

Redland
CITY COUNCIL

AGENDA

GENERAL MEETING

Wednesday, 18 March 2026
commencing at 9:30 AM

The Council Chambers
91 - 93 Bloomfield Street
CLEVELAND QLD

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1 DECLARATION OF OPENING

On establishing there is a quorum, the Mayor will declare the meeting open.

Recognition of the Traditional Owners

Council acknowledges the Quandamooka people who are the traditional custodians of the land on which we meet. Council also pays respect to their elders, past and present, and extends that respect to other indigenous Australians who are present.

2 RECORD OF ATTENDANCE AND LEAVE OF ABSENCE

Motion is required to approve leave of absence for any Councillor absent from today's meeting.

3 DEVOTIONAL SEGMENT

Member of the Ministers' Fellowship will lead Council in a brief devotional segment.

4 RECOGNITION OF ACHIEVEMENT

Mayor to present any recognition of achievement items.

5 RECEIPT AND CONFIRMATION OF MINUTES

General Meeting - 18 February 2026.

6 PUBLIC PARTICIPATION

In accordance with s.6.8 Council Meeting Standing Orders:

1. In each meeting (other than special meetings), a period of 15 minutes may be made available by resolution to permit members of the public to address the local government on matters of public interest relating to the local government. This period may be extended by resolution.
2. Priority will be given to members of the public who make written application to the CEO no later than 4.30pm two days before the meeting. A request may also be made to the chairperson, when invited to do so, at the commencement of the public participation period of the meeting.
3. The time allocated to each speaker shall be a maximum of five minutes. The chairperson, at his/her discretion, has authority to withdraw the approval to address Council before the time period has elapsed.
4. The chairperson will consider each application on its merits and may consider any relevant matter in his/her decision to allow or disallow a person to address the local government, e.g.
 - a) Whether the matter is of public interest;
 - b) The number of people who wish to address the meeting about the same subject
 - c) The number of times that a person, or anyone else, has addressed the local government previously about the matter;
 - d) The person's behaviour at that or a previous meeting; and
 - e) If the person has made a written application to address the meeting.
5. Any person invited to address the meeting must:
 - a) State their name and suburb, or organisation they represent and the subject they wish to speak about;
 - b) Stand (unless unable to do so);
 - c) Act and speak with decorum;
 - d) Be respectful and courteous; and
 - e) Make no comments directed at any individual Council employee, Councillor or member of the public, ensuring that all comments relate to Council as a whole.

7 PETITIONS AND PRESENTATIONS**7.1 PETITION - COUNCILLOR PAUL GOLLÈ - REQUEST FOR THE INTRODUCTION OF COUNCIL BINS AT PARKS AND BUS SHELTERS ACROSS REDLAND CITY**

In accordance with s.6.9 of Council Meeting Standing Orders, Councillor Paul Gollè will present the petition and motion as follows:

That the petition is of an operational nature and be received and referred to the Chief Executive Officer for consideration.

7.2 PETITION - COUNCILLOR PETER MITCHELL - REQUEST TO RESOLVE WATER DRAINAGE ISSUES AT WYNYARD STREET PARK CLEVELAND

In accordance with s.6.9 of Council Meeting Standing Orders, Councillor Peter Mitchell will present the petition and motion as follows:

That the petition is of an operational nature and be received and referred to the Chief Executive Officer for consideration.

8 MOTION TO ALTER THE ORDER OF BUSINESS

The order of business may be altered for a particular meeting where the Councillors at that meeting pass a motion to that effect. Any motion to alter the order of business may be moved without notice.

9 MATTERS OUTSTANDING FROM PREVIOUS COUNCIL MEETINGS

9.1 DRAFT BIRKDALE COMMUNITY PRECINCT LOCAL GOVERNMENT INFRASTRUCTURE DESIGNATION CONSULTATION REPORT

At the General Meeting 13 September 2023 (Item 14.1 refers), Council resolved as follows:

- 1. To endorse the Birkdale Community Precinct Local Government Infrastructure Designation Consultation Summary Report, including responses to submissions.*
- 2. To note that officers will continue to progress amendments to the Birkdale Community Precinct Local Government Infrastructure Designation based on the Consultation Report, and that a report seeking Council endorsement to make the designation will be brought to a future meeting of Council.*
- 3. To thank the community for its participation in the consultation.*

A report will be brought to a future meeting of Council.

9.2 BIRKDALE COMMUNITY PRECINCT

At the General Meeting 16 April 2025 (Item 18.2 refers), Council resolved as follows:

1. *To acknowledge the Birkdale Community Precinct (BCP) is a site of special community interest containing recognised cultural, environmental and heritage values and note community interest in the planning, financial viability, and long-term stewardship of the site.*
2. *To request a report be brought to a future General Meeting, providing clarity and assurance on the following matters:*

- a. *Project Delivery:*

Identify which elements of the Birkdale Community Precinct Master Plan are currently proposed for delivery in the lead-up to the Brisbane 2032 Olympic and Paralympic Games.

- b. *Financial Modelling and Legacy Planning:*

Document the process, research, external expertise and methodology applied to the design, planning and future operations of the proposed Redland Whitewater Centre and Birkdale Swimming Lagoon.

- c. *Cultural, Environmental and Heritage Management:*

Clarify how Council will ensure that site works will be undertaken consistent with best-practice land stewardship principles, including an update on the status of the Federal Conservation Agreement and Environment Protection and Biodiversity Conservation Act 1999 referral.

- d. *Consultation and Co-Design:*

To realise the social value propositions that are possible for this intergenerational precinct, and to build on the work of the successful piloted community partnerships program, complete the Birkdale Community Precinct Activation Framework to encourage ongoing community stewardship and participation in master plan implementation.

A report will be brought to a future meeting of Council.

9.3 CLEVELAND TOWN CENTRE REVITALISATION PROJECT UPDATE

At the General Meeting 10 December 2025 (Item 19.4 refers), Council resolved as follows:

1. *That the Cleveland Town Centre Revitalisation Project be designated a Major Project in accordance with the Funding Deed between Redland City Council and Redland Investment Corporation.*
2. *That Redland Investment Corporation continue to progress the Cleveland Town Centre Revitalisation Project for Phases 2 to 6 under the appropriate RIC governance policies with the support and collaboration of Council, noting the sourcing of consultants is subject to endorsement of the Project Steering Committee overseen by an independent Probity Advisor.*
3. *To endorse the project budget as identified in the report for Phases 1 to 6 of the Cleveland Revitalisation Project.*
4. *To note that the evaluation panel's recommendation for preferred development partner/s will be brought to a future General Meeting of Council.*
5. *To maintain the report as confidential including maintaining the confidentiality of legally privileged, private and commercial in confidence information.*

A report will be brought to a future meeting of Council.

9.4 INDOOR SPORTS FACILITIES PLANNING

At the General Meeting 17 September 2025 (Item 16.2 refers), Council resolved as follows:

1. *To endorse the Indoor Sports Facility Action Plan (Attachment 2).*
2. *To provide in-principle support for the preferred sites for a new indoor sports facility (Attachment 3).*
3. *To authorise officers to undertake the due diligence, master planning and business cases for the preferred sites over the next 12-18 months, including options for further co-location of Council and community facilities as part of a larger integrated precinct and project.*
4. *That a further report be brought to a future meeting of Council for consideration regarding the master planning process, business cases and next steps, which may include the potential refinement of preferred sites pending the results of future work as outlined at point 3.*
5. *To endorse the implementation of the following short-term actions to address current indoor court access constraints:*
 - a. *Advocacy to state primary and secondary schools to secure increased community access to indoor facilities.*
 - b. *Investigation into the feasibility of covering existing outdoor court facilities to expand all-weather use.*
 - c. *Engagement with the Queensland Government to explore co-investment opportunities for enhanced community access to school-based indoor sports infrastructure.*
6. *That the attachments 2 and 3 remain confidential until such time as all key due diligence investigations are completed and Council determines to proceed with a preferred development option, subject to maintaining the confidentiality of legally privileged, private and commercial in confidence information.*

A report addressing this matter is listed as Item 15.3 of this agenda.

9.5 NOTICE OF MOTION - COUNCILLOR SHANE RENDALLS - CLEARING WATERCOURSES OF FLOOD DEBRIS TO MITIGATE FLOOD RISKS

At the General Meeting 12 November 2025 (Item 16.2 refers), Council resolved as follows:

1. *To request a schedule of works and timeframe for clearing of watercourses of flood debris to reduce the likelihood of flooding at:*
 - a. *Weinam Creek at Cliftonville Place Park and Moores Road to the mouth of the creek.*
 - b. *Serpentine Creek from 62-66 Serpentine Creek Road to mouth of the creek.*
 - c. *Pitt Street Wetlands from Salisbury Road and Hamilton Street to mouth of the watercourse.*
2. *To bring a report to the General Meeting of Council scheduled 18 March 2026.*

A report addressing this matter is listed as Item 15.1 of this agenda.

9.6 POTENTIAL PROPERTY DISPOSALS - CAPALABA

At the General Meeting 12 November 2025 (Item 20.4 refers), Council resolved as follows:

1. *To affirm Council's resolution made under Item 20.1 of the General Meeting of 18 September 2024, confirming that Lot 1 is to be disposed of at market value in accordance with the requirements of the Local Government Act 2009 and Local Government Regulation 2012.*
2. *That Council requests a further confidential report outlining options for the disposal of Lot 3 and that no disposal of Lot 3 be progressed or finalised until Council has considered this report at a future meeting.*
3. *That this report and all attachments remain confidential until the property disposal process has concluded, subject to maintaining the confidentiality of legally privileged, private and commercial-in-confidence information.*

A report will be brought to a future meeting of Council.

9.7 PETITION - REQUEST TO AMEND COUNCIL'S ANIMAL MANAGEMENT LAWS REGARDING MINIATURE GOATS

At the General Meeting 18 February 2026 (Item 7.1 refers), Council resolved as follows:

That the petition be received and referred to the Chief Executive Officer for consideration and report to the local government.

A report will be brought to a future meeting of Council.

9.8 NOTICE OF MOTION - COUNCILLOR JASON COLLEY - CUSTOMER EXPERIENCE POLICY FOR RESIDENTS AFFECTED BY PERSISTENT WATER SUPPLY ISSUES

At the General Meeting 18 February 2026 (Item 17.1 refers), Council resolved as follows:

1. *To acknowledge an ongoing intermittent water pressure interruption exists, and has been verified by Redland Water, in properties south of trunk main infrastructure in high level pressure zones centered around Mount Cotton Road/Ney Road/School Road/Howlett Road.*
2. *That a report be brought back to Council, which reflects and recognises this lower level of service for impacted customers, giving consideration to the adoption of a pricing concession mechanism if remediation or improvement of the intermittent pressure issues are unable to be addressed.*
3. *That Council's investigation should seek to establish the level of service interruption experienced at each property, the current and future risk of such interruptions across the city, and where impact is significant should establish an equitable, compliant, financial concession pathway with eligibility criteria relevant to the level of service interruption.*

A report will be brought to a future meeting of Council.

10 DECLARATION OF PRESCRIBED CONFLICT OF INTERESTS AND DECLARABLE CONFLICT OF INTERESTS

Councillors are reminded of their responsibilities in relation to a Councillor's Prescribed Conflict of Interest and Declarable Conflict of Interest at a meeting. For full details see Chapter 5B of the *Local Government Act 2009*.

In summary:

Obligation of Councillor with Prescribed Conflict of Interest

Section 150EL of the *Local Government Act 2009* requires Councillors to declare a Prescribed Conflict of Interest in a matter as soon as they become aware of their interest in the matter, either:

- (1) *at a local government meeting, or*
- (2) *as soon as practicable, by giving the Chief Executive Officer written notice of the prescribed conflict of interest.*
- (3) The declaration must include the following particulars:
 - (a) *For a gift, loan or contract – the value of the gift, loan or contract;*
 - (b) *For an application for which a submission has been made – the matters the subject of the application and submission;*
 - (c) *The name of any entity, other than the Councillor, that has an interest in the matter;*
 - (d) *The nature of the Councillor's relationship with the entity mentioned in (c) above;*
 - (e) *Details of the Councillor's, and any other entity's, interest in the matter.*

Dealing with Prescribed Conflict of Interest at a Meeting

Pursuant to Section 150EM of the *Local Government Act 2009*, if a Councillor declares a Prescribed Conflict of Interest in a matter, ***the Councillor must leave the place at which the meeting is being held, including any area set aside for the public, and stay away from the place while the matter is discussed and voted on.***

Obligation of Councillor with Declarable Conflict of Interest

Section 150EQ of the *Local Government Act 2009* requires Councillors to declare a Declarable Conflict of Interest in a matter as soon as they become aware of their interest in the matter, either:

- (1) *at a local government meeting, or*
- (2) *as soon as practicable, by giving the Chief Executive Officer written notice of the declarable conflict of interest.*
- (3) The declaration must include the following particulars:
 - (a) *The nature of the declarable conflict of interest;*
 - (b) *If the declarable conflict of interest arises because of the councillor's relationship with a related party:*
 - (i) *The name of the related party; and*
 - (ii) *The nature of the relationship of the related party to the Councillor; and*
 - (iii) *The nature of the related party's interests in the matter;*

(c) *If the Councillor's or related party's personal interests arise because of the receipt of a gift or loan from another person:*

- (i) The name of the other person; and*
- (ii) The nature of the relationship of the other person to the Councillor or related party; and*
- (iii) The nature of the other person's interests in the matter; and*
- (iv) The value of the gift or loan, and the date the gift was given or loan was made.*

Procedure if Councillor has Declarable Conflict of Interest

Pursuant to Section 150ES of the *Local Government Act 2009*, eligible Councillors at the meeting must, by resolution, decide whether the Councillor who has declared the interest:

May participate in a decision about the matter at the meeting, including by voting on the matter;
or

Must leave the place at which the meeting is being held, including any area set aside for the public, and stay away from the place while the eligible Councillors discuss and vote on the matter.

Duty to report another Councillor's Prescribed Conflict of Interest or Declarable Conflict of Interest

Pursuant to section 150EW of the *Local Government Act 2009*, a Councillor who reasonably believes or reasonably suspects another Councillor has a Prescribed Conflict of Interest or a Declarable Conflict of Interest in a matter must:

Immediately inform the person who is presiding at the meeting about the belief or suspicion; or

As soon as practicable, inform the Chief Executive Officer of the belief or suspicion.

The Councillor must also inform the person presiding, or the Chief Executive Officer, of the facts and circumstances forming the basis of the belief or suspicion.

Record of Prescribed and Declarable Conflicts of Interest

Where a Councillor informs the meeting of a Prescribed or Declarable Conflict of Interest, section 150FA of the *Local Government Act 2009* requires the following information to be recorded in the minutes of the meeting:

The name of the Councillor who may have a prescribed or declarable conflict of interest in the matter;

The particulars of the prescribed or declarable conflict of interest;

If another Councillor informs the meeting of a belief of suspicion, about another Councillor's Conflict of Interest:

- (a) The action the Councillor takes;
- (b) Any decision by eligible Councillors; and
- (c) The name of each eligible Councillor who voted in relation to whether the Councillor has a declarable conflict of Interest, and how each eligible Councillor voted.

Whether the Councillor participated in deciding the matter, or was present for deciding the matter;

For a matter to which the Prescribed or Declarable Conflict of Interest relates:

- (a) *The name of the Councillor who has declared the conflict of interest;*
- (b) *The nature of the personal interest, as described by the Councillor;*

- (c) The decision made;*
- (d) Whether the Councillor participated in the meeting under an approval by the Minister;*
- (e) If the Councillor voted on the matter, how they voted; and*
- (f) How the majority of Councillors voted on the matter.*

If the Councillor has a Declarable Conflict of Interest, in addition to the information above, the following information must be recorded in the minutes:

- (a) The decision and reasons for the decision as to whether the Councillor with the Declarable Conflict of Interest may participate in the decision, or must not participate in the decision; and
- (b) The name of each eligible Councillor who voted on the decision, and how the eligible Councillor voted.

11 MAYORAL MINUTE

In accordance with s.6.13 of Council Meeting Standing Orders, the Mayor may put to the meeting a written motion called a 'Mayoral Minute', on any matter. Such motion may be put to the meeting without being seconded, may be put at that stage in the meeting considered appropriate by the Mayor and once passed becomes a resolution of Council.

12 REPORTS FROM THE OFFICE OF THE CEO

Nil.

13 REPORTS FROM ORGANISATIONAL SERVICES

13.1 FEBRUARY 2026 MONTHLY FINANCIAL REPORT

Objective Reference: A12942873

Authorising Officer: Sandra Bridgeman, Executive Group Manager Financial Services & Chief Financial Officer

Responsible Officer: Melanie Reimann, Group Manager Financial Services

Report Author: Udaya Panambala Arachchilage, Corporate Financial Reporting Manager

Attachments: 1. February 2026 Monthly Financial Report [↓](#)

PURPOSE

To note the year-to-date financial results as at 28 February 2026.

BACKGROUND

Council adopts an annual budget and then reports on performance against the budget monthly. This enables the organisation to periodically review its financial performance and position and respond to changes in community requirements, market forces or other outside influences.

ISSUES

The attached report provides information to Council and the Community reflecting the actual financial results year-to-date compared to the revised budget forecast.

The year-to-date operating result was a surplus of \$32.43M. Whilst this is favourable to budget by \$10.00M at this point in the year, this variance is expected to be temporary due to various timing differences, noting the revised full year budget forecast is an operating deficit of \$8.17M. The key movements impacting the year-to-date result are set out in the executive summary in the attached report.

Council officers continue to closely monitor Council's operating result, striving to ensure the delivery of efficient and effective services to the community whilst being fiscally responsible with community assets and funds. Council officers are focused on:

- Achieving the savings and efficiency targets included in the budget, which have not been fully achieved or recognised as at the date of this report; and
- Prioritising the delivery of capital works and monitoring the progress of projects against milestones.

Council's cash balance at 28 February 2026 is \$279.56M (January: \$223.01M) which is favourable to budget. This is primarily due to the timing of cash flows driven by lower than planned payments for capital expenditure, higher than planned receipts of capital grants. This is partially offset by higher than planned payments to suppliers.

STRATEGIC IMPLICATIONS

Council has either achieved or favourably exceeded the following key financial sustainability ratios at 28 February 2026:

- Operating Surplus Ratio
- Operating Cash Ratio

- Unrestricted Cash Expense Cover Ratio
- Asset Consumption Ratio
- Leverage Ratio
- Net Financial Liabilities Ratio

The Asset Sustainability Ratio did not meet the target at the end of February 2026 and remains unfavourable year-to date for Council with renewal spend of \$26.64M and depreciation expense of \$55.26M year to date on infrastructure assets.

This ratio is an indication of how Council currently maintains, replaces and renews its existing infrastructure assets as they reach the end of their useful lives and can fluctuate month to month depending on the timing of capital work.

Capital spend on non-renewal projects increases the asset base and therefore increases depreciation expense, resulting in a lower asset sustainability ratio.

The Council-Controlled Revenue, Population Growth, and Asset Renewal Funding Ratios are reported for contextual purposes only. Population Growth and Asset Renewal Funding Ratios will not materially change from month to month.

Legislative Requirements

The February 2026 financial report is presented in accordance with the legislative requirement of section 204(2) of the *Local Government Regulation 2012*, requiring the Chief Executive Officer to present the financial report to a monthly Council meeting.

Risk Management

The February 2026 financial report has been noted by the Executive Leadership Team and relevant officers who can provide further clarification and advice around actual to budget variances.

Financial

There is no direct financial impact to Council as a result of this report, however it provides a summary of Council's financial position, results and ratios at the end of February 2026.

People

Nil impact expected as the purpose of the attached report is to provide financial information to Council based upon actual versus budgeted financial activity.

Environmental

Nil impact expected as the purpose of the attached report is to provide financial information to Council based upon actual versus budgeted financial activity.

Social

Nil impact expected as the purpose of the attached report is to provide financial information to Council based upon actual versus budgeted financial activity.

Human Rights

There are no human rights implications from this report as the purpose of the attached report is to provide financial information to Council based upon actual versus budgeted financial activity.

Alignment with Council's Policy and Plans

This report has a relationship with the following items of Council's *Our Future Redlands – A Corporate Plan to 2026 and Beyond*:

Efficient and effective organisation objectives

- 7.1 Improve the efficiency and effectiveness of Council’s service delivery to decrease costs and enhance customer experience and community outcomes.
- 7.4 Demonstrate good governance through transparent, accountable processes and sustainable practices and asset management.

CONSULTATION

Consulted	Date	Comment
Council departmental officers	Year to date 28 February 2026	Consulted on financial results and outcomes.
Financial Services Group officers	Year to date 28 February 2026	Consulted on financial results and outcomes.
Executive Leadership Team and Senior Leadership Team	Year to date 28 February 2026	Recipients of variance analysis between actual and budget. Consulted as required.

OPTIONS

Option One

That Council resolves to note the financial position, results and ratios for February 2026 as presented in the attached Monthly Financial Report.

Option Two

That Council resolves to request additional information.

OFFICER’S RECOMMENDATION

That Council resolves to note the financial position, results and ratios for February 2026 as presented in the attached Monthly Financial Report.



Monthly Financial Report

February 2026



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1. EXECUTIVE SUMMARY

This monthly report illustrates the financial performance and position of Redland City Council compared to its adopted budget at an organisational level for the period ended 28 February 2026. The annual revised budgeted balances for 2025-2026 include the changes from the budget review adopted by Council on 10 December 2025.

Key Financial Highlights and Overview

Key Financial Results (\$'000)	Annual Revised Budget	YTD Budget	YTD Actual	YTD Variance	YTD Variance %	Status Favourable ✓ Unfavourable ✗
Operating Surplus / (Deficit)	(8,167)	22,428	32,426	9,998	45%	✓
Recurrent Revenue	419,248	299,992	307,112	7,120	2%	✓
Recurrent Expenditure	427,415	277,564	274,686	(2,878)	-1%	✓
Capital Works Expenditure	152,446	68,954	54,608	(14,346)	-21%	✓
Closing Cash & Cash Equivalents	187,415	261,076	279,561	18,485	7%	✓
Short-Term Investment	50,000	50,000	50,000	-	0%	✓

Council reported a year-to-date operating surplus of \$32.43M which is favourable to budget by \$10.00M. The favourable variance is expected to be temporary given the budgeted full year operating deficit of \$8.17M.

Higher than budget YTD recurrent revenue primarily relates to:

- Fees from planning and plumbing applications and work performed on private properties. The level of development and plumbing applications received can vary month to month, and the YTD favourable variance may not be indicative of a trend.
- Favourable fee licence fees income is expected to be a timing variance related to the timing of invoice receipts.

YTD recurrent expenses are lower than budget, impacted by:

- Lower employee costs compared to the revised budget.
- Lower depreciation expense which is expected to be a temporary timing difference, with the variance impacted by the timing of the completion of capital works and the capture of the assets in the financial asset register.
- Higher material and services costs that include unbudgeted costs for maintenance and critical tree management activities post ex-TC Alfred.

Council officers continue focus on achieving the cost efficiency savings included in the budget, which have not been fully achieved or recognised as at the date of this report.

The recognition of capital revenue is impacted by the completion of works related to the grant. Council officers are reviewing the expected timing of completion of these works and if this may delay the recognition of some capital grants.

Council's capital works expenditure is behind budget by \$14.35M. The progress of work on several projects is behind budget, partially offset by the work completed on projects which were in flight from the prior financial year. Council officers continue to prioritise the delivery of capital works and monitor the progress of projects against milestones.

