Ward  
Cr Rhonda Sanderson North Ward (Chairperson)  
Cr Fiona Stevens North Ward

Cr David Lowe South Ward  
Cr Rob Eldridge South Ward  
Cr Bob Cornish South Ward

**OFFICERS PRESENT:**

Mr David Turnbull Chief Executive Officer  
Mr Laurie Ellis Director Governance and Corporate Performance  
Ms Mary Agostino Director Advocacy and Community Services  
Mr Jeff Saker Director Development and Infrastructure  
Ms Lidia Harding Governance and Corporate Accountability Coordinator

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**1 GOVERNANCE DECLARATION**

The declaration was read by Cr D. Lowe

**COMMITTEE RECOMMENDATION**

**MOVED:** CR. B. CORNISH

**SECONDED:** CR. A. GOBLE

**THAT** the apology for this meeting received from Cr B. Humm be accepted.

**CARRIED UNANIMOUSLY**

**3 DISCLOSURE OF CONFLICTS OF INTEREST**

*In accordance with Section 79 of the Local Government Act 1989.*

**4 CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS**

*In accordance with Clause 66 of Local Law No. 4 – Meeting Procedures.*

**COMMITTEE RECOMMENDATION**

**MOVED:** CR. R. ELDRIDGE

**SECONDED:** CR. D. LOWE

**THAT** the Minutes of the Community Questions and Hearings Committee held 9 October 2017, as circulated, be confirmed.

**CARRIED UNANIMOUSLY**

## 5 DEVELOPMENT AND INFRASTRUCTURE

### 5.1 PLANNING PERMIT APPLICATION PLP071/17 FOR USE AND DEVELOPMENT OF THE LAND FOR A WAREHOUSE AT 31 SPRING STREET, BEVERIDGE

