



City of
Ipswich

AGENDA

GROWTH INFRASTRUCTURE AND WASTE COMMITTEE

Thursday, 22 February 2024
10.00 am

Council Chambers, Level 8
1 Nicholas Street, Ipswich

<u>MEMBERS OF THE GROWTH INFRASTRUCTURE AND WASTE COMMITTEE</u>	
Mayor Teresa Harding (Chairperson) Councillor Paul Tully (Deputy Chairperson)	Councillor Sheila Ireland Councillor Jacob Madsen Councillor Marnie Doyle Councillor Andrew Fechner Councillor Kate Kunzelmann Deputy Mayor Russell Milligan Councillor Nicole Jonic

GROWTH INFRASTRUCTURE AND WASTE COMMITTEE AGENDA

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** Item includes confidential papers

GROWTH INFRASTRUCTURE AND WASTE COMMITTEE NO. 2

22 FEBRUARY 2024

AGENDA

WELCOME TO COUNTRY OR ACKNOWLEDGEMENT OF COUNTRY

DECLARATIONS OF INTEREST IN MATTERS ON THE AGENDA

MATTERS FOR RECOMMENDATION TO COUNCIL

BUSINESS OUTSTANDING

CONFIRMATION OF MINUTES

1. **CONFIRMATION OF MINUTES OF THE GROWTH INFRASTRUCTURE AND WASTE COMMITTEE NO. 2024(01) OF 1 FEBRUARY 2024**

RECOMMENDATION

That the Minutes of the Meeting held on 1 February 2024 be confirmed.

OFFICERS' REPORTS

2. **8909/2022/PDAEE OFFSET REQUEST FOR COUNCIL COMMITTEE APPROVAL**

This is a report seeking to approve the offset of project costs associated with the construction of a road in the Ripley Valley Priority Development Area against levied infrastructure charges associated with development in proximity of the road project.

The project in question is the construction of Barrams Road from the South Ripley to Cumner Road White Rock.

RECOMMENDATION

- A. That a provision offset of \$12,740,663 be approved.
- B. That the decision-making process, thresholds and delegations and sub delegations associated with the processing of offsets and refunds of infrastructure charges be reviewed and that an updated process for determination of such matters be developed.

3. ASSET AND INFRASTRUCTURE SERVICES DEPARTMENT CAPITAL DELIVERY REPORT
DECEMBER 2023

This is a report concerning the performance of the capital delivery by the Asset and Infrastructure Services Department for the month of December 2023.

RECOMMENDATION

That the report on capital delivery by the Asset and Infrastructure Services Department be received and the contents noted.

4. PLANNING AND ENVIRONMENT COURT ACTION STATUS REPORT

This is a report concerning a status update with respect to current court actions associated with development planning applications.

RECOMMENDATION

That the Planning and Environment Court Action status report be received and the contents noted.

5. EXERCISE OF DELEGATION REPORT

This is a report concerning applications that have been determined by delegated authority for the period 23 January 2023 to 13 February 2024.

RECOMMENDATION

That the Exercise of Delegation report for the period 23 January 2024 to 13 February 2024, be received and the contents noted.

NOTICES OF MOTION

MATTERS ARISING

GROWTH INFRASTRUCTURE AND WASTE COMMITTEE NO. 2024(01)

1 FEBRUARY 2024

MINUTES

COUNCILLORS' ATTENDANCE: Mayor Teresa Harding (Chairperson); Councillors Paul Tully (Deputy Chairperson (via audio-link)), Sheila Ireland, Jacob Madsen, Marnie Doyle, Andrew Fechner, Kate Kunzelmann, Deputy Mayor Russell Milligan and Nicole Jonic

COUNCILLOR'S APOLOGIES: Nil

OFFICERS' ATTENDANCE: Chief Executive Officer (Sonia Cooper), General Manager Planning and Regulatory Services (Brett Davey), General Manager Corporate Services (Matt Smith), General Manager Community, Cultural and Economic Development (Ben Pole), General Manager Asset and Infrastructure Services (Matt Anderson), Manager, Development Planning (Greg Potter), Development Assessment Central Manager (Mitchell Grant), Development Planner (Lachlan Mossom), Development Assessment West Manager (Michael Simmons), Property Services Manager (Alicia Rieck), Senior Property Officer Acquisitions and Disposals (Bianca Gaudry), Treasury Accounting Manager (Paul Mollenhauer), Chief of Staff - Office of the Mayor (Melissa Fitzgerald), Manager, Media, Communications and Engagement (Mark Strong), Senior Communications and Policy Officer (Jodie Richter), Senior Media Officer (Darrell Giles), Senior Media Officer (Lucy Stone) and Theatre Technician (Trent Gray)

ATTENDANCE VIA AUDIO-LINK

RECOMMENDATION

Moved by Mayor Teresa Harding:

Seconded by Deputy Mayor Russell Milligan:

That in accordance with section 254K of the *Local Government Regulation 2012* and 8.6.2 of Council's Meeting Procedures Policy, Councillor Paul Tully be permitted to participate in the meeting via audio-link.

AFFIRMATIVE

Councillors:

Harding

Ireland

Madsen

Doyle

NEGATIVE

Councillors:

Nil

Fechner
Kunzelmann
Milligan
Jonic

Councillor Paul Tully did not take part in the vote on this matter.

The motion was put and carried.

ACKNOWLEDGEMENT OF COUNTRY

Mayor Teresa Harding (Chairperson) delivered the Acknowledgement of Country

DECLARATIONS OF INTEREST IN MATTERS ON THE AGENDA

Nil

MATTERS FOR RECOMMENDATION TO COUNCIL

BUSINESS OUTSTANDING

Nil

CONFIRMATION OF MINUTES

1. **CONFIRMATION OF MINUTES OF THE GROWTH INFRASTRUCTURE AND WASTE COMMITTEE NO. 2023(11) OF 28 NOVEMBER 2023**

RECOMMENDATION

Moved by Mayor Teresa Harding:
Seconded by Councillor Marnie Doyle:

That the Minutes of the Growth, Infrastructure and Waste Committee held on 28 November 2023 be confirmed.

AFFIRMATIVE
Councillors:
Harding
Tully
Ireland
Madsen
Doyle

NEGATIVE
Councillors:
Nil

Fechner
Kunzelmann
Milligan
Jonic

The motion was put and carried.

OFFICERS' REPORTS

MATTERS RESOLVED UNDER DELEGATION

(in accordance with section 257(1)(c) of the *Local Government Act 2009*, the Growth Infrastructure and Waste Committee has been delegated power to make decisions on behalf of Council for decisions made under the *Planning Act 2016* and the *Economic Development Act 2012*)

2. **DEVELOPMENT APPLICATION (4650/2023/MCU) RECOMMENDATION - MATERIAL CHANGE OF USE - BUSINESS USE (CAFE AND ANCILLARY GIFT SHOP)**

This is a report concerning an application seeking approval for a Material Change of Use - Business Use (Cafe and Ancillary Gift Shop) at 50 Beduhns Road, Haigslea QLD 4306.

The application requires determination by Council in accordance with the Framework for Development Applications and Related Activities Policy, as more than 20 properly made submissions objecting to the proposed development have been received. The application is not a Sensitive Development Matter pursuant to the Framework for Development Applications and Related Activities policy and therefore the recommendation has not been reviewed by the Independent Decision Review Panel.

The proposed development has been assessed against the applicable assessment benchmarks. The proposed development generally complies with the assessment benchmarks or can be conditioned to comply as outlined below.

DECISION

Moved by Mayor Teresa Harding:
Seconded by Councillor Kate Kunzelmann:

That Council approve Development Application No. 4650/2023/MCU, being the Material Change of Use for Business Use (Café and Ancillary Gift Shop), subject to conditions as contained in Attachment 1 of this report.

AFFIRMATIVE
Councillors:
Harding

NEGATIVE
Councillors:
Nil

Tully
Ireland
Madsen
Doyle
Fechner
Kunzelmann
Milligan
Jonic

The motion was put and carried.

3. REQUEST TO EXTINGUISH LOCAL GOVERNMENT AGREEMENT NO 701561648

This is a report concerning the Local Government Agreement (Document Dealing Number 701561548) at 1 Chum Street, New Chum. The agreement relates to the conjoined use of the car park located on Lot 1 RP895110 and the clay product manufacturing facility on Lot 271 SP207443. Council has received a request from the landowner to cancel this Local Government Agreement.

DECISION

Moved by Mayor Teresa Harding:
Seconded by Councillor Andrew Fechner:

- A. That Council consent to the cancellation and removal of the Local Government Agreement (Document Dealing Number 701561548) from the title of Lot 1 on RP895110 and Lot 271 on SP207443 at 1 Chum Street, New Chum.**
- B. That a Form 18 General Consent be provided to the landowner to accompany a Form 14 General Request to remove the Local Government Agreement (Document Dealing Number 701561548).**

AFFIRMATIVE

Councillors:

Harding

Tully

Ireland

Madsen

Doyle

Fechner

Kunzelmann

Milligan

Jonic

NEGATIVE

Councillors:

Nil

The motion was put and carried.

MATTERS FOR RECOMMENDATION TO COUNCIL

4. STRENGTHENING IPSWICH COMMUNITIES PLAN

This is a report concerning an update on the catalyst project of iFuture, the Strengthening Ipswich Communities Plan (the Plan). The Plan provides an understanding of the needs for the city and help to strategically guide future investment and delivery, establishing the concept of community hub model for future Council owned community facilities. Community hubs can be thought of as either clusters of individual community facilities located closely together or singular multipurpose facilities that cater to a wide range of activities and services. This approach allows for more efficient use of land and enhances accessibility, particularly along public transport routes and other key infrastructure.

The concept of community hubs as a solution to Ipswich's needs was identified through the Council's 2021-2022 community consultation on community facility requirements.

RECOMMENDATION

Moved by Mayor Teresa Harding:

Seconded by Councillor Marnie Doyle:

That Council receive and note the final draft of the Strengthening Ipswich Communities Plan as outlined in Attachment 1.

AFFIRMATIVE

Councillors:

Harding

Tully

Ireland

Madsen

Doyle

Fechner

Kunzelmann

Milligan

Jonic

NEGATIVE

Councillors:

Nil

The motion was put and carried.

5. EXERCISE OF DELEGATION REPORT

This is a report concerning applications that have been determined by delegated authority for the period 14 November 2023 to 22 January 2024.

RECOMMENDATION

Moved by Mayor Teresa Harding:
Seconded by Councillor Marnie Doyle:

That the Exercise of Delegation report for the period 14 November 2023 to 22 January 2024, be received and the contents noted.

AFFIRMATIVE

Councillors:

Harding

Tully

Ireland

Madsen

Doyle

Fechner

Kunzelmann

Milligan

Jonic

NEGATIVE

Councillors:

Nil

The motion was put and carried.

6. PLANNING AND ENVIRONMENT COURT ACTION STATUS REPORT

This is a report concerning a status update with respect to current court actions associated with development planning applications.

RECOMMENDATION

Moved by Mayor Teresa Harding:
Seconded by Councillor Kate Kunzelmann:

That the Planning and Environment Court Action status report be received and the contents noted.

AFFIRMATIVE

Councillors:

Harding

Tully

Ireland

Madsen

NEGATIVE

Councillors:

Nil

Doyle
Fechner
Kunzelmann
Milligan
Jonic

The motion was put and carried.

NOTICES OF MOTION

Nil

MATTERS ARISING

Nil

7. **COMMENCEMENT OF NEXT MEETING**

RECOMMENDATION

Moved by Mayor Teresa Harding:

That the Governance and Transparency Committee commence at 10.15 am.

AFFIRMATIVE

Councillors:

Harding

Tully

Ireland

Madsen

Doyle

Fechner

Kunzelmann

Milligan

Jonic

NEGATIVE

Councillors:

Nil

The motion was put and carried.

PROCEDURAL MOTIONS AND FORMAL MATTERS

The meeting commenced at 9.06 am.

The meeting closed at 9.37 am.

Doc ID No: A9875360

ITEM: 2

SUBJECT: 8909/2022/PDAEE OFFSET REQUEST FOR COUNCIL COMMITTEE APPROVAL

AUTHOR: SENIOR DEVELOPMENT ENGINEER

DATE: 13 FEBRUARY 2024

EXECUTIVE SUMMARY

This is a report seeking to approve the offset of project costs associated with the construction of a road in the Ripley Valley Priority Development Area against levied infrastructure charges associated with development in proximity of the road project.

The project in question is the construction of Barrams Road from the South Ripley to Cumner Road White Rock.

RECOMMENDATION/S

- A. That a provision offset of \$12,740,663 be approved.**
- B. That the decision-making process, thresholds and delegations and sub delegations associated with the processing of offsets and refunds of infrastructure charges be reviewed and that an updated process for determination of such matters be developed.**

RELATED PARTIES

The related parties are:

- AW Bidco 6 Pty Ltd (Developer)
- ASC Consulting (The applicant) – The primary contact has been, Mr Adrian Sains adrian@acsconsult.com.au

IFUTURE THEME

Vibrant and Growing

PURPOSE OF REPORT/BACKGROUND

Background

When developers deliver identified trunk infrastructure as part of development approvals, the infrastructure is eligible for offset against the infrastructure charges that would ordinarily be levied for the proposal.

This process involves a complex process to ensure that the design of the infrastructure in question is meeting the desired standards for the infrastructure, and that the infrastructure is delivered in accordance with that desired standard.

Upon completion of the infrastructure, the developer can claim the offsets, therefore reducing the amount of levied infrastructure charges paid by the development over time.

This process is ordinarily managed under existing delegations and sub delegations; however, business processes were adopted in 2019 requiring that decision making thresholds considering the value of the project be implemented as follows:

- Up to and including \$500,000.00 – Manager, Engineering, Health & Environment;
- Up to and including \$2,000,000.00 – General Manager, Planning & Regulatory Services;
- Up to and including \$5,000,000.00 – The CEO, Ipswich City Council; and
- Greater than \$5,000,000.00 – Council.

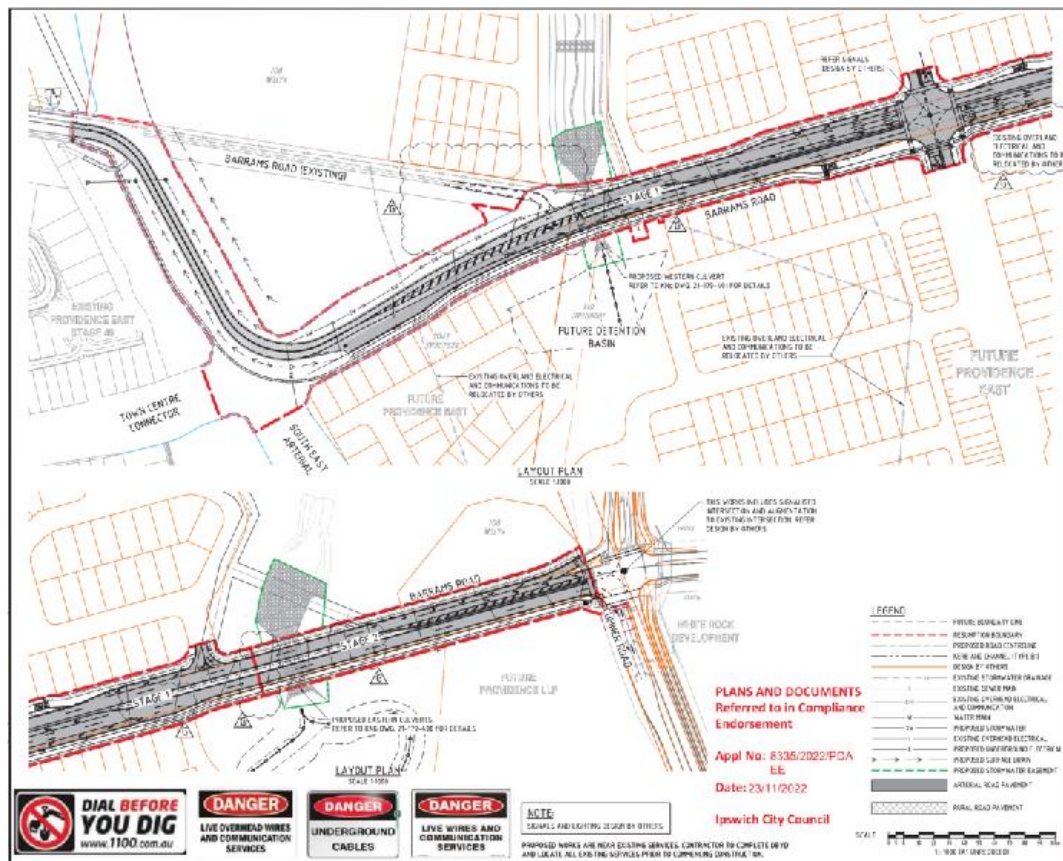
It is critical to note that this is not the expenditure of this money, nor is it the authorisation of this money to be expended by the developer. This investment has already been made by the developer, the works approved by Council and the value of the claim approved by EDQ. This recommendation is focussed on its recognition as a credit for future development.