Council's cash balance at 28 February 2026 of \$279.56M is higher than budget mainly due to timing of cash flows, with lower than budgeted payments for property, plant and equipment, higher than budgeted capital grants, subsidies and contributions, partially offset by higher than budgeted payments for suppliers.

2. KEY PERFORMANCE INDICATORS

Local Government Regulation 2012 requires Council to calculate and publish nine financial sustainability measures as part of the annual statutory financial reporting process. Council applies the guidance set out in the *Financial Management (Sustainability) Guideline 2024* to calculate the ratios and determine the target measures. Ratios are monitored monthly.

Type	Financial Sustainability Measures	Target	Annual Revised Budget	YTD Actual	Status Achieved ✓ Not achieved ✗
Financial Capacity	Council-Controlled Revenue ¹	Contextual - No target specified	92.41%	92.64%	N/A
	Population Growth Ratio ¹	Contextual - No target specified	1.23%	1.23%	N/A
Operating Performance	Operating Surplus Ratio ²	Greater than 0%	-1.92%	10.44%	✓
	Operating Cash Ratio	Greater than 0%	20.63%	29.21%	✓
Liquidity	Unrestricted Cash Expense Cover Ratio	Greater than 2 months	3.71	6.36	✓
Asset Management	Asset Sustainability Ratio	Greater than 60%	82.64%	48.22%	✗
	Asset Consumption Ratio	Greater than 60%	60.14%	60.75%	✓
	Asset Renewal Funding Ratio ¹	Contextual - No target specified	100.00%	100.00%	N/A
Debt Servicing Capacity	Leverage Ratio	0 - 4 times	1.15	0.93	✓
Level of Debt	Net Financial Liabilities Ratio ²⁻³	Less than 60% (on average over the long-term)	-19.48%	-48.77%	✓

¹ The Council-Controlled Revenue, Population Growth, and Asset Renewal Funding Ratio measures are reported for contextual purposes only. Population Growth and Asset Renewal Funding Ratios will not materially change from month to month.

² The Net Financial Liabilities Ratio is negative as current assets are greater than total liabilities. This measure is presented in addition to the nine financial sustainability measures required to provide more information to the community.

³ The budget percentage for these ratios are calculated as at 30 June of each reporting year. The monthly ratio during the reporting year may not be representative of the end of year result.



3. STATEMENT OF COMPREHENSIVE INCOME

STATEMENT OF COMPREHENSIVE INCOME					
For the period ending 28 February 2026					
	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual \$000	YTD Variance \$000
Recurrent revenue					
Rates charges	143,632	143,632	107,781	107,928	147
Levies and utility charges	227,034	227,034	163,299	163,565	266
Less: Pensioner remissions and rebates	(4,102)	(4,102)	(3,025)	(2,956)	69
Fees	24,952	25,483	15,622	19,080	3,458
Rental income	964	1,118	743	741	(2)
Interest received	10,477	10,477	7,240	8,499	1,259
Sales revenue	5,250	5,393	3,218	4,037	819
Other income	589	649	371	1,133	762
Grants, subsidies and contributions	7,908	9,565	4,743	5,085	342
Total recurrent revenue	416,703	419,248	299,992	307,112	7,120
Recurrent expenses					
Employee benefits	124,045	127,776	85,097	84,653	(444)
Materials and services	194,783	202,498	130,273	131,038	765
Finance costs	5,090	5,090	3,385	3,092	(293)
Depreciation and amortisation	92,607	92,607	59,219	56,326	(2,893)
Other expenditure	680	680	422	433	11
Net internal costs	(1,205)	(1,236)	(832)	(856)	(24)
Total recurrent expenses	415,999	427,415	277,564	274,686	(2,878)
OPERATING SURPLUS / (DEFICIT)	704	(8,167)	22,428	32,426	9,998
Capital revenue					
Grants, subsidies and contributions	55,432	48,056	34,537	15,597	(18,940)
Non-cash contributions	18,067	18,067	-	4,293	4,293
Total capital revenue	73,499	66,123	34,537	19,890	(14,647)
Capital expenses					
(Gain) / loss on disposal of non-current assets	289	289	192	878	686
Total capital expenses	289	289	192	878	686
TOTAL INCOME	490,202	485,371	334,529	327,002	(7,527)
TOTAL EXPENSES	416,287	427,704	277,756	275,564	(2,192)
NET RESULT	73,915	57,667	56,773	51,438	(5,335)
Other comprehensive income / (loss)					
Items that will not be reclassified to a net result					
Revaluation of property, plant and equipment	-	-	-	-	-
TOTAL COMPREHENSIVE INCOME	73,915	57,667	56,773	51,438	(5,335)

3. STATEMENT OF COMPREHENSIVE INCOME - CONTINUED

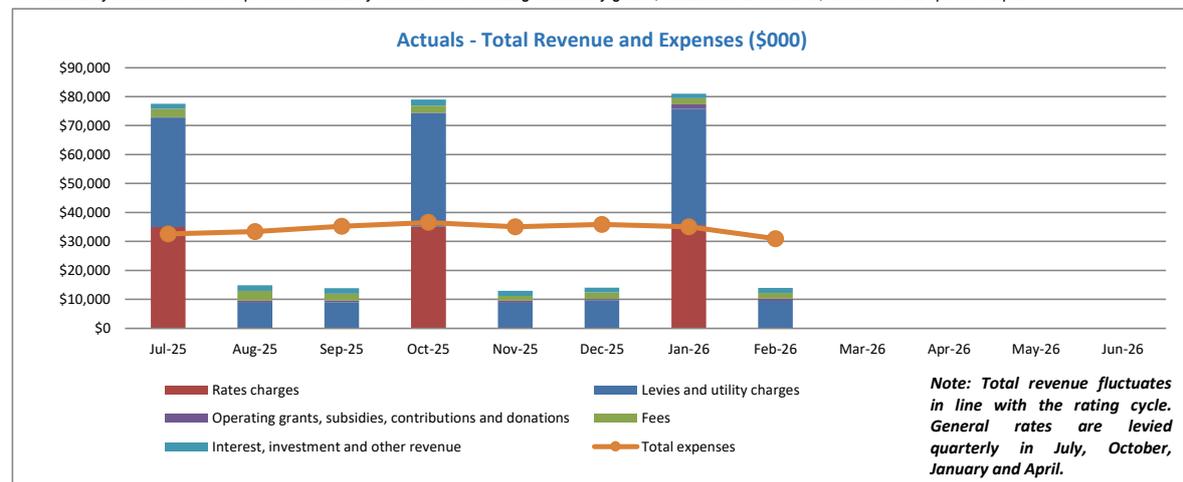
LEVIES AND UTILITY CHARGES ANALYSIS					
For the period ending 28 February 2026					
	Annual	Annual	YTD	YTD	YTD
	Original	Revised	Budget	Actual	Variance
	Budget	Budget	\$000	\$000	\$000
	\$000	\$000			
Levies and utility charges					
Refuse collection rate charge	44,987	44,987	29,917	30,060	143
SES separate charge	540	540	405	406	1
Environment & Coastal Management Separate Charge	19,206	19,206	14,395	14,470	75
Separate charge landfill remediation	5,793	5,793	4,343	4,351	8
Wastewater charges	65,902	65,902	49,281	49,089	(192)
Water access charges	28,458	28,458	21,311	21,133	(178)
Water consumption charges	62,147	62,147	43,647	44,056	409
Total levies and utility charges	227,034	227,034	163,299	163,565	266

MATERIALS AND SERVICES ANALYSIS					
For the period ending 28 February 2026					
	Annual	Annual	YTD	YTD	YTD
	Original	Revised	Budget	Actual	Variance
	Budget	Budget	\$000	\$000	\$000
	\$000	\$000			
Materials and services					
Contractors	59,363	68,411	40,157	36,873	(3,284)
Consultants	6,248	6,906	4,682	4,328	(354)
Other Council outsourcing costs*	31,473	32,489	20,800	21,048	248
Purchase of materials	65,319	63,690	43,938	44,068	130
Office administration costs**	6,223	4,528	3,169	6,558	3,389
Electricity charges	6,803	6,803	4,529	4,975	446
Plant operations	4,028	3,983	2,577	2,653	76
Information technology resources	9,004	9,113	6,071	6,246	175
General insurance	3,717	3,717	2,478	2,483	5
Community assistance***	1,898	2,153	1,415	1,363	(52)
Other material and service expenses	707	705	457	443	(14)
Total materials and services	194,783	202,498	130,273	131,038	765

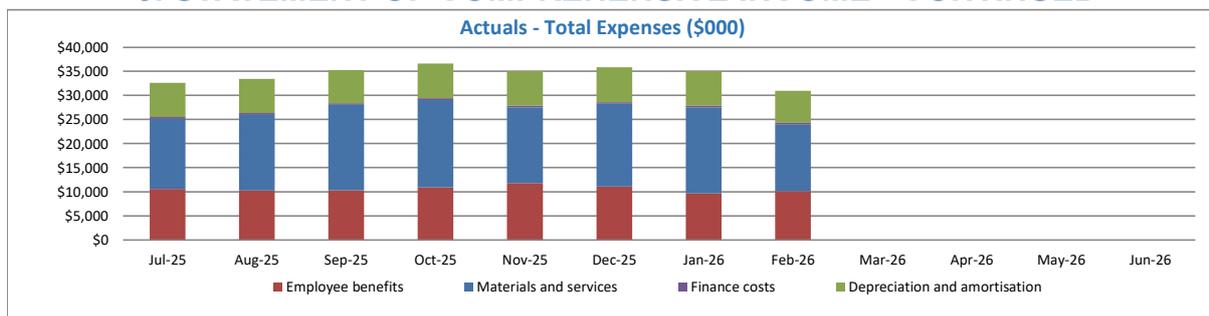
* Other Council outsourcing costs are various outsourced costs including refuse collection and disposal, waste disposal, legal services, traffic control, external training, valuation fees, etc.

** Office administration costs include, but are not limited to, waste levy, cleaning, telecommunications, licences and permits, postage and freight, subscriptions and memberships and debt collection. It is also the expense category where the savings and efficiencies target line is loaded for all materials and services categories.

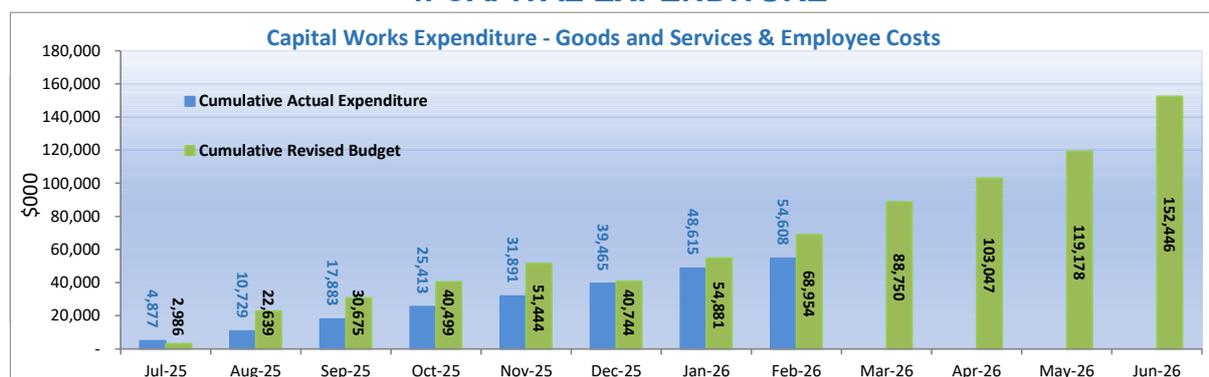
*** Community assistance costs represent community related costs including community grants, exhibitions and awards, donations and sponsorships.



3. STATEMENT OF COMPREHENSIVE INCOME - CONTINUED



4. CAPITAL EXPENDITURE



	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual \$000	YTD Variance \$000
Capitalised goods and services*	142,723	65,262	49,035	(16,227)
Capitalised employee costs	9,723	3,692	5,573	1,881
Total	152,446	68,954	54,608	(14,346)

* Excludes capital prepayments.

Notable Projects

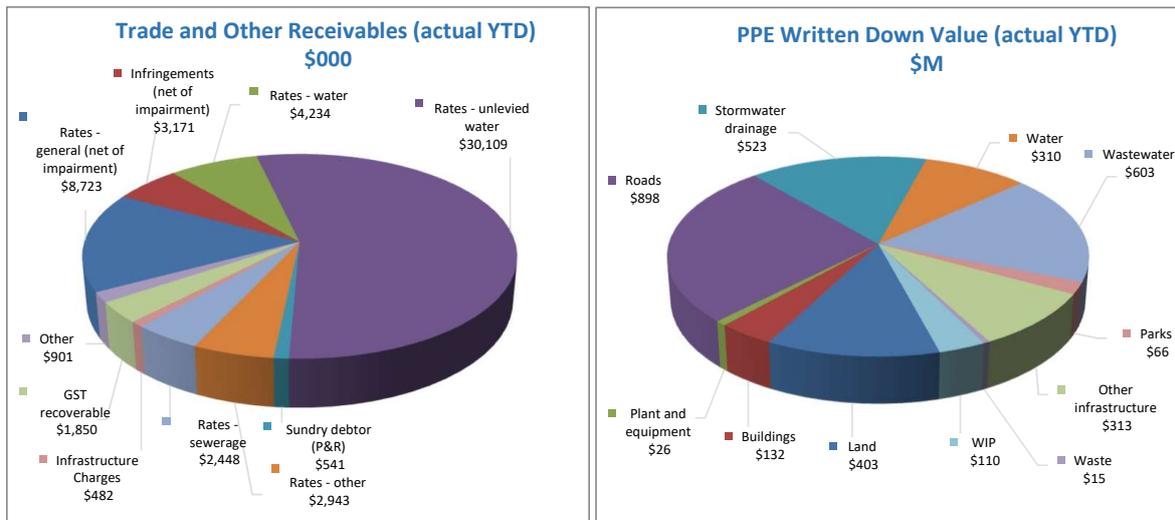
The table below lists Council's capital expenditure on major projects.

Capital Investment		YTD Actual \$000
Kinross Road Sewerage Trunk	New sewerage pump station (Lorikeet Dr) and trunk sewer main to Cleveland waste water treatment plant	6,857
Judy Holt Park	Recreational area expansion	3,576
Fleet replacement	Current fleet replacement	1,831
Weinam Creek development	Continuation of works at Weinam Creek Priority Development Area.	1,191
RPAC Forecourt Redevelopment	Staged redevelopment of Redlands Performing Arts Centre	1,006

5. STATEMENT OF FINANCIAL POSITION

STATEMENT OF FINANCIAL POSITION				
As at 28 February 2026				
	Annual	Annual	YTD	YTD
	Original Budget \$000	Revised Budget \$000	Budget \$000	Actual \$000
CURRENT ASSETS				
Cash and cash equivalents	162,341	187,415	261,076	279,561
Short-term investment - CBA	50,000	50,000	50,000	50,000
Trade and other receivables	57,676	63,514	57,887	55,402
Inventories	1,258	1,398	1,398	1,260
Non-current assets held for sale	-	2	2	-
Other current assets	3,980	3,420	3,419	5,828
Total current assets	275,255	305,749	373,782	392,051
NON-CURRENT ASSETS				
Investment property	1,474	3,379	3,379	3,379
Property, plant and equipment	3,524,262	3,474,662	3,406,772	3,399,464
Intangible assets	158	149	205	183
Right-of-use assets	1,747	9,717	9,981	9,898
Other financial assets	73	73	73	73
Investment in other entities	11,769	11,769	11,769	11,769
Equity investment	2,831	7,793	7,793	7,793
Total non-current assets	3,542,314	3,507,542	3,439,972	3,432,559
TOTAL ASSETS	3,817,569	3,813,291	3,813,754	3,824,610
CURRENT LIABILITIES				
Trade and other payables	41,118	54,429	54,791	46,988
Borrowings - current	6,391	8,278	8,278	8,278
Lease liability - current	237	600	900	900
Provisions - current	5,904	22,396	19,297	19,034
Other current liabilities	(267)	13,316	25,250	45,023
Total current liabilities	53,383	99,020	108,516	120,223
NON-CURRENT LIABILITIES				
Borrowings - non-current	94,658	92,759	76,238	76,218
Lease liability - non-current	1,595	9,615	9,790	9,547
Provisions - non-current	28,009	21,342	28,110	29,978
Other non-current liabilities	379	353	1,792	4,671
Total non-current liabilities	124,641	124,069	115,930	120,414
TOTAL LIABILITIES	178,024	223,088	224,446	240,637
NET COMMUNITY ASSETS	3,639,546	3,590,203	3,589,308	3,583,973
COMMUNITY EQUITY				
Asset revaluation surplus	1,612,203	1,710,032	1,710,032	1,710,032
Retained surplus	1,914,077	1,749,054	1,751,089	1,745,164
Constrained cash reserves	113,266	131,118	128,187	128,777
TOTAL COMMUNITY EQUITY	3,639,546	3,590,203	3,589,308	3,583,973

5. STATEMENT OF FINANCIAL POSITION - CONTINUED



RIGHT-OF-USE ASSETS As at 28 February 2026				
	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual Balance \$000
Right-of-use asset				
Buildings	48	107	231	202
Land	1,537	9,448	9,574	9,520
Plant and equipment	162	162	176	176
Closing balance	1,747	9,717	9,981	9,898

PROPERTY, PLANT AND EQUIPMENT (PPE) MOVEMENT* For the period ending 28 February 2026				
	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual Balance \$000
PPE movement				
Opening balance (includes WIP from previous years)	3,447,968	3,397,600	3,397,600	3,397,600
Acquisitions and WIP in year movement	169,745	170,513	68,954	58,901
Depreciation in year	(91,648)	(91,648)	(58,580)	(55,582)
Disposals	(1,803)	(1,803)	(1,202)	(1,457)
Other adjustments**	-	-	-	2
Closing balance	3,524,262	3,474,662	3,406,772	3,399,464

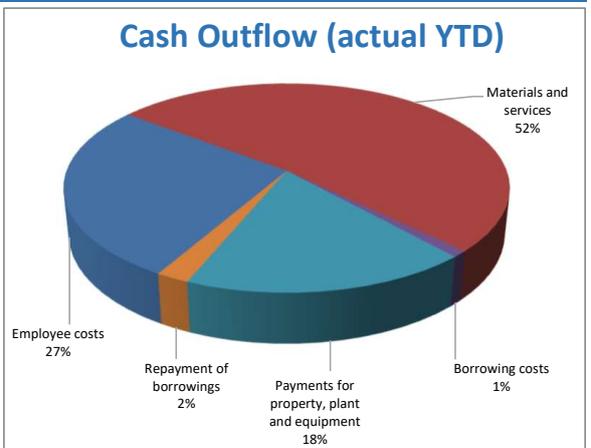
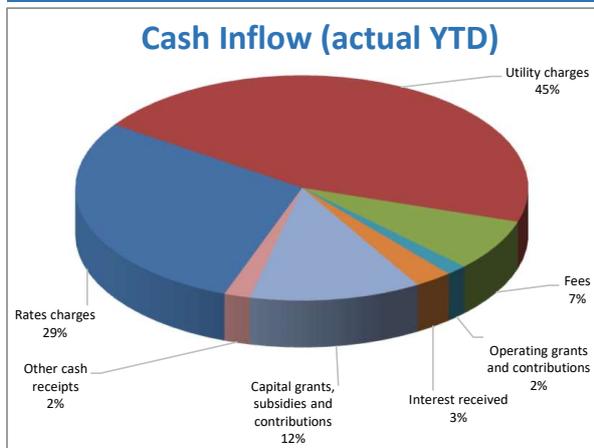
* This table includes movement relating to property, plant and equipment only and is exclusive of intangible assets.

** Other adjustments include transfers between asset classes, revaluation adjustments, prior period adjustments and depreciation thereon.



6. STATEMENT OF CASH FLOWS

STATEMENT OF CASH FLOWS For the period ending 28 February 2026				
	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual \$000
CASH FLOWS FROM OPERATING ACTIVITIES				
Receipts from customers	382,776	383,510	289,970	291,969
Payments to suppliers and employees	(341,480)	(352,897)	(232,022)	(240,225)
	41,296	30,613	57,948	51,744
Interest received	10,477	10,477	7,240	9,440
Rental income	964	1,118	743	741
Non-capital grants and contributions	8,007	9,664	4,770	5,285
Borrowing costs	(2,714)	(2,714)	(2,714)	(2,708)
Right-of-use assets interest expense	(301)	(301)	(200)	(229)
Net cash inflow / (outflow) from operating activities	57,728	48,857	67,787	64,273
CASH FLOWS FROM INVESTING ACTIVITIES				
Payments for property, plant and equipment	(151,678)	(152,446)	(68,954)	(54,608)
Proceeds from sale of property, plant and equipment	1,514	1,514	1,010	582
Capital grants, subsidies and contributions	55,432	48,056	34,537	42,869
Net cash inflow / (outflow) from investing activities	(94,731)	(102,875)	(33,407)	(11,157)
CASH FLOWS FROM FINANCING ACTIVITIES				
Proceeds of borrowings	15,211	15,211	-	-
Repayment of borrowings	(6,030)	(6,030)	(5,730)	(5,738)
Right-of-use lease payment	(525)	(525)	(350)	(593)
Net cash inflow / (outflow) from financing activities	8,657	8,657	(6,080)	(6,331)
Net increase / (decrease) in cash held	(28,346)	(45,361)	28,300	46,785
Cash and cash equivalents at the beginning of the year	190,687	232,776	232,776	232,776
Cash and cash equivalents at the end of the financial year / period	162,341	187,415	261,076	279,561



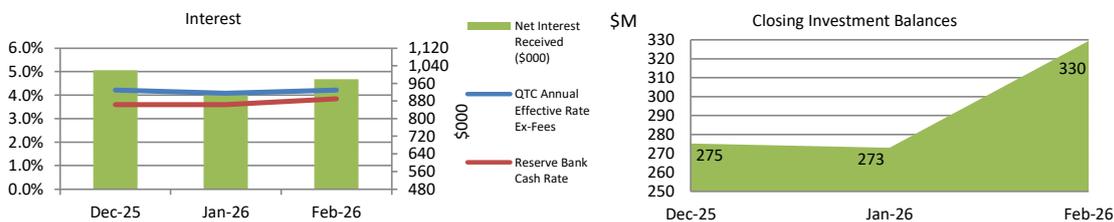
Total Cash Funding (Actual YTD)	350,886	Total Cash Expenditure (Actual YTD)	304,101
Total Cash Funding (Annual Revised Budget)	469,550	Total Cash Expenditure (Annual Revised Budget)	514,912
% of Budget Achieved YTD	75%	% of Budget Achieved YTD	59%



7. INVESTMENT & BORROWINGS REPORT

For the period ending 28 February 2026

INVESTMENT RETURNS



Total Investment at End of Month was \$329.56M

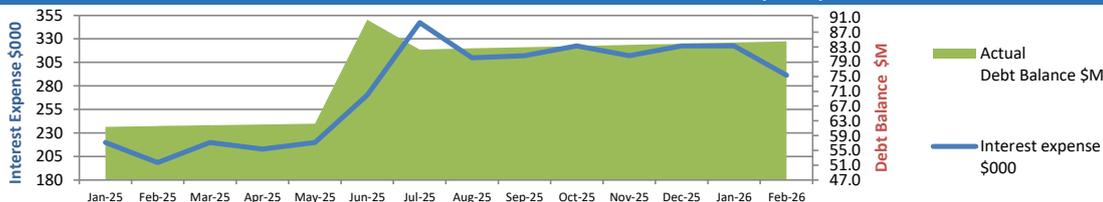
Council investments are currently held predominantly in interest earning at call facilities with Queensland Treasury Corporation (QTC) and a term deposit with Commonwealth Bank of Australia (CBA).