**Author:** James McNulty - Statutory Planning Coordinator

**File No:** PLP071/17

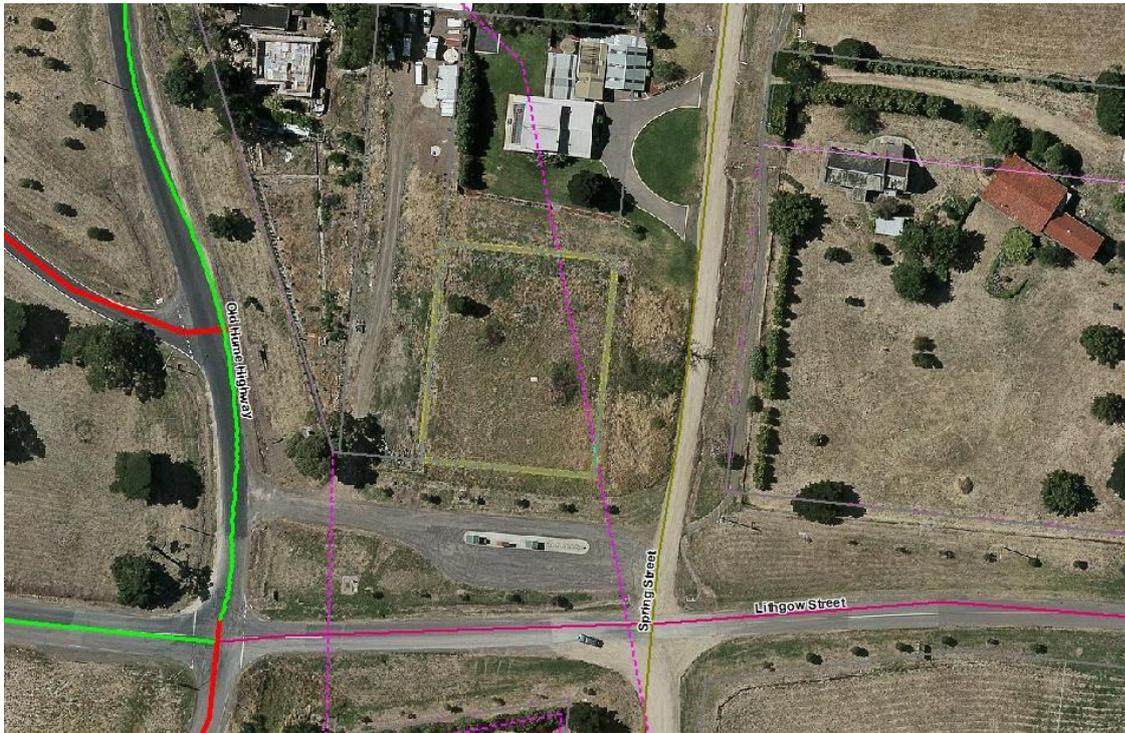
**Attachments:** Nil

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<b>Property No.:</b>	110055
<b>Title Details:</b>	Crown Allotment 8 Section 7, Parish of Merriang, Township of Beveridge
<b>Applicant:</b>	Bruce Mactier Building Designers
<b>Zoning:</b>	Township Zone
<b>Overlays:</b>	Vegetation Protection Overlay – Schedule 2
<b>Objections Received:</b>	Yes – 1 objection
<b>Cultural Heritage Management Plan Required:</b>	No – the subject site is not located within an area of Aboriginal cultural heritage sensitivity
<b>Officer Declaration of Conflict of Interest:</b>	No officers involved in the preparation of this report have any direct or indirect interest in this matter

PLANNING PERMIT APPLICATION PLP071/17 FOR USE AND DEVELOPMENT OF THE LAND FOR A WAREHOUSE AT 31 SPRING STREET, BEVERIDGE (CONT.)

## SITE MAP



## SUMMARY

Planning Application PLP071/17 seeks approval for the use and development of the land at 1 Spring Street, Beveridge for a warehouse. The subject site is a prominent location within the existing Beveridge township.

The application was publicly notified with one objection received. The objection related to a number of matters but primarily objected to impact on residential amenity.

## COMMITTEE RECOMMENDATION

**MOVED:** CR. A. GOBLE

**SECONDED:** CR. B. CORNISH

**THAT** Council Officers provide a report to Council in relation to Planning Application PLP071/17 for the use and development of the land for a warehouse at 31 Spring Street, Beveridge.

**CARRIED UNANIMOUSLY**

**5.2 PLANNING PERMIT APPLICATION PLP036/17 FOR USE AND DEVELOPMENT OF THE LAND FOR A TELECOMMUNICATIONS FACILITY AT 104-106 HIGH STREET, WALLAN**

**Author:** James McNulty - Statutory Planning Coordinator

**File No:** PLP036/17

**Attachments:** Nil

<b>Property No.:</b>	112127
<b>Title Details:</b>	Land in Plan of Consolidation 366218S
<b>Applicant:</b>	James McIver
<b>Zoning:</b>	Commercial 2 Zone
<b>Overlays:</b>	None
<b>Objections Received:</b>	Yes, six objections
<b>Cultural Heritage Management Plan Required:</b>	No, the proposal is exempt from requiring a Cultural Heritage Plan
<b>Officer Declaration of Conflict of Interest:</b>	No officers involved in the preparation of this report have any direct or indirect interest in this matter

**SITE MAP**



PLANNING PERMIT APPLICATION PLP036/17 FOR USE AND DEVELOPMENT OF THE LAND FOR A TELECOMMUNICATIONS FACILITY AT 104-106 HIGH STREET, WALLAN (CONT.)

### **SUMMARY**

The planning permit application is seeking approval to use and develop part of the land for a telecommunications facility at 104-106 High Street, Wallan. The proposed facility consists of a 26 metre high monopole tower and associated structures.

The application was publicly advertised by way of posting notices to land owners and occupiers in proximity to the subject site in addition to the erection of two signs on the site (one on each road frontage).