Approval history

Council has issued a Compliance Endorsement (8335/2022/PDAEE – plan extracts shown below) in November 2022 for the for the design of Barrams Road follows by a Preconstruction Acknowledgment in January 2023 for construction. Barrams Road is creditable trunk infrastructure under the Ripley Valley PDA Development Charges and Offset Plan (DCOP) and the Developer, AW Bidco 6 Pty Ltd are entitled to make this claim for trunk infrastructure delivered under conditions of their approval.

The purpose of this report is to seek authorisation for the granting of Provisional Offsets by committee given the value of the transaction.

Barrams Road Extension



Following submission of a request from the developer, the provisional offset was referred to Economic Development Queensland (EDQ) for review and endorsement on 3.11.2022 and a further revised submission made on 21.03.2023.

On the 22.12.2023 EDQ provided to Council endorsement of the Provision offset [Infrastructure Offset Assessment by EDQ](#). A summary of EDQ's assessment of the provisional offset application – Transport and Water Main is as follows:

Provisional Offset for Municipal Infrastructure Works – Trunk Transport and Water, AW Bidco 6 Pty Ltd, Ripley Valley

Applicant's Claim - \$17,071,679 (indexed to July 2023 dollars) – including catalyst funding of \$5,910,000.

EDQ's **endorsed** provisional offset - **\$12,740,663** (Indexed to July 2023 dollars) (including 2% Administration Fee payable to EDQ) – **excluding catalyst funding of \$5,910,000**.

Infrastructure identified within the DCOP that forms part of this provisional claim is identified within table 1.

Table 1. EDQ Assessment of Applicant's Claim

Offset Type	DCOP ID	Offset Description	Applicant's Claim	EDQ Endorsed Actual Accrual Offset	Notes
Municipal Charge	R029	Road	\$114,547	\$533,462	* (excludes \$5,910,000 of catalyst funding)
Municipal Charge	R051A	Road	\$4,274,118	\$2,178,232 *	
Municipal Charge	R051B	Road	\$835,780	\$3,840,169	
Municipal Charge	Ri026A	Intersection	\$423,430	\$474,806	
Municipal Charge	RI030A	Intersection	\$1,216,934	\$517,863	
Municipal Charge	RI030B	Intersection	incl. in RI030A	\$869,265	
Municipal Charge	RC035	Culvert	\$3,183,011	\$1,998,634	
Municipal Charge	RC036	Culvert	incl. in RC035	\$1,529,122	
Municipal Charge	WM109	Water Main	\$654,721	\$353,446	
Municipal Charge	WM117	Water Main	incl. in WM109	\$249,978	
Municipal Charge	WM118	Water Main	incl. in WM109	\$195,686	
Total				\$12,740,663	

LEGAL IMPLICATIONS

This report and its recommendations are consistent with the following legislative provisions:

Economic Development Act 2012
Development Charges and Offset Plan (DCOP)
Adopted Infrastructure Charges Resolution
Local Government Infrastructure Plan

POLICY IMPLICATIONS

Not applicable

RISK MANAGEMENT IMPLICATIONS

Council has an obligation to process these types of transactions in accordance with the *Economic Development Act 2012*, Development Charges and Offset Plan (DCOP) and the underlying delegation which details the operating arrangements for Council performing development assessment functions within the PDA. Failure to determine these amounts will also require the payment of additional levied infrastructure charges for future stages of the development, meaning that the developer will need to invest additional capital to finalise upcoming charges, and then Council may be in a position of having to refund the paid charges to account for the construction of this asset.

FINANCIAL/RESOURCE IMPLICATIONS

There is no direct financial implication of this decision.

COMMUNITY AND OTHER CONSULTATION

Not applicable.

CONCLUSION

That Council has determined that provisional infrastructure credits of up to \$12,740,663 will be assigned to AW Bidco 6 Pty Ltd for use in offsetting levied infrastructure charges in future stages of development.

HUMAN RIGHTS IMPLICATIONS

HUMAN RIGHTS IMPACTS
NON-DISCRETIONARY DECISION
Recommendation: A, states that a provision offset of \$12,740,663 be approved. Council has no ability to act differently/make a different decision because of <i>Economic Development Act 2012</i> which requires Council to provide infrastructure credits for trunk infrastructure. Therefore, while the proposal itself (completed construction of a road and associated works) may not be compatible with some human rights Council's decision will not be unlawful under the <i>Human Rights Act 2019</i> .

Shane Mossley

SENIOR DEVELOPMENT ENGINEER

I concur with the recommendations contained in this report.

Shahadat Hossain

MANAGER, ENGINEERING, HEALTH AND ENVIRONMENT

I concur with the recommendations contained in this report.

Brett Davey

GENERAL MANAGER PLANNING AND REGULATORY SERVICES

“Together, we proudly enhance the quality of life for our community”

Doc ID No: A9871634

ITEM: 3

SUBJECT: ASSET AND INFRASTRUCTURE SERVICES DEPARTMENT CAPITAL DELIVERY
REPORT DECEMBER 2023

AUTHOR: ACTING PRINCIPAL OFFICER (PROGRAM MANAGEMENT)

DATE: 12 FEBRUARY 2024

EXECUTIVE SUMMARY

This is a report concerning the performance of the capital delivery by the Asset and Infrastructure Services Department for the month of December 2023.

RECOMMENDATION/S

That the report on capital delivery by the Asset and Infrastructure Services Department be received and the contents noted.

RELATED PARTIES

There are no known conflicts of interest in relation to this report.

IFUTURE THEME

Vibrant and Growing

PURPOSE OF REPORT/BACKGROUND

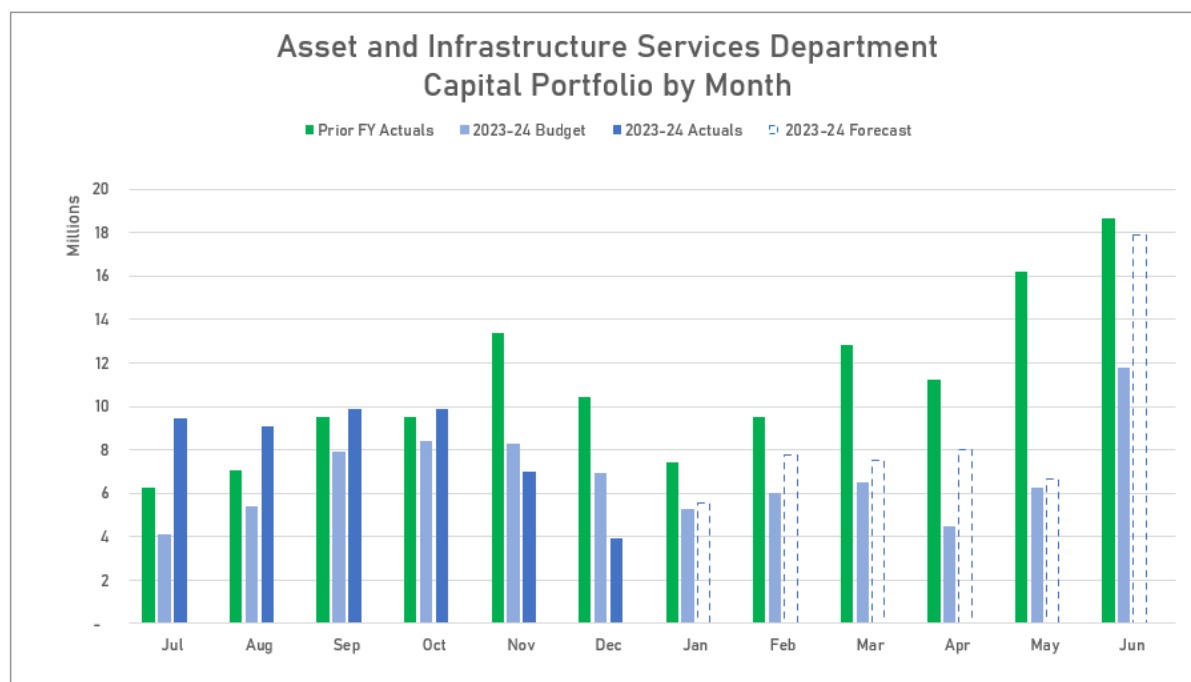
With the Asset and Infrastructure Department Capital Works Program reaching the half yearly financial milestone the department has exceeded the anticipated budget baseline for the Year to date by \$8.8mil, achieving \$49.1 mil against a baseline budget of \$40.3 mil.

Results for the month were down however for the month of December, which typically followed the trend for this time of year with compulsory close down activities for the Christmas Break impacting on productivity. For the month the department achieved an expenditure of \$3.9 mil versus a budget of \$6.4 mil, resulting in a negative variance of \$2.5 mil and 39% below the original budget phasing for the month.

The financial outcome of \$3.9 million of expenditure can be primarily attributed to two key areas: within the Traffic and Transport Program, a significant portion of \$2.14 million was allocated specifically to the Springfield Greenbank Arterial Upgrade, resulting in an expenditure of \$1.85 million. Additionally, within the Fleet Capital, there was an expenditure of \$443,000 related to Truck Replacement and Fleet Capital in Progress Acquisitions.

Whilst the forecasted final cost for the financial year of \$102.55 mil continues to remain above the published budget allowance, it is being closely monitored by management with further discussions being undertaken with Corporate Services to assess future budget amendment which has been identified to be undertaken in January.

The table below shows the baseline for the published budget and expenditure to date for the 2023-2024 FY.



The December financial outcome, being \$3.90 mil of actual expenditure, was largely attributable to the following programs / projects expenditure:

2022-2023 FY Carry Over > 100k:

- Trumper St KR 21 \$102k
- Jim Donald Parklands Footpath \$104k

2023-2024 FY Budgeted > \$100k:

- Springfield GBA RU Stg 3 \$1.85 mil
- Truck Replacement \$279k
- Wiley St BMX Canteen Upgrade \$201k
- Fleet CIP Acquisitions \$165k
- Springfield Parkway Stage 2 \$131k
- Springfield Pkwy RU 19 \$110k

Key projects underspent against their Baseline budget > \$100k:

- Redbank Plains Rd Stg 3 RU 17 Budget \$1.45mil vs negative actuals \$106k
- Ironbark Pk CH 22 Budget \$823k vs actuals \$5k
- Springfield Pkwy RU 19 Budget \$914k vs actuals \$110k

- Hiddenvale Road Bridge BR20 Budget \$555k vs actuals \$6k
- Southern Sports Field L 23 Budget \$320k vs nil spend
- Provisional Projects Budget \$210k vs nil spend
- Mary William TL 23 Budget \$175k vs actuals \$2k
- PTAIP Budget \$110k vs nil spend

For the month of December, Redbank Plains Road Upgrade Stage 3 had a negative variance of \$1.56m against the baseline budget of \$1.45mil, this was as a result of the timing associated with the claim for the works undertaken in December.

Approved extension of time due to scope changes experienced during the construction phase has now identified the practical completion associated with Ironbark clubhouse extending through to January 2024. With the majority of the outstanding balance paid within November, this rephrasing of the works resulted in a claim of only \$5k against a baseline budget of \$823k.

Finalisation of design changes required for Energex's infrastructure have delayed the delivery timing of the Civil works associated with Hiddenvale Road Bridge replacement. This activity has resulted in rephrasing of works to align with Energex's program of works, resulting in a spend of only \$6K against a baseline budget of \$555k.

Southern Sports Field Lighting again incurred a nil spend against a budget of \$320k. Commencement of works experienced a delay start due to recent weather and availability of materials.

AIS Deliverable (December 2023)	MTD				
Capital Program	Actuals	Budget	Variance (Budget - Actuals)	Forecast	Variance (Forecast - Actuals)
	\$	\$	\$	\$	\$
Asset Rehabilitation	459,534	1,117,500	657,966	453,801	(5,733)
Corporate Facilities	-	-	-	-	-
Local Amenity	170,626	264,000	93,374	294,726	124,100
Flood Mitigation & Drainage	6,509	-	(6,509)	12,000	5,491
Parks, Sports & Environment	389,403	1,038,000	648,597	361,000	(28,403)
Transport And Traffic	2,141,467	3,768,437	1,626,970	3,020,010	878,543
Project Overheads	277,489	-	(277,489)	-	(277,489)
Infrastructure Program	3,445,028	6,187,937	2,742,909	4,141,536	696,509
Fleet	443,244	166,880	(276,364)	1,550,149	1,106,905
Other	13,048	42,000	28,952	42,000	28,952
Capital Works Program	3,901,320	6,396,817	2,495,497	5,733,685	1,832,365
Disaster Recovery	5,892,495	6,750,000	857,505	7,885,320	1,992,825
Total	9,793,815	13,146,817	3,353,002	13,619,005	3,825,190

AIS Deliverable (December 2023)	2023-24 Financial Year					
Capital Program	Forecast Remaining FY	Forecast Final Cost	Adopted Budget	Current Approved Budget	Variance (Budget - Forecast)	Forecast impact to 2024-25 FY Program
	\$	\$	\$	\$	\$	\$
Asset Rehabilitation	6,350,790	17,561,807	7,445,000	7,445,000	(10,116,807)	1,593,389
Corporate Facilities	-	8,166	-	-	(8,166)	-
Local Amenity	2,069,500	3,130,238	2,414,000	2,414,000	(716,238)	-
Flood Mitigation & Drainage	840,435	1,536,828	1,403,000	1,403,000	(133,828)	390,000
Parks, Sports & Environment	5,167,925	12,923,110	7,320,000	7,320,000	(5,603,110)	300,000
Transport And Traffic	27,308,603	48,499,807	44,641,000	44,641,000	(3,858,807)	5,270,510
Project Overheads	(798,158)	-	-	-	-	-
Infrastructure Program	40,939,095	83,659,955	63,223,000	63,223,000	(20,436,955)	7,553,899
Fleet	12,081,613	18,281,298	16,813,000	16,813,000	(1,468,298)	-
Other	384,178	606,461	691,000	691,000	84,539	-
Capital Works Program	53,404,886	102,547,714	80,727,000	80,727,000	(21,820,714)	7,553,899
Disaster Recovery	54,979,865	94,695,003	95,000,000	95,000,000	304,997	600,000
Total	108,384,752	197,242,718	175,727,000	175,727,000	(21,515,718)	8,153,899

Monthly Program Variances Greater than \$100k (Budget vs Actual)

Asset Rehabilitation overall, achieved an actual spend of \$460k resulting in an \$658k underspend against a budget of \$1.12m for the month of December. This month again, was largely attributed to phasing of works. Key projects contributing to this include:

Hiddenvale Road Bridge replacement experienced delays associated with the Energex relocation works which have resulted in the project incurring a spend of only \$6k against a budget of \$555k resulting in an underspend of \$549k. The current program of works from Energex, has the works scheduled to commence on-site during the second quarter of the year with the necessary relocations expected to be completed by late June.