The movement in interest earned is indicative of both the interest rate and the surplus cash balances held with QTC, the latter of which is affected by business cash flow requirements on a monthly basis as well as the rating cycle.

Note: the Reserve Bank increased the cash rate to 3.85% during February 2026.

Council adopted its Investment Policy (FIN-001-P) in June 2025 for the 2025-2026 financial year

BORROWINGS AND BORROWING COSTS (QTC)



The debt balance increased in June 2025 due to new borrowings of \$27.92M as part of Council's Capital Works Plan.

In July 2025 the debt balance decreased due to the \$8.45M Annual Debt Service Payment (ADSP), being \$5.74M principal and \$2.71M interest. Interest will accrue monthly on a daily balance until next ADSP in July 2026 which is reflected in the increasing debt balance.

Total Borrowings at End of Month were \$84.50M

Council adopted its Debt Policy (FIN-009-P) in June 2025 for the 2025-2026 financial year

BORROWINGS

For the period ending 28 February 2026

	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual Balance \$000
Borrowings				
Opening balance	(90,413)	(90,401)	(90,401)	(90,401)
Accrued interest on borrowings	(3,868)	(3,869)	(2,559)	(2,541)
Interest paid on borrowings	2,714	2,714	2,714	2,708
Principal repaid	5,730	5,730	5,730	5,738
Loan drawdown	(15,211)	(15,211)	-	-
Closing balance	(101,049)	(101,037)	(84,516)	(84,496)

8. CONSTRAINED CASH RESERVES

Reserves as at 28 February 2026	Purpose of reserve	Opening Balance	To Reserve	From Reserve	Closing Balance
		\$000	\$000	\$000	\$000
Special Projects Reserve:					
Aquatic Paradise Revetment Wall Reserve	To fund Aquatic Paradise revetment wall works program	241	101	(4)	338
Weinam Creek Reserve	Maintenance and improvements associated with Weinam Creek projects	138	272	(2)	408
Waste Levy Reserve	To fund Waste Levy Program	-	3,347	(3,347)	-
Raby Bay Revetment Wall Reserve	To fund Raby Bay revetment wall works program	3,449	2,155	(315)	5,289
		3,828	5,875	(3,668)	6,035
Constrained Works Reserve:					
Public Parks Trunk Infrastructure Reserve	Capital projects for public parks trunk infrastructure	8,998	3,856	(439)	12,415
Marine Trunk Infrastructure Reserve	Provision of marine facilities south of Redland Bay	183	-	-	183
Land for Community Facilities Trunk Infrastructure Reserve	Land for community facilities trunk infrastructure	5,659	137	-	5,796
Water Supply Trunk Infrastructure Reserve	Upgrade, expansion or new projects for water supply trunk infrastructure	17,279	205	-	17,484
Sewerage Trunk Infrastructure Reserve	Upgrade, expansion or new projects for sewerage trunk infrastructure	14,568	2,385	(6,430)	10,523
Local Roads Trunk Infrastructure Reserve	Capital projects for local roads trunk infrastructure	30,003	6,030	(143)	35,890
Cycleways Trunk Infrastructure Reserve	Capital projects for cycleways trunk infrastructure	16,420	2,066	(500)	17,986
Stormwater Trunk Infrastructure Reserve	Capital projects for stormwater trunk infrastructure	12,348	648	-	12,996
Tree Planting Reserve	Acquisition and planting of trees on footpaths	465	52	-	517
Koala Tree off-set Planting Reserve	Acquisition and planting of trees for koala habitat	24	178	-	202
Special Property Reserve	Acquisition of property in line with the strategic property framework	4,980	826	-	5,806
		110,927	16,383	(7,512)	119,798
Separate Charge Reserve:					
Environment & Coastal Management Separate Charge Reserve	Ongoing conservation and maintenance operations	-	14,470	(11,567)	2,903
SES Separate Charge Reserve	On-going costs of maintaining the Redland SES	28	406	(393)	41
		28	14,876	(11,960)	2,944
TOTALS		114,783	37,134	(23,140)	128,777
					Closing cash and cash equivalents
					279,561
					Reserves as percentage of cash balance
					46.06%

9. CITY WATER STATEMENTS

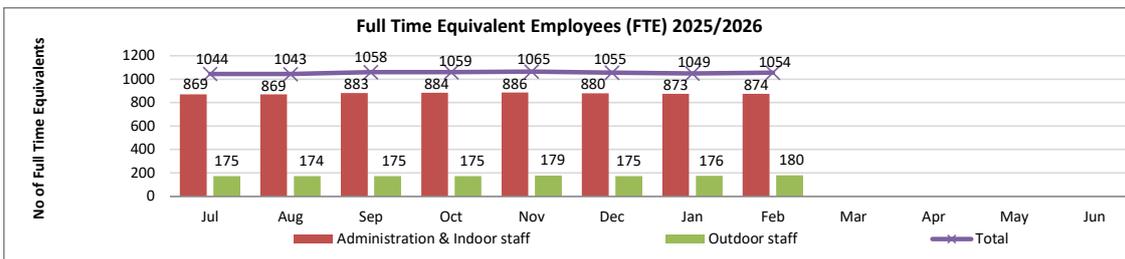
CITY WATER SUMMARY OPERATING STATEMENT					
For the period ending 28 February 2026					
	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual \$000	YTD Variance \$000
Total revenue	165,406	164,886	119,585	120,974	1,389
Total expenses	93,371	95,658	64,025	64,039	14
Earnings before interest, tax and depreciation (EBITD)	72,034	69,227	55,560	56,935	1,375
External interest expense	991	991	660	697	37
Internal interest expense	19,061	19,061	12,707	12,707	-
Depreciation	33,732	33,732	21,994	21,384	(610)
Operating surplus / (deficit)	18,251	15,444	20,199	22,147	1,948
CITY WATER CAPITAL FUNDING STATEMENT					
For the period ending 28 February 2026					
	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual \$000	YTD Variance \$000
Capital contributions, donations, grants and subsidies	8,646	12,946	11,881	2,590	(9,291)
Net transfer (to) / from constrained capital reserves	3,684	(1,884)	(1,076)	3,840	4,916
Non-cash contributions	1,530	1,530	-	1,021	1,021
Funding from utility revenue	23,910	25,178	426	8,959	8,533
Total sources of capital funding	37,770	37,770	11,231	16,410	5,179
Contributed assets	1,530	1,530	-	1,021	1,021
Capitalised expenditure	35,993	35,994	10,746	14,636	3,890
Loan redemption	247	247	485	753	268
Total application of capital funds	37,770	37,770	11,231	16,410	5,179

10. CITY WASTE STATEMENTS

CITY WASTE OPERATING STATEMENT					
For the period ending 28 February 2026					
	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual \$000	YTD Variance \$000
Total revenue	47,902	47,692	31,731	32,231	500
Total expenses	37,765	37,111	24,842	26,874	2,032
Earnings before interest, tax and depreciation (EBITD)	10,137	10,580	6,889	5,357	(1,532)
External interest expense	5	5	4	3	(1)
Depreciation	922	922	614	310	(304)
Operating surplus / (deficit)	9,210	9,654	6,271	5,044	(1,227)
CITY WASTE CAPITAL FUNDING STATEMENT					
For the period ending 28 February 2026					
	Annual Original Budget \$000	Annual Revised Budget \$000	YTD Budget \$000	YTD Actual \$000	YTD Variance \$000
Funding from utility revenue	1,702	1,702	395	255	(140)
Total sources of capital funding	1,702	1,702	395	255	(140)
Capitalised expenditure	1,666	1,666	371	258	(113)
Loan redemption	37	37	24	(3)	(27)
Total application of capital funds	1,702	1,702	395	255	(140)

11. APPENDIX: ADDITIONAL AND NON-FINANCIAL INFORMATION

Workforce Reporting



February 2026: Headcount		Employee Type			
Department Level		Casual	Full Time	Part Time	Total
Office of CEO and People, Culture and Organisational Performance		4	46	12	62
Organisational Services		3	208	27	238
Community and Customer Services		65	316	74	455
Infrastructure and Operations		8	383	30	421
Total		80	953	143	1,176

Note: FTE employees includes all full time employees at a value of 1 and all other employees, at a value less than 1. The table above demonstrates the headcount by department. The table includes contract of service and temporary personnel. It includes casual staff in their non-substantive roles as at the end of the period where relevant.

Overdue Rates Debtors & Statistics

Comparison February 2026 to February 2025										
Days Overdue	Feb-26	% Overdue	Feb-25	% Overdue	\$ Variance	% Variance	Rates & Charges Statistics		Feb-26	Feb-25
0 - 30	\$10,125,295	3.3%	\$7,539,846	2.8%	\$2,585,449	0.5%	Levied (Billed) Rates & Charges since 1 July		\$289,255,954	\$261,992,128
31 - 60	\$1,174	0.0%	\$0	0.0%	\$1,174	0.0%	Rate arrears b/fwd 1 July		\$11,724,571	\$9,598,398
61 - 90	\$0	0.0%	\$0	0.0%	\$0	0.0%	Total		\$300,980,525	\$271,590,526
91 - 180	\$3,032,412	1.0%	\$2,481,436	0.9%	\$550,976	0.1%	Balance of overdue rates & charges		\$18,487,324	\$14,507,870
>180	\$5,328,443	1.8%	\$4,486,588	1.6%	\$841,855	0.2%	Percentage Overdue		6.1%	5.3%
Total	\$18,487,324	6.1%	\$14,507,870	5.3%	\$3,979,454	0.8%				

12. GLOSSARY

Key Terms

Written Down Value:

This is the value of an asset after accounting for depreciation or amortisation, and it is also called book value or net book value.

Work In Progress (WIP):

This represents an unfinished project that costs are still being added to. When a project is completed, the costs will be either capitalised (allocated to relevant asset class) or written off.

Current Replacement Cost:

The amount of money required to replace an existing asset with an equally valued or similar asset at the current market price.

Written Down Replacement Cost:

An asset's current replacement cost less accumulated depreciation.

Book Value of Debt:

The book value of Council's debt (QTC or other loans) as at the reporting date (i.e. 30 June).

Infrastructure Assets:

Those significant, long-life assets that provide ratepayers with access to social and economic facilities. Examples include water and sewerage treatment plants, roads, bridges, drainage, buildings, and other community assets (does not include right of use assets).

Definition of Ratios

Council Controlled Revenue Ratio: <i>This is an indicator of a Council's financial flexibility, ability to influence its operating income, and capacity to respond to unexpected financial shocks</i>	$\frac{\text{Net Rates, Levies and Charges add Fees and Charges}}{\text{Total Operating Revenue}}$
Population Growth: <i>This is a key driver of a Council's operating income, service needs, and infrastructure requirements into the future</i>	$\frac{\text{Prior year estimated population}}{\text{Previous year estimated population}} - 1$
Operating Surplus Ratio*: <i>This is an indicator of the extent to which revenues raised cover operational expenses only or are available for capital funding purposes</i>	$\frac{\text{Operating Result}}{\text{Total Operating Revenue}}$
Operating Cash Ratio: <i>This measures the ability to cover core operational expenses and generate a cash surplus excluding depreciation, amortisation, and finance costs</i>	$\frac{\text{Operating Result add Depreciation and Amortisation add Finance Costs*}}{\text{Total Operating Revenue}}$
Unrestricted Cash Expense Cover Ratio: <i>This is an indicator of the unconstrained liquidity available to meet ongoing and emergent financial demands. It represents the number of months Council can continue operating based on current monthly expenses</i>	$\frac{(\text{Total Cash and Cash Equivalents add Current Investments add Available Ongoing QTC Working Capital Facility Limit less Externally Restricted Cash})}{(\text{Total Operating Expenditure less Depreciation and Amortisation less Finance Costs*})} \times 12$
Asset Sustainability Ratio: <i>This ratio indicates whether Council is renewing or replacing existing non-financial assets at the same rate that its overall stock of assets is wearing out</i>	$\frac{\text{Capital Expenditure on Replacement of Infrastructure Assets (Renewals)}}{\text{Depreciation Expenditure on Infrastructure Assets}}$
Asset Consumption Ratio: <i>This measures the extent to which Council's infrastructure assets have been consumed to what it would cost to build a new asset with the same benefit to the community</i>	$\frac{\text{Written Down Replacement Cost of Depreciable Infrastructure Assets}}{\text{Current Replacement Cost of Depreciable Infrastructure Assets}}$
Asset Renewal Funding Ratio: <i>This ratio measures the ability of a Council to fund its projected asset renewal/replacements in the future</i>	$\frac{\text{Total of Planned Capital Expenditure on Asset Renewals over 10 years}}{\text{Total of Required Capital Expenditure on Asset Renewals over 10 years}}$
Leverage Ratio: <i>This is an indicator of a Council's ability to repay its existing debt. It measures the relative size of the Council's debt to its operating performance</i>	$\frac{\text{Book Value of Debt**}}{\text{Total Operating Revenue less Total Operating Expenditure add Depreciation and Amortisation and Finance Costs}}$
Net Financial Liabilities: <i>This is an indicator of the extent to which the net financial liabilities of Council can be serviced by operating revenues</i>	$\frac{\text{Total Liabilities - Current Assets}}{\text{Total Operating Revenue}}$

* Finance costs only include interest charged on Council's existing QTC debt balances and any other Council loans

** Book Value of Debt only includes the book value of the Council's debt (QTC or other loans) as at the reporting date

13.2 QUEENSLAND AUDIT OFFICE FINAL MANAGEMENT REPORT 2024-2025**Objective Reference:** A12871164**Authorising Officer:** Sandra Bridgeman, Executive Group Manager Financial Services and Chief Financial Officer**Responsible Officer:** Melanie Reimann, Group Manager Financial Services**Report Author:** Louise Miller, Service Manager Corporate Finance**Attachments:**

1. Queensland Audit Office Final Management Report 2024-2025 [↓](#)
2. Queensland Audit Office Final Management Report 2024-2025 - Appendix B - Confidential

PURPOSE

To present the Queensland Audit Office (QAO) Final Management Report for 2024-2025 to Council.

BACKGROUND

Section 213 of the *Local Government Regulation 2012* requires the Mayor to present a copy of the Auditor-General's observation report at the next ordinary meeting of Local Government following receipt of the report.

As defined in the *Local Government Regulation 2012*:

"An Auditor-General's observation report, about an audit of a local government's financial statements, is a report about the audit prepared under section 54 of the *Auditor-General Act 2009* that includes observations and suggestions made by the Auditor-General about anything arising out of the audit."

The audit referred to in the extract above is the financial statements audit conducted by the QAO. The Auditor-General's observation report was electronically transmitted to Council on 26 February 2026.

ISSUES

The Auditor-General's observation report includes details of the internal control issues identified by the QAO during the interim and final visits performed in 2025, as well as the status of issues identified in the previous financial year's audit.

Actions and implementation dates included in the Auditor-General's observation report were discussed with, and agreed to, by the respective business area. The corrective actions were acknowledged prior to receipt of the final report.

The audit observations, corresponding audit recommendations and management responses included in this report have been presented to the Audit and Risk Management Committee.

The corrective actions for several internal control issues have been completed or are or resolved pending audit clearance, with corrective actions in progress for the remaining issues. Council's Internal Audit function will monitor and update the Audit and Risk Management Committee on the status of the recommended actions.

A summary table of the information technology related observations is included in Attachment 1, with the details of these observations included in confidential Attachment 2, to mitigate cyber risks.

STRATEGIC IMPLICATIONS

Legislative Requirements

Section 213 of the *Local Government Regulation 2012* requires the Mayor to present a copy of the Auditor-General's observation report at the next ordinary meeting of local government following receipt of the Auditor-General's report.

Risk Management

Risk management is undertaken during the year through monthly financial reporting and review of actual performance against budget. At the conclusion of the financial statements audit, QAO provided feedback to Council on the general appropriateness of key internal controls to ensure financial information is reasonably complete and accurate. Implementation of QAO recommendations is monitored by Internal Audit on a monthly basis and status of implementation is reported to the Executive Leadership Team.

Financial

There are no additional financial implications arising from the 2024-2025 Auditor-General's report.

People

No impact as the purpose of the report is to present the 2024-2025 Auditor-General's report.

Environmental

No impact as the purpose of the report is to present the 2024-2025 Auditor-General's report.

Social

No impact as the purpose of the report is to present the 2024-2025 Auditor-General's report.

Human Rights

No impact as the purpose of the report is to present the 2024-2025 Auditor-General's report.

Alignment with Council's Policy and Plans

This report has a relationship with the following items of Council's *Our Future Redlands – A Corporate Plan to 2026 and Beyond*:

Efficient and effective organisation objectives

7.1 Improve the efficiency and effectiveness of Council's service delivery to decrease costs and enhance customer experience and community outcomes.

7.4 Demonstrate good governance through transparent, accountable processes and sustainable practices and asset management.

CONSULTATION

Consulted	Consultation Date	Comments/Actions
Audit and Risk Management Committee	9 October 2025	Received a presentation from the QAO which outlined the key points for inclusion in the Auditor-General's report.
Chief Financial Officer	August 2025 to January 2026	Discussed the audit issues and coordinated the management responses with the QAO and the respective business areas.
Chief Information Officer	August 2025 to January 2026	Discussed the audit issues and provided the corresponding management responses.
Chief Procurement Officer	August 2025 to October 2025	Discussed the audit issues and provided the corresponding management responses.
Group Manager People and Culture	August 2025 to October 2025	Discussed the audit issues and provided the corresponding management responses.
Service Manager Strategic Asset and Funding Management	August 2025 to October 2025	Discussed the audit issues and provided the corresponding management responses.

OPTIONS**Option One**

That Council resolves as follows:

1. To note the findings from the Queensland Audit Office Final Management Report for 2024-2025, as attached to this report.
2. That Attachment 2 remains confidential, as it contains legally privileged, private, and commercial in confidence information.

Option Two

That Council resolves as follows:

1. To note the findings from the Queensland Audit Office Final Management Report for 2024-2025, as attached to this report and request further information.
2. That Attachment 2 remains confidential, as it contains legally privileged, private, and commercial in confidence information.

OFFICER'S RECOMMENDATION

That Council resolves as follows:

1. To note the findings from the Queensland Audit Office Final Management Report for 2024-2025, as attached to this report.
2. That Attachment 2 remains confidential, as it contains legally privileged, private, and commercial in confidence information.



2025 FINAL MANAGEMENT REPORT

Redland City Council

26 February 2026



OFFICIAL



Councillor J Mitchell
Mayor
Redland City Council

Dear Councillor Mitchell

Final management report for Redland City Council

We have completed our 2025 financial audit for Redland City Council. QAO has issued an unmodified audit opinion on your financial statements.

The purpose of this report is to update you on any matters that have arisen since we presented our interim report to you on 30 May 2025.

Reporting on issues identified after the closing report

I can confirm that we have not identified significant issues since the presentation of our closing report to the audit committee. The issues and other matters we have formally reported to management and an update on management's actions taken to resolve these issues is included as Appendix A and Appendix B.

Please note that under section 213 of the Local Government Regulation 2012, you must present a copy of this report at your council's next ordinary meeting.

Report to parliament

Each year, we report the results of all financial audits and significant issues to parliament.

We intend to include the results of our audit of your entity in our report to parliament Local government 2025. We will comment on the results of our audit, any significant internal control issues, and the overall results for the sector, including major transactions and events. We will discuss the proposed report content with your entity contact and continue to consult as we draft it. Formally, entities have an opportunity to comment on our report, and for these comments to be included in the final version tabled in parliament.

Audit fee

The final audit fee for this year is \$224,744, exclusive of GST. This fee is higher than the \$195,000 estimated in our external audit plan. We have discussed the key factors contributing to the fee variation with your Acting Chief Financial Officer. In summary, these matters were as a result of additional work completed over valuations and grant acquittals.

We would like to thank you and your staff for your engagement in the audit this year and look forward to working with your team again next year.

If you have any questions about this report or would like to discuss any matters regarding our services and engagement, please do not hesitate to contact me on 0402 035 285 or Rachel Stevens, Manager on 0402 035 236.

Yours sincerely

Megan Manuel
Director

cc. Ms L Rusan, Chief Executive Officer
Mr M Petrie, Chair of the Audit and Risk Management Committee

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 Queensland Audit Office (QAO)

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Appendix A1 – Status of issues

Internal control issues

Our risk ratings are as follows. For more information and detail on our rating definitions, please see the webpage here: www.gao.qld.gov.au/information-internal-controls or scan the QR code.



This section provides an update on the information system control deficiencies matters we have identified since our interim report. Refer to Appendix B for more information.

Information systems issues		
25-CR1	S	Privileged users are not monitored or controlled Work in Progress Responsible officer: Chief Information Officer Action Date: 31 March 2026
25-CR2	D	Roles assigned to individual profiles not reviewed Work in Progress Responsible officer: Chief Information Officer Action Date: 30 June 2026
25-CR3	D	Password management for non-named accounts Work in Progress Responsible officer: Chief Information Officer Action Date: 30 June 2026
25-CR4	D	Password configuration settings not aligned to documented specification Work in Progress Responsible officer: Chief Information Officer Action Date: 30 June 2026
25-CR5	D	User accounts requiring passwords set to never expire Work in Progress Responsible officer: Chief Information Officer Action Date: 30 June 2026
25-CR6	D	Audit log configuration Resolved Pending Audit Clearance Responsible officer: Chief Information Officer
25-CR7	D	Expire accounts left enabled Resolved Pending Audit Clearance Responsible officer: Chief Information Officer

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Other control deficiencies identified in our audit

This section provides an update on the other control deficiencies we have identified since our interim report. It includes a response from management.

D Deficiency

25-CR8 Annual reviews of estimated useful lives and impairment

Observation

Each year the Capital & Asset Accounting Team in conjunction with Strategic Asset & Funding Management request Asset Owners to complete both a useful life assessment and an impairment review of their assets. The useful life assessment confirms whether asset lives remain appropriate, while the impairment review identifies any assets that may require replacement or show signs of impairment.

Our review of Council's annual processes for assessing the useful lives and the impairment of property, plant and equipment (PP&E) identified the completion rate of reviews this year was low. We have summarised this below:

- Annual asset review of the estimated useful lives and remaining useful lives are performed through the completion of an Asset Data Workbook. We identified only 9 of the 21 Asset Data Workbooks were completed and reviewed.
- Annual impairment assessments are performed by Asset Owners through the completion of an Impairment Review Form. We identified only 15 of the 19 workbooks had been completed and reviewed.

We also noted that in addition to the low completion rates of the Asset Data Workbooks, that no Asset and Service Management Plans (ASMPs) were finalised.

Implication

Annual reviews of useful lives, depreciation methodology and impairment are prescribed under the accounting standards so to ensure that estimated useful lives and remaining useful lives are reasonable and reflective of the expected utility of assets owned by council.

Where experience or new information is indicating that existing expectations regarding utility or expected service capacity of assets may no longer be reasonable, a change to the estimate is required. The annual asset review and annual impairment assessment process and completion of associated documents provides evidence of the review performed and mitigates the risk that estimates are unreasonable.

QAO recommendation

We recommend council review their processes and ensure controls are implemented to improve the completion of the annual asset review and Annual impairment assessment process. Evidence of the annual reviews performed should be maintained by council to support any changes to any assets.

Management response

Management agrees with the recommendation and is taking steps to improve the completion rate of the annual asset review and the annual and ongoing impairment assessments.