Following the notification period, a total of six objections was received mainly from residences surrounding the proposed facility. The objections to the proposal consisted of amenity concerns due to the size of the tower as well as perceived health risks associated with radiation generated by the facility due to the proximity of residential land.

### **COMMITTEE RECOMMENDATION**

**MOVED:** CR. D. ATKINSON

**SECONDED:** CR. A. GOBLE

**THAT** Council Officers provide a report to Council in relation to Planning Application PLP036/17 for the use and development of the land for a telecommunications facility at 104-106 High Street, Wallan.

**CARRIED UNANIMOUSLY**

**5.3 PLANNING PERMIT APPLICATION PLP027/16 FOR THE USE AND DEVELOPMENT OF A CLAY QUARRY AND ALTERATION TO ACCESS TO A CATEGORY 1 ROAD AT 2330 EPPING KILMORE ROAD, WALLAN**

**Author:** James McNulty - Statutory Planning Coordinator

**File No:** PLP027/16

**Attachments:** Nil

<b>Property No.:</b>	109714
<b>Title Details:</b>	Lot 1 on TP 15332D
<b>Applicant:</b>	Austral Bricks Pty Ltd
<b>Zoning:</b>	Farming Zone
<b>Overlays:</b>	Part Floodway Overlay Part Land Subject to Inundation Overlay Part Heritage Overlay
<b>Objections Received:</b>	Yes – 36 objections received
<b>Cultural Heritage Management Plan Required:</b>	Yes – CHMP Approved by AAV on 2 July 2013
<b>Officer Declaration of Conflict of Interest:</b>	No officers involved in the preparation of this report have any direct or indirect interest in this matter

**SITE MAP**



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PLANNING PERMIT APPLICATION PLP027/16 FOR THE USE AND DEVELOPMENT OF A CLAY QUARRY AND ALTERATION TO ACCESS TO A CATEGORY 1 ROAD AT 2330 EPPING KILMORE ROAD, WALLAN (CONT.)

### **SUMMARY**

Planning Application PLP027/16 seeks approval for the use and development of the land at 2330 Epping-Kilmore Road, Wallan for an earth and energy resource industry (clay extraction) and alteration of access to a Road Zone (Category 1).

Following public notification of the application, a total of 36 objections were received. The concerns raised by objectors to the application encompass a range of matters that are primarily concerned with traffic, amenity impacts (dust and noise), devaluation of property and urban growth considerations.

The subject site is located within the Urban Growth Boundary and is located within the proposed Beveridge Intermodal Freight Terminal (BIFT).

8.19pm Cr D. Lowe left the meeting room  
8.22pm Cr D. Lowe returned to the meeting room

9.28pm Cr A. Goble left the meeting room  
9.30pm Cr A. Goble returned to the meeting room

### **COMMITTEE RECOMMENDATION**

**MOVED:** CR. D. ATKINSON

**SECONDED:** CR. F. STEVENS

**THAT** Council Officers provide a report to Council in relation to Planning Application PLP027/16 for the use and development of a clay quarry and alteration to access to a Category 1 Road at 2330 Epping Kilmore Road, Wallan.

**CARRIED UNANIMOUSLY**

### **COMMITTEE RECOMMENDATION**

**MOVED:** CR. A. GOBLE

**SECONDED:** CR. B. CORNISH

**THAT** an extension of time be granted

**CARRIED UNANIMOUSLY**

**6 SUBMISSIONS**

NIL

**7 QUESTION TIME**

NIL

**8 COMMUNITY PRESENTATIONS**

NIL

**9 DATE OF NEXT MEETING**

The next Community Questions and Hearings Committee meeting is scheduled to be held on 11 December 2017 at the Mitchell Civic Centre, 113 High St, Broadford, commencing at 7.00pm.

**10 CLOSE OF MEETING**

The meeting was declared closed at 9.44pm.

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**Chairperson**  
**Mayor, Cr Rhonda Sanderson**