Southern Sports Field Lighting again incurred a nil spend against a budget of \$320k due to programming of works. The project has now been awarded with the contractor to be established on site early February, delays associated with wet weather and lead times associated with procurement of materials have impacted on the delivery timing.

Trumper St kerb rehabilitation works incurred a spend of \$102k against a nil budget due to the finalisation of outstanding purchase orders. The works were delivered by Council's internal crew and now considered complete.

Fleet overall, achieved an actual spend of \$443k resulting in an \$276k overspend against a budget of \$167k for the month of December. This was largely attributed to Truck replacement having an overspend of \$279k against a nil budget for the month of December for the receipt of Mack Cabin Tipper that had been previously delayed due to availability.

Fleet CIP Acquisitions also incurred an overspend of \$165k against a nil spend.

Local Amenity incurred an actual spend of \$171k against a budget of \$264k for the month of December resulting in a underspend of \$93k. Mainly attributed to the Provisional projects program which had a nil spend within December with allocations still to occur.

Transport and Traffic had an underspend of \$1.63 mil against an adopted budget of \$3.77 mil for the month of December with actuals totalling \$2.14 mil.

For the month of December, Redbank Plains Road Upgrade Stage 3 had a negative variance of \$1.56m against the baseline budget of \$1.45mil as a result of the timing associated with the claim for the works undertaken in December.

With the main works finalised in late October Springfield Parkway RU 19 the project had a financial adjustment undertaken in December to finalise the closure of the project. The December actual cost of \$110k resulted in an underspend of \$804k against the baseline budget.

With the main works finalised in late October Springfield Parkway RU 19 the project is expecting a reduced level of spend in the following months to finalise the landscaping and establishment requirements. The December actual cost of \$110k resulted in an underspend of \$804k against the baseline budget.

Springfield Greenbank Arterial Road Upgrade Stage 3 incurred an overspend of \$870k against the baseline budget of \$981k. Actual cost for the month of \$1.85 mil was primarily a result of the continuation of service relocation works. Whilst additional budget was requested to undertake early works and relocations within the 23-24FY for Stage 2 works of Springfield Parkway incurring actuals of \$131k for the month against a nil baseline budget.

The execution phase of the Mary and William Street Traffic Light Upgrade has received official approval for contract award. Prestart meetings with the appointed contractor have been successfully conducted. Notably, this month's expenditures have remained minimal due to the project's current status, resulting in an underspend of \$173,000 against the established baseline budget of \$175,000

Parks, Sports and Environment incurred an underspend in the order of \$649k against a budget allocation of \$1.04 mil for the month of December. The primary drivers of this were:

Ironbark Park Club House required an extension of time due to scope changes has now identified the practical completion extending through to January 2024. With the majority of the outstanding balance paid within November, this rephrasing of the works resulted in a claim of only \$5k against a baseline budget of \$823k.

Works are progressing with Jim Donald Parklands Footpath works with the contractor established on site and commencing earthworks, the project incurred an actual spend of \$104k against a nil baseline budget due to phasing of works.

Summary

The end of month financial report demonstrates a budget variance for the month of December in the order of \$2.5mil underspent at the portfolio level. This was under the approved budget for the month which was originally identified as \$6.40 mil with actuals achieving \$3.90 mil. These results have now reduced the year-to-date budget variance from \$11.27 mil in November to \$8.78 mil in the current month.

The monthly reduction aligns with the baseline forecast, but due to notable underspends on several major projects and the compulsory close down period for Christmas, the actual monthly total fell below expectations. The outlook for the second half of the financial year

looks promising with a number projects expected to reach practical completion in the coming months helping to achieve a desirable outcome.

Major Projects

Springfield Parkway & Springfield-Greenbank Arterial Road Upgrade

Project Overview:

Stage 1

- Apart from a few outstanding items, Stage is complete and BMD are working through the defects and omissions list for Practical Completion.
- Landscaping has not established sufficiently for PC and will be put on Maintenance as part of Stage 3 Landscaping Works.

Stage 2

- The Stage 2 Design is at the 100% Milestone with only Service relocation designs remaining.
- The extension of 3.6m culvert above Hymba Yumba Early Works started in December with good early progress, but due to ongoing rain and storms, works have been put on hold until the weather stabilises.
- The ICC Site Team is developing a further Early Works Package to accelerate Stage 2 and the Project. Delivery options are being considered including utilising internal ICC Teams and extending the BMD cost target package for the 3.6m culvert or a combination of both. Works proposed to be included are:
 - Vegetation Clearing,
 - Earthworks including a Reinforced Earth Wall north of Hymba Yumba to facilitate Services Relocations.
 - Initial Stormwater including a number of deep sections,
 - Replacement of a collapsed Sewer main,
 - Electrical relocation conduiting,
 - Phase 1 Water Main relocation and
 - Sleeper Retaining Walls

Stage 3

- The site held up well through the significant rain and storms that occurred over the Christmas period and BMD were proactive in monitoring impacts and addressing any issues that occurred.
- There was extensive flooding in Mountain Creek and this area will require replanting and a more resilient design is being considered that will still meet SARA and the ICC Maintenance Teams requirements.
- Despite the wet weather (10 days claimed to date) work has still progressed including night works, stormwater, electrical works and the new Park and Ride Entry pavements.
- Unfortunately, one of the new UU Pit Valves leaked under the pressure test and this combined with difficulties with the pits lids manufacture and Live Connection arrangements resulted in delays to the programmed UU live connections. These have now all been addressed and the live connections are booked for the weekend of 23 February. This will result in some impacts on residents and business, but all parties have been notified and alternative arrangements made.

- Planning to advance the works more quickly including a second closure of the Off Ramp and using the insitu pavement gravel layers for the new pavement are well advanced and will save both cost and time.
- While the additional rain has help established the pre-Christmas Landscaping, it has also resulted in significant weed and vegetation growth and the Contractor is putting additional resources into addressing this.
- We continue to liaise with the QR and Lions to ensure access is maintained to the stadium and Springfield Central station.
- The QR Eastern Carpark reconfiguration works have started, with the opening programmed for late March/early April.
- The IFC Variation was approved in December and the new Stage 3 Separable Portion Value is **\$38,146,086.57**. As a result of this and additional Services Relocation costs a revised funding estimate is being submitted to TMR with the increase from \$15.5m being in the order to **\$10 to \$12m**.

General

- Stakeholder Engagement continues to be very well managed by Katrina and the ICC Site Team is focused on completing Stage 3 and advancing Stage 2 as quickly as possible.

Passenger Transport Accessible Infrastructure Program (PTAIP) - Bus Stop Program

Design work for the bus stops funded under this year's program and identified for construction delivery this financial year are now complete. Whilst the remainder of the stops in the program with construction proposed in FY24/25 will have the designs finalised by the EOFY.

Council have received a finalised copy of the PTAIP grant funding agreement between the State and Ipswich City Council. The total funding received under this grant is \$476,750.00 with a required completion date of 30 June 2025.

Proposed Construction FY23/24

- Mount Crosby Road (Near Croydon St) x 2 Sites
- Grande Ave (Near Oak Lead Dr) x 2 Sites
- Jones Road (Near Augusta Pkwy)
- Lakeside Ave (Near Burlington Tce)
- Stubbin St (Near Wade St)
- Springfield Lakes Bvd (Near Lakes Entrance Dr)
- Hill Street (Near Phie St) x 2 Sites
- Lawrie Drive (Near Milgate St)

Proposed Construction FY24/25

- Booval Station
- Brisbane Street (Near Keogh St)
- Workshops Street (At Sutton Park)
- Blackstone Rd (Near Whitehill Rd)

Consultation between Council and Urban Utilities is ongoing in order to finalise the risk-based approach for the upgrade of the bus stop on Reif Street that was funded under the Passenger Transport Accessible Infrastructure Program (PTAIP) 2022-2023. TransLink have confirmed the approval of an extension of time to the PTAIP grant until 30 June 2024 to complete this upgrade.

Grant Projects Scheduled for delivery this FY (includes Multi-year Funding)

NOTE: Below table includes reporting on capital construction projects only – it does not include Design Only or Operational projects.

Project Name	Grant Amount	Total estimate Project Cost	Required Project Completion Date / Agreement End Date	Project Status
(Cycle Network Local Government Grants Program (CNLGGP) State Funded)				
Deebling Creek Stage 2 (design Component)	\$ 75,000.00	\$ 250,000.00	30/06/2023	In progress
Deebling Creek Stage 2 (Construction)				Submitted for consideration
Brassall Bikeway Data Counters	\$ 85,000.00	\$ 140,000.00	30/06/2024	In progress
Civic Centre Carpark EOT (Tulmur Place EOT Facility)	\$ 194,000.00	\$ 388,000.00	30/06/2024	In progress
Queen Vic Pde Construct (Eastern Ipswich Link Stage 2)	\$ 750,000.00	\$ 1,500,000.00	30/06/2024	In progress
Election Commitment 2020 (Dept Tourism, Innovation and Sport) State Funded				
Jim Donald Raceview Clubhouse	\$ 900,000.00	\$ 1,510,000.00	31/01/2024	In progress
BMX Clubhouse Wiley Park	\$ 500,000.00	\$ 1,496,000.00	30/03/2024	In progress
TIDS (Transport Infrastructure Development Scheme) State Funded				
Springfield Greenbank Arterial (Stage 3)	\$ 196,145.00	\$ 11,600,000.00	30/06/2023	In progress
Bus Stop Shelter Program 2022-23 (BSSP) State Funded				
Various	\$ 152,000.00	\$ 152,000.00	31/12/2024	Complete (except 1)
Note – Reif Street Project is tied to BSSP as well as PTAIP – Approval received with extension of time until 30-6-24				In Progress
Passenger Transport Infrastructure Grants 2022-23 (PTAIP) State Funded				
Various	\$ 293,475.00	\$ 319,725.00	30/09/2023	Complete (except 1)
Note – Reif Street comment as noted above in BSSP			30/06/2024	In Progress
Local Roads & Community Infrastructure Program (LRCIP) Federal Funded				
Alice Street Kerb and Channel	\$ 1,500,000.00	\$ 1,870,000.00	30/06/2024	Complete
South Station Road A Road Rehabilitation	\$ 1,000,000.00	\$ 1,870,000.00	30/06/2024	Complete
Charlotte Street Road Rehabilitation	\$ 1,200,720.00	\$ 1,450,000.00	30/06/2024	Complete

Nolan Street Road Rehabilitation	\$ 955,000.00	\$ 1,010,000.00	30/06/2024	Complete
Adelong Avenue, Culvert Rehabilitation	\$ 671,381.00	\$ 950,000.00	30/06/2024	In Progress
Tallegalla Road, Culvert Rehabilitation	\$ 671,381.00	\$ 935,000.00	30/12/2024	In Progress
R2R (Roads to Recovery) Federal Funded				
Springfield Parkway	\$ 2,327,860.00	\$ 10,000,000.00	30/06/2023	In progress
South East Queensland Community Stimulus Package (SEQCSP) State Funded				
Cameron Park Playground and Amenities Upgrade	\$ 2,000,000.00	\$ 3,282,349.00	30/06/2024	In progress
Richardson Park Playground and Amenities Upgrade	\$ 1,500,000.00	\$ 2,232,000.00	30/06/2024	In progress
Bridges Renewal Program 2022-2024 Federal Funded				
Hiddenvale Road, Calvert	\$ 3,901,761.00	\$ 4,877,201.00	30/09/2024	In progress
Keanes Road, Calvert	\$ 1,747,860.00	\$ 2,184,825.00	30/09/2024	Complete
Purga School Road, Purga	\$ 5,000,000.00	\$ 8,185,876.00		Submitted for consideration
Heavy Vehicle Safety and Productivity Program Federal Funded				
Purga School Road, Purga	\$ 3,904,203.00	\$ 4,880,254.00		Submitted for consideration
Australian Cricket Infrastructure Fund Other				
Ivor Marsden Sports field Lighting Upgrade	\$ 100,000.00	\$ 907,500.00	N/A	In progress
Blackspot Program 2023-2024 Federal Funded				
Old Logan Road and Formation Street, Carole Park	\$ 65,500.00	\$ 65,500.00	30/06/2024	In progress
Robertson Road and Whitehill Road, Eastern Heights	\$ 694,000.00	\$ 694,000.00	30/06/2025	In progress
Gordon Street and South Street, Ipswich	\$ 92,000.00	\$ 92,000.00	30/06/2024	In progress
School Transport Infrastructure Program State Funded				
WMAC Signals Wulkuraka	\$ 198,000.00	\$ 396,000.00	30/06/2024	Not yet started

Master Schedule status of Practical Completion milestone for December (Exclusive of emergent projects)

Milestone	December Actual	Actuals Year to date	Target for 23/24
Practical Completion	5	26	39

As at end of December, project completion status shows 26 projects have reached practical completion from a total of 39 projects that are scheduled for delivery this FY.

Current status of Construction projects for 2023-2024 FY

Current Status of Projects	Count of Projects December
Concept Design	0
Detail Design	2
Handed Over for Execution	3
Construction in Progress	8
Practically Complete	26

The data shown above for status of projects scheduled for delivery in the 2023-2024 FY. Majority of projects scheduled for delivery this financial year have been designed and handed over for construction, with only 2 in December still in design stage and yet to be Issued For Construction (IFC).

LEGAL IMPLICATIONS

This report and its recommendations are consistent with the following legislative provisions:
Local Government Act 2009

POLICY IMPLICATIONS

Nil.

RISK MANAGEMENT IMPLICATIONS

The Asset and Infrastructure Services Department has a departmental risk register that includes the delivery of the capital program. The leadership team of the department continues to monitor our risk in relation to this and takes mitigation action where necessary.

FINANCIAL/RESOURCE IMPLICATIONS

No financial / resource implications.

COMMUNITY AND OTHER CONSULTATION

No community consultation was required in relation to this report.

The Stakeholder Management Branch of the Asset and Infrastructure Services Department engages extensively with the community impacted by our works to ensure that they are informed in advance of works, communicated with during works and ensure that any issues that arise are managed effectively.

CONCLUSION

The Asset and Infrastructure Services Department is committed to delivering high quality infrastructure for the community.

HUMAN RIGHTS IMPLICATIONS

HUMAN RIGHTS IMPACTS
RECEIVE AND NOTE REPORT
The Recommendation states that the report be received, and the contents noted. The decision to receive and note the report does not limit human rights. Therefore, the decision is compatible with human rights.

ATTACHMENTS AND CONFIDENTIAL BACKGROUND PAPERS

1.	Appendix A - Asset Rehabilitation Report  
2.	AIS Capital Portfolio Update Report December 2023 Powerpoint  

Tom Reynolds
ACTING PRINCIPAL OFFICER (PROGRAM MANAGEMENT)

I concur with the recommendations contained in this report.

Graeme Martin





















































































MANAGER, CAPITAL PROGRAM DELIVERY





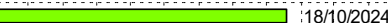
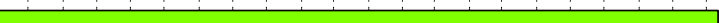







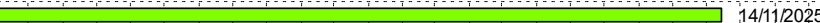



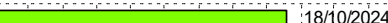



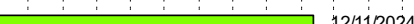







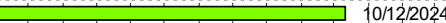
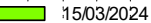







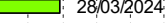


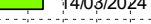


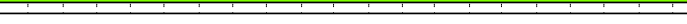
I concur with the recommendations contained in this report.