Responsible officer: Executive General Manager Major Projects and Group Manager Financial Services & Deputy CFO

Status: Work in progress

Action date: 30 June 2026

D Deficiency

25-CR9 Assessment of proposed changes to useful lives provided by engaged independent valuers

Observation

We noted that during the 2025 financial year, a number of changes to useful lives assigned to specific asset types in the building asset class were made on the advice of Council's engaged valuers.

Based on our review of these and through discussions with management, we note:

- there was no clear evidence that Council's asset managers / custodians were consulted in respect to these changes

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- Council's asset managers / custodians were not requested to acknowledge that changes were reasonable and consistent with their expectations concerning the utility of these asset types to council.

Implication

While independent valuers engaged by council would be expected to possess expertise in relation to the estimation of useful lives and remaining useful lives for council's assets, they may not have specific knowledge and insights concerning the council's property, plant & equipment, or how the locality may impact on asset service capacity.

Consultation with asset managers / custodians preceding any proposed changes to estimates will ensure that the changes are reasonable and reflective of considerations that maybe unique to council's assets.

QAO recommendation

We recommend:

- proposed changes to estimated useful lives and remaining useful lives provided by independent valuers are assessed for reasonableness by council personnel with relevant expertise or knowledge to ensure they are appropriate
- the adoption of any changes to estimates are formally documented and endorsed by management.

Management response

Management agrees with the recommendation and has engaged an independent consultant to provide an assessment of Council's current practices, identify improvement opportunities and assist Council to draft an asset valuation framework.

Management expects to implement this framework in relation to the 2026 financial year asset valuations.

Responsible officer: Group Manager Financial Services & Deputy CFO

Status: Work in progress

Action date: 30 June 2026

D Deficiency

25-CR10 Pay run checklist not completed in a timely manner and subsequently backdated

Observation

The pay run checklist is completed during the fortnightly payroll process to ensure all required steps are completed in an accurate and timely manner. A payroll officer works through the checklist as they complete steps during the pay run process. The officer will sign off and date the checklist when completed and then reviewed by the payroll team leader.

During testing of the payroll controls we noted 3 instances where the checklist was not completed (prepared or reviewed) and no evidence that they were at the time of the pay run.

Subsequent to our initial testing we were then provided completed and reviewed checklists for 2 of the 3 pay runs where there was no evidence of completion, including being backdated and signed although there is no evidence that these were performed at the time and when we initially obtain the checklists.

Implication

Without the timely review of the pay run checklist there is an increased risk of the pay run being inaccurate and incomplete resulting in incorrect pay run for that fortnight.

QAO recommendation

We recommend the pay run checklist should be completed during the pay run and reviewed by the payroll team leader in a timely manner before the pay run is finalised.

Management response

Management agrees with the recommendation, and re-education of the process outlined in the existing Work Instruction has been undertaken with the Payroll Team.

Responsible officer: Service Manager Payroll Systems

Status: Resolved pending audit clearance

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D Deficiency**25-CR11 Insufficient evidence of review of quarterly live rate run****Observation**

As part of the quarterly rate run billing process, several excel spreadsheets are prepared by multiple people within the Financial Operations Unit and Billing Team. The spreadsheets are updated and saved in Council's document management system.

Our review of Council's controls identified no evidence that the quarterly rate run process is formally reviewed by any team member, or person independent to the process, either during or after it is completed. We sighted the audit log for the 'TEST' and 'LIVE' rate runs in the document management system for all quarterly rate runs performed during the year. Through this we verified the appropriate preparers were accessing the documents throughout the preparation of each rate run, however there is no documentation to evidence the overarching review performed prior to being sent for billing.

Implication

Without evidence of adequate review being performed there is a risk that errors in the rates run are not being detected.

QAO recommendation

We recommend council implements controls to ensure a review is performed over the quarterly rate run billing process by an appropriate person and evidence of this review is maintained.

Management response

A process to evidence the review of the quarterly rate run billing process and save in Council's documentation management system has been implemented.

Responsible officer: Group Manager Financial Services & Deputy CFO

Status: Resolved pending audit clearance

D Deficiency**25-CR12 Contracts register not published in a timely manner****Observation**

During our testing of procurement, we identified that Council's Awarded contracts and tenders which reflects a number of Council's contracts entered has not been published on its website since January 2025.

Council is required under section 237 of the Local Government Regulation 2012 to publish the relevant details of the arrangement on the local government's website, as soon as practicable after entering into a contractual arrangement worth \$200,000 or more.

Implication

By not publishing the contracts on the Council's website in a timely manner, Council are not compliant with the Local Government Regulation 2012.

QAO recommendation

We recommend that Council review the effectiveness of controls in place to ensure contractual arrangements greater than \$200,000 are published on its website in a timely manner.

Management response

Some small delays in publishing awarded contracts were experienced whilst Council configured and implemented a new contract management register and solution which Project did not complete until August 2025. Management is of the opinion that the time period fits the legislative requirement "as soon as practicable" due to the circumstances of transitioning to a new contract management solution which contains the centralised contracts register.

Council has now published all contracts in force that meet the legislative requirement and has implemented a process to update the contracts register on a monthly basis.

Responsible officer: Chief Procurement Officer

Status: Resolved pending audit clearance

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Financial reporting issues

This section provides an update on the financial reporting issues we have identified since our interim report. It includes a response from management.

Our risk ratings are as follows. For more information and detail on our rating definitions, please see the webpage here: www.qao.qld.gov.au/information-internal-controls or scan the QR code.



M Moderate risk

25-CR13 Inadequate monitoring controls over the grants register

Observation

Our review of council's grant register identified inconsistencies in the classification of grants. The register is used to inform the disclosure related to the classification and timing of revenue related to Grants, subsidies and contributions within the financial statements.

Based on discussions with management and our review of the register we understand that the register is maintained by the Grants team for their day-to-day management of grants and is subsequently provided to the Corporate Finance team for the total balance and disclosure of grants to be recorded within the financial statements at year-end.

We acknowledge that following our query management reviewed the register and updated the classification of the grants included.

Our testing did not identify errors in the amounts recorded within the grants register and we have confirmed the updated version of the grants register aligns with the financial statements.

Implication

Inaccuracies within workpapers and registers which underlie the financial statement preparation increases the risk of material misstatement.

QAO recommendation

We recommend that management:

1. further review the grants register to ensure the information included is accurately recorded and maintained
2. ensure appropriate reviews of linked financial statement workpapers are conducted to ensure they contain accurate information.

Management response

Management agrees with the recommendation and will implement a quarterly review of the grants register to ensure accurate documentation and financial recording of grants.

Responsible officer: Service Manager Corporate Finance

Status: Work in progress

Action date: 31 December 2025

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Appendix A2 – Matters previously reported

The following table summarises all control deficiencies, financial reporting issues, and other matters that have previously been raised some of which may have been reported as resolved in the closing report. The listing includes issues from our report this year and those issues raised in prior years.

Our risk ratings are as follows. For more information and detail on our rating definitions, please see the webpage here: www.qao.qld.gov.au/information-internal-controls or scan the QR code.



Internal control issues			Financial reporting issues		
S	D	O	H	M	L
Significant deficiency	Deficiency	Other matter	High	Medium	Low

Internal control issues

Ref.	Rating	Issue	Status and comment
24-IR1	D	<p>Council’s central contract register is incomplete</p> <p>Council does not maintain a complete central register for all contracts. We identified 2 registers were being maintained, the register within Council’s contract management system and a manual register maintained by the Procurement & Contracts Group.</p> <p>We identified inconsistencies with these contract registers and information published on Council’s website.</p>	<p>Resolved pending audit clearance</p> <p>Status update is provided in matter 25CR-12 above.</p> <p>Responsible officer: Chief Procurement Officer</p>
21-CR2A	D	<p>Timing of Asset Capture for Completed WIP Projects</p> <p>It was identified that there were some timeliness issues with the spatial capture of completed assets which has led to completed capital projects remaining within the capital WIP accounts for extended periods of time.</p> <p><u>2023 Close Report Update</u></p> <p>Management have identified that there are two drivers to this issue raised, and therefore this has been split into two separate matters to reflect different actions being undertaken by management and different responsible officers.</p>	<p>Work in progress</p> <p>Progress has been made on addressing the audit finding and actions are planned for the 2025–2026 financial year to significantly reduce the backlog of spatially capturing completed assets.</p> <p>Responsible officer: Deputy CFO</p> <p>Original action date: 31 December 2024</p> <p>Revised action date: 30 June 2026</p>

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Information systems issues		
24-CR1	S Privileged users are not monitored or controlled	Work in Progress Responsible officer: Chief Information Officer Action date: 30 November 2024 Revised Action Date: 31 March 2026
24-CR2	D User accounts belonging to terminated employees not disabled, and roles assigned to individual profiles not reviewed	Work in Progress Responsible officer: Chief Information Officer Action date: 31 March 2025 Revised Action Date: 30 June 2026
24-CR3	D Dormant accounts not actioned in a timely manner	Work in Progress Responsible officer: Chief Information Officer Action date: 30 November 2024 Revised Action Date: 30 June 2026
24-CR4	D Number of highly privileged accounts greater than vendor and industry recommendations	Resolved
24-CR5	D Service accounts lacking appropriate security configuration	Work in progress Responsible officer: Chief Information Officer Action date: 31 March 2025 Revised action date: 30 June 2026
24-CR6	D Principle of least privilege administration model not clearly implemented	Resolved
24-CR7	D Management of dormant user accounts is not effective	Work in progress Responsible officer: Chief Information Officer Action date: 31 March 2025 Revised action date: 30 June 2026
24-CR8	D Terminated employee user accounts are not disabled in a timely manner	Resolved
24-CR9	O Critical software patch updates were not installed	Resolved pending audit clearance Responsible officer: Chief Information Officer Action date: 30 November 2024 Revised action date: Completed
24-CR10	O The process of user access review is not effective	Resolved
24-CR11	O Password policy is not sufficiently documented	Resolved
24-CR12	O Default Domain Administrator user account is not renamed	Resolved
24-CR13	O Access management procedures are not reviewed regularly	Resolved



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14 REPORTS FROM COMMUNITY & CUSTOMER SERVICES

14.1 COUNCIL SUBMISSION TO DRAFT SOUTH EAST QUEENSLAND KOALA CONSERVATION STRATEGY 2026–2036 CONSULTATION

Objective Reference: A12938011

Authorising Officer: Brooke Denholder, General Manager Community & Customer Services

Responsible Officer: Amy Irwin, Acting Group Manager Environment & Regulation

Report Author: Jessica Poole, Acting Service Manager Environment and Education

Attachments:

1. **DETSI Discussion Paper - Developing a New SEQ Koala Conservation Strategy 2026–2036** [↓](#)
2. **Redland City Council's Submission for Endorsement - Draft SEQ Koala Conservation Strategy and Improving Regulation Feedback** [↓](#)

PURPOSE

To provide an overview of the proposed submission to the Department of Environment, Tourism, Science and Innovation (DETSI) in response to the South East Queensland Koala Conservation Strategy 2026–2036 Discussion Paper; and seek Council endorsement to authorise the Chief Executive Officer to lodge the submission as outlined in Attachment 2.

BACKGROUND

On 29 August 2020, the Queensland Government released the South East Queensland Koala Conservation Strategy 2020–2025. This strategy was developed following the Uniquist report (University of Queensland) titled *South East Queensland Koala Population Modelling Study*. It concluded that between 1996 and 2014 there was significant statistical evidence of a decline in koala population densities of around 80% in the Koala Coast (including Redland City) and 54% in the Pine Rivers area, despite current protection measures.

In response to the Uniquist report, a Koala Expert Panel (the Panel) composed of leading koala experts across a number of fields, was established in 2016. The Panel was tasked with providing the State Government with realistic and achievable recommendations to reverse the decline in koala population densities and ensure the long-term persistence of koala populations in the wild in South East Queensland (SEQ).

The Panel undertook a year-long review of existing koala protection measures in SEQ, including seeking expert advice and consideration of the best available research. The Panel's review also included consultation with public and industry sectors.

The Panel's final report – *Queensland Koala Expert Panel: A new direction for the conservation of koalas in Queensland* (2017) – included six key recommendations and a number of supporting actions under each recommendation aimed at addressing the ongoing decline in koalas in SEQ.

Council received and noted a report at the Council meeting of 22 August 2018 providing a summary of the Panel's final report.

The Queensland Government's response to the Panel's report was to accept all six key recommendations with some of the supporting actions also accepted in principle. Therefore, the foundation for the draft Strategy is based on delivering against the six key Panel recommendations, which are:

1. A strategic and coordinated approach to koala conservation.
2. Ensure koala habitat is protected.
3. Strategic and landscape-scale koala habitat restoration.
4. Coordinated threat reduction and koala population management.
5. Strong community partnerships and engagement.
6. Targeted mapping, monitoring, research and reporting.

Redland City Council provided a submission in response to the draft Strategy, which received Council endorsement on 29 January 2020.

Discussion Paper - SEQ Koala Conservation Strategy 2026–2036

On 9 January 2026, Redland City Council received an invitation from the Acting Deputy Director-General (Environment and Heritage Policy and Programs) of DETSI, to participate in consultation and engagement on the development of a new South East Queensland Koala Conservation Strategy.

A supporting discussion paper, 'A fresh start for South East Queensland Koalas: Developing a new SEQ Koala Conservation Strategy 2026–2036', was also provided outlining four key focus areas for consultation as outlined in Attachment 1:

- Protecting and restoring habitat
- Reducing threats
- Working together
- Enhancing monitoring, reporting and mapping.

Across the four focus areas, 13 questions were included prompting a response:

- Protecting and restoring habitat
 - How can we protect koala habitat while also providing access to land for housing?
 - Should we have a habitat target and what should it be – improvements to existing habitat, restoration of degraded areas, increased habitat, or something else?
- Reducing threats
 - How can we enhance awareness of the threats facing koalas?
 - What threat mitigation approaches are most effective in reducing koala injuries and deaths?
 - What should a threat mitigation target focus on?
- Working together
 - How can we best work with our partners and communities to deliver koala conservation outcomes?
 - What knowledge gaps can be addressed through innovation to conserve koalas?
 - How can we support increased action to protect koalas?
- Enhancing monitoring, reporting and mapping
 - What role can the community and First Nations people play in monitoring?

- Are there any other data sources that contribute to measuring progress?
- What should our target/s focus on?
- What should be considered in a review of the Koala Habitat Map methodology?
- What are the opportunities to improve mapping at the local or property level?

Further to these focus areas, feedback has also been requested on koala habitat regulations which aim to protect koala habitats in SEQ. This is in response to the Queensland Government reviewing key elements of the State's planning framework to reduce complexity, costs for industry and government and delays to housing and economic development in Queensland.

These proposed changes are outlined in the Discussion Paper in Appendix 1: Proposed koala habitat regulation framework amendments. The amendments are summarised as:

- Thresholds for clearing.
- Partial exemptions.
- Consequential interference (clearing under an exemption that may be required after an initial development approval).
- Downstream approval.
- Cumulative application of exemptions.
- Vegetation categories.
- Koala safe movement.

Following a review completed in 2024, the 2024 Decision Post Implementation Impact Analysis Statement was released (refer page 16 of Attachment 1). Feedback is sought on the proposals identified from this review. Two guiding questions have been asked and responded to in Attachment 2 (page 9 onward):

- Do you support any of the proposals from the 2024 review being progressed? Please provide details of which proposals you support and why?
- Are there other parts of the koala habitat regulatory framework that could be amended to protect koala habitat and improve access to housing?

Please see Attachment 2 for the proposed Redland City Council submission in response to the above-mentioned questions.

Community & Local Government Consultation

As part of the strategy development process, DETSI is undertaking consultation by delivering a series of koala engagement sessions with Local Government officers and the SEQ community in Brisbane, Gold Coast, Sunshine Coast and Toowoomba. The sessions are focused on the abovementioned four focus areas, while also seeking feedback on how the current koala habitat regulations can be improved.

The Redland City community consultation session was undertaken on 17 February 2026. Consultation with Redland City Council Local Government officers was undertaken 2 March 2026.

ISSUES

The consultation process, currently being led by DETSI, provides Local Governments with an opportunity to contribute to the development of the draft SEQ Koala Conservation Strategy 2026–2036. Expert advice and recommendations have been prepared in response to the discussion paper and are outlined in the attached submission. Council will have a further opportunity to comment and offer additional technical input once the draft Strategy has been released.

STRATEGIC IMPLICATIONS

Legislative Requirements

There is no legislative requirement to provide the State Government with a submission during the public consultation on the draft Strategy.

Risk Management

The risks of not providing the State Government with a submission to address identified concerns in the consultation of the new SEQ Koala Conservation Strategy 2026–2036 include:

- Negative community perception of inaction by Council on koala conservation.
- Reduced ability to effectively contribute to refining the draft Strategy to address concerns held by Council, including consistency with Council's *Redlands Coast Koala Conservation Plan 2022–2027*.

Financial

There are no direct financial implications in providing a submission on the draft Strategy.

People

There are no people implications as a result of this report. The submission will be drafted by Council officers with stakeholder consultation undertaken across relevant Council departments.

Environmental

Providing a submission on the draft Strategy seeks to improve the effectiveness of the proposed State Government response to koala conservation. Improvements to the final strategy adopted by the State Government will potentially provide significant benefits for a wide range of other native species and ecological communities which also share the koala's habitat.

Social

The koala remains an iconic species that is highly valued by the Redlands Coast community and SEQ.

Human Rights

There are no human rights implications with this report.

Alignment with Council's Policy and Plans

This report aligns with a number of Council policies and plans. These primarily include:

- Sustainable environment of the outcomes under the Corporate Plan *Our Future Redlands – A Corporate Plan to 2026 and Beyond*, including ecological assets, flora, fauna, and habitats are nurtured and enhanced through conservation, sustainability and education.

- Natural Environment Policy (ENV-001-P) commits Council to protect, enhance and restore the natural values of the City that include koalas and other native animal and plant populations and habitats.
- *Redlands Coast Koala Conservation Plan 2022–2027* and *Redlands Coast Koala Conservation Action Plan 2022–2027*. The new five-year plan commenced on 1 July 2022. It extends the extensive work already undertaken by Council, our researchers, conservation groups and the community, to continue protecting our koalas into the future.
- *Wildlife Connections Plan 2018–2028* aims to identify and provide priority actions for the management, protection and enhancement of a network of core wildlife habitat and connecting corridors at a city-wide scale. The draft submission in Attachment 2 aligns and seeks to achieve outcomes identified in this Plan.

CONSULTATION

Consulted	Consultation Date	Comments/Actions
Service Manager Strategic Planning Unit	January 2026	Consulted and advice provided.
Principal Strategic Planner City Planning and Assessment	February 2026	Consulted and advice provided.
Team Leader Landscaping & Environmental Assessment	February 2026	Consulted.
Principal Adviser Environment, Planning and Policy Team	February 2026	Consulted and advice provided.
Threatened Species Program Adviser Environment & Education Unit	January - February 2026	Consulted and advice provided.
Councillors and Executive Leadership Team	March 2026	Engagement occurred through a Councillor Workshop, supplemented by email consultation to obtain feedback on the proposed submission.

OPTIONS

Option One

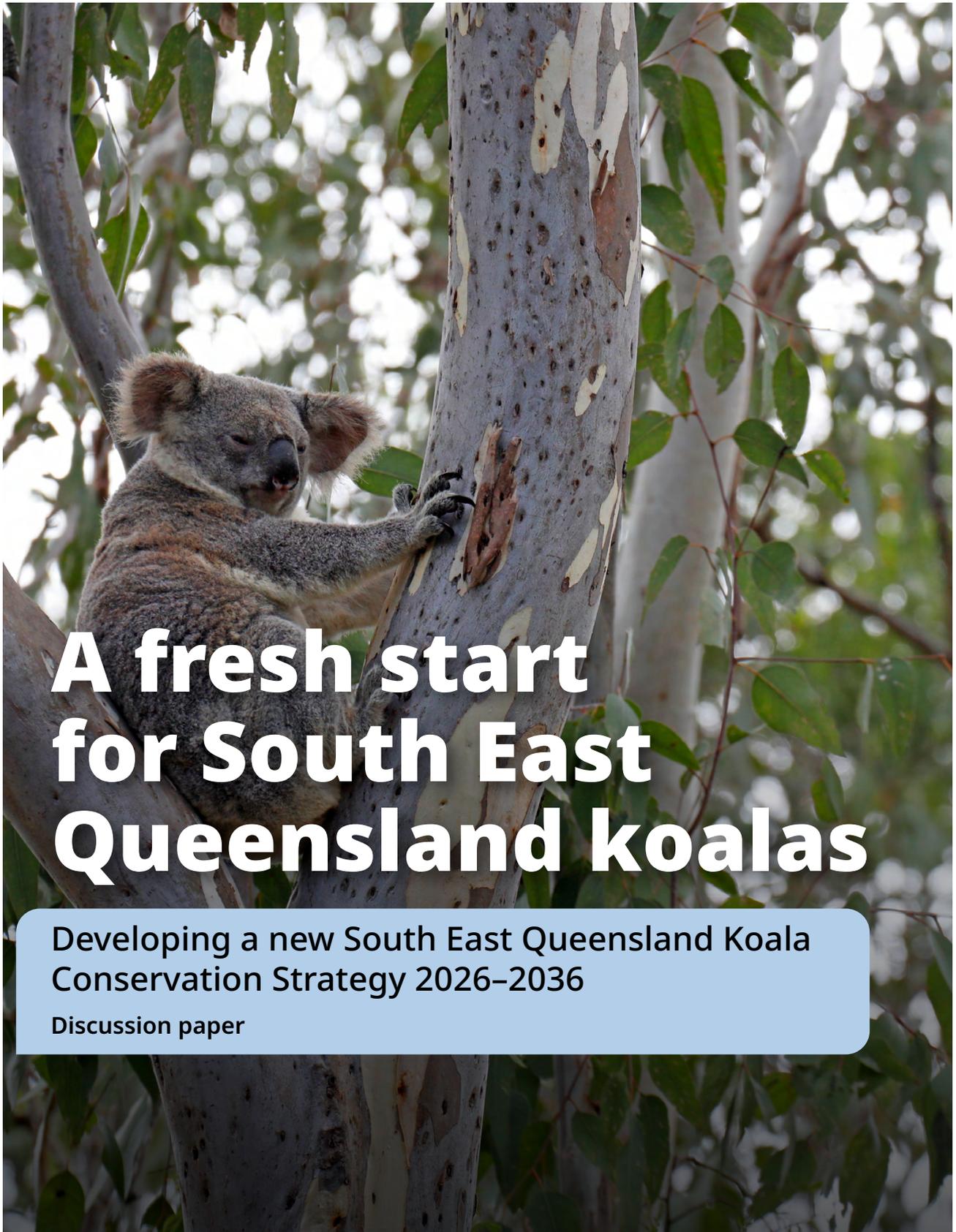
That Council resolves to authorise the Chief Executive Officer to make a submission to the Department of Environment, Tourism, Science and Innovation on the Discussion Paper for the Draft South East Queensland Koala Conservation Strategy 2026–2036, as outlined in Attachment 2.

Option Two

That Council resolves not to authorise the Chief Executive Officer to make a submission to the Department of Environment, Tourism, Science and Innovation on the Discussion Paper for the Draft South East Queensland Koala Conservation Strategy 2026–2036, as outlined in Attachment 2, and seek further information.

OFFICER'S RECOMMENDATION

That Council resolves to authorise the Chief Executive Officer to make a submission to the Department of Environment, Tourism, Science and Innovation on the Discussion Paper for the Draft South East Queensland Koala Conservation Strategy 2026–2036, as outlined in Attachment 2.



A fresh start for South East Queensland koalas

Developing a new South East Queensland Koala
Conservation Strategy 2026–2036

Discussion paper

DELIVERING
FOR QUEENSLAND



Queensland
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We are committed to respecting, protecting and promoting human rights, and our obligations under the *Human Rights Act 2019*.

Acknowledgement of Country

We acknowledge Aboriginal peoples and Torres Strait Islander peoples as the Traditional Owners and custodians of the land. We recognise their connection to land, sea and community, and pay our respects to Elders past and present.

December 2025 | #33091

■ 2 | [Developing a new SEQ Koala Conservation Strategy 2026–2036 Discussion paper](#)

Minister's message



The koala is an iconic Australian species, loved by Queenslanders and admired by visitors from around the world. As a state, we must work together to protect this treasured species to ensure they remain part of our environment for generations to come.

Koala protection is a complex issue, but under the previous Queensland Government there was neither the resolve nor the willingness to properly research, plan, and act. The new Queensland Government is committed to delivering a fresh start for koala conservation in Queensland and to taking the practical steps needed to secure this species' future.

We are committed to supporting critical research into diseases that affect koalas and taking advantage of growing interest in citizen science to improve monitoring and data collection. In my previous term as Minister, we invested in research to tackle disease and other preventable causes of harm in Queensland's koala population. This early backing means that, a decade later, Queensland scientists have delivered the world's first koala chlamydia vaccine—a breakthrough that shows the power of long-term investment in science.

We invite your feedback on adopting a common-sense, balanced approach to planning. We believe there are opportunities to create targeted conservation corridors and to set aside land as part of the protected estate, while also safeguarding property rights in areas without koalas. This will require strong partnerships—with wildlife protectors, the planning industry, and local communities.

Since coming to government, we have committed \$39.6 million in funding to wildlife hospitals, including a state-of-the-art Currumbin Wildlife Hospital Research and Training Precinct. These facilities provide vital care for koalas and other native species and are an important part of Queensland's tourism offering.

We are committed to expanding the private protected area estate by at least as much in one term as the previous government did across three terms. We are also committed to unlocking the Queensland Government Offset Account—money collected from developers that had been sitting idle rather than being reinvested into conservation. In my previous term as Minister, we replaced five separate offset policies with a single, streamlined framework to cut red tape and provide certainty that offsets deliver real outcomes for threatened species. These reforms will allow us to deliver new conservation projects, including those that benefit koalas, and create more opportunities for Queenslanders to enjoy our spectacular natural areas.

The Queensland Government is determined to leave a legacy that future generations can be proud of. The new Koala Strategy will outline our commitment to protect this iconic species and show Queenslanders that we are serious about the task—and we invite you to have your say in shaping it.

A handwritten signature in black ink, appearing to read 'Andrew Powell'. The signature is stylized and cursive.

The Honourable Andrew Powell MP
Minister for the Environment and Tourism and
Minister for Science and Innovation



▼ A male koala in care at the Moggill Koala Rehabilitation Centre, Brisbane

■ 4 | Developing a new SEQ Koala Conservation Strategy 2026–2036 Discussion paper



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Koala conservation landscape

Koalas are an important part of Queensland's biodiversity, yet their populations have been severely affected by environmental, biological and human factors. As a result, koalas are now listed as endangered at both the state and national levels, making conservation efforts increasingly urgent.

At an ecological level, koalas are critical to our eucalypt forests. Through their feeding patterns, koalas can help to manage canopy density and encourage regeneration. They are also a key indicator species for their ecosystems, with their population reflecting the overall health of their habitat. Where there is a decrease in koala population, this can signal broader habitat decline, and the need for conservation action to also protect other species in the ecosystem.

In addition to their ecological role, koalas hold deep cultural and emotional significance for Australians and are recognised globally as an iconic symbol of the nation. They are a drawcard for tourism, offering visitors a unique opportunity to experience Australia's distinctive wildlife and natural beauty firsthand. The global response to their struggles during the 2019–20 bushfires highlighted their social, cultural and economic importance.

At the same time, Queensland's population is growing rapidly. South East Queensland (SEQ) is expected to accommodate an additional 1.54 million residents by 2041. This growth places increasing pressure on koala habitats with land required for housing and critical infrastructure.

South East Queensland is home to the largest population of koalas in the state, making it a cornerstone for their survival. Together with our partners, we are committed to safeguarding these iconic animals, ensuring their populations recover and they remain an enduring symbol of Queensland's natural beauty and heritage for future generations.

Actions have been undertaken to protect koalas and reduce threats, including:

- projects to establish new and restore existing habitat
- working with councils and communities to reduce key threats including dog attacks, vehicle strikes, disease and bushfires
- research to develop new methods and tools for koala conservation
- caring for sick, injured and orphaned koalas so they can be released back to the wild.

However, the scale of the problem requires a more coordinated and long-term approach and jurisdictional responsibilities are also critical.

The Queensland Government oversees habitat protection, restoration and threat mitigation within the state, while local governments are key delivery partners, implementing on-ground conservation actions and habitat restoration, community education, as well as threat reduction programs. The Australian Government is responsible for national environmental protections under the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act), which includes koalas as a listed endangered species.

Outside of government, partnerships with community groups, non-government organisations, universities, and First Nations peoples are essential for ensuring effective on-ground conservation efforts.

The next phase of SEQ's koala conservation must address challenges head-on by setting new targets to ensure we're delivering koala conservation outcomes.

Opportunities exist to:

- improve habitat protection and restoration
- reduce threats
- work together
- improve monitoring, reporting and mapping.

The previous SEQ Koala Strategy represented a five-year timeframe, from 2020–2025, however a five-year timeframe was not long enough to realise results, particularly for actions such as habitat restoration, and we are seeking feedback on the proposed timeframe for the new Strategy.

We're also looking at ways to improve the existing koala habitat maps and making changes to some existing koala planning regulations to make them easier to understand and reduce regulatory complexity and unnecessary burden.

Together we will develop a new SEQ Koala Conservation Strategy to ensure a thriving, healthy koala population in SEQ for future generations.



Share your thoughts on...

- What timeframe should a new SEQ Koala Conservation Strategy cover?

Developing a new SEQ Koala Conservation Strategy 2026–2036 Discussion paper | 7 ■

Focus areas

1. Protecting and restoring habitat

In 2022, Queensland's koalas were reclassified from vulnerable to endangered at both a state and national level. Their specialised diet and habitat requirements mean they need large areas of high-quality eucalypt bushland for feeding, mating, and dispersal. Protecting, restoring, improving and connecting koala habitat is therefore essential to conserving our iconic koala populations.

This can be achieved through the ongoing delivery of successful habitat restoration projects, such as tree planting, and improving the koala habitat regulation framework. This approach makes sure we not only protect existing high-quality habitat but also restore and revegetate cleared areas that once provided food and shelter for koalas.

Our experience with the 2020–2025 Strategy has shown that there is room to improve the coordination and tracking of habitat restoration across SEQ. The new Strategy presents opportunities for more strategic, landscape-scale planning of habitat restoration and better monitoring of projects as plantings mature into functional koala habitat.

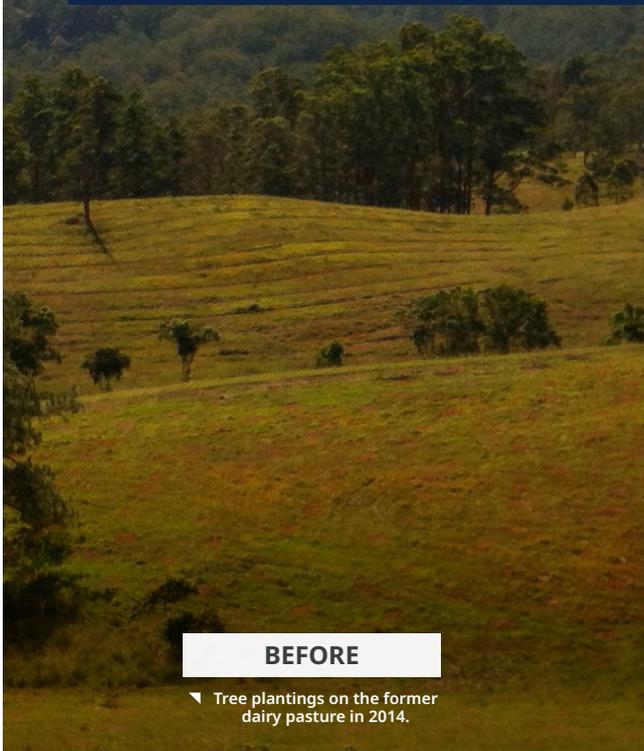
There are further opportunities for koala habitat in aligning Queensland and Australian government koala offset requirements. This could include greater incentives for land-based offsets rather than financial contributions.



■ Current koala habitat regulation framework area

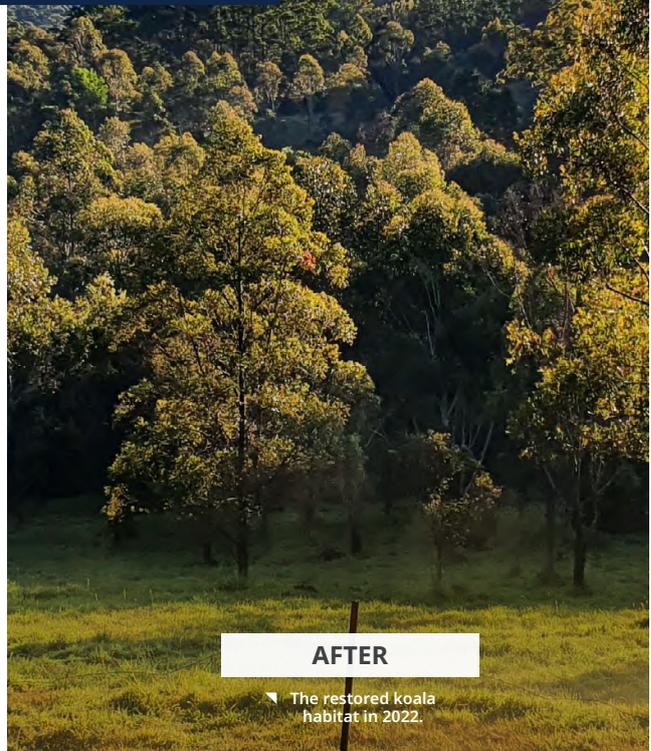
Case study: Koala habitat restoration at Crohamhurst

Crohamhurst, in the Sunshine Coast hinterland, demonstrates the value of a long-term habitat restoration project with resident koalas now living in the young forest. The project started in 2013 when the former dairy farm was purchased. Revegetation works, including planting of over 20,000 trees by volunteers, have restored and regenerated 125.52 hectares including 70 hectares of existing koala habitat. This project was funded by koala habitat offset funds, and has provided additional koala habitat and improved connectivity between the Glasshouse Mountains National Park, Sunshine Coast Environmental Reserves and Nature Refuge properties.



BEFORE

▼ Tree plantings on the former dairy pasture in 2014.



AFTER

▼ The restored koala habitat in 2022.

Share your thoughts on...

- How can we protect koala habitat while also providing access to land for housing?
- Should we have a habitat target and what should it be—improvements to existing habitat, restoration of degraded areas, increased habitat, or something else?

2. Reducing threats

Vehicle strikes, dog attacks and diseases, such as chlamydia, are some of the leading causes of koala deaths in South East Queensland. Koalas are also impacted by habitat loss, bushfires and climate change.



Vehicle strikes and dog attacks are leading causes of koala deaths.



400 koalas admitted to wildlife hospitals each year due to injuries from vehicle strikes and dog attacks.



50% of koalas affected by diseases like chlamydia causing infertility and death.



Extreme weather events and rising temperatures impact food sources and habitat.

Threat mitigation approaches are delivered in collaboration with our partners, including councils, to help protect Queensland's koala population. These include activities such as making roads safer, providing responsible dog ownership programs, delivering education activities, managing bushfire risks, identifying vehicle strike hotspots, providing koala health checks, installing road warning signs and trialling chlamydia vaccines to reduce the incidence and severity of disease.

We know there are challenges in maintaining public awareness of threats to koalas such as road strikes and dog attacks. Improving public awareness of these threats helps to reduce the risk of urban koalas becoming injured or requiring hospitalisation. There are also opportunities to provide more transparency around koala mortality data and improve public engagement and education to help minimise these threats across SEQ.

We also need to support the volunteers that help to rescue and care for koalas that are sick, injured and orphaned as a result of these threats so they can be released back to the wild.



Case study: Leave It dog training

Leave It is a dog training support program that teaches dogs how to stay calm around wildlife. Designed by behaviour change researchers and expert dog trainers the program delivers practical obedience tips, such as not barking or chasing, that contribute to protecting wildlife. Promoted at community events like DogFest and rolled out by local councils across SEQ, one of the program's key focus areas is training dogs to 'come back when called' if they spot wildlife. Whether it's in the backyard or out and about this control training helps reduce disturbance and harm to koalas.

Share your thoughts on...

- How can we enhance awareness of the threats facing koalas?
- What threat mitigation approaches are most effective in reducing koala injuries and deaths?
- What should a threat mitigation target focus on?

Developing a new SEQ Koala Conservation Strategy 2026–2036 Discussion paper | 11 ■

3. Working together

We have a shared responsibility to conserve koalas, work together to form new approaches, and build on partnerships already underway. These partnerships involve governments, First Nations people, conservation groups, landholders, industries, universities and communities.

There are a number of opportunities for collaboration including:

- co-designing projects across state and local governments, regional natural resource management and conservation groups to target responses
- engaging schools and the community through education programs and citizen science activities
- working with landholders and industry to promote sustainable land use and responsible stewardship of koala habitat on private land
- developing high quality, sustainable ecotourism programs to provide koala education and awareness, including enhanced visitor experiences at Queensland Parks and Wildlife Service Gateway Visitor Centres
- working with First Nations people to integrate cultural knowledge and increase engagement and participation in koala conservation activities.

Stakeholder feedback has told us that we can do more to engage and collaborate with our partners to deliver and promote better koala conservation outcomes. The development of the new Strategy provides opportunities for our partners to be a part of the journey every step of the way—from conservation program design through to planning, implementation and review.

There are also opportunities to explore innovative solutions to monitoring koala populations, assessing and restoring habitat, preparing for natural disasters such as fires and floods, and improving land management. Through leveraging funding and connecting with partners, we can support the development of innovative products and technologies to better protect and monitor koalas.



Case study: Koala Habitat Restoration Partnership Program

Approximately 350 hectares of koala habitat has been revegetated and assisted to naturally regenerate through the Koala Habitat Restoration Partnership Program. This has been achieved through planting more than 245,000 trees on council and privately-owned land, including leading restoration examples at Woodstock in Logan and Dangerbridge north of Noosa. The program is delivered in partnership with the Queensland Trust for Nature, landholders and local governments.

▼ Eucalypt plantation for koalas in care at the Sporting Shooters Association of Australia Stewartdale Nature Refuge, Ripley

Share your thoughts on...

- How can we best work with our partners and communities to deliver koala conservation outcomes?
- What knowledge gaps can be addressed through innovation to conserve koalas?
- How can we support increased action to protect koalas?

Developing a new SEQ Koala Conservation Strategy 2026–2036 Discussion paper | 13 ■

4. Enhancing monitoring, reporting and mapping

It is essential we enhance our monitoring and mapping activities to track progress towards our koala conservation outcomes and measure the effectiveness of our programs.

Cutting-edge research and new technologies will guide the development of standardised monitoring methods for reporting against targets for koala populations, threat mitigation, and habitat restoration and quality. This could include regular koala surveys, vegetation health monitoring, and monitoring the health and disease status of koala populations. There are also opportunities for the SEQ Koala Monitoring Program to improve alignment with the National Koala Monitoring Program and increase data availability.

The growing interest in citizen science provides an opportunity to further engage the community in helping monitor koala populations and koala habitat. This can be through activities such as recording koala sightings through the QWildlife app and taking part in surveys.

Access to up-to-date koala conservation data was highlighted by stakeholders as a key challenge of the 2020–2025 Strategy. Improving our communication and reporting through projects such as an online dashboard could provide real-time monitoring and reporting data, better communicate conservation outcomes, and promote opportunities for the community to engage in local projects.

Evaluating our progress will ensure conservation efforts are targeted and effective, and influence program amendments. It will also inform strategic planning for housing, critical infrastructure, environmental offsets and habitat restoration initiatives.

Details about the koala habitat methodology can be found in the [Spatial modelling for koalas in South East Queensland report](#).



Case study: QWildlife koala sightings app

More than 14,000 sightings have been reported through the QWildlife koala sightings app, including one dedicated citizen scientist who has recorded over 800 sightings. The app makes it easy to report sightings in the wild, expanding our knowledge base and providing valuable data to inform koala conservation planning and action.



Share your thoughts on...

- What role can the community and First Nations people play in monitoring?
- Are there any other data sources that could contribute to measuring progress?
- What should our target/s focus on?
- What should be considered in a review of the Koala Habitat Map methodology?
- What are the opportunities to improve mapping at the local or property level?

Improving regulation

Koala habitat regulations are designed to protect koala habitats in South East Queensland. They aim to prevent or regulate the clearing of koala habitat, especially in koala priority areas, and ensure that any habitat loss outside these areas is managed carefully.

These regulations are part of broader statewide planning regulations that apply to private developments. Some exemptions exist for low-risk clearing, and large-scale developments are also assessed by the Australian Government.

A review was completed in 2024 but not implemented. The [2024 Decision Post Implementation Impact Analysis Statement](#) identified the need for the regulations to be clearer and less complicated including addressing complexities with exemptions and improving guidance for developers. Feedback is sought on the proposals identified from the 2024 review and whether any of the proposals should be progressed. Appendix 1 contains more details on the proposed regulatory amendments.





Share your thoughts on...

- Do you support any of the proposals from the 2024 review being progressed? Please provide details of which proposals you support and why?
- Are there other parts of the koala habitat regulatory framework that could be amended to protect koala habitat and improve access to housing?

Developing a new SEQ Koala Conservation Strategy 2026–2036 Discussion paper | 17 ■

Have your say

We are seeking feedback on how we conserve koalas in South East Queensland.

Your feedback will be used to inform the development of the new South East Queensland Koala Conservation Strategy. It will also shape a review of the koala habitat mapping and proposed regulatory amendments to the koala habitat regulation framework.

Please consider the questions posed in the focus areas and share your thoughts via the following:

- **Email your submission:**
Submissions can be emailed to SEQKoalaStrategy@detsi.qld.gov.au
- **Answer questions online:**
You can also provide feedback via www.detsi.qld.gov.au/consultation.

Consultation closes at 5pm on 15 March 2026.

If you have any questions about the consultation process, please contact us: SEQKoalaStrategy@detsi.qld.gov.au

Confidentiality

In the interest of transparency and to promote informed discussion, we would prefer submissions to be made publicly available wherever this is reasonable. If confidentiality is preferable, this should be clearly noted on the front page of the submission.

While the Queensland Government will endeavour to identify and protect material claimed as confidential, exempt information and information of which the disclosure would be contrary to the public interest (within the meaning of the Right to Information Act 2009), it cannot guarantee that submissions will not be made publicly available. There is a possibility that the department may be required to reveal confidential information as a result of a right to information request.



Developing a new SEQ Koala Conservation Strategy 2026–2036 Discussion paper | 19 ■

Appendix 1: Proposed koala habitat regulation framework amendments

Background

The existing South East Queensland koala habitat regulations support koala conservation by prohibiting clearing in koala priority areas and managing losses of habitat outside those areas by applying the avoid-mitigate-offset hierarchy.

The koala habitat regulation framework includes the Planning Regulation 2017 (Planning Regulation), the Nature Conservation (Koala) Conservation Plan 2017 (Koala Conservation Plan), and State Code 25: Development in South East Queensland koala habitat areas (State Code 25). It applies to private sector development within the South East Queensland region. There are exemptions for reasonable and low-risk clearing.

Specific larger scale development areas, such as priority development areas, are in most cases assessed under the *Environment Protection and Biodiversity Conservation Act 1999 (Cth)*.

Planning framework review and proposed regulatory amendments

The Queensland Government is undertaking a review of key elements of the state's planning framework. This provides an opportunity to reduce complexity, costs (for both industry and government), and delays to housing and economic development in Queensland.

As part of this process, there is an opportunity to simplify the koala habitat regulation framework as identified in the review of the 2020 koala regulations. This could be achieved through regulatory amendments and improvements to State Code 25, as well as improving guidance materials. Some initial proposals are outlined below to simplify the framework, however further feedback to inform the government's considerations is welcome.

Opportunities to simplify the koala habitat regulation framework

The proposed amendments are intended to clarify the intent of the existing regulations, rather than introducing new requirements and are not expected to have an impact on dwelling supply or housing costs.

The amendments are based on the 2024 Decision Post Implementation Impact Analysis Statement (Decision Post IAS) which found that while the koala regulations had increased protection for koala habitat, there were several elements of the framework that were not working as intended.

The key problem areas were unnecessary complexity, costs and limited certainty for proponents under the framework as well as potential ambiguity that was leading to unintended clearing of koala habitat areas. The complexity of existing exemptions created loopholes where developments were able to clear habitat without adequate assessment and counter-balancing of impacts.

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The Decision Post IAS proposed to:

- Reduce complexity and remove ambiguity of partial exemptions, and resolve interactions with other legislation through regulatory amendments and supporting guidance materials for partial exemptions/assessment.
- Clarify the application of the prohibition, development assessment and exempted development provisions through regulatory amendments and supporting guidance materials for a range of development types, assessments and offsets.
- Establish clear thresholds above which development assessment or prohibition is required including exemption thresholds.

Proposed amendments also considered establishing a mandatory notification tool when clearing under an exemption to help landowners more easily navigate the exempted development requirements and record use of exemptions. However, stakeholder feedback indicated that a notification process would be burdensome and costly for proponents, with limited conservation benefit. It is therefore not proposed to be progressed.

Under the proposed amendments, most existing exemptions will continue to apply without any amendments. For example, exemptions that specify widths to establish a fence or road, or fire management exemptions remain unaltered.

Key amendments to the regulations include:

- amendment to the once-off clearing area threshold for residents to establish dwellings on larger allotments
- amended assessment requirements where proposed impact exceed the thresholds of exempted development
- ensure total impacts upon koala habitat are assessed and koala conservation principles are applied
- technical amendments including new terms, reducing duplication and addressing inconsistencies.

Existing exemptions for necessary essential management will be maintained. This means that landholders can continue to undertake certain clearing activities to protect their property from bushfire without approval or notification. For example, clearing native vegetation will continue to be exempt for establishing or maintaining a necessary fire break, or establish a necessary fire management line, up to certain limits. A qualified bushfire professional may advise that what is necessary for a particular development.

Summary of amendments

Thresholds

Landowners will be able to clear for any purpose up to certain limits. These limits are 500m² for lots 1ha or less and 800m² for lots greater than 1ha. The thresholds are in recognition that there may be different needs for larger lots, such as wastewater systems.

Other exemptions may still apply, even after the threshold has been met (e.g. firebreaks).

Partial exemptions

The original intent of the 2020 regulations was for development to be either wholly prohibited, assessable or exempt. It will be clarified that the total area of proposed interference must be equal to or less than the threshold, otherwise the total area is assessable.

For example, where 700m² of koala habitat is proposed to be cleared, the full 700m² is assessable. Assessment does not consider the 500m² to be exempt and then only assess the 200m² that exceeds the 500m² component.

For clearing in koala priority areas, the full amount of the development would be prohibited.

Consequential interference

Consequential interference means clearing under an exemption that may be required after an initial development approval. For example, if a dwelling is approved as part of a development application, and further clearing is required for a road, fence or firebreak, this further clearing can be considered consequential interference.