Matt Anderson

GENERAL MANAGER, ASSET AND INFRASTRUCTURE SERVICES

“Together, we proudly enhance the quality of life for our community”

		Infrastructure & Environment Department Asset Rehabilitation Progress Report				Data Date : 01/02/2024 Published On : 31/01/2024									
Project ID	Project Name	Status	Finish	Suburb (Text)	2024				2025				2026		
					Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3
 Program: Asset Rehab			02/09/2027												
 Subprogram: Unapproved Project			13/03/2024		 Subprogram: Unapproved Project										
 INF05085	Springfield Lakes Blvd PR 24	3. Handed Over for Execution	11/03/2024	Sproingfield Lakes		11/03/2024									
 INF05084	Railway St SC 24	3. Handed Over for Execution	28/02/2024	Rosewood		28/02/2024									
 INF05088	Redbank Palms B 24	3. Handed Over for Execution	06/03/2024	Redlands		06/03/2024									
 INF05078	John Murphy Pk08 24	3. Handed Over for Execution	07/03/2024	Brassall		07/03/2024									
 INF05086	Blackstone Rd PR 24	3. Handed Over for Execution	13/03/2024	Silkstone		13/03/2024									
 Subprogram: Bridges and Culvert Rehabilitation			09/03/2027												
 INF04177	Hiddenvale Road BR20	3. Handed Over for Execution	29/07/2024	CALVERT		29/07/2024									
 INF04313	Strong's Rd BR 21	2.4 Detail Design Complete	02/03/2027	LANEFIELD											
 INF04314	Purga School Rd BR	3. Handed Over for Execution	09/03/2027	PURGA											
 INF04375	Michels StreetFootbridge	2.1 Concept Design	28/11/2024	RIPLEY		28/11/2024									
 INF04376	Adelong Avenue Culvert	3.2 Construction in Progress	10/04/2024	THAGOONA		10/04/2024									
 INF04374	Shanahan Parade Footbridge	2.4 Detail Design Complete	23/09/2025	Redbank Plains								23/09/2025			
 INF04362	Tallegalla Rd Culvert	3. Handed Over for Execution	12/12/2024	TALLEGALLA		12/12/2024									
 INF04968	Bergins Hill Rd BR 23	2.1 Concept Design	19/01/2027	Bundamba											
 Subprogram: Drainage Rehabilitation			13/01/2026		 Subprogram: Drainage Rehabilitation										
 INF03896	Tregair St & Whitehill Rd DR19	2.4 Detail Design Complete	16/01/2025	NEWTOWN		16/01/2025									
 INF04089	Pryde Street DR 20	2.3 Detail Design	11/11/2025	WOODEND								11/11/2025			
 INF04251	East Ipswich Catchment Stage 1 DR	3. Handed Over for Execution	28/11/2024	EAST IPSWICH		28/11/2024									
 INF04252	East Ipswich Catchment Stage 2 DR	2.4 Detail Design Complete	02/08/2022 A	EAST IPSWICH											
 INF04249	Woodend Catchment Stage 1 DR20	2.4 Detail Design Complete	11/04/2025	WOODEND		11/04/2025									
 INF04680	Lowry Ln and Colvin St DR 24	2.3 Detail Design	13/01/2026	North Ipswich								13/01/2026			
 Subprogram: Facility Rehabilitation			22/11/2024		 Subprogram: Facility Rehabilitation										
 INF04036	Civic Centre - Foyer Ceiling - Packaged with INI	2.1 Concept Design	15/03/2024	WOODEND		15/03/2024									
 INF04033	Civic Centre - Gallery Upgrades	2.1 Concept Design	22/11/2024	Ipswich		22/11/2024									
 INF05010	Civic Centre Carpet Renewal	3.2 Construction in Progress	02/02/2024	Ipswich		02/02/2024									
 INF05050	Riverview Depot Service Pit	3. Handed Over for Execution	01/10/2024	Riverview		01/10/2024									
 INF05056	Riverview Depot Prewash Bay	2. Handed Over for Design (TSR)	10/09/2024	Riverview		10/09/2024									
 INF05055	Spring Lakes Park Boardwalk 24	2. Handed Over for Design (TSR)	07/06/2024	Springfield Lakes		07/06/2024									
 INF05082	134 Chemsides RD BR 23	0. Brief Development	26/06/2024	East Ipswich		26/06/2024									
 Subprogram: Kerb and Channel Rehabilitation			02/09/2027												
 INF03982	England St KR 20	2.4 Detail Design Complete	02/09/2027	EAST IPSWICH											
 INF04292	Cross St KR 22	3. Handed Over for Execution	17/07/2025	RACEVIEW		17/07/2025									
 INF04718	Barns Ct KR 24	2.3 Detail Design	30/10/2025	Silkstone								30/10/2025			
 INF04293	York St KR 26	2.1 Concept Design	12/10/2026	EAST IPSWICH											
 Subprogram: Parks Rehabilitation			08/12/2025		 Subprogram: Parks Rehabilitation										
 INF04401	Castle Hill CP	3. Handed Over for Execution	14/10/2024	BLACKSTONE		14/10/2024									
 INF04402	Hazelwood Park Pathway	2.3 Detail Design	17/11/2025	FLINDERS VIEW								17/11/2025			
 INF04913	Tofa Samoa Pk SS 23	3.2 Construction in Progress	02/04/2024	Redbank		02/04/2024									
 INF04759	Grande Pk PG 24	2.1 Concept Design	08/12/2025	Springfield Lakes								08/12/2025			
 Subprogram: Path Rehabilitation			10/11/2025		 Subprogram: Path Rehabilitation										
 INF04337	Cemetery Rd FR 21	2.4 Detail Design Complete	01/08/2025	EASTERN HEIGHTS		01/08/2025									
To see an interactive map version of the three-year Capital Works Program and the most up to date status on each project, visit Maps.ipswich.qld.gov.au/civicproject													Page 1 of 2		

		Infrastructure & Environment Department Asset Rehabilitation Progress Report				Data Date : 01/02/2024 Published On : 31/01/2024											
Project ID	Project Name	Status	Finish	Suburb (Text)	2024				2025				2026				
					Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3		
	INF04353	MacGregor StFR 21	3. Handed Over for Execution	20/09/2024	SPRINGFIELD LAKES	 20/09/2024											
	INF04352	255-273 Brisbane StFR 21	2.3 Detail Design	11/11/2024	WEST IPSWICH	 11/11/2024											
	INF04285	254 Brisbane StFR 20	3. Handed Over for Execution	18/10/2024	WEST IPSWICH	 18/10/2024											
	INF04283	Downs StFR 20	2. Handed Over for Design (TSR)	10/11/2025	NORTH IPSWICH	 10/11/2025											
	INF04354	Tallon StFR 21	2.3 Detail Design	27/10/2025	SADLIERS CROSSING	 27/10/2025											
	INF04336	Prospect StFR 21	2. Handed Over for Design (TSR)	24/10/2025	SILKSTONE	 24/10/2025											
	 Subprogram: Sealed Road Rehabilitation				22/12/2026												
	INF02764	Johnston StLR 18	3. Handed Over for Execution	11/09/2024	BELLBIRD PARK	 11/09/2024											
	INF02763	Olive StreetLR 20	3. Handed Over for Execution	19/12/2024	FLINDERS VIEW	 19/12/2024											
	INF02766	Vivian StLR 18	2.3 Detail Design	15/12/2025	EASTERN HEIGHTS	 15/12/2025											
	INF04714	Adelong Av LR 24	2.3 Detail Design	22/07/2025	Thagoona	 22/07/2025											
	INF04723	Redbank Plains Rd LR 25	2.1 Concept Design	21/12/2026	Redbank Plains												
	INF04717	Willowtree Dr LR 24	2.3 Detail Design	14/11/2025	Flinders View	 14/11/2025											
	INF02770	Jalrock Pl LR 18	2.4 Detail Design Complete	30/10/2025	Carol Park	 30/10/2025											
	INF04715	Augusta Pwy LR 24	2.1 Concept Design	16/09/2026	Brookwater												
	INF04722	Old Logan Rd LR 25	2.3 Detail Design	27/10/2025	Camira	 27/10/2025											
	INF04716	Kingfisher CtLR 24	2.3 Detail Design	10/10/2025	Bundamba	 10/10/2025											
	INF04738	Resurfacing Area 1 LR 23-24	2.3 Detail Design	18/10/2024	Various	 18/10/2024											
	INF04740	Resurfacing Area 3 LR 23-24	2.3 Detail Design	21/10/2024	Various	 21/10/2024											
	INF04739	Resurfacing Area 2 LR 23-24	2.3 Detail Design	11/10/2024	Various	 11/10/2024											
	INF04742	Resurfacing Area 5 LR 23-24	2.1 Concept Design	11/11/2024	Various	 11/11/2024											
	INF04741	Resurfacing Area 4 LR 23-24	2.3 Detail Design	12/11/2024	Various	 12/11/2024											
	INF04735	Brisbane Toe LR 27	2.1 Concept Design	11/12/2026	Goodna												
	INF04733	Griffith Rd LR 26	2.1 Concept Design	12/10/2026	Ipswich												
	INF04732	Creek St LR 26	2.1 Concept Design	22/12/2026	Bundamba												
	INF04720	Church StLR 25	2.1 Concept Design	07/12/2026	Goodna												
	INF04746	Resurfacing Area 9 LR 23-24	2.1 Concept Design	13/12/2024	Various	 13/12/2024											
INF04745	Resurfacing Area 8 LR 23-24	2.1 Concept Design	13/12/2024	Various	 13/12/2024												
INF04744	Resurfacing Area 7 LR 23-24	2.1 Concept Design	13/12/2024	Various	 13/12/2024												
INF04743	Resurfacing Area 6 LR 23-24	2.1 Concept Design	13/12/2024	Various	 13/12/2024												
 Subprogram: Sports Facility Rehabilitation				21/01/2025	 Subprogram: Sports Facility Rehabilitation												
INF04762	Bob Gibbs Pk L 24	3. Handed Over for Execution	21/01/2025	Springfield	 21/01/2025												
INF02094	Queens Pk Tennis L 17	3. Handed Over for Execution	10/12/2024	Ipswich	 10/12/2024												
INF04976	Southern Sports Field L 23	3.1 Procurement/Preliminary	15/03/2024	Springfield Central	 15/03/2024												
INF05071	Cribb PkK SF 24	3.1 Procurement/Preliminary	30/04/2024	North Ipswich	 30/04/2024												
INF05059	Bill Patterson Oval LJ RE 24	3. Handed Over for Execution	23/04/2024	Ipswich	 23/04/2024												
 Subprogram: Street Furniture Rehabilitation				16/02/2024	 Subprogram: Street Furniture Rehabilitation												
INF05042	Wharf Brisbane StPM 24	3. Handed Over for Execution	16/02/2024	Ipswich	 16/02/2024												
 Subprogram: Disturbed Land Management				28/03/2024	 Subprogram: Disturbed Land Management												
INF04475	Woogaroo Closed Landfill Leachate and Gas	3. Handed Over for Execution	28/03/2024	Goodna	 28/03/2024												
 Subprogram: Local Parks and Sports				14/03/2024	 Subprogram: Local Parks and Sports												
INF05075	3G Irrigation Controllers Upgrade 24	0. Brief Development	14/03/2024	Various	 14/03/2024												
 Subprogram: Water Quality Rehabilitation				23/10/2025	 Subprogram: Water Quality Rehabilitation												
INF04466	McCorry Dr SWD Basin RE 22	2.2 Concept Complete	23/10/2025	COLLINGWOOD PARK	 23/10/2025												
To see an interactive map version of the three-year Capital Works Program and the most up to date status on each project, visit Maps.ipswich.qld.gov.au/civicproject													Page 2 of 2				

AIS Capital Portfolio Update Report

December 2023





AIS Capital Portfolio Update Report

Springfield Parkway & Springfield Greenbank Arterial, (3 Stages)

Transport Infrastructure Development Scheme Funding for Springfield Parkway Stage 1 and Springfield Greenbank Arterial (TIDS funding)

Springfield Parkways - Roads to Recovery Funding \$2.33 mil

Total combined approved budget - \$23.73mil 23-24FY

Total forecast for December was \$2.08 mil versus actuals of \$2.09mil

Stage 1

- Apart from a few outstanding items, Stage 1 is complete with BMD working through the defects and omissions list to achieve Practical Completion.
- Landscaping has not established sufficiently for PC and will be put on maintenance as part of Stage 3 Landscaping Works.

Stage 2

- The Stage 2 Design is at the 100% Milestone with only service relocation designs remaining.
- The extension of 3.6m culvert above Hymba Yumba Early Works started in December with good early progress, but due to ongoing rain and storms, works have been put on hold until the weather stabilises.
- The ICC Site Team is developing a further Early Works Package to accelerate Stage 2 and the Project.

AIS Capital Portfolio Update Report

Springfield Parkway & Springfield Greenbank Arterial, (3 Stages)

Stage 3

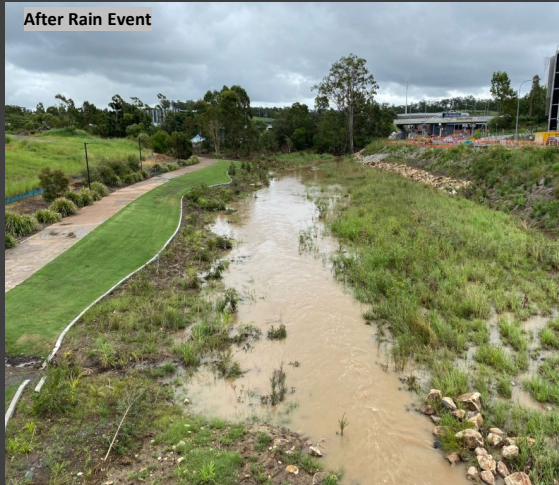
- Planning to advance the works more quickly including a second closure of the Off Ramp and using the insitu pavement gravel layers for the new pavement are well advanced and will save both cost and time.
- Council continue to liaise with the QR and Lions to ensure access is maintained to the stadium and Springfield Central station.
- The QR Eastern Carpark reconfiguration works have started, with the opening programmed for late March/early April.



During Rain Event



After Rain Event



During Rain Event



After Rain Event



AIS Capital Portfolio Update Report

Springfield Parkway & Springfield Greenbank Arterial, (3 Stages)

Stage 3 cont.

- The site held up well through the significant rain and storms that occurred over the Christmas period and BMD were proactive in monitoring impacts and addressing any issues that occurred.
- There was extensive flooding in Mountain Creek and this area will require replanting and a more resilient design is being considered that will still meet SARA and the ICC Maintenance Teams requirements.

General

- Stakeholder Engagement continues to be very well managed by the project team and is focused on completing Stage 3 and advancing Stage 2 as quickly as possible.

AIS Capital Portfolio Update Report

Facility Rehabilitation - Civic Centre Carpet

- The scope of works include removal of the existing carpet, underlay, trims, stair nosing's and associated lighting strips, and the installation of new.
- The new carpet will use a carpet tile solution, based on the internal feedback and the floor plans. The locations to be renewed include the foyers, gallery seating, front edge of stage and the walk around to back of stage.
- The current carpet was laid in 2011 and the renewal has been escalated due to "carpet beetle" eating the surface in approximately 60 locations throughout the Civic Centre, resulting in poor presentation.



AIS Capital Portfolio Update Report

Culvert Rehabilitation - Adelong Avenue Thagoona

Total forecast for December was \$110k versus actuals of \$94k

- Located on Adelong Rd in Thagoona, the existing structure is a four-cell reinforced concrete box culvert that was originally constructed in 1973.
- The structure has previously been assessed as being in poor condition with severe displacement of the headwalls, base slab and aprons.
- The new structure will consist full replacement of the existing to a new 9.6m long (4x) 1800mmx1200mm RCBC with improved road approaches.



AIS Capital Portfolio Update Report

Willey St BMX Canteen Upgrade, Ipswich

Total forecast for December of \$200k versus actuals of \$201k

- The scope of works includes the construction of a new clubhouse which is to include a canteen, toilets, storage and associated disabled carpark.
- The team has completed the roof, windows, door frames, and drainage works, and is now working on the external cladding and interior fixtures.
- Forecast completion is currently identified as late February 2024





AIS Capital Portfolio Update Report

Warrill Park Cemetery

Total forecast for December of \$250k versus actuals of \$145k

- The scope of works include the construction of the proposed expansion of Section 3 within the Warrill Park Lawn Cemetery
- The project will provide an estimated additional 1,520 plots, car parking bays, all weather internal roadways, drainage, and landscaping.
- This expansion will extend the capacity of the cemetery to provide lawn burials until approximately 2035/36 based on current usage rates.