Consequential clearing is proposed to form part of the assessment process. For example, where a development approval is submitted for a material change of use (MCU), the assessment will take into consideration the future need for a necessary fence.

Downstream approval

Where a MCU or reconfiguration of a lot is approved, a subsequent operational works approval will not be required, provided that the subsequent operational works is work other than building, plumbing or drainage, that impacts the use of the premises (e.g. changes to ground level).

Duplicate assessment will be removed where the MCU or reconfiguration of a lot assessment included assessment of the operational works.

Cumulative application of exemptions

The review found that clearing from using a number of exemptions cumulatively is having a significant impact on the amount of koala habitat that is being cleared. Amendments will reduce the ability to use several exemptions together.

Vegetation categories

Amendments provide consistency for using exemptions across all vegetation categories. For example, the koala regulations will not regulate clearing in a Category X area if it is otherwise consistent with limits available for Category B areas (remnant vegetation) and Category C areas (regrowth vegetation) under an Accepted Development Clearing Code.

A new exemption will also provide equal treatment across vegetation categories for extractive industries, up to 500m².

Koala safe movement

A new definition describes what is meant by koala safe movement. A koala safe movement measure is focused on the safety of koalas by providing opportunities for koalas to feed, disperse, and seek refuge, or reduce the threats to koalas. Koala safe movement measures will be used in the consideration of siting and design. For example, when deciding where to situate a dwelling, the use of existing cleared areas and how to retain any koala habitat will be needed.

Further details are listed in the table below.

It is proposed to amend the Planning Regulation 2017 to establish clear thresholds above which development assessment or prohibition is required:

1. Proposed exemption thresholds:

- Premises of 1 hectare or less: Retain the current exemptions where development is not assessable or prohibited if its impact is less than 500 square metres.
- Premises greater than 1 hectare: Development would be exempt from being assessable or prohibited where its impact is below 800 square metres on lots greater than 1 hectare. This is an increase of 300 square meters on current allowances in recognition of the additional clearing needs of larger, predominantly rural properties.

It is further proposed to reduce complexity and remove ambiguity of partial exemptions, and resolve interactions with other legislation through regulatory amendments and supporting guidance materials. The following is proposed:

2. Partial exemptions/assessment:

- Clarify that the total area of clearing must be equal to or less than the threshold, otherwise the total area is assessable.
- Clarify that assessable development for material change of use and reconfiguration of a lot applications must consider consequential clearing including for fire management, necessary fences, roads and tracks when calculating the impact.

3. Clarifying stacking of exemptions:

- Confirm that various development exemptions cannot be stacked, including through interactions with the vegetation management framework.

4. Fire management:

- Reflect the Department of Natural Resources and Mines, Manufacturing and Regional and Rural Development Clearing for bushfire management factsheet which clarifies that clearing exemptions for multiple purposes cannot be joined to create larger clearing widths and that fire management exemptions only apply to existing infrastructure.
- Clarify that the assessment of essential management as part of assessable development is aligned with guidance provided by the Department of Natural Resources and Mines, Manufacturing and Regional and Rural Development.

It is also proposed to clarify the application of the prohibition, development assessment and exempted development provisions as follows:

1. Staging development:

- Enable subsequent development applications to be made where the development is consistent with an approval in effect for an earlier stage of development.
- This will prevent subsequent operational work applications becoming prohibited due to a mapping change for example.
- Remove assessment of subsequent development applications where it is unnecessary, for example a duplication of assessment where if the material change of use or reconfiguration of a lot was assessed a development application for the operation work is not also required where it is consistent with the earlier approval.
- Clarify building and plumbing works do not require an additional development application.

2. Parent and child lots:

- Clarify that reconfiguration of a lot to create new 'child lots' cannot generate additional habitat interference rights by applying exemptions.

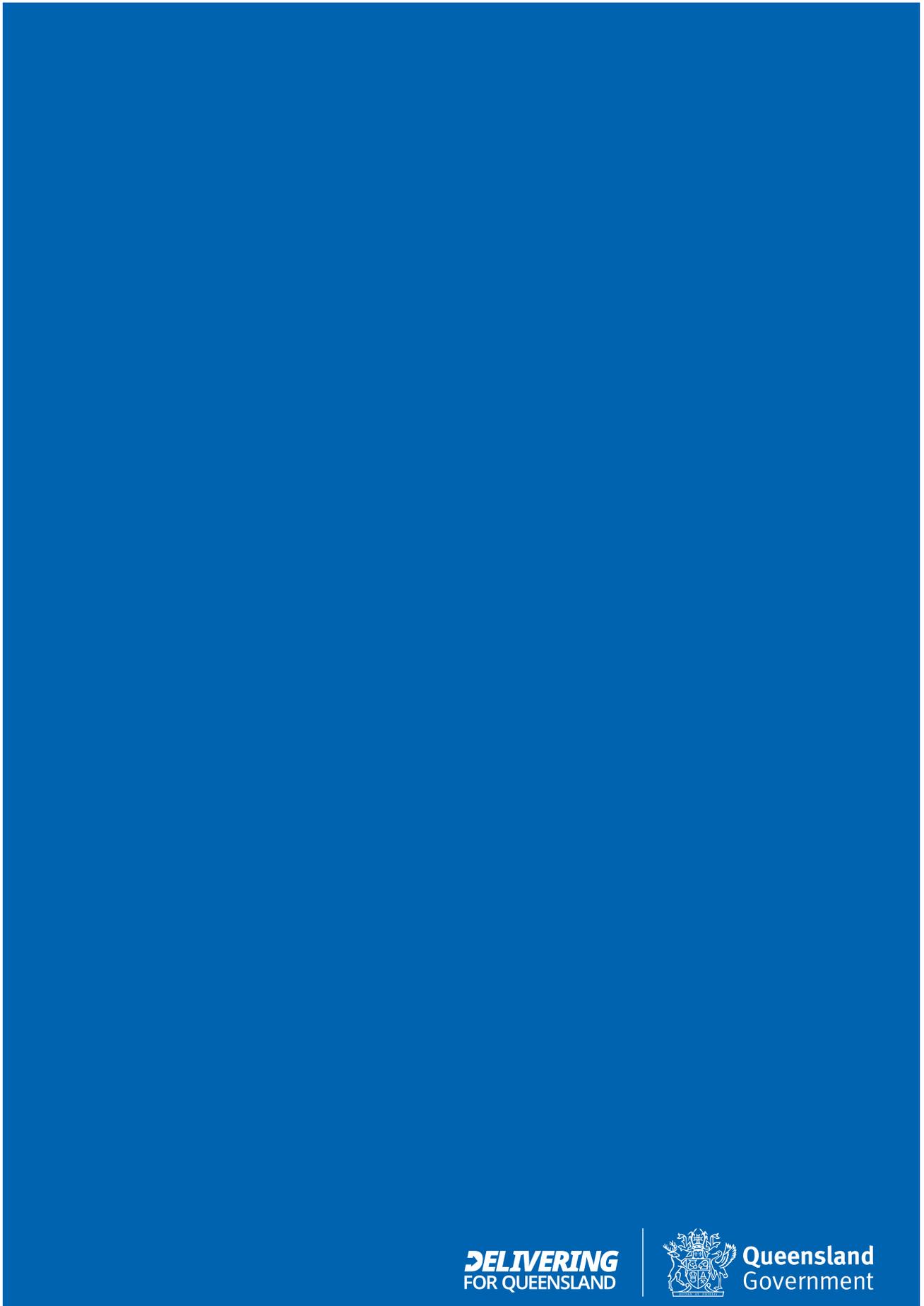
3. Identified broad-hectare areas:

- Clarify intent to limit the provisions for broad-hectare areas to sites that are identified for urban purposes, rather than the whole broad-hectare areas.

4. Offsets:

- Improve guidance to support assessment of performance outcomes and conditioning of offsets for significant residual impacts under State Code 25.

Read the full [2024 Decision Post Implementation Impact Analysis Statement](#).



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CITY COUNCIL

Redland City Council Officers Feedback

Scope of Works:

Review and provide comments on the discussion paper: *Developing a new South East Queensland Koala Conservation Strategy 2026–2036*.

Project Name	SEQ Koala Conservation Strategy
Contact Name and Team	Environment Planning and Policy Team (EPP) - Environment and Education Unit (EEU)
RCC Officers	Environment Planning and Policy Team (EPP) - Environment and Education Unit (EEU) Strategic Planning Unit (SPU) Environmental Assessment Team (EAT) - Landscaping and Environmental Assessment
Due Date	15 March 2026 (extension granted until 20 March 2026)

General Comments

Clarifying and Strengthening delivery through the State Environmental Agency

A clearer definition of the State’s role for delivering on-ground koala conservation actions is required to ensure consistent and effective implementation of policy and statutory protections across South East Queensland (SEQ).

The previous SEQ Koala Conservation Strategy 2020-2025 did not set out a clear landscape-scale vision. This slowly evolved during the strategy with the development of koala habitat area mapping. The new strategy must focus on strategic leadership for landscape scale planning and demonstrate ‘lead by example’ actions that are underpinned by innovation to improve data quality, and provide access to decision-support tools, research capability, and resourcing for its stakeholders across SEQ.

The implementation of the current SEQ Koala Conservation Strategy 2020-2025 lacked clarity in defining overarching program goal frameworks that established clear expectations, funding and targets to enable Local Government Areas (LGAs) and other partners to deliver outcomes effectively. Delivery programs, with targets, must be designed in partnership with LGAs and other stakeholders. This includes consistency with local koala strategies such as Redland City Council’s Koala Conservation Strategy and Action Plan.

As the state agency tasked to deliver state-wide koala conservation outcomes, Department of the Environment, Tourism, Science and Innovation (DETSI) must serve as the strategic provider and repository of fit-for-purpose habitat and vegetation mapping, koala reporting (i.e. revamp of Koala base and Wildnet) and ensure that tools, mechanisms and regulatory settings support consistent monitoring and reporting standards across jurisdictional boundaries. This was not a feature of the current SEQ Koala Conservation Strategy 2020-2025.

The new SEQ Koala Conservation Strategy 2026-2036 must significantly improve mechanisms to provide direct funding and/or resources to LGAs and other stakeholders i.e. research institutions, to support on-ground delivery and robust data capture within appropriately meaningful timeframes. The funding delivery mechanism must seek to support both short-term and longer-term projects i.e., those that require time (years) to capture data that is ecologically relevant. This was not a feature of the current strategy. Perhaps the development of tiered funding options would allow for LGAs to plan for short and longer-term projects in alignment with DETSI’s priorities.

The new strategy must be improved to support day-to-day operational management within LGAs regarding koala conservation actions, and not duplicate, complicate or minimise local efforts by solely advancing the State’s agenda. Noting local implementation requires place-based knowledge and relationships that the State cannot feasibly deliver or maintain.





Defining DETSI’s strategic leadership role in this way will enhance landscape-scale coordination and improve long-term conservation outcomes for koalas, and should be viewed as an important improvement to the current delivery model.

The policy aim of Government in all instruments must be net gain of koala habitat, not no net loss

Exemptions to clearing prohibitions should be limited to essential development and an avoidance approach taken as much as reasonably possible, by implementing advanced landscape planning to minimise impact. This approach should be applied consistently across all land use regulatory mechanisms and development assessment processes to remove uncertainty.

Specific Comments

Section and page	P7	Unit	EEU
Proposed Change	What timeframe should a new SEQ Koala Conservation Strategy cover?		
Comments	<p>To ensure the SEQ Koala Conservation Strategy delivers meaningful ecological outcomes, the framework should explicitly address multiple planning horizons. Short-term goals and actions must be measurable and actionable, but also clearly aligned with medium and long-term objectives to ensure consistent progress toward the overarching vision. Continuity across timeframes is essential for building momentum, assessing cumulative impacts, and adapting to emerging pressures.</p> <p>A recommended approach is to implement 5–10-year review cycles to evaluate short to medium term delivery, supported by a strategic vision extending 50 years. This longer planning horizon will compel consideration of long-term human population growth, land-use pressures, and climate change impacts. It will also encourage a broader regional perspective to ensure that habitat conservation, restoration, and threat mitigation remain ecologically coherent at landscape scales.</p>		
Section and page	P.9 Discussion Paper Q.1	Unit	EEU
Proposed Change	How can we protect koala habitat while also providing access to land for housing?		
Comments	<p>Stronger policies, supported by consistent regulatory and planning frameworks and underpinned by appropriate legislative protections for koala habitat, are essential for SEQ’s koalas surviving in a highly urbanised region . While SEQ is projected to grow by an additional 1.54 million people by 2041, meeting housing demand is not mutually exclusive to ensuring environmental protection. Growth can be achieved through smarter, more sensitive planning based on understanding the science that underpins local and regional koala populations.</p> <p>The strategic goal requires development of a forward plan of local and regionally connected conservation areas that enable koalas to exist and persist when faced with pressures of urbanisation . Although quantity of land is constrained, there is an opportunity to better focus on quality through targeting improved nutritional ecology of existing conservation land.</p> <p>It is well known that containing urban sprawl and identifying land that does not have existing conservation values underpins the planning needed to meet both housing and koala conservation needs. Using science to understand local and regional conservation needs required to sustain koalas is paramount.</p> <p>A future-focused SEQ Koala Conservation regional plan must consider the next 50 years, with</p>		





	coordinated input from all relevant state agencies. Actions must be realistic, measurable, accountable, and aligned with the region’s projected population and environmental constraints.		
Section and page	P. 9 Discussion Paper Q.2	Unit	EEU
Proposed Change	Should we have a habitat target and what should it be improvements to existing habitat, restoration of degraded areas, increased habitat, or something else?		
Comments	<p>A habitat target is an important tool, but it must be multidimensional to reflect the ecological realities of koala populations and the variation in land availability across SEQ.</p> <p>Equally, a target should not be a single metric but based on a framework combining protection, improvement, restoration, and expansion, applied differently depending on the landscape. We have referred to this as the ‘balanced scorecard approach’ in response to question 11. This approach ensures that investment aligns with where it will generate the greatest long-term benefit for koala populations.</p> <p>Supporting research and the implementation of habitat that is both nutritionally suitable for koalas and resilient under future climate conditions must form a core component of any targeted habitat improvement program. Efforts to restore or enhance habitat should prioritise tree species composition, nutritional quality, moisture availability, and projected climate suitability to ensure that restored areas remain viable food and shelter resources over the long term. Integrating climate-responsive planting guidelines and landscape assessments, with ongoing monitoring will maximise the ecological value of restoration actions and support healthier, more resilient koala populations.</p> <p>Noting however, that protection of remaining high-quality habitat remains the most cost-effective conservation action and should be prioritised wherever possible.</p> <p>No single target, whether restoration, improvement, or expansion, can meet the needs of all landscapes or koala populations. Instead, an SEQ habitat target should be designed to reflect region-wide aspirations but be sensitive to location-specific requirements, informed by population dynamics, and aligned to what is realistically achievable within each local government area or tenure type.</p> <p>Further, given the limited and inconsistent data on what land is genuinely available for restoration, particularly across public estates and LGAs, it may not be feasible to set a uniform region-wide restoration target, therefore any target needs to support local delivery capabilities without imposing unrealistic or ecologically inappropriate expectations.</p>		





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Section and page	P. 11 Discussion Paper Q.1	Unit	EEU
Proposed Change	How can we enhance awareness of the threats facing koalas?		
Comments	<p>As the lead state agency responsible for koala conservation, DETSI should play a central coordinating role in SEQ-wide (or statewide) public awareness campaigns that clearly communicate the major threats to koalas, as habitat loss, vehicle strike, dog attacks, and disease. Delivering region-wide campaigns would ensure consistent messaging and improve public understanding for koala survival. An important step in this, is for the state to have built in steps to seek meaningful input and feedback loops from LGs pre and post campaigns to ensure on ground intelligence is informing state campaigns, collateral and messaging.</p> <p>To strengthen impact across communities, DETSI should also develop and distribute campaign collateral to local governments, including digital assets, social media materials, education resources, and signage templates. Providing ready-to-use materials would allow councils to expand and tailor their own engagement activities while maintaining message consistency across SEQ. This approach would enhance reach, support community-level ownership of conservation actions, and help embed a shared understanding of koala threats across the region.</p>		
Section and page	P. 11 Discussion Paper Q.2	Unit	EEU
Proposed Change	What threat mitigation approaches are most effective in reducing koala injuries and deaths?		
Comments	<p>Effective threat mitigation starts with understanding the relevant koala population, and DETSI's role is fundamental in enabling LGAs to make informed, strategic, and scientifically grounded decisions that genuinely reduce koala injuries and deaths.</p> <p>The most effective approaches combine linear infrastructure mitigation strategies, ecological management, and community behaviour change.</p> <p>There is no single panacea for reducing koala injuries and deaths. The most effective mitigation approaches will vary across LGAs because each region faces a different combination of threats. For some LGAs, disease management may be the highest priority; for others, vehicle-strike hotspots, dog-attack risks, or the need for green infrastructure to support safe movement may be more pressing. In other areas, habitat management, such as fire-regime improvement or weed reduction, may deliver the greatest benefit.</p> <p>Because of this variability, the first and most critical step is ensuring that each LGA has a robust, evidence-based understanding of its koala population dynamics. Without accurate baseline data (such as a LG-wide Koala Conservation scorecard approach) to perform regional, LGAs risk investing in actions that are ineffective or poorly targeted.</p> <p>To support this, DETSI should assist LGAs by funding or co-funding detailed population assessments using the most efficient and scientifically validated tools available and should include as a standard, drone-based thermal imaging, comprehensive habitat assessments to understand carrying capacity and movement constraints and koala scat surveys coupled with genetic analysis to determine population structure, connectivity, and health.</p> <p>The Distance Sampling Surveys currently used by DETSI across SEQ do not provide sufficiently meaningful data on koala populations or habitat condition. As a result, they represent poor value for effort and investment, particularly when more efficient, reliable, and robust methodologies are now available. Resources directed toward distance sampling would be far</p>		





	better invested in methods that produce actionable, fine-scale ecological data, as previously described. Redirecting funding and effort toward these approaches would significantly improve the accuracy of population estimates and the effectiveness of subsequent threat-mitigation planning.		
Section and page	P. 11 Discussion Paper Q.3	Unit	EEU
Proposed Change	What should a threat mitigation target focus on?		
Comments	This has been answered in response to P.11 Q.2		
Section and Page	P. 13 Discussion Paper Q.1	Unit	EEU
Proposed Change	How can we best work with our partners and communities to deliver koala conservation outcomes?		
Comments	<p>DETSI can best support partners and communities by empowering those already delivering successful conservation programs. This would include funding local efforts including engagement, reducing administrative barriers, and ensuring funding systems enable rather than constrain community-driven conservation.</p> <p>The DETSI Koala Team has demonstrated strong collaborative capacity, particularly in its partnerships with LGAs and other delivery organisations. These partnerships have been essential in progressing on-ground conservation and community engagement outcomes. While DETSI’s direct delivery to communities is limited, many community-focused activities have been effectively led by LGAs or specialised partners such as Social Marketing @ Griffith and the Behaviour Change Collaborative, who bring expertise in behavioural science and targeted community outreach.</p> <p>Several improvements are needed:</p> <ul style="list-style-type: none"> • Increase and refine funding support for LGAs and partners. Current funding mechanisms are slow, highly bureaucratic, and often too restrictive in scale. Streamlining these processes would enable more responsive, timely delivery of community engagement and on-ground projects. • Introduce, tiered funding options. A tiered structure would give LGAs, Non-Governmental Organisations (NGO)s, Traditional Owners, and community organisations the flexibility to deliver different levels of engagement, from small, community-led initiatives through to large-scale citywide programs. • LGAs are best placed to understand community expectations, values, and local threats. Providing LGAs with greater funding autonomy and resources would enhance the reach and impact of conservation messaging and action. • Form collaborative networks with research institutions, and citizen science community groups to ensure that koala conservation efforts are aligned, consistent, and evidence-driven. 		





Section and Page	P. 13 Discussion Paper Q.2	Unit	EEU
Proposed Change	What knowledge gaps can be addressed through innovation to conserve koalas?		
Comments	<p>There remains significant knowledge gaps in our understanding of koala ecology, behaviour, and habitat requirements, and addressing these gaps through innovation is essential for effective long-term conservation.</p> <p>A priority area is improving our understanding of the koala gut microbiome, including how diet, tree-species selection, and nutritional quality influence health outcomes such as wasting. Better insights into the microbiome–nutrition relationship would support more accurate assessments of habitat quality and inform strategic decisions about restoration, particularly when selecting tree species for landscapes where habitat availability is limited.</p> <p>Additional research into trans locational koala management to improve the success rate and address lack of genetic diversity - understand the condition in which it fails and succeeds.</p> <p>There is also a need for deeper knowledge of habitat composition, specifically the nutritional value of different tree species, how koalas use remaining habitat patches, and how these factors shape carrying capacity and density potential. Supporting innovation in nutritional ecology would help ensure that restoration programs plant species that are not just locally appropriate, but nutritionally suitable for sustaining koala populations across regions.</p> <p>Research into koala behaviours would strengthen the design of mitigation strategies for linear infrastructure and improve our understanding of the ecological impacts of translocations. Such behavioural insights are vital for reducing the risks associated with road networks, barriers, and poorly connected landscapes.</p> <p>Further innovation is needed in genetic research across administrative boundaries. Genetic data identifies vulnerable subpopulations, and would be a useful guide for cross jurisdictional planning. This is an area where state-level investment is particularly warranted.</p> <p>Research support for innovative technologies such as environmental DNA (eDNA) could have profound benefits for passive monitoring or detection of koalas, particularly to aid in developing development submissions and /or management plans for constructions phases for development areas or in relation to upgrades or delivery linear infrastructure.</p> <p>The early intervention, saving koala by koala approach must be considered in addressing the question of what knowledge gaps can be addressed through innovation to conserve koalas.</p> <p>Whilst this strategy importantly focuses on the longer term, it is important to put some focus toward the techniques which drastically improve the ability to preserve the existing population one koala at a time in the near term.</p>		





Section and Page	P. 13 Discussion Paper Q.3	Unit	EEU
Question	How can we support increased action to protect koalas?		
Comments	<p>There is a growing cohort of large corporates and major industries that are actively seeking to demonstrate stronger social, environmental and ethical responsibility. For some, this will involve delivering formal offset-related works, while for others it will take the form of broader corporate social responsibility (CSR) investment aligned to brand, workforce and community expectations. Collectively, this represents a largely untapped opportunity to attract additional, non-government investment into priority koala conservation outcomes, including research, on-ground action and behaviour change initiatives.</p> <p>The State is uniquely positioned to pioneer, enable and normalise this approach. With visibility of unmet koala conservation needs and oversight of strategic priorities, the State could play a leadership role in connecting willing and motivated corporate entities with credible, shovel-ready conservation projects. By brokering these connections, the State can help ensure investment is directed to outcomes that are ecologically meaningful, strategically aligned and publicly defensible, while providing corporates with legitimate opportunities to achieve their CSR or offset objectives.</p> <p>Positioning koala conservation as an attractive, well-governed investment opportunity for major businesses would deliver mutual benefit: accelerating important conservation outcomes while supporting corporate partners to meet their social licence, reputational and responsibility goals. In this way, the State could act as a pioneer of a contemporary funding and delivery model that complements public investment and expands the overall scale and impact of koala conservation efforts.</p>		
Section and Page	P. 15 Discussion Paper Q.1	Unit	EEU
Question	What role can the community and First Nations people play in monitoring?		
Comments	<p>First Nations peoples hold koalas as significant cultural totems and feature them prominently in Dreaming stories, creating a strong cultural responsibility to protect them. Therefore, Traditional Owners can play an essential role in koala conservation by integrating traditional ecological knowledge with contemporary management approaches, including the use of cultural burning practices that reduce fuel loads, improve habitat condition, and enhance koala safety.</p> <p>First Nations rangers and community members should be considered as key contributors to on-ground monitoring. Their involvement strengthens conservation outcomes and supports culturally informed, locally relevant koala management.</p>		





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Section and Page	P. 15 Discussion Paper Q.2	Unit	EEU
Question	Are there any other data sources that could contribute to measuring progress?		
Comments	<p>Applying a balanced scorecard approach to koala conservation reporting involves using a structured, balanced framework of measures to monitor and report, both collectively and at an individual LGA level, which threats are the highest priority and, equally importantly, which interventions are most effective in delivering long-term outcomes. Rather than focusing on a single pressure or activity, the scorecard integrates monitoring of key threats alongside the effectiveness of targeted interventions with regional consistency, likely encompassing habitat condition and management, disease, vehicle strikes, dog attacks, community behaviour change, and the application of appropriate planning provisions and controls. By enabling varied local priorities and threat profiles to be managed and reported consistently at a State level, a balanced scorecard demonstrates how locally targeted actions collectively contribute to sustained koala conservation over time and identify which trends are localised vs regional or state wide.</p>		
Section and Page	P. 15 Discussion Paper Q.3	Unit	EEU
Question	What should our target/s focus on?		
Comments	<p>The state must establish clear targets and baseline requirements for each LGA to improve cross-jurisdiction data and support evidence-based decision-making. Target efforts should focus on creating a balanced scorecard and consistent reporting for all local governments on:</p> <ul style="list-style-type: none"> • koala population estimates • habitat condition assessments • provision of prioritisation of habitat protection, restoration, rehabilitation and land acquisition data • community engagement activity expectations (at a minimum) • ongoing disease and genetic health monitoring <p>These measures would support improved landscape-scale coordination and facilitate more robust long-term conservation outcomes that align with the growing pressures associated with housing, infrastructure and population expansion across Southeast Queensland to 2041 and beyond.</p> <p>To accomplish this DETSI would need to fund and appropriately resource LGAs, or partners in liaison with LGAs; given they are best placed to undertake this work. This may take the form of a tiered funding approach, as described in the general comment section <i>Clarifying and Strengthening delivery through the State Environmental Agency</i>, whereby funding can support short-term shovel ready projects to longer-term more detailed projects.</p>		





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Section and Page	P. 15 Discussion Paper Q.4	Unit	EEU
Question	What should be considered in a review of the Koala Habitat Map methodology?		
Comments	<p>Current mapping frameworks do not always provide adequate protection for urban vegetation that functions as stepping-stone habitat such as parks, road reserves, and individual koala food trees within Koala Priority Areas (KPAs). By defining koala habitat primarily through Regional Ecosystem (RE) classifications and focusing protections on “large, connected areas of high-quality habitat with minimal threats,” the system fails to reflect the reality for many urban-dwelling koalas.</p> <p>As a result, small but critical habitat features, including isolated feed trees and linear vegetation that supports safe movement and connectivity, lack koala-safe development benchmarks despite their demonstrated importance for sustaining urban populations. The state’s koala habitat mapping methodology must be updated to reflect these concerns. We have provided further detail in sections below relating to Appendix 1 Q1 and Q2.</p>		
Section and Page	P. 15 Discussion Paper Q.5	Unit	EAT
Question	What are the opportunities to improve mapping at the local or property level?		
Comments	Consistent collaboration with LGAs to refine state mapping overlay and category discrepancies. Koala Habitat Area (KHA) resolution improvements to align with that of locally refined environmental significance overlay. Alignment with established wildlife habitat corridors under Council’s Wildlife Connection’s Plan.		
Section and Page	P. 17 Discussion Paper Q.1	Unit	EEU
Question	Do you support any of the proposals from the 2024 review being progressed? Please provide details of which proposals you support and why?		
Comments	Answered in detail in section below related to Appendix 1.		
Section and Page	P. 17 Discussion Paper Q.2	Unit	EEU
Question	Are there other parts of the koala habitat regulatory framework that could be amended to protect koala habitat and improve access to housing?		
Comments	<p>One concern with the current process is the lack of capability to monitor compliance of clearing undertaken under exemption. There is a high level of reliance on the landowner that clearing is being conducted appropriately and not excessively. It is considered that there needs to be a better system or capability to ensure any exemptions are undertaken responsibly. This may include proactive awareness campaigns or ensuring enforcement action is undertaken where breaches occur.</p> <p>Other concerns/areas where Council officers <u>consider review of</u> current legislative requirements in the <i>Planning Regulation 2017</i> include:</p>		





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	<ul style="list-style-type: none"> The level of clearing under exemption can be significant yet does not trigger offset planting or a requirement for the landowner to consider or demonstrate that avoidance is unachievable prior to clearing. This is of particular concern where within a KPA. There is no restriction on clearing KHA in a KPA where the site is within a PDA. It is likely that some PDAs will be located in greenfield areas outside of current urban footprint designations. These potentially will be areas with significant KHAs that should be afforded protection. <p>It is considered necessary to work through what mechanisms could be implemented to assist with ensuring the most appropriate outcomes are achieved, to minimise impacts in these circumstances or to ensure no net loss of significant habitat..</p>
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Improving Regulation - APPENDIX 1 Proposed koala habitat regulation framework amendments			
Q.1 Do you support any of the proposals from the 2024 review being progressed. Please provide details of which proposals you support and why?			
Topic	Thresholds	Unit	EEU
Proposed Change	Currently landowners are able to clear 500m ² (additional clearing above this threshold would either be prohibited or require assessment). This is proposed to increase to 800m ² for lots greater than 1ha. The ‘need’ for this change is that there may be different needs for larger lots such as wastewater systems.		
Comments	<p>Council officers do not support this change in its current form.</p> <p>No data has been provided to demonstrate this is a common issue/something that needs to be increased.</p> <p>Council officer’s experience is that the current 500m² exemption, along with other exemptions available to landowners, are adequate to facilitate a dwelling house, vehicle access and effluent disposal areas</p> <p>Overall, the discussion paper indicates that there is too much clearing happening, but then recommends an increase in this clearing threshold. Keeping a lower threshold should encourage landowners to locate development in areas where clearing would be minimised. This is especially important where development is proposed in a KPA and interferes with KHA (and would otherwise be prohibited if not exempt). It is noted that the 500m² exemption is not the full extent of clearing allowed – other clearing can be done under other exemptions.</p> <p>Council officers would prefer to see the following:</p> <ul style="list-style-type: none"> Item ‘k’ of the definition of ‘exempted development’ in Schedule 24 of the <i>Planning Regulation 2017</i> be amended to reduce the exempt clearing from 500m² down to 250m². Any clearing between 250m² and 500m² becomes assessable clearing. Over 500m² of clearing remain prohibited within a KPA. <p>This recommendation is based on Council officers experience with landholders who approach Council seeking an area of clearing that is less than 500m², however, once they are aware of the</p>		





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	<p>500m² threshold, choose to clear more than initially proposed.</p> <p>Rather than the proposed change, another option would be to change the exemptions under Schedule 24 of the <i>Planning Regulation 2017</i> to include additional exempt provisions for effluent disposal for non-sewered lots over 1ha. However, as mentioned in other parts of this response, it should be required that clearing under these exemptions is only permitted where it has been demonstrated that existing cleared parts of a site (or those not containing KHA) are unsuitable for the proposed development (e.g. only permitted where avoidance of Koala habitat cannot be achieved). It is unlikely such a requirement can be achieved without requiring an approval process. Overall, Council officers do not support this change.</p>		
Topic	Partial Exemptions	Unit	EAT/SPU
Proposed Change	<p>The intent is that development is either wholly prohibited, assessable or exempt. It will be clarified that the total area of interference must be equal to or less than the threshold, otherwise the total area is assessable. The example given is “...where 700m² of koala habitat is proposed to be cleared, the full 700m² is assessable. Assessment does not consider the 500m² to be exempt and then only assess the 200m² that exceeds the 500m² component.”</p>		
Comments	<p>Council officers do not support this change in its current form.</p> <p>It is considered that the proposed change will not alter the outcome in terms of extent of habitat clearing. If the provisions are re-written in this way, then landowners are likely to clear the as of right 500m² and then apply to clear the additional 200m². If an application to clear 700m² is refused, then they would still be permitted to clear 500m² under the exemption.</p>		
Topic	Consequential Interference	Unit	SPU/EAT
Proposed Change	<p>Relates to clearing under an exemption following initial approval (e.g. clearing for a road, fence or firebreak following approval of a house). It is proposed that consequential clearing form part of the assessment process where approval is submitted for an MCU.</p>		
Comments	<p>Council officers support this change</p> <p>It is not clear how this will be drafted into the legislation, but it is expected that this will be achieved by adding assessment of consequential interference into table 25.2 of State Code 25. This would be similar to the existing assessment benchmark relating to ‘result of the development’ for reconfiguring a lot (table 25.3).</p> <p>This is a positive change that is supported, however, even if this is added as an assessment benchmark as part of an MCU, there is nothing stopping landowners changing/adding to fencing locations and access tracks over time and doing more exempt clearing as a result. These aspects of the legislation create an unchecked, continual opportunity for clearing of KHA, even within a KPA.</p> <p>Further, for clearing of KHA in a KPA, landowners can clear 500m² and any further clearing (unless exempt) is prohibited. However, the clearing of the 500m² does not consider the impact of consequential clearing that this then leads to. This clearing is not assessable so the change proposed here would not assist in reducing further clearing within a KPA.</p>		





Topic	Downstream approval	Unit	SPU/EAT
Proposed Change	<p>There are two parts to this:</p> <ol style="list-style-type: none"> 1. Removal of duplicate assessment processes (e.g. if MCU/ROL is approved, subsequent works approval not needed as that assessment has already occurred). 2. Clarify that reconfiguration of a lot to create new child lots cannot generate additional habitat interference rights by applying exemptions. 		
Comments	<p>Council officers do not support this change.</p> <p>Although the concept is supported in principal, Council is aware of instances where additional clearing of KHA has been required during detailed design as part of operational works applications. The changes to the legislation proposed here would need to clearly establish what occurs when it is determined that additional clearing is required after the MCU/ROL is approved. Without further detail about how this is proposed to be considered, support is not given for this change.</p> <p>Council officers support this change in principle</p> <p>2. Although this change is supported in principle, it is not known how this can be achieved without an approval/notification process in place for exempt clearing. For example, the owner of a large lot (within the KPA) uses the exemptions to clear 500m² of KHA, plus clears additional KHA under exemptions for essential management, access track and fencing. None of these clearings require approval. They then apply for a subdivision and demonstrate that the subdivision can be undertaken without the need to clear additional KHA. The subdivision is approved and the lots sold off to two new owners. These owners would have no idea of the amount of clearing undertaken on the parent lot as it was all done without approval. These owners decide that although there is cleared area on their sites, they wish to build their new home in an area which has established KHA. They then clear 500m² of KHA to create a new house pad and undertake additional clearing for new fencing, access track and essential management. This is all done under exemption with no approval needed. More detail is needed to confirm how this proposed change will be achieved and how additional exempt clearing will be restricted.</p>		





Topic	Cumulative applications of exemptions	Unit	SPU/EAT
Proposed Change	The review found that clearing from using a number of exemptions cumulatively is having a significant impact on the amount of koala habitat that is being cleared. Amendments will reduce the ability to use several exemptions together.		
Comments	<p>Council officers support this change in principle.</p> <p>Council officers often see proposals where exemption stacking has occurred resulting in more clearing being undertaken than intended by the legislation. Council officers support this proposed change, but at this stage, there is minimal detail provided to be able to understand how the legislation will be changed to achieve this.</p>		
Topic	Vegetation categories	Unit	EEU
Proposed Change	<p>Amendments provide consistency for using exemptions across all vegetation categories. For example, the koala regulations will not regulate clearing in a Category X area if it is otherwise consistent with limits available for Category B areas (remnant vegetation) and Category C areas (regrowth vegetation) under an Accepted Development Clearing Code.</p> <p>A new exemption will also provide equal treatment across vegetation categories for extractive industries, up to 500m².</p>		
Comments	<p>Council officers do not support this change in its current form.</p> <p>As category x is a catch all category that includes houses, backyard trees, street trees, park trees, paddock trees, drains, areas already cleared of vegetation, or regrowth and revegetation areas less than 15 years old.</p> <p>Having stronger protection on eucalypts in category x is the only way the state can regulate the removal in these critical stepping stone areas between large habitat patches facilitating any kind of genetic diversity and gene flow.</p> <p>A spatial resource that maps the presence of NJKHT or large eucalypts within category x vegetation area could be developed by the state for local governments to use uniformly in MLES planning tools.</p>		
Topic	Koala Safe Movement	Unit	EAT
Proposed Change	A new definition describes what is meant by koala safe movement. A koala safe movement measure is focused on the safety of koalas by providing opportunities for koalas to feed, disperse, and seek refuge, or reduce the threats to koalas. Koala safe movement measures will be used in the consideration of siting and design. For example, when deciding where to situate a dwelling, the use of existing cleared areas and how to retain any koala habitat will be needed.		
Comments	<p>Council officers support this change in principle.</p> <p>Although supported, further detail is needed to indicate how this will be achieved. It is expected that the new definition will replace that of 'safe koala movement' in State Code 25 which has less detail.</p> <p>In particular, the reference to highly connected patches in State Code 25 Definition: <i>Highly connected patches mean mapped koala habitat areas that are less than 200 metres apart.</i> i.e. as per Table 25.2PO1, PO4; Table 25.3 PO6, PO8. In urban landscapes such as Redland City this definition is problematic and does not account for stepping stone trees along streets, parks, and gardens</p>		





	<p>throughout the suburban landscapes. Urban areas are highly fragmented and often do not have habitat patches that are linked to a larger network without increasing risks to move. The term ‘highly connected patches’ misrepresents the actual available habitat for urban koalas to feed and to move through their landscape. Therefore, individual trees require more protection and consideration in the updating of the definitions outlined in State Code 25 to reflect the reality of fragmentation in both urban and rural agricultural landscapes where individual trees are significant to survival.</p> <p>Safe koala movement should also consider movement corridors between 2 or more mapped KHA areas in proximity to the development footprint, even if the lot is not mapped as KHA it should contemplate safe passage/corridor between adjacent mapped KHA’s.</p>		
Topic	Broad-Hectare areas	Unit	SPU
Proposed Change	Clarify intent to limit the provisions for broad-hectare areas to sites that are identified for urban purposes, rather than the whole broad-hectare areas.		
Comments	<p>Council officers support this change in principle.</p> <p>Further, it is noted that Schedule 11, Part 3 allows 500m² of koala habitat to be cleared without assessment. It should be clarified that this does not ‘restart’ for child lots following subdivision, and a process put in place so that new landowners are aware that clearing under the 500m² exemption has already been undertaken.</p>		
Topic	Offsets	Unit	EEU/EAT
Proposed Change	Improve guidance to support assessment of performance outcomes and conditioning of offsets for significant residual impacts under State Code 25.		
Comments	<p>Council officers do not support this change in its current form.</p> <p>Support improvements as specified below:</p> <p>The Qld government could provide better resources, such as working groups or online training specifically for assessment officers to gain uniformity in the application of the VM Act and the <i>Planning Act 2016</i> and the process of conditioning offsets.</p> <p>Closing the loop would be for the state offset delivery agency to report back to councils on the quantity of offset settlements processed in a time period and what has been delivered in that time period.</p> <p>Refer to comments on koala safe movement section above.</p> <p><i>Queensland Environmental Offsets Policy (2025)</i>, via section 12 of the <i>Environmental Offsets Act 2014</i> and prescribed under the <i>Environmental Offsets Regulation 2014</i>– and <i>EPBC Act 1999</i>:</p> <p>There is considerable concern when offsets are required under MSES or MNES are often located outside the local government area and therefore do not deliver direct environmental benefits to the local community.</p> <p>The current state policy position does not provide adequate recognition of the long-standing and substantial investments that many councils, including Redland City Council, have made in establishing conservation reserves, restoring ecological corridors, and implementing evidence-based wildlife management programs. These ongoing initiatives some of which have</p>		





	<p>delivered demonstrable improvements to threatened species such as koalas are currently not considered in the assessment of offset requirements under the State’s offset framework.</p> <p>There is a strong opportunity State offsets to provide for more flexible and locally beneficial offset pathways. Rather than defaulting to broad-scale, out-of-area offsets, which may be costly and disconnected from local conservation priorities, an assessment of MSES impacts could place greater emphasis on localised offset options that deliver tangible outcomes for the species impacted by the project.</p> <p>For species such as koalas, local offset measures, including habitat restoration, threat mitigation, and investment in proven wildlife management programs, will provide significantly greater conservation benefits than offset actions undertaken outside the LGA.</p> <p>This approach aligns with the intent of Principle 3 - Direct and Tangible policy position of the <i>EPBC Act 1999</i> [Offsets Standard], which states that direct offset activities should be implemented unless an indirect offset activity has been identified as a higher priority in a conservation planning document.</p> <p>Recognition of innovative, evidence-based local actions as either direct offsets or high-value indirect offsets would enable councils to continue investing in successful management initiatives that contribute to stabilising and improving threatened species populations.</p> <p>When developing the framework for advanced offsets, there is an opportunity to support longer-term, strategic local conservation initiatives that meet both direct and indirect offset criteria. This could include multiyear habitat management, species-specific interventions or research and education programs that, in some cases, may achieve greater conservation outcomes than land-based offsets alone.</p> <p>Explicit guidance on how such localised advanced offsets can be recognised and endorsed would improve certainty for LGAs and ensure long-term investments align with both Commonwealth and State conservation priorities and local area ecological needs.</p> <p>Offset activities ‘direct and tangible’ must also consider cumulative impacts beyond the footprint of the assessable area to include a ‘ripple effect zone’ within a nominated designated area surrounding the project area. This would allow for increased protections for protected species more broadly. Considerations should include:</p> <ul style="list-style-type: none"> • acquiring nearby land for corridor buffering, • inclusion of green infrastructure to allow safe passage across roads, rail and developed areas where increased traffic will have direct impacts from assessable site. <p>Additionality should be also expanded to include cumulative impacts beyond the footprint of the assessable area – refer to above examples. These could be considered as advanced offsets for a proponent.</p> <p>Offset compensation must remain flexible, prioritising immediate options located closest to the impacted site.</p> <ul style="list-style-type: none"> • Compensation funds should be considered to include activities beyond the project footprint and retained and implemented within the LGA. • Offset strategies should extend beyond simply meeting planting targets and consider the broader ecological outcomes within surrounding landscape. • LGAs should have the ability to nominate a suite of mechanisms that deliver direct benefits and enhance protection of their estate, either at the project site or within the LGA boundaries. Ideally this would involve a pre-approval step between local government and DETSI to endorse
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	<p>proposed projects which can then be conditioned as needed.</p> <p>Offset compensation funds collected by State for designated actions should, in the first instance, be offered back to the relevant LGA. This approach enables LGAs to identify and prioritise conservation actions that advance restoration efforts closest to the source.</p>
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15 REPORTS FROM INFRASTRUCTURE & OPERATIONS

15.1 RESPONSE TO NOTICE OF MOTION - FLOOD RISK MITIGATION REPORT

Objective Reference: A12917349

Authorising Officer: Christopher Isles, General Manager Infrastructure & Operations

Responsible Officer: Melanie Rodrigues, Acting Group Manager City Assets

Report Author: Michael Pattinson, Service Manager Civil and Traffic

Attachments: 1. Flood Risk Mitigation Report Figures [↓](#)

PURPOSE

To outline potential required works and an indicative schedule and timeframe for addressing identified flood-related issues at Weinam Creek, Torquay Creek, and the Pitt Street Wetlands, to support evidence-based decision-making aimed at reducing flood risk in these locations.

BACKGROUND

At the General Meeting of 12 November 2025, a Notice of Motion was tabled requesting the clearing of watercourses and flood debris to mitigate flood risks and Council resolved as follows (Council Resolution 2025/326):

1. *To request a schedule of works and timeframe for clearing of watercourses of flood debris to reduce the likelihood of flooding at:*
 - a. *Weinam Creek at Cliftonville Place Park and Moores Road to the mouth of the creek.*
 - b. *Serpentine Creek from 62-66 Serpentine Creek Road to mouth of the creek.*
 - c. *Pitt Street Wetlands from Salisbury Road and Hamilton Street to mouth of the watercourse.*
2. *To bring a report to the General Meeting of Council scheduled 18 March 2026.*

ISSUES

Officers investigated the three locations, and the following issues have been identified:

Weinam Creek

Recent rain events have come close to flooding properties located at 10 and 11 Cliftonville Place, Redland Bay. The owners have provided photographs of the flood levels, and the debris lines were recorded by officers. Officers acknowledge that water has been reported to have entered one of the properties. It is accepted that water does enter the yard and property of noted properties.

A study was conducted in October 2022 to assess existing flooding conditions. The report determined that the culverts under Moores Road, Redland Bay controlled the level of flooding upstream. The downstream area of the Moores Road culverts lies within an Environmental Conservation Area (refer Figure 1, Attachment 1). This section is subject to flooding during 1-in-100-year flood events, resulting in localised water pooling. The study also examined vegetation downstream and concluded that removing this vegetation would provide only limited benefit and would be largely ineffective in reducing the extent of flooding (refer Figure 2, Attachment 1).

Since the conclusion of the study, several other potential factors influencing flooding have been identified, which potentially warrant consideration as part of any future updated flood modelling:

- Vegetation and sediment build-up restrict flow within the creek, complicated by reduced vegetation management capabilities as a result of ecological values noted below.
- High tailwater conditions during high tide reduce creek capacity. For example, ex-Tropical Cyclone Alfred produced a storm-tide event causing residents at 10 and 11 Cliftonville Place to experience higher flood levels than during the 2021 event.
- The construction of the carpark on Moores Road has narrowed the waterway, which may contribute to potential increased risk of flooding of upstream properties.
- A large culvert measuring 7 metres x 3 metres x 1.2 metres runs beneath Moores Road, carrying flows from Weinam Creek, northward toward Redland Bay. The upstream catchment that drains to this point covers roughly 270 hectares and if the culvert on Moores Road becomes blocked during high tide or by debris, it can reduce the ability for the creek to drain and leading to increased risk of upstream flooding.

This area also provides significant habitat for four nationally recognised threatened ecological communities and serves as core koala habitat. It supports 92 recognised endangered or vulnerable species, many of which are birds, including the false water rat and flying foxes. Nationally protected flying foxes are currently roosting in the area. In addition, regulated vegetation is mapped throughout the site (refer Figure 3, Attachment 1).

Given these factors, further investigation through updated flood modelling and a report would clarify whether the residences are at risk of flooding and identify any potential works to lower flood levels and provide an appropriate safety margin for the residences. Council will seek an additional operating request for this investigation in the 2026/2027 Operating Expenditure budget as there is currently insufficient budget to progress this work

If works are recommended and budget allocated, a site-based ecological assessment would be required, including a flora impact assessment. Any site-based ecological assessment would need to ensure that the assessment process does not adversely impact the flying fox roost. Any such assessment could potentially trigger referrals and environmental assessment requirements under the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act).

Torquay Creek

The creek on Serpentine Creek Road, Redland Bay is often mistakenly referred to as Serpentine Creek, however, its official name is Torquay Creek.

During heavy rainfall events, access via Serpentine Creek Road is cut, causing flooding across the property located at 62-66 Serpentine Creek Road. The flooding of Serpentine Creek Road is of a relatively short duration, and residents have an alternative access via Cleveland-Redland Bay Road and School of Arts Road.