AIS Capital Portfolio Update Report

Local Amenity - Anzac Park Footpath enhancements

- The scope of works includes the installation of new sports field lighting and additional carpark lighting. With the expectation that the new lighting will be a great addition to the existing facility helping to meet the requirements of the Community sporting groups currently using the fields.
- Scope of works included installation of four field tower light poles with lights, carpark lighting poles and concrete around new electrical pits.
- Works are now considered complete on site



Doc ID No: A9874463

ITEM: 4
SUBJECT: PLANNING AND ENVIRONMENT COURT ACTION STATUS REPORT
AUTHOR: MANAGER, DEVELOPMENT PLANNING
DATE: 13 FEBRUARY 2024

EXECUTIVE SUMMARY

This is a report concerning a status update with respect to current court actions associated with development planning applications.

RECOMMENDATION/S

That the Planning and Environment Court Action status report be received and the contents noted.

RELATED PARTIES

The related parties, being the appellants associated with any court actions, are detailed in the attachment to this report.

IFUTURE THEME

Vibrant and Growing
Safe, Inclusive and Creative
Natural and Sustainable
A Trusted and Leading Organisation

PURPOSE OF REPORT/BACKGROUND

Whilst this report outlines a specific list of development application related court actions, from time to time, Council will be engaged in prosecutions relating to development offences and other matters. Owing to the nature of these prosecutions, these matters are not generally listed in the attached court action report. However substantial matters will be presented to the Growth, Infrastructure and Waste Committee using this report from time to time.

Further information on these appeals can be found on the Planning and Environment Court web site.

LEGAL IMPLICATIONS

This report and its recommendations are consistent with the following legislative provisions:

Local Government Act 2009

Planning Act 2016

Planning Regulation 2017

POLICY IMPLICATIONS

N/A

RISK MANAGEMENT IMPLICATIONS

There are no risk management implications associated with this report.

FINANCIAL/RESOURCE IMPLICATIONS

N/A

COMMUNITY AND OTHER CONSULTATION

The contents of this report did not require any community consultation.


CONCLUSION

The Planning and Regulatory Services Department are currently involved with several Planning and Environment Court and Supreme Court matters. Attachment 1 to this report provides a current status with respect to these matters.

HUMAN RIGHTS IMPLICATIONS

HUMAN RIGHTS IMPACTS
RECEIVE AND NOTE REPORT
The recommendation states that the report be received and the contents noted. The decision to receive and note the report does not limit human rights. Therefore, the decision is compatible with human rights.

ATTACHMENTS AND CONFIDENTIAL BACKGROUND PAPERS

1.	Planning and Environment Court Action Status Report ↓ 
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Greg Potter

MANAGER, DEVELOPMENT PLANNING

I concur with the recommendations contained in this report.

Brett Davey

GENERAL MANAGER PLANNING AND REGULATORY SERVICES

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PLANNING AND REGULATORY SERVICES

Court Action Status Report

Below is a list of Development Applications with open court appeals.

Total Number of Appeals - 11

(as at 13 February 2024)

Harburg Nominees Pty Ltd v Ipswich City Council

Register No:	212	Appeal Type:	Applicant Appeal	Appeal No:	367 of 2024
Application No:	4779/2022/CA			Received Date:	9/2/2024
Property:	288 Brisbane Terrace GOODNA QLD 4300				
Applicant:	Harburg Nominees Pty Ltd				
Appeal Summary:	This is an applicant appeal against Council's decision to refuse a development application for a development permit for a combined reconfiguring a lot – 3 lots into 191 lots plus common property and material change of use – single residential not compliant with the self assessable criteria (191 dwellings).				

In summary, the application was refused on the basis of:

Non-compliance with the State Planning Policy and Ipswich Planning Scheme in that the proposal failed to sufficiently mitigate risk to people to an acceptable or tolerable level, in that the flood emergency management plan proposes shelter in place for an extended period of time and has not considered the impacts of this strategy on a vulnerable population, nor has it considered the cumulative impact this strategy will have on disaster management capacity and capabilities.

Non-compliance with the Ipswich Planning Scheme with respect to not sufficiently providing a diverse range of housing types that reflect the community need in that the development proposes to develop 80% of lots with areas less than 450m² where those lots are not located within walking distance to a local park or general store.

Status:

DIVISION 1

Axelom Capital No. 3 Pty Ltd v Ipswich City Council

Register No:	199	Appeal Type:	Applicant Appeal	Appeal No:	2527 of 2022
Application No:	2295/2020/VA			Received Date:	17/10/2022
Property:	146 Siddans Road DEEBING HEIGHTS QLD 4306				
Applicant:	Axelom Capital No. 3 Pty Ltd C/ Baird & Hayes				
Appeal Summary:	This is an applicant appeal against Council's decision to refuse, Development Application No. 2295/2020/VA, being the Material Change of Use – Variation Application - Preliminary Approval that includes a request to vary the Planning Scheme from Rural Constrained-Ripley Valley Zone and Future Urban Zone to Sub-Urban (T3) Zone.				
Status:	Without prejudice discussions ongoing. The matter is listed for review on 13 March 2024.				

Item 4 / Attachment 1.

DIVISION 1

NuGrow Ipswich Pty Ltd v Ipswich City Council

Register No:	203	Appeal Type:	Applicant Appeal	Appeal No:	107 of 2023
Application No:	7213/2014/MAMC/D			Received Date:	19/1/2023
Property:	Lot 3 Unnamed Road SWANBANK QLD 4306				
Applicant:	Nugrow Ipswich Pty Ltd				
Appeal Summary:	This is an applicant appeal against Council's decision to refuse Development Application No. 7213/2014/MAMC/D, being an application for a Minor Change - Special Industry (Compost and Soil Conditioner Manufacturing Facility).				
Status:	Without prejudice discussions ongoing. The matter is listed for review on 18 March 2024.				

Swanbank Industrial Park Pty Ltd v Ipswich City Council

Register No:	204	Appeal Type:	Applicant Appeal	Appeal No:	416 of 2023
Application No:	12229/2020/MAMC/B			Received Date:	21/2/2023
Property:	7003 Unnamed Road SWANBANK QLD 4306				
Applicant:	Swanbank Industrial Park Pty Ltd				
Appeal Summary:	This is an applicant appeal against Council's decision (specifically about conditions) for Minor Change Application relating to: Reconfiguring a Lot - One (1) Lot into Two (2) Lots plus Balance Lot, and Access Easement Material Change of Use - Business Use (consisting of Service Station with ancillary Shop) on proposed Lot 1 Material Change of Use - Business Uses (consisting of two (2) fast food premises/restaurants and up to five (5) Café/restaurant/takeaway food premises tenancies) on proposed Lot 2				
Status:	Without prejudice discussions ongoing. The matter is listed for final orders on 19 March 2024.				

Ipswich City Council v Nugrow Pty Ltd and Nugrow Holdings Pty Ltd and Nugrow Ipswich Pty Ltd

Register No:	209	Appeal Type:	Originating Application	Appeal No:	3098 of 2023
Application No:	N/A			Received Date:	10/11/2023
Property:	Lot 3 Unnamed Road, SWANBANK QLD 4306				
Applicant:	N/A				
Appeal Summary:	This is an Originating Application made by Ipswich City Council, which seeks enforcement orders against allegations of unlawful uses, operational (earthworks) and building works.				
Status:	An order was made on 10 November to progress the matter. The matter is set for further review on 18 March 2024.				

DIVISION 2

Item 4 / Attachment 1.

DIVISION 2

Spring Lake Holdings Pty Ltd (ACN 156 492 885) As Trustee for Spring Lake Trust v ICC

Register No:	184	Appeal Type:	Applicant Appeal	Appeal No:	1428 of 2021
Application No:	9446/2017/ADP			Received Date:	9/6/2021
Property:	1 Springfield Lakes Boulevard SPRINGFIELD LAKES QLD 4300				
Applicant:	Spring Lake Holdings Pty Ltd				
Appeal Summary:	<p>This is an applicant appeal against a deemed refusal of an application to:</p> <p>(1) amend an existing approved Area Development Plan over the Spring Lake Metro site for:</p> <p>(a) An additional Child Care Centre;</p> <p>(b) A Motel (extension); and</p> <p>(c) Additional ground floor tenancies (Shop, Restaurant, Service Industry, Medical Centre, Fast Food Premises, Commercial Premises and/or Veterinary Clinic; and</p> <p>(2) operational work for advertising structures (above awning signs, below awning signs and awning fascia signs).</p>				
Status:	<p>Preliminary point (jurisdictional matter) was heard by the Court on 21 February 2022. On 27 January 2023, Her Honour Judge McDonnell ordered that the Planning and Environment Court does not have jurisdiction to hear and determine the appeal from an application to amend the area development plan approved under the Springfield Structure Plan. The judgement of Her Honour Judge McDonnell was appealed to the Court of Appeal by Spring Lake Holdings. The matter was heard on 11 August 2023. The Court of Appeal on 24 November 2023 found in Council's favour. On 19 December 2023, the appellant sought leave to appeal to the High Court that the decisions of the P&E Court and Court of Appeal be set aside.</p>				

Graham Willis v Ipswich City Council

Register No:	210	Appeal Type:	Applicant Appeal	Appeal No:	23-067
Application No:	8470/2023/OD			Received Date:	6/12/2023
Property:	82-84 Jones Road BELLBIRD PARK QLD 4300				
Applicant:	Mr Graham Charles Coleman Willis				
Appeal Summary:	<p>This is an applicant appeal against Council's decision to refuse a development application for Carrying out building work not associated with a material change of use – Bridge affected by a Development Constraints Overlay (OV5 – Urban Catchment Flow Path).</p> <p>The application was refused on the basis that:</p> <p>The proposal is not considered to be compatible with the ordinary use of a residential premises nor commensurate with the established residential character of the local area;</p> <p>The concrete pillars supporting the proposed bridge reduces the carrying capacity and obstructs the flows through the overland flow path which impacts upon adjoining land with respect to depth, velocity and hazard.</p>				
Status:	Awaiting directions				

DIVISION 3

DIVISION 3

Austin BMI Ltd (ACN 164 204 308) v Ipswich City Council

Register No:	160	Appeal Type:	Applicant Appeal	Appeal No:	912 of 2020
Application No:	1149/2018/CA			Received Date:	23/3/2020
Property:	191 Whitwood Road NEW CHUM QLD 4303				
Applicant:	Austin BMI Pty Ltd				
Appeal Summary:	<p>This is an applicant initiated deemed refusal appeal. The development application was for a new construction and demolition (non-putrescible) landfill facility.</p> <p>The due date for Council to make a decision was 11 February 2020 and the due date to issue the decision notice to the applicant was 18 February 2020.</p> <p>On 4 February 2020 the applicant refused Council's request to extend the decision making period until 25 February 2020 and subsequently lodged the deemed refusal appeal before Council was in a position to issue a decision.</p>				
Status:	<p>Hearing concluded on the 13 August 2021. Judgement delivered on 20 June 2023 with the appeal upheld and the development application approved. Subject to conditions that are yet to be agreed. The matter is listed for a review on 11 March 2024.</p>				

Cheep Stays Pty Ltd v Ipswich City Council

Register No:	201	Appeal Type:	Applicant Appeal	Appeal No:	2553 of 2022
Application No:	19904/2021/MCU			Received Date:	19/10/2022
Property:	84 Chubb Street ONE MILE QLD 4305				
Applicant:	Cheep Stays Pty Ltd				
Appeal Summary:	<p>This is an applicant appeal against Council's decision to refuse, Development Application No. 19904/2021/MCU, being a Material Change of Use for Temporary Accommodation (Camping Ground and Caravan Park - 46 sites) at 84 Chubb Street, One Mile.</p>				
Status:	Without prejudice discussions ongoing. The matter is listed for review on 5 March 2024.				

World Gym Ipswich v ICC & Visage Building Group & Mosan Properties

Register No:	207	Appeal Type:	Originating Application	Appeal No:	2012 of 2023
Application No:	1533/2023/MCU			Received Date:	12/7/2023
Property:	94 Hoepner Road BUNDAMBA QLD 4304				
Applicant:	Visage Building Group Pty Ltd				
Appeal Summary:	<p>This is a originating appeal against Council's decision to approve a Material Change of Use - Recreation Use (Indoor Recreation - Gym) at 94 Hoepner Road, Bundamba QLD 4304. The appellant has sought that the development application issued by Council is invalid and ought to be set aside because:</p> <p>(a) Council failed to assess the application according to law;</p> <p>(b) Errors in the assessment process for the Development Application were and are material;</p> <p>(c) The decision to approve the Development Application is (legally) unreasonable.</p>				
Status:	Without Prejudice discussions are ongoing between World Gym Ipswich, Visage Building Group and Mosan Properties.				

DIVISION 4

DIVISION 4

Kelly Consolidated Pty Ltd v Ipswich City Council

Register No:	186	Appeal Type:	Submitter Appeal	Appeal No:	2165 of 2021
Application No:	6365/2020/CA			Received Date:	18/8/2021
Property:	9 Hall Street YAMANTO QLD 4305				
Applicant:	Yamanto Holdings Pty Ltd				
Appeal Summary:	<p>This is a submitter appeal against Council's decision to approve an application for a Material Change of Use - Business Use (bulky goods sales, cafe, fast food premises, food delivery service, restaurant, shop, snack bar and/or takeaway food premises); and Operational Works - Advertising Devices (Five (5) Pylon Signs).</p> <p>The primary grounds for Kelly Consolidated Pty Ltd lodging the appeal against Council's decision are as follows:</p> <ul style="list-style-type: none">- The Development Application does not comply with the relevant assessment benchmarks, namely the Ipswich Planning Scheme;- The imposition of the Condition does not cure or remedy the material non-compliance with the Planning Scheme; and- There are no relevant matters which support approval of the Development Application, and to the extent there are (which is not admitted), given the materiality of the non-compliance with the Planning Scheme, those matters do not warrant the exercise of the discretion to approve the Development Application.				
Status:	Hearing concluded on 21 October 2022. Awaiting judgement.				

Doc ID No: A9875110

ITEM: 5
SUBJECT: EXERCISE OF DELEGATION REPORT
AUTHOR: MANAGER, DEVELOPMENT PLANNING
DATE: 13 FEBRUARY 2024

EXECUTIVE SUMMARY

This is a report concerning applications that have been determined by delegated authority for the period 23 January 2023 to 13 February 2024.

RECOMMENDATION/S

That the Exercise of Delegation report for the period 23 January 2024 to 13 February 2024, be received and the contents noted.

RELATED PARTIES

There are no related parties associated with the recommendation as the development applications have already been determined.

IFUTURE THEME

A Trusted and Leading Organisation

PURPOSE OF REPORT/BACKGROUND

The following delegations (and associated sub-delegations) contain a requirement for the noting of applications determined by delegated authority:

- Approval of Plans for Springfield
- Determination of Development Applications, Precinct Plans, Area Development Plans and Related Matters
- Exercise the Powers of Council under the *Economic Development Act 2012*
- Implementation of the Planning and Development Program
- Exercise the Powers of Council under the *Planning Act 2016*

LEGAL IMPLICATIONS

This report and its recommendations are consistent with the following legislative provisions:

Local Government Act 2009

Planning Act 2016

Planning Regulation 2017

POLICY IMPLICATIONS

N/A

RISK MANAGEMENT IMPLICATIONS

There are no risk management implications associated with this report.

FINANCIAL/RESOURCE IMPLICATIONS

There are no resourcing or budget implications associated with this report.

COMMUNITY AND OTHER CONSULTATION

The contents of this report did not require any community consultation. In the event that the development applications listed in this report triggered 'impact assessment' pursuant to the Ipswich Planning Scheme, public notification was undertaken as part of the development application process in accordance with any legislative requirements and matters raised in any submissions and were addressed in the respective development assessment reports.


CONCLUSION

The Planning and Regulatory Services Department is responsible for the assessment and determination of development applications. Attachment 1 to this report provides a list of development applications that were determined by delegated authority for the period 23 January 2024 to 13 February 2024.

HUMAN RIGHTS IMPLICATIONS

HUMAN RIGHTS IMPACTS
RECEIVE AND NOTE REPORT
The Recommendation states that the report be received and the contents noted. The decision to receive and note the report does not limit human rights. Therefore, the decision is compatible with human rights.

ATTACHMENTS AND CONFIDENTIAL BACKGROUND PAPERS

1.	Exercise of Delegation Report ↓ 
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Greg Potter

MANAGER, DEVELOPMENT PLANNING

I concur with the recommendations contained in this report.

Brett Davey

GENERAL MANAGER PLANNING AND REGULATORY SERVICES

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PLANNING AND REGULATORY SERVICES

Development Applications Determined by Authority

Below is a list of Development Applications determined between 23 January 2024 and 13 February 2024
Total number of applications determined - 298

DIVISION 1						
Delegated Authority: 118 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
599/2024/BORIST	O'Brien Building Consultants Pty Ltd	7 Sulzberger Court, Flinders View	Building over or near a stormwater drain - Patio	02/02/2024	Approved	Engineering Delivery West Manager
189/2024/BR	O'Brien Building Consultants Pty Ltd	7 Sulzberger Court, Flinders View	Siting Variation - Patio	24/01/2024	Approved	Building Regulatory Officer
298/2024/BR	Coliansa Pty Ltd	7000 Aulds Road, Ripley	Amenity and Aesthetics - Demolition of a building	25/01/2024	Approved	Building Regulatory Officer
331/2024/BR	Coliansa Pty Ltd	39 Aulds Road, Ripley	Demolition - Dwelling & Carport	25/01/2024	Approved	Building Regulatory Officer
561/2024/BR	Project BA	33 Jackson Court, Ripley	Amenity and Aesthetics - Demolition of a Dwelling, Swimming Pool and Ancillary Structures	30/01/2024	Approved	Building Regulatory Officer
587/2024/BR	Precision Building Certification	41 Goulburn Crescent, South Ripley	Siting variation - Patio	05/02/2024	Approved	Building Regulatory Officer
640/2024/BR	Mr Joel Malcolm Arbuthnot	8 Eileen Street, Flinders View	Siting Variation - Shed	12/02/2024	Approved	Building Regulatory Officer
674/2024/BR	Precision Building Certification	57 William Street, Deebing Heights	Siting variation - Patio	08/02/2024	Approved	Building Regulatory Officer
15486/2021/LDR/A	Holding Redlich	7002 Northridge Road, White Rock	Review of legal documentation - Transfer and Easement and Surrender of Easement	01/02/2024	Approved	Senior Development Planning Compliance Officer
9904/2017/MAPDA/C	Stockland Development Pty Ltd	Lot 207 Unnamed Road, Deebing Heights	Amendment Application: Reconfiguring a Lot (1 Lot into 145 lots consisting of 142 Residential Lots, One (1) Drainage Reserve lot, One (1) Management Lot and One (1) Balance Lot) Material Change of Use for Plan of Development (POD) for House on 142 Residential lots, and Display Home, Sales Office and Advertising Devices	25/01/2024	Approved	Development Assessment West Manager
10892/2023/OW	Ti Tree Bioenergy	55 Champions Way, Willowbank	Earthworks - Ti Tree Bioenergy - Cell 7 Stage 2	01/02/2024	Approved	Engineering Delivery West Manager
9950/2023/PDAECA	Satterley Ripley Pty Ltd	7001 Rhea De Wit Drive, Ripley	Compliance Assessment – Ripley Valley Stage 5A Condition 17(a) Stormwater Quality Management	09/02/2024	Approved	Engineering Delivery West Manager
11427/2023/PDAECA	Peter Eustace and Associates Pty Ltd	7002 Northridge Road, White Rock	Compliance Assessment – Whiterock Estate Stage 8 Condition 19 Streetlighting	01/02/2024	Approved	Engineering Delivery West Manager
12569/2023/PDAECA	CV Infrastructure Services Pty Ltd	152-280 Grampian Drive, Deebing Heights	Compliance Assessment – South Place Estate Stages 1 & 2 – Condition 15	09/02/2024	Approved	Senior Development Engineer
12931/2023/PDAECA	HB Doncaster Pty Ltd	7002 Sunny Crescent, Ripley	357 Ripley Rd Bellevue - Compliance Assessment - Condition 28 – Retaining Wall	24/01/2024	Approved	Senior Development Engineer
10875/2023/PDAEIO	ACS Consult Pty Ltd	775-785 Ripley Road, South Ripley	Ripley Road Service Station Actual Offset – Trunk Water	23/01/2024	Approved	Manager, Engineering, Health & Environment
12576/2023/PDAEPC	Colliers Engineering and Design	7001 Rhea De Wit Drive, Ripley	Ripley Valley Preconstruction Submission Stage 5B	30/01/2024	Approved	Engineering Delivery West Manager
248/2024/PFT	Hallmark Homes Pty Ltd	22 Bluff Street, Ripley	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
414/2024/PFT	Apex Certification & Consulting	14 Mallee Street, Redbank Plains	Single Dwelling	23/01/2024	Approved	Plumbing Inspector
397/2024/PFT	Checkpoint Building Surveyors	21 Wallaroo Crescent, Ripley	Single Dwelling	23/01/2024	Approved	Plumbing Inspector
465/2024/PFT	Avia Homes Australia Pty Ltd	363 Binnies Road, Deebing Heights	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
433/2024/PFT	Burbank Homes	34 Charon Way, Ripley	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
437/2024/PFT	Tribeca Homes Pty Ltd	80 Orana Street, Redbank Plains	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
442/2024/PFT	Burbank Homes	36 Musgrave Street, South Ripley	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
431/2024/PFT	Checkpoint Building Surveyors	12 Beaming Road, Ripley	Single Dwelling	23/01/2024	Approved	Plumbing Inspector
514/2024/PFT	Creation Homes (QLD) Pty Ltd	15 Auburn Crescent, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
508/2024/PFT	Checkpoint Building Surveyors	6 Beaming Road, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
498/2024/PFT	Fluid Building Approvals	53 Glassey Parade, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
485/2024/PFT	Fortitude Homes Pty Ltd	30 Rosa Street, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
486/2024/PFT	Fortitude Homes Pty Ltd	34 Rosa Street, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
489/2024/PFT	Fortitude Homes Pty Ltd	10 Copperpod Lane, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
487/2024/PFT	Fortitude Homes Pty Ltd	8 Copperpod Lane, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
484/2024/PFT	Fortitude Homes Pty Ltd	10 Lemon Myrtle Lane, Ripley	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
553/2024/PFT	Buildcert QLD Pty Ltd	9 Vega Street, South Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
578/2024/PFT	Burbank Homes	82 Sunrise Street, Ripley	Single Dwelling	29/01/2024	Approved	Plumbing Inspector

DIVISION 1						
Delegated Authority: 118 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
591/2024/PFT	Devcon Building Co Pty Ltd	71 Tempo Drive, Ripley	Single Dwelling	29/01/2024	Approved	Plumbing Inspector
558/2024/PFT	Coral Homes QLD Pty Ltd	9 Gillies Way, South Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
560/2024/PFT	Apex Certification & Consulting Pty Ltd	128 Sunbird Drive, Redbank Plains	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
567/2024/PFT	Coral Homes QLD Pty Ltd	71 Trigona Drive, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
589/2024/PFT	Fluid Building Approvals	19 Mallee Street, Redbank Plains	Single Dwelling	29/01/2024	Approved	Plumbing Inspector
540/2024/PFT	Fortitude Homes Pty Ltd	5 Aspire Street, Ripley	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
649/2024/PFT	Burbank Homes	33 Honey Street, Redbank Plains	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
605/2024/PFT	Devcon Building Co Pty Ltd	61 Tempo Drive, Ripley	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
608/2024/PFT	Burbank Homes	2 Hardie Street, Ripley	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
609/2024/PFT	Creation Homes (QLD) Pty Ltd	35B Panorama Circuit, Ripley	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
656/2024/PFT	Kallibr Homes Pty Ltd	1 Treadwell Road, White Rock	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
698/2024/PFT	Checkpoint Building Surveyors	7 Goanna Way, Redbank Plains	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
669/2024/PFT	GMA Certification Group Pty Ltd	57 Sunny Crescent, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
702/2024/PFT	Brighton Homes Queensland	54 Bloomfield Mews, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
703/2024/PFT	Checkpoint Building Surveyors	4 Aspire Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
668/2024/PFT	Avia Homes Australia Pty Ltd	14 Rosa Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
719/2024/PFT	Fortitude Homes	22 Rosa Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
718/2024/PFT	Fortitude Homes	38 Rosa Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
726/2024/PFT	Fortitude Homes Pty Ltd	28 Gazania Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
746/2024/PFT	Avia Homes Australia Pty Ltd	101 Carnarvon Drive, South Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
741/2024/PFT	Devcon Building Co Pty Ltd	Lot 170 Tempo Drive, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
752/2024/PFT	Avia Homes Australia Pty Ltd	38 Musgrave Street, South Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
769/2024/PFT	Ingenious Homes	9 Seymour Way, White Rock	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
759/2024/PFT	DR Homes Pty Ltd	54 Wallaroo Crescent, Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
755/2024/PFT	Maybach QLD Pty Ltd	7 Bluff Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
738/2024/PFT	DC Living Pty Ltd	15 Bluff Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
757/2024/PFT	Maybach QLD Pty Ltd	47 Glassey Parade, Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
754/2024/PFT	Avia Homes Australia Pty Ltd	16 Rosa Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
760/2024/PFT	Cornerstone Building Certification Pty Ltd	10 Daylily Way, Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
730/2024/PFT	Fortitude Homes Pty Ltd	9 Daylily Way, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
750/2024/PFT	Avia Homes Australia Pty Ltd	13 Rosa Street, Ripley	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
774/2024/PFT	TJB Building Certifiers Pty Ltd	26 Harvey Way, South Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
798/2024/PFT	Creation Homes (QLD) Pty Ltd	11 Zinnia Way, Ripley	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
770/2024/PFT	Creation Homes (QLD) Pty Ltd	7 Zinnia Way, Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
824/2024/PFT	Tribeca Homes Pty Ltd	17 Brun Street, Redbank Plains	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
800/2024/PFT	Brighton Homes Queensland	2 Jolly Mews, Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
803/2024/PFT	Checkpoint Building Surveyors	14 Beaming Road, Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
772/2024/PFT	Checkpoint Building Surveyors	10 Beaming Road, Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
849/2024/PFT	Avia Homes Australia Pty Ltd	7 Daylily Way, Ripley	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
871/2024/PFT	Checkpoint Building Surveyors	61 Wildey Street, Raceview	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
863/2024/PFT	Sandsky Constructions Pty Ltd	19 Musgrave Street, South Ripley	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
859/2024/PFT	Burbank Homes	139 Sunbird Drive, Redbank Plains	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
880/2024/PFT	Checkpoint Building Surveyors	36 Sunny Crescent, Ripley	Single Dwelling	02/02/2024	Approved	Plumbing Inspector

DIVISION 1						
Delegated Authority: 118 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
873/2024/PFT	Coral Homes QLD Pty Ltd	7 Mallee Street, Redbank Plains	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
870/2024/PFT	Burbank Homes	58 Sunny Crescent, Ripley	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
865/2024/PFT	Creation Homes (QLD) Pty Ltd	2 Shapcott Street, Ripley	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
874/2024/PFT	Creation Homes (QLD) Pty Ltd	2 Blair Street, Ripley	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
890/2024/PFT	Creation Homes (QLD) Pty Ltd	33A Panorama Circuit, Ripley	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
925/2024/PFT	Silkwood Homes Pty Ltd	4 Saffron Court, Ripley	Single Dwelling	05/02/2024	Approved	Plumbing Inspector
932/2024/PFT	Silkwood Homes Pty Ltd	10 Carnarvon Drive, South Ripley	Single Dwelling	05/02/2024	Approved	Plumbing Inspector
939/2024/PFT	Ingenious Homes	10 Seymour Way, White Rock	Single Dwelling	05/02/2024	Approved	Plumbing Inspector
926/2024/PFT	GMA Certification Group	12 Dobbie Crescent, Ripley	Single Dwelling	05/02/2024	Approved	Plumbing Inspector
918/2024/PFT	Apex Certification	6 Quinn Street, Ripley	Single Dwelling	05/02/2024	Approved	Plumbing Inspector
954/2024/PFT	Brighton Homes Queensland	4 Kenely Street, Ripley	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1066/2024/PFT	Fluid Building Approvals	7 Chorus Crescent, Ripley	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1002/2024/PFT	Fluid Building Approvals	8 Dobbie Crescent, Ripley	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1076/2024/PFT	Avia Homes Australia Pty Ltd	16 Auburn Crescent, Ripley	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1087/2024/PFT	Avia Homes Australia Pty Ltd	35 Bloomfield Mews, Ripley	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1127/2024/PFT	Fortitude Homes Pty Ltd	23 Zinnia Way, Ripley	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
1128/2024/PFT	Cornerstone Building Certification Pty Ltd	24 Bluff Street, Ripley	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
1099/2024/PFT	Avia Homes Australia Pty Ltd	6 Rosa Street, Ripley	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1182/2024/PFT	Fluid Building Approvals	8 Binking Street, Ripley	Single Dwelling	08/02/2024	Approved	Plumbing Inspector
1200/2024/PFT	Homes By CMA	99 Carnarvon Drive, South Ripley	Single Dwelling	09/02/2024	Approved	Plumbing Inspector
1169/2024/PFT	Fortitude Homes	22 Copperpod Lane, Ripley	Single Dwelling	08/02/2024	Approved	Plumbing Inspector
1237/2024/PFT	Ingenious Homes	8 Thorpe Street, White Rock	Single Dwelling	09/02/2024	Approved	Plumbing Inspector
1274/2024/PFT	Avia Homes Australia Pty Ltd	23 Mallee Street, Redbank Plains	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
1257/2024/PFT	Avia Homes Australia Pty Ltd	11 Wallaroo Crescent, Ripley	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
1265/2024/PFT	Checkpoint Building Surveyors	9 Bluff Street, Ripley	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
1325/2024/PFT	Brighton Homes Queensland	145 Cascade Street, Raceview	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
1303/2024/PFT	Checkpoint Building Surveyors	13 Beaming Road, Ripley	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
12351/2023/PPR	Property Technologies	221 School Road, Redbank Plains	Townhouses x 77	05/02/2024	Approved	Plumbing Inspector
251/2024/PPR	Craig Litzow Constructions	200 Mary Street, Blackstone	Single Dwelling - Site 80	30/01/2024	Approved	Plumbing Inspector
280/2024/PPR	Craig Litzow Constructions	200 Mary Street, Blackstone	Single Dwelling - Site 82	31/01/2024	Approved	Plumbing Inspector
279/2024/PPR	Craig Litzow Constructions	200 Mary Street, Blackstone	Single Dwelling - Site 81	30/01/2024	Approved	Plumbing Inspector
520/2024/PPR	Ivory's Rock	399 Mt Flinders Road, Peak Crossing	Single Cabin, Camp Kitchen and Laundry	02/02/2024	Approved	Plumbing Inspector
562/2024/PPR	Queensland Plumbing Pty Ltd	39 Aulds Road, Ripley	Decommission/Removal of On-Site Sewerage Facility	06/02/2024	Approved	Plumbing Inspector
563/2024/PPR	Queensland Plumbing Pty Ltd	7000 Aulds Road, Ripley	Decommission/Removal of On-Site Sewerage Facility	06/02/2024	Approved	Plumbing Inspector
727/2024/PPR	Fortitude Homes Pty Ltd	14 Daylily Way, Ripley	Single Dwelling and Secondary Dwelling	08/02/2024	Approved	Plumbing Inspector
7538/2022/RAL	Mr Siddhant Harshadbhai Brahmbhatt	20 Philip Street, Redbank Plains	Reconfiguring a Lot - One (1) Lot into Three (3) Lots	31/01/2024	Approved	Senior Planner (Development)
285/2024/SSP	Mrs Pamela Helen Bales and Mr Winston James Bales	49 Kingston Way, Raceview	Lots 1 & 2 on SP344169	02/02/2024	Approved	Senior Development Planning Compliance Officer
8658/2017/SSPRV/L	AW Bidco 6 Pty Limited	7001 Carnarvon Drive, South Ripley	Lots 3973-3982 & 7050 on SP336186	24/01/2024	Approved	Senior Development Planning Compliance Officer
8658/2017/SSPRV/K	AW Bidco 6 Pty Limited	7001 Carnarvon Drive, South Ripley	Lots 3893-3993 & 7051 on SP336187	24/01/2024	Approved	Senior Development Planning Compliance Officer
3215/2022/SSPRV/A	AW Bidco 6 Pty Limited	307-443 Barrams Road, White Rock	Lots 108, 110 & 7054 on SP336158	31/01/2024	Approved	Senior Development Planning Compliance Officer

DIVISION 2						
Delegated Authority: 78 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
5955/2023/ADP	Springfield Land Corp. (No.2) Pty Ltd	16 Success Circuit, Augustine Heights	Area Development Plan to designate land for Commercial Premises, Sale of Automotive Parts and Accessories, and Retail Warehouse; and Material Change of Use for Commercial Premises, Sale of Automotive Parts and Accessories, and Retail Warehouse.	02/02/2024	Approved	Development Assessment East Manager
416/2024/BR	Pronto Building Approvals	2 Aristotle Avenue, Augustine Heights	Siting variation - Patio	29/01/2024	Approved	Building Regulatory Officer
439/2024/BR	O'Brien Building Consultants Pty Ltd	22 Damian Street, Gailles	Siting variation - Carport	01/02/2024	Approved	Building Regulatory Officer
521/2024/BR	Krisbuild Homes Pty Ltd	23-27 Champions Crescent, Brookwater	Amenity and Aesthetics - Retaining Wall and Fence	02/02/2024	Approved	Building Regulatory Officer
575/2024/BR	Arties Demolition Pty Ltd	3 Ashworth Street, Gailles	Amenity and Aesthetics - Demolition Dwelling and Ancillary Structures	30/01/2024	Approved	Building Regulatory Officer
6527/2023/BW	Mr James Cameron Albest and Mrs Angela Nicole Albest	10 Canopy Court, Brookwater	Basketball Hoop & 3.8 Metre High Net/Screen	01/02/2024	Approved	Building Certifier
997/2024/BW	Ipswich City Council	25 Mill Street, Goodna	Demolition of all buildings & structures, Units 1 to 4	09/02/2024	Approved	Building Certifier
975/2024/BW	Ipswich City Council	6/25 Mill Street, Goodna	Demolition of all buildings & structures Units 5,6,7,8	09/02/2024	Approved	Building Certifier
980/2024/BW	Ipswich City Council	9/25 Mill Street, Goodna	Demolition of all buildings & structures Units 9,10,11,12	09/02/2024	Approved	Building Certifier
985/2024/BW	Ipswich City Council	13/25 Mill Street, Goodna	Demolition of all buildings & structures Units 13,14,15,16	09/02/2024	Approved	Building Certifier
992/2024/BW	Ipswich City Council	17/25 Mill Street, Goodna	Demolition of all buildings & structures Units 17,18,19,20	09/02/2024	Approved	Building Certifier
4429/2018/LDR/A	Gateway Survey & Planning	228-230 Jones Road, Bellbird Park	Legal Document Request	31/01/2024	Approved	Senior Development Planning Compliance Officer
10001/2018/LDR/G	Lendlease Communities (Springfield) Pty Ltd	7001 Belvedere Drive, Spring Mountain	Checking of Legal Documentation - Transfer - Stages 37-39	09/02/2024	Approved	Senior Development Planning Compliance Officer
10001/2018/LDR/F	Lendlease Communities (Springfield) Pty Ltd	7001 Belvedere Drive, Spring Mountain	Review of Legal Documentation - Transfer and Easement on SP341331 - Stages 40 & 41	02/02/2024	Approved	Senior Development Planning Compliance Officer
407/2018/MAEXT/A	Mr Nathan Charles Slater and Mrs Cassandra Leanne Slater	2 Czarnecki Street, Camira	Extension to Currency Period Application - Reconfiguring a Lot - One (1) Lot into Two (2) Lots	12/02/2024	Approved	Development Assessment East Manager
346/2022/MAMC/A	OPD Developers Pty Ltd	9/22 Magnolia Drive, Brookwater	Minor Change - Roadworks - Guard Rail Installation	23/01/2024	Approved	Engineering Delivery East Manager
2598/2019/MAMC/B	Easter Properties Pty Ltd	9-13 Jalrock Place, Carole Park	Minor Change - Material Change of Use - General Industry (Truck Depot)	09/02/2024	Approved	Development Assessment East Manager
6349/2023/MCU	Mr/Ms Thi Bich Tram Nguyen and Mr Tung Thanh Hong	19A Church Street, Goodna	Material Change of Use - Multiple Residential (Six (6) Townhouses)	06/02/2024	Approved	Development Assessment East Manager
13439/2023/MCU	Mr William John Henning and Mrs Lynette Carol Henning	224-226 Jones Road, Bellbird Park	Material Change of Use - Dual Occupancy (Relatives Accommodation)	31/01/2024	Approved	Senior Planner (Development)
405/2024/PFT	Coral Homes QLD Pty Ltd	177 Belvedere Drive, Spring Mountain	Single Dwelling	23/01/2024	Approved	Plumbing Inspector
423/2024/PFT	Metricon Homes Pty Ltd	9 Asha Way, Bellbird Park	Single Dwelling	23/01/2024	Approved	Plumbing Inspector
515/2024/PFT	Plantation Homes	155 Belvedere Drive, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
476/2024/PFT	Plantation Homes	149 Belvedere Drive, Spring Mountain	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
501/2024/PFT	Brighton Homes Queensland	25 Alberg Street, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
496/2024/PFT	Plantation Homes	3 Ivanhoe Street, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
493/2024/PFT	Plantation Homes	1 Ivanhoe Street, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
495/2024/PFT	Plantation Homes	2 Ivanhoe Street, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
524/2024/PFT	Clarendon Homes (Qld) Pty Ltd	20 Bethanga Way, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
588/2024/PFT	Fluid Building Approvals	23 Eucalyptus Circuit, Springfield	Single Dwelling	29/01/2024	Approved	Plumbing Inspector
569/2024/PFT	Karston Homes	23 Old Gumtree Road, Bellbird Park	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
543/2024/PFT	Platinum Building Approvals Pty Ltd	125 Belvedere Drive, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
571/2024/PFT	Platinum Building Approvals	119 Belvedere Drive, Spring Mountain	Single Dwelling	29/01/2024	Approved	Plumbing Inspector
568/2024/PFT	Checkpoint Building Surveyors	46 Bethanga Way, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
590/2024/PFT	Plantation Homes	67 Belvedere Drive, Spring Mountain	Single Dwelling	29/01/2024	Approved	Plumbing Inspector
556/2024/PFT	TJB Building Certifiers Pty Ltd	79 Belvedere Drive, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
557/2024/PFT	Brighton Homes Queensland	80 Belvedere Drive, Spring Mountain	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
615/2024/PFT	Universal Builders T/A Pathway Homes	102 Katandra Crescent, Bellbird Park	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
607/2024/PFT	Platinum Building Approvals Pty Ltd	123 Belvedere Drive, Spring Mountain	Single Dwelling	30/01/2024	Approved	Plumbing Inspector

DIVISION 2						
Delegated Authority: 78 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
652/2024/PFT	Platinum Building Approvals	121 Belvedere Drive, Spring Mountain	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
617/2024/PFT	Platinum Building Approvals	117 Belvedere Drive, Spring Mountain	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
667/2024/PFT	REII Building Certification	183 Belvedere Drive, Spring Mountain	Single Dwelling	09/02/2024	Approved	Plumbing Inspector
654/2024/PFT	Platinum Building Approvals Pty Ltd	115 Belvedere Drive, Spring Mountain	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
753/2024/PFT	Metricon Homes Pty Ltd	61 Belvedere Drive, Spring Mountain	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
745/2024/PFT	FRD Homes	10 Old Gumtree Road, Bellbird Park	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
811/2024/PFT	Plantation Homes	10 Mackinac Court, Spring Mountain	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
782/2024/PFT	FRD Homes	104 Katandra Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
805/2024/PFT	Brighton Homes Queensland	98 Belvedere Drive, Spring Mountain	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
789/2024/PFT	Avid Property Group Pty Ltd	28 Ronde Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
791/2024/PFT	Avid Property Group Pty Ltd	26 Ronde Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
793/2024/PFT	Avid Property Group Pty Ltd	24 Ronde Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
796/2024/PFT	Avid Property Group Pty Ltd	32 Ronde Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
794/2024/PFT	Avid Property Group Pty Ltd	34 Ronde Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
787/2024/PFT	Avid Property Group Pty Ltd	36 Ronde Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
785/2024/PFT	Avid Property Group Pty Ltd	38 Ronde Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
790/2024/PFT	Avid Property Group Pty Ltd	40 Ronde Crescent, Bellbird Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
893/2024/PFT	Coral Homes QLD Pty Ltd	195 Belvedere Drive, Spring Mountain	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
876/2024/PFT	Active Building Approvals Pty Ltd	36 Bethanga Way, Spring Mountain	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
891/2024/PFT	Easybuild Homes	90 Belvedere Drive, Spring Mountain	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
913/2024/PFT	Plantation Homes	10 Bethanga Way, Spring Mountain	Single Dwelling	05/02/2024	Approved	Plumbing Inspector
948/2024/PFT	Coral Homes QLD Pty Ltd	18 Alberg Street, Spring Mountain	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
962/2024/PFT	Coral Homes QLD Pty Ltd	41 Bethanga Way, Spring Mountain	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1000/2024/PFT	Fluid Building Approvals	92 Belvedere Drive, Spring Mountain	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1144/2024/PFT	Plantation Homes	16 Alberg Street, Spring Mountain	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
1132/2024/PFT	Brighton Homes Queensland	84 Belvedere Drive, Spring Mountain	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
1158/2024/PFT	Coral Homes QLD Pty Ltd	74 Belvedere Drive, Spring Mountain	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
1189/2024/PFT	REII Building Certification	2 Messina Close, Spring Mountain	Single Dwelling	08/02/2024	Approved	Plumbing Inspector
1261/2024/PFT	Plantation Homes	4 New York Way, Spring Mountain	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
1269/2024/PFT	Checkpoint Building Surveyors	77 Gladesville Way, Spring Mountain	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
1244/2024/PFT	FRD Homes	16 Old Gumtree Road, Bellbird Park	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
1243/2024/PFT	Metricon Homes Pty Ltd	4 Bethanga Way, Spring Mountain	Single Dwelling	09/02/2024	Approved	Plumbing Inspector
1248/2024/PFT	Achievement Homes Pty Ltd	16 Houghton Street, Spring Mountain	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
42/2024/PPC	Vosco Contracting Pty Ltd	509 Grande Avenue, Spring Mountain	Tenancy Fitout of Shop 11	02/02/2024	Approved	Plumbing Inspector
172/2024/PPC	BRW Hydraulics Pty Ltd	1 Main Street, Springfield Central	Tenancy Fitout - Tenancy 202, Eat Sushi	24/01/2024	Approved	Plumbing Inspector
365/2024/PPC	MRP Hydraulic & Fire Services Consultants Pty Ltd	10-22 Jalrock Place, Carole Park	Proposed Warehouse - Stage 2	02/02/2024	Approved	Plumbing Inspector
744/2024/PPC	MRP Hydraulic & Fire Services Consultants Pty Ltd	1 Main Street, Springfield Central	Refurbishment works - Woolworths Supermarket	09/02/2024	Approved	Plumbing Inspector
424/2024/PPR	Liquid Control Plumbing Pty Ltd	3 Abelia Court, Camira	Shed with fixtures	01/02/2024	Approved	Plumbing Inspector
13579/2023/SSP	Lawson Surveys	7000 Greg Norman Circuit, Brookwater	Lots 1 - 42 on SP325931	09/02/2024	Approved	Senior Development Planning Compliance Officer
4429/2018/SSP/A	Gateway Survey & Planning Pty Ltd	228-230 Jones Road, Bellbird Park	Lots 1-21 & 100 on SP323563	07/02/2024	Approved	Senior Development Planning Compliance Officer

DIVISION 3						
Delegated Authority: 57 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
106/2024/BR	Silkwood Homes Pty Ltd	19/37 Stuart Street, Goodna	Siting variation - Dwelling	23/01/2024	Approved	Building Regulatory Officer
154/2024/BR	Mr Scott William Jenkins and Mrs Arlene Mietta Jenkins	6 Taylor Street, Eastern Heights	Amenity and aesthetics - Shed Siting variation - Shed	23/01/2024	Approved	Building Regulatory Officer
249/2024/BR	Mrs Alyce Nicole Tworek	107 Whitmore Crescent, Goodna	Amenity and Aesthetics - Garage	25/01/2024	Approved	Building Regulatory Officer
412/2024/BR	O'Brien Building Consultants Pty Ltd	17 Blaxland Street, Eastern Heights	Siting Variation - Carport	29/01/2024	Approved	Building Regulatory Officer
454/2024/BR	Dynamic Building Approvals Pty Ltd	22 Davidson Street, Basin Pocket	Siting variation - Roofed Deck	01/02/2024	Approved	Building Regulatory Officer
444/2024/BR	O'Brien Building Consultants Pty Ltd	1/129 Gladstone Road, Coalfalls	Siting variation - Carport	01/02/2024	Approved	Building Regulatory Officer
523/2024/BR	Construct 81	5 Dorothy Street, Silkstone	Amenity and Aesthetics - Carport Siting Variation - Carport	02/02/2024	Approved	Building Regulatory Officer
572/2024/BR	Rocket Building Approvals	16 John Street, Redbank	Amenity and Aesthetics - Demolition of a Dwelling	30/01/2024	Approved	Building Regulatory Officer
611/2024/BR	Precision Building Certification	4 Coal Street, Basin Pocket	Siting variation - Carport	05/02/2024	Approved	Building Regulatory Officer
670/2024/BR	Apprenticeships Queensland Limited	4 Tallon Street, Sadliers Crossing	Siting variation - Alteration to an Existing Dwelling	07/02/2024	Approved	Building Regulatory Officer
850/2024/BR	Hi-Tech Blinds & Shutters	208 Cross Street, Goodna	Siting variation - Carport	08/02/2024	Approved	Building Regulatory Officer
828/2024/BR	KC and ET Consultancy	41 Stafford Street, Booval	Siting variation - Alteration to Dwelling	08/02/2024	Approved	Building Regulatory Officer
45/2023/BW	Mr Michael Patrick Guley and Mrs Shannon Jayde Guley	35 Pemberton Street, Booval	Swimspa and Swimming Pool Barrier	06/02/2024	Approved	Building Certifier
69/2024/BW	Ipswich City Council	38 Leslie Street, East Ipswich	Demolition of all buildings & structures on site	23/01/2024	Approved	Building Certifier
1776/2020/LDR/A	Hallands Point Pty Limited	9 Horan Street, Woodend	Preparation of legal documentation - Easement	09/02/2024	Approved	Senior Development Planning Compliance Officer
7948/2015/MAEXT/B	Baird & Hayes Surveyors And Town Planners	13 Ashgrove Street, Coalfalls	Extension to Currency Period Application - Reconfiguring a Lot - One (1) Lot into Two (2) Lots	25/01/2024	Approved	Senior Planner (Development)
3407/2020/MAMC/A	Scott PDI No 10 Pty Ltd	7001 Collingwood Drive, Collingwood Park	Minor Change - Reconfiguring a Lot - One (1) Lot into Three (3) Lots and Access Easements; and Material Change of Use - Business Use (Fast Food Premises and Service Station) and Service/Trades Use (Mechanical Car Wash)	09/02/2024	Approved	Development Assessment East Manager
38/2023/MCU	LSD Services Pty Ltd	92 Chum Street, New Chum	Material Change of Use - Service/Trades Use (Outdoor Storage) and Community Use - Crematorium and Cemetery (comprising of Funeral Chapel, Function Room and Memorial Gardens/Burial Grounds)	29/01/2024	Approved	Development Assessment West Manager
10712/2023/MCU	Mr Brett Andrew Walters	12A Tiger Street, Sadliers Crossing	Material Change of Use - Single Residential and Auxiliary Unit affected by a Development Constraints Overlay (Flooding)	08/02/2024	Approved	Development Assessment Central Manager
11601/2023/MCU	Edwards Property Pty Ltd	62 East Street, Ipswich	Material Change of Use - Community Use (School)	06/02/2024	Approved	Development Assessment Central Manager
12842/2023/MCU	Mosan Properties Pty Ltd	94 Hoepner Road, Bundamba	Material Change of Use - Recreation Use (Indoor Recreation - Gym)	01/02/2024	Approved	Development Assessment Central Manager
9359/2023/OW	Aliro Trusco 2 Pty Limited	88 Hume Drive, Bundamba	Rate 3 Streetlighting - Citiswich Warner Road Stage 1	25/01/2024	Approved	Engineering Delivery East Manager
12208/2023/OW	Sunnygold International Pty Ltd	7003 Collingwood Drive, Collingwood Park	Landscaping - Six Mile Creek Estate Stage 6B	06/02/2024	Approved	Engineering Delivery East Manager
12213/2023/OW	Sunnygold International Pty Ltd	7003 Collingwood Drive, Collingwood Park	Landscaping - Six Mile Creek Estate Stage 6C	06/02/2024	Approved	Engineering Delivery East Manager
12596/2023/OW	HB QLD Pty Ltd	7001 Bellflower Street, Collingwood Park	Road work, Drainage work, Stormwater & Earthworks - The Pocket Stage 6	30/01/2024	Approved	Engineering Delivery East Manager
463/2024/PFT	Brighton Homes Queensland	5 Church Street, Silkstone	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
434/2024/PFT	Australian Building Approvals Pty Ltd	24 Highfield Street, Bundamba	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
435/2024/PFT	Arista Homes	11 Highfield Street, Bundamba	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
475/2024/PFT	Creation Homes (QLD) Pty Ltd	37 Soapberry Circuit, Collingwood Park	Single Dwelling	24/01/2024	Approved	Plumbing Inspector
525/2024/PFT	Brighton Homes Queensland	9 Highfield Street, Bundamba	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
623/2024/PFT	Choice Homes	8 Soapberry Circuit, Collingwood Park	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
680/2024/PFT	Plantation Homes	7 Soapberry Circuit, Collingwood Park	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
748/2024/PFT	Newstart Homes Australia Pty Ltd	22 Highfield Street, Bundamba	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
771/2024/PFT	D R Homes Pty Ltd	3 Soapberry Circuit, Collingwood Park	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
894/2024/PFT	Australian Building Approvals	13 Highfield Street, Bundamba	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
864/2024/PFT	Coral Homes QLD Pty Ltd	13 Laurina Close, Collingwood Park	Single Dwelling	02/02/2024	Approved	Plumbing Inspector
942/2024/PFT	Coral Homes QLD Pty Ltd	25 Mackenroth Street, Collingwood Park	Single Dwelling	05/02/2024	Approved	Plumbing Inspector
921/2024/PFT	Burbank Homes	27 Jo-Ann Miller Drive, Collingwood Park	Single Dwelling	05/02/2024	Approved	Plumbing Inspector

DIVISION 3						
Delegated Authority: 57 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
970/2024/PFT	Brighton Homes Queensland	76 Drysdale Crescent, Bundamba	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1070/2024/PFT	Coral Homes QLD Pty Ltd	8 Laurina Close, Collingwood Park	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
973/2024/PFT	Coral Homes QLD Pty Ltd	44 Laurina Close, Collingwood Park	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1014/2024/PFT	DTZ Building Design	106 Neumann Drive, Collingwood Park	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1018/2024/PFT	DTZ Building Design	104 Neumann Drive, Collingwood Park	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1116/2024/PFT	Choice Homes (Qld) Pty Ltd	47 Soapberry Circuit, Collingwood Park	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1130/2024/PFT	Checkpoint Building Surveyors	27 Laurina Close, Collingwood Park	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
1151/2024/PFT	Coral Homes QLD Pty Ltd	26 Laurina Close, Collingwood Park	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
1218/2024/PFT	Plantation Homes	35 Jo-Ann Miller Drive, Collingwood Park	Single Dwelling	09/02/2024	Approved	Plumbing Inspector
1199/2024/PFT	Brighton Homes Queensland	14 Laurina Close, Collingwood Park	Single Dwelling	08/02/2024	Approved	Plumbing Inspector
1196/2024/PFT	Brighton Homes Queensland	15 Mallow Court, Collingwood Park	Single Dwelling	08/02/2024	Approved	Plumbing Inspector
1337/2024/PFT	Silkwood Homes Pty Ltd	36 Cooper Drive, Collingwood Park	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
1339/2024/PFT	Clarendon Homes (Qld) Pty Ltd	40 Laurina Close, Collingwood Park	Single Dwelling	12/02/2024	Approved	Plumbing Inspector
860/2024/PPC	Stantec Australia Pty Ltd	8 Pring Street, Ipswich	Radiation Oncology Unit - Bunker and associated spaces on the ground level of the new Comprehensive Cancer Centre (Plumbing works for ground level tenancy)	12/02/2024	Approved	Plumbing Inspector
144/2024/PPR	Dixon Homes	26 Coolibah Street, Silkstone	Secondary Dwelling	23/01/2024	Approved	Plumbing Inspector
701/2024/PPR	Ipswich City Council	15 Cornish Street, Bundamba	Demolition/Removal of on-site sewerage facility and water service.	07/02/2024	Approved	Plumbing Inspector
8530/2023/RAL	Miller Family Enterprises Pty Ltd	18 River Road, Redbank	Reconfiguring a Lot - One (1) Lot into Two (2) Lots plus Drainage Easement	02/02/2024	Approved	Development Assessment East Manager
12575/2023/RAL	Mr Andrew James Campbell Grant	37 Thompson Street, Silkstone	Reconfiguring a Lot - One (1) Lot into Two (2) Lots	12/02/2024	Approved	Development Assessment Central Manager
6385/2014/SSP/A	ONF Surveyors	1A Goodwin Street, Basin Pocket	Lots 1 and 2 on SP342934	31/01/2024	Approved	Senior Development Planning Compliance Officer

DIVISION 4						
Delegated Authority: 45 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
11274/2023/BCN	Worldco Holdings Pty Limited	89 Bayley Road, Blacksoil	Residential Services Building - Fairhaven Care Centre	12/02/2024	Approved	Building Regulatory Officer
13220/2023/BR	Mr Glendon James Burns	26 Stanton Cross Drive, Karalee	Siting Variation - Shed	12/02/2024	Approved	Building Regulatory Officer
211/2024/BR	Precision Building Certification	11 Rosehill Court, Brassall	Siting variation - Carport	25/01/2024	Approved	Building Regulatory Officer
332/2024/BR	Precision Building Certification	15 Birru Place, Rosewood	Siting variation - Carport	25/01/2024	Approved	Building Regulatory Officer
330/2024/BR	Precision Building Certification	9 Normanton Close, Rosewood	Siting variation - Patio	25/01/2024	Approved	Building Regulatory Officer
458/2024/BR	Precision Building Certification	7 Derby Court, Yamanto	Siting variation - Carport	01/02/2024	Approved	Building Regulatory Officer
742/2024/BR	Project BA	26 Kuss Road, Lanefield	Demolition of a Dwelling and Ancillary Structures	08/02/2024	Approved	Building Regulatory Officer
851/2024/BR	Just Sheds	131 Pine Mountain Road, Brassall	Siting variation - Shed	07/02/2024	Approved	Building Regulatory Officer
7564/2007/LDR/B	Rosewood Green Development Pty Ltd	8 Breanna Crescent, Rosewood	Preperation of legal documentation - Transfer	01/02/2024	Approved	Senior Development Planning Compliance Officer
9903/2017/MAEXT/C	Sunnyside Developments Pty Ltd	91-103 Southern Amberley Road, Amberley	Extension to Currency Period Application - Road Work, Stormwater, Drainage Work, Earthworks and Landscaping	05/02/2024	Approved	Engineering Delivery West Manager
8123/2017/MAEXT/B	JEGP Property Trust Pty Ltd	6 Weldon Street, North Ipswich	Extension to Currency Period Application - Reconfiguring a Lot - One (1) Lot into Two (2) Lots	24/01/2024	Approved	Senior Planner (Development)
5178/2019/MAMC/A	Integrated Property Projects	15 Queen Street, Walloon	Minor Change - Material Change of Use - Business Use (Service Station) Advertising Device - One (1) Pylon Sign	25/01/2024	Refused	Development Assessment Central Manager
4170/2018/MAMC/C	Chilligo Pty Ltd	78-82 Junction Road, Karalee	Minor Change - Material Change of Use - Business Use (excluding bulky goods sales, fast food premises, hotel, medical centre, produce/craft market, restaurant, service station, shop and vehicle sales premises), General Industry (excluding bus depot and truck depot) and Service Trade Use (excluding mini bus depot) Reconfiguring a Lot - access easement	23/01/2024	Approved	Development Assessment East Manager
17727/2021/MAMC/A	Baird & Hayes Surveyors And Town Planners	419-421 Junction Road, Karalee	Minor Change - Reconfiguring a Lot - Two (2) Lots into Four (4) Lots	01/02/2024	Approved	Development Assessment East Manager
4650/2023/MCU	Baird & Hayes Surveyors And Town Planners	50 Beduhns Road, Haigslea	Material Change of Use - Business Use (Cafe and Ancillary Gift Shop)	05/02/2024	Approved	Development Assessment Central Manager
11886/2023/MCU	Mr Barend Tristan La Grange	70 Blackwall Road, Chuwar	Material Change of Use - Single Residential affected by Development Constraints Overlays (OV1 Transitional Bushfire Risk Area and OV8 Tivoli Raceway Secondary Buffer Area)	08/02/2024	Approved	Development Assessment East Manager
13575/2023/MCU	Mrs Justine Charlotte Psarros and Mrs Kyriakos Kerry Psarros	16 Loch Way, Brassall	Material Change of Use - Dual Occupancy	02/02/2024	Approved	Senior Planner (Development)
12644/2023/OD	White Industries	180-226 Karrabin Rosewood Road, Karrabin	Advertising Device - One (1) Double-sided Illuminated Sign	08/02/2024	Approved	Development Assessment Central Manager
11152/2023/OW	Gibson Hotels Pty Ltd	1-3 Queen Street, Walloon	Stormwater, Drainage work, Earthworks, Landscaping	05/02/2024	Approved	Engineering Delivery West Manager
581/2024/PFT	Coral Homes QLD Pty Ltd	12 Porter Way, Walloon	Single Dwelling	29/01/2024	Approved	Plumbing Inspector
541/2024/PFT	Metricon Homes Pty Ltd	86 Parkland Drive, Walloon	Single Dwelling	25/01/2024	Approved	Plumbing Inspector
643/2024/PFT	Iconic Line Constructions Pty Ltd	16 Rowning Court, Karalee	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
606/2024/PFT	Platinum Building Approvals Pty Ltd	44 Windle Road, Brassall	Single Dwelling	30/01/2024	Approved	Plumbing Inspector
739/2024/PFT	FRD Homes	15 Lawson Street, Walloon	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
756/2024/PFT	Pacific Approvals Pty Ltd	12 Abbott Street, Walloon	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
736/2024/PFT	Metricon Homes Pty Ltd	77 Parkland Drive, Walloon	Single Dwelling	31/01/2024	Approved	Plumbing Inspector
786/2024/PFT	FRD Homes	16 Gilmore Street, Walloon	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
799/2024/PFT	Pacific Approvals Pty Ltd	15 Gilmore Street, Walloon	Single Dwelling	01/02/2024	Approved	Plumbing Inspector
952/2024/PFT	Active Building Approvals Pty Ltd	6 Rohl Road, Walloon	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
961/2024/PFT	Active Building Approvals Pty Ltd	8 Rohl Road, Walloon	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
999/2024/PFT	Hallmark Homes Pty Ltd	81 Parkland Drive, Walloon	Single Dwelling	06/02/2024	Approved	Plumbing Inspector
1125/2024/PFT	Fortitude Homes Pty Ltd	23 Paterson Road, Walloon	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
1123/2024/PFT	Pacific Approvals Pty Ltd	11 Gilmore Street, Walloon	Single Dwelling	07/02/2024	Approved	Plumbing Inspector
13403/2023/PPC	Aqualogical Pty Ltd	92-98 Pine Mountain Road, Brassall	Tenancy Fit-out - Laundromat - Shop 12	31/01/2024	Approved	Plumbing Inspector
809/2024/PPC	Plumbing Design & Drafting	102 Pine Mountain Road, Brassall	Temporary Site Sheds	12/02/2024	Approved	Plumbing Inspector
12899/2023/PPR	Mr Philip Anthony Graeme Smith	10-16 Fitzroy Place, Karalee	Upgrade Onsite Sewerage Facility	02/02/2024	Approved	Plumbing Inspector

DIVISION 4						
Delegated Authority: 45 Application/s						
Application No.	Applicant	Address	Description	Decision Date	Decision	Determining Authority
13246/2023/PPR	Coral Homes QLD Pty Ltd	27 Toft Street, Marburg	Non-Sewered Single Dwelling	29/01/2024	Approved	Plumbing Inspector
13375/2023/PPR	Hallmark Homes Pty Ltd	15 Toft Street, Marburg	Non-Sewered Single Dwelling	23/01/2024	Approved	Plumbing Inspector
712/2024/PPR	Ipswich City Council	32 Ladewigs Road, Karrabin	Demolition/Removal of on-site sewerage facility and water service	07/02/2024	Approved	Plumbing Inspector
11174/2023/RAL	Mr Gavin John Spreadborough and Ms Sarah Spreadborough	595-597 Junction Road, Barellan Point	Reconfiguring a Lot - One (1) Lot into Two (2) Lots	30/01/2024	Approved	Development Assessment East Manager
11995/2023/RAL	Baird & Hayes Surveyors And Town Planners	45 Bayley Road, Blacksoil	Reconfiguring a Lot - One (1) Lot into two (2) lots	07/02/2024	Approved	Senior Planner (Development)
12271/2023/RAL	Mr Terence Paul Morton and Mrs Katherine Morton	41-43 Mitchell Street, Barellan Point	Reconfiguring a Lot - One (1) Lot into Two (2) Lots	01/02/2024	Approved	Senior Planner (Development)
13662/2023/RAL	Mr Colin Roberts	594-600 Junction Road, Barellan Point	Reconfiguring a Lot - One (1) lot into two (2) lots	02/02/2024	Approved	Senior Planner (Development)
8876/2023/SSP	Strike Development Projects	2 Henry Street, Brassall	Lots 1 & 2 on SP337528	01/02/2024	Approved	Senior Development Planning Compliance Officer
4228/2004/SSP/C	LandPartners Pty Ltd	149 Workshops Street, Brassall	Lots 1-15 on SP331654	05/02/2024	Approved	Senior Development Planning Compliance Officer