Torquay Creek crosses the property at 62-66 Serpentine Creek Road (refer Figures 4, 5 and 6, Attachment 1). Flooding across the property is expected, with the developer originally dedicating a large portion of the property as drainage easement for flood purposes. The property sits much higher than the drainage easement and there are no reports of flooding of the dwelling on the property.

Additionally, the owner should have been aware that the lower portion of the property had the potential to flood at the time of purchase.

A drainage easement permits water to pass across a property, which is essential in flood-prone areas or locations with insufficient natural drainage.

Currently, no other residential properties or private land are affected by floodwaters in this vicinity.

Furthermore, the Torquay Creek forms part of the Southern Redland Bay water flow sub-catchment. Most of the remnant vegetation has been cleared, however, there are areas of regrowth. The sub-catchment also includes regulated vegetation and a wetland that forms part of the Moreton Bay Ramsar site. Water quality is a vital aspect of environmental health, particularly in urban settings where stormwater runoff can significantly affect local water bodies. The wetland is a biodiversity hotspot that supports a range of significant species (91 recognised as endangered or vulnerable, many of which are birds), including the Wallum Sedge Frog, False Water Rat, and Flying Foxes (refer Figure 7, Attachment 1). Proposed works could impact this diverse ecosystem and may trigger referrals and environmental assessment requirements under the EPBC Act.

As there are currently no flooding issues identified at this site, and given the potential impacts on the natural environment, officer recommendation is that no vegetation clearing be considered at this time beyond normal waterway management practices.

Pitt Street Wetlands

The only known concerns in the area are the existing bio-retention basin (refer Figures 8 and 9, Attachment 1), located adjacent to 19 Salisbury Street Redland Bay, which is frequently full of water and creates a nuisance to the property owner, and the infrequent flooding of Hamilton Street.

The bio-retention basin adjacent to 19 Salisbury Street has been operational for approximately ten years, raising concerns about its declining performance in treating stormwater and mitigating pollutant loads. Over time, the effectiveness of these basins can be reduced by both design limitations and insufficient maintenance. This basin was never formally handed over to Council and as a result, it was not maintained. For handover to occur, the basin would have needed to be maintained and kept in a suitable condition for at least 12 months, however, this did not happen as the developer became insolvent and could no longer fund the required maintenance. Consequently, Council retained the bond and recently assumed ownership of the asset.

There are two water treatment devices located near Meissner Park, a detention basin and a bio-retention basin.

The detention basin is an excavated area designed to temporarily hold stormwater runoff during heavy rainfall and release it slowly through pipes to prevent downstream flooding and erosion (refer Figure 8 and 10, Attachment 1). The bio-retention basin, a landscaped depression that acts as a natural filter for stormwater, uses layers of plants, sand, gravel, soil, and mulch to remove pollutants such as sediment, nutrients, and hydrocarbons, before the water enters waterways.

The catchment surrounding the park is primarily urban, while the park itself contains a network of wetlands and recreational areas. Water that flows through the park eventually makes its way through a channel and into Moreton Bay.

A site visit in August 2025 identified dense vegetation within the bio-retention basin and ponding within the channel.

Following this assessment, it was determined that vegetation would be removed from the basin and that a 30-metre concrete open drain would be constructed near 19 Salisbury Street to address topographical constraints and support more efficient water drainage (refer Figure 11, Attachment 1). Design work is proposed for the 2026/2027 financial year, with construction planned for 2027/2028 financial year. This project has been listed in the Capital Expenditure plan as a high-priority item, aligns with water-quality reduction targets, and is not expected to have any deleterious environmental impacts in accordance with standard water-quality guidelines.

Furthermore, the water pooling near 17 Salisbury Street is due to the natural topography of the land, with this section being essentially flat. Although pooling occurs, no flooding complaints have been received from other nearby properties. Therefore, Council is proposing not to undertake drainage upgrades beyond the works outlined above at this time.

STRATEGIC IMPLICATIONS

Legislative Requirements

Works may trigger the *Environment Protection and Biodiversity Conservation Act 1999* if there is any potential impact on Moreton Bay Ramsar values, requiring referral.

- State obligations may apply under the *Environmental Protection Act 1994* (general environmental duty) and *Water Act 2000* (permits for vegetation removal, excavation or fill in a watercourse).
- The *Fisheries Act 1994* applies if any works create or alter a waterway barrier, fish passage must be protected.
- Council must comply with City Plan Waterways and Wetlands Overlay and Healthy Waters Code for any drainage-related work.

Risk Management

Key risks include environmental harm, regulatory non-compliance and impacts to protected ecological areas. These risks will be mitigated through detailed modelling (Weinam Creek), minimisation of vegetation clearing (Torquay Creek), and implementation of standard environmental controls during construction (Pitt Street Wetlands).

Financial

Subject to approval, an Operating Expenditure funding request is proposed in 2026/2027 to support modelling for Weinam Creek. No works are proposed for Torquay Creek and there is no financial impact. Design for Pitt Street is proposed in 2026/2027, with construction in 2027/2028, resulting in no impact on the current-year budget.

People

There are no people-related impacts, and any resourcing requirements can be managed within existing resources.

Environmental

Weinam Creek contains sensitive ecological values, including a flying-fox roost and regulated vegetation, and will require careful environmental assessment. Torquay Creek is of high ecological value and includes habitat associated with the Moreton Bay Ramsar site. At Pitt Street, proposed minor works are anticipated to improve drainage and are expected to result in a low level of environmental impact.

Social

Improved amenity and drainage outcomes are anticipated, with no adverse social impacts identified.

Human Rights

Consideration has been given to human rights in accordance with section 58(5) of the *Human Rights Act 2019*, and works and investigations are proportionate, with no expected limitations on human rights.

CONSULTATION

Consulted	Consultation Date	Comments/Actions
Roads Drainage and Marine Maintenance Unit	October 2025	Supportive.
External Consultant	October 2025	Developed modelling of pollutants.

OPTIONS

Option One

That Council resolves as follows:

1. To note the findings of the flood risk mitigation investigations undertaken at Weinam Creek (Cliftonville Place/Moores Road), Torquay Creek (Serpentine Creek Road), and Pitt Street Wetlands (Salisbury/Hamilton Streets).
2. To endorse potential works in select locations and further note locations where officers are not proposing any additional works, as detailed in the report.

Option Two

That Council resolves to request more information.

OFFICER'S RECOMMENDATION

That Council resolves as follows:

1. To note the findings of the flood risk mitigation investigations undertaken at Weinam Creek (Cliftonville Place/Moores Road), Torquay Creek (Serpentine Creek Road), and Pitt Street Wetlands (Salisbury/Hamilton Streets).
2. To endorse potential works in select locations and further note locations where officers are not proposing any additional works, as detailed in the report.

Weinam Creek

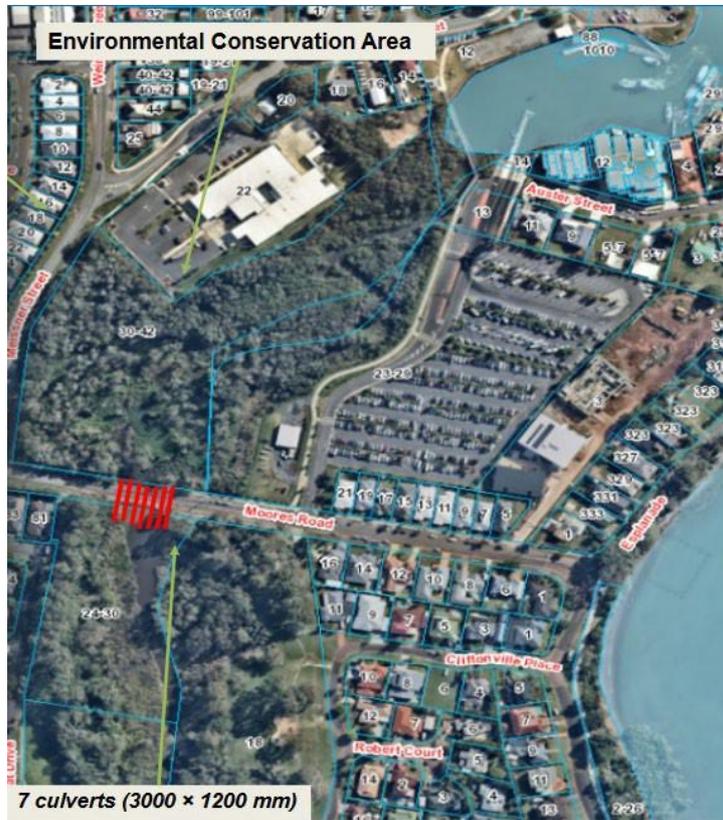


Figure 1. Map overview showing culverts and environmental conservation area.



Figure 2. Vegetation restricting flow of creek downstream.

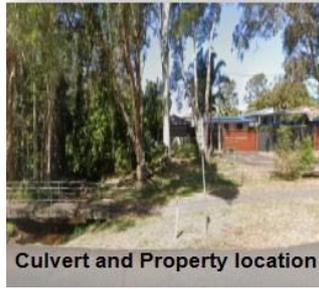


Figure 5. Streetview of 62-66 Serpentine Creek Road and culvert location.



Figure 6. Streetview of culvert location on Serpentine Creek Road.



Figure 7. The wetland at this location is a biodiversity hotspot that supports a range of significant species, including the flying foxes.





Figure 10. Streetview of the detention basin.

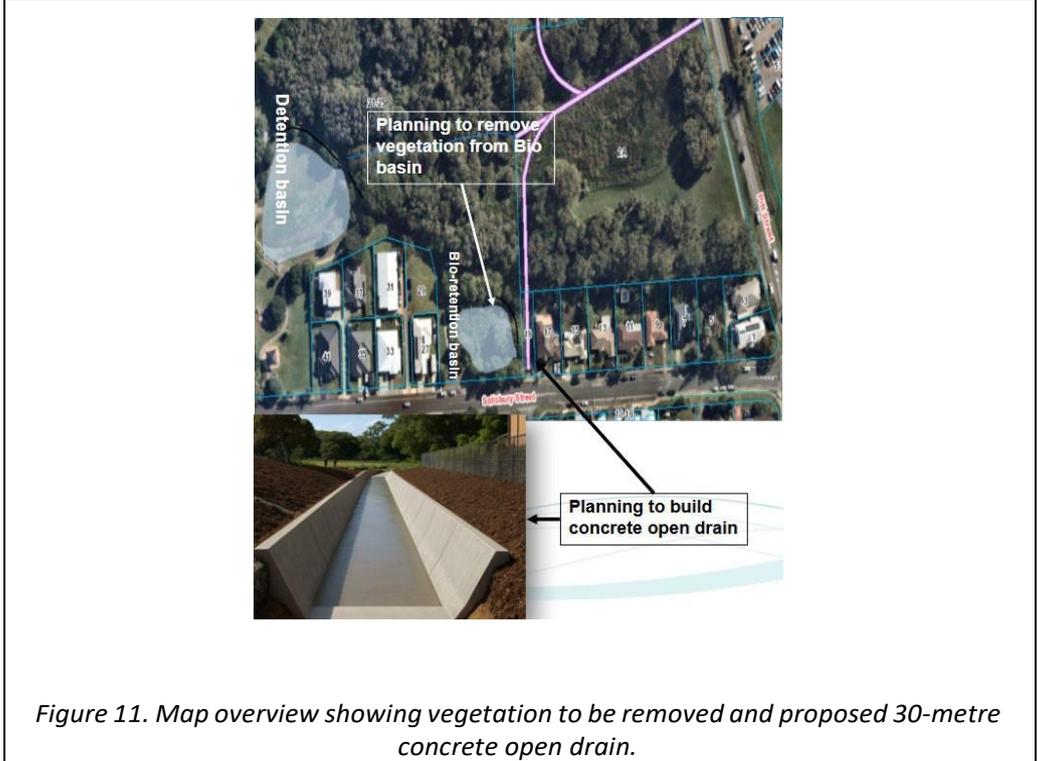


Figure 11. Map overview showing vegetation to be removed and proposed 30-metre concrete open drain.

15.2 RESPONSE TO NOTICE OF MOTION - PROPOSED MANAGEMENT OF ARTIFICIAL WATERBODIES SYSTEMS

Objective Reference: A12982672

Authorising Officer: Christopher Isles, General Manager Infrastructure & Operations

Responsible Officer: Anthony Sibraa, Group Manager City Operations

Report Author: David Katavic, Service Manager Parks & Conservation

Attachments: 1. Artificial Waterbodies Budget Considerations - Confidential

PURPOSE

To present a proposal for a prioritised approach to improving water quality and weed management across Council-managed artificial waterbodies.

BACKGROUND

At the General Meeting of 18 September 2024, a Notice of Motion was tabled requesting Council to address water quality, vegetation and odour issues in the Mount Cotton Community Park dams through remediation works, the development of a management plan, and a broader review of the management of water bodies across the city. Council resolved as follows (2024/196):

- 1. That Infrastructure and Operations and Community and Customer Services Departments provide a brief, and undertake works, to ensure the efficient and quickest solution for the rectification of the water quality management, dam vegetation and odour issues in the dams in Mount Cotton Community Park. This should include dredging and mechanical weed harvesting processes as appropriate.*
- 2. That a management plan for current and future works be created and made available to Council and the community, and works are undertaken in Mount Cotton Park to improve the dam.*
- 3. That a workshop presentation be brought to Council on those water bodies throughout the city which sit within parks and reserves, the current processes by which they are managed, and recommendations for improved management plans for weed management and water quality.*

An interim response was provided at a Council Briefing on 10 November 2025, which Council noted and requested be followed by a further detailed report to Council then be prepared.

ISSUES

Mount Cotton Community Park dam issues and mitigation actions

In 2024, several issues were identified with the dams such as foul odours, high vegetation cover and fish kills. Subsequent investigations found that:

- Algae bloom was occurring and likely caused by excess nutrients entering the dam via the stormwater network because of the presence of an ibis colony.
- Odours were likely associated with Ibis and other water birds nesting, rather than vegetation decay.
- Fish kills were attributed to low oxygen levels influenced by vegetation cover, poor water flow and water temperature.

The following activities were undertaken to mitigate these issues:

- **Water sampling and analysis:** Initial water analysis provided baseline data and helped develop the initiatives. Parameters include in-situ physicochemical, nutrients, total suspended solids and total algae. Quarterly monitoring is currently in place.
- **Vegetation management:** Initial chemical treatment of vegetation on the water surface to understand if odours came from vegetation. Removal of some of the vegetation cover. Findings indicate odours were more likely to come from ibis nesting sites.
- **Nutrient management:** Installation of probiotic blocks in September 2024. The blocks contain probiotic bacteria to treat the elevated bacterial levels and restore ecological balance by addressing nutrient imbalances and improving oxygen levels.
- **Ibis management:** Odours may be linked to ibis presence on site with Mount Cotton Dams' colony being the largest in the Redlands. 80 eggs and 62 nests were removed as part of the Council Ibis Management Program seeking to reduce ibis population. Monthly egg and nest removal is occurring yearly from July to March.
- **Community information:** An Initial letter was sent to residents as part of start of water quality improvement initiatives in September 2024. Signage was installed at the inception of the project.

The latest water sampling results reveal a notable improvement in several water quality parameters compared to June 2025, particularly in clarity and reduced blue-green algae (cyanobacteria) levels. The nutrient loading shows an increase, likely due to the return of the Australian White Ibis colony to the lake island after their departure following ex-Tropical Cyclone Alfred. Oxygenation of the dams could improve nutrient levels, as well as overall waterway management upstream and ongoing ibis management to limit excess nutrients flowing into the dams.

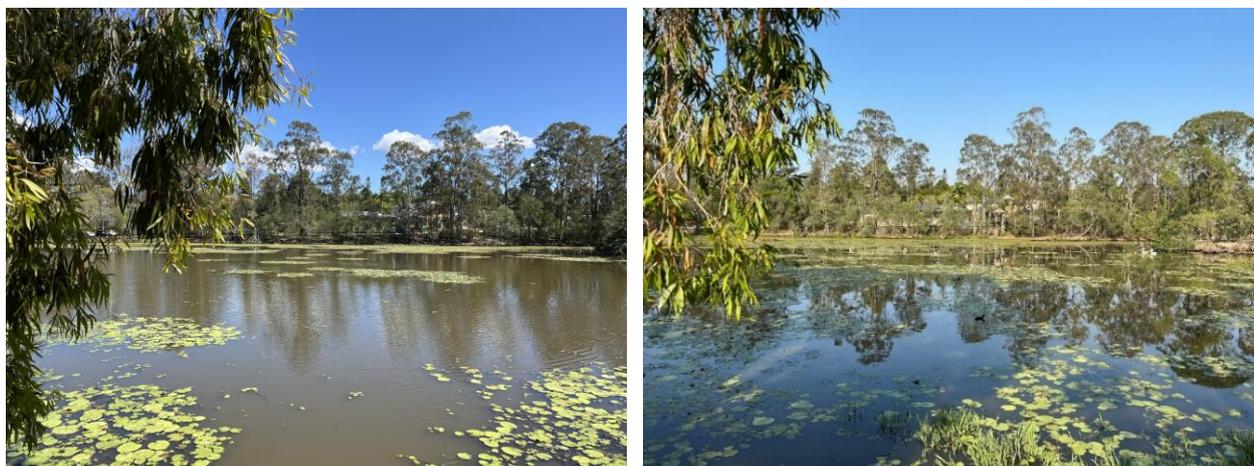


Figure 1 - Mount Cotton Dams in September 2024 and October 2025

Artificial waterbodies current, and proposed management plan

There are over 250 individual artificial waterbodies that make up over 140 artificial waterbodies systems (collocated within the same area) located on council owned or managed land, covering over 530,000m². These artificial waterbodies include constructed urban lakes, dams, detention and sedimentation basins.

Current artificial waterbodies management

The table below identifies current activities that occur to manage artificial waterbodies systems. Currently these activities are undertaken by several teams across Council.

Activity	Number of artificial waterbodies where activity takes place
Waterweed management Treatment of declared waterweeds such as salvinia, water lettuce, Senegal tea, water hyacinth, parrot feather, kidney leaf by contractors.	21 artificial waterbodies systems
Litter pickup Pick up of litter by contractor four times per year.	110 sites including artificial waterbodies and stormwater outlets
Vegetation management and plantings Over the years, bank revegetation activities have been undertaken to reduce silt and erosion.	
Ambient Waterway Health Monitoring Program or other water quality monitoring Currently monitors 12 to 15 single locations along the waterways, twice a year.	6 artificial waterbodies systems being monitored
Ibis Management Program Roost counts and egg and nest removal.	6 artificial waterbodies systems included in the program

Table 1. Current artificial waterbodies management overview

Proposed approach to artificial waterbodies management

The ongoing management of artificial waterbodies would benefit from a more coordinated and prioritised approach across Council to ensure key waterbodies and emerging issues are managed effectively. To develop a proposed management approach for the artificial waterbodies systems, an assessment was undertaken with the intent to initially prioritise management of large artificial waterbodies systems that have high community value. This assessment did not consider the management of the structure of the artificial waterbodies which will need to be addressed separately.

- Artificial waterbodies systems prioritisation

Using the findings of the *Identification, characterisation and prioritisation of artificial waterbodies on Council land* (Redland City Council, 2012), the artificial waterbodies systems that ranked with overall priority and/or community value as very high were selected. Then, any artificial waterbodies systems located in a high-profile park (i.e. T1 or T2 park) along with those for which a high number of customer involvement had been recorded recently were added. Artificial waterbodies systems under 1000m² were then removed. This resulted in a list of 17 artificial waterbodies systems.

The prioritisation of these 17 artificial waterbodies systems was then undertaken using the following criteria, Geographic Information System information and field knowledge from staff.

Criteria	Rationale
Water Quality/Water Flow	Artificial waterbodies systems with known water quality issues and providing stormwater and flood mitigation are a higher priority.
Conservation/Habitat	Artificial waterbodies systems within a corridor are a higher priority.
Community Value/Amenity	Artificial waterbodies systems with high community interest are a higher priority.

Table 2. Artificial waterbodies systems prioritisation criteria

- High profile large artificial waterbodies systems management

Following the prioritisation process, artificial waterbodies systems, covering over 200,000 m² have been identified as the highest priority for Council to focus on, due their high profile nature and locations. It is proposed to undertake a one-year trial of increased management regime at these sites. This will allow an assessment of long term and ongoing future resourcing, funding and management requirements.

The management goals for these artificial waterbodies systems are proposed to be:

- Support amenity value for residents and the public.
- Manage water quality.
- Preserve or increase conservation and habitat values.

Prioritised artificial waterbody system	Number of waterbodies	Proposed management regime 2026/2027 (additional budget required)
Corner of Redland Bay Road and Lakeside Drive	4	<ul style="list-style-type: none"> • Bi-monthly inspections of prioritised artificial waterbodies including basic water quality testing to identify any arising issue. • Bi-annual water quality monitoring as part of the Ambient Waterway Health Monitoring Program. • Monthly litter pick up. • Fish kill removal as required. • Biosecurity waterweed removal program. • Terrestrial and water weed management. • Maintenance of partial non-vegetated water surface. • Roost count and egg/nest removal. • Pest fish removal as required. • Installation and management of probiotic blocks.
Capalaba Regional Park	3	
Mount Cotton Community Park	3	
Allan Day Drive (i.e. Sovereign Waters)	3	
EGW Wood sports fields	3	
Creekwood Street	2	
Crystal Waters	2	
Egret Colony Wetlands	1	

Table 3. High profile large artificial waterbodies system proposed management regime FY2026/2027

To support these management actions, it is also recommended to:

1. Consider additional budget requirements to implement the proposed trial management regime for the eight artificial waterbodies systems (refer to Financial section).
2. Audit and update artificial waterbodies dataset to ensure all are captured as green infrastructure assets with assigned asset owners and managers.
3. Investigate for inclusion in capital works program additional long term management options such as silt management options and aeration systems for those artificial waterbodies systems with ongoing water quality issues.
4. Develop a public facing web application that provides residents with a self-serve platform identifying current management of prioritised artificial waterbodies systems.

STRATEGIC IMPLICATIONS

Legislative Requirements

The following legislative implications relate to the management of artificial waterbodies:

Legislation	Implications for Council
<p>Environment Protection and Biodiversity Conservation Act 1999 (EPBC Act)</p> <p>Applies if the construction or operation of an artificial waterbody is likely to have a significant impact on nationally protected matters (e.g., threatened species, migratory birds, or Ramsar wetlands).</p>	<p>If the management or construction of artificial waterbodies has, or is likely to have, a "significant impact" on a Matter of National Environmental Significance (MNES), council must refer the action to the Federal Environment Minister for assessment and approval.</p>
<p>Queensland Government – Biosecurity Act 2014</p> <p>Councils are responsible for managing invasive plants and animals on land they own or manage, developing local biosecurity plans, and enforcing compliance with the Act. Councils must take reasonable steps to prevent the spread of pests and diseases, aligning with the "General Biosecurity Obligation" (GBO).</p>	<p>Continue meeting council's obligations under the Biosecurity Plan 2025-2030 by managing waterweeds within artificial waterbodies.</p>
<p>Queensland Government – Nature Conservation Act 1992</p> <p>Under the Queensland <i>Nature Conservation Act 1992</i> and related environmental policies, artificial water bodies must avoid impacting native wildlife, habitats, and groundwater-dependent ecosystems. New constructions, particularly in or near protected areas, are restricted to capturing overland flow rather than in-stream impoundments and must prevent downslope erosion.</p>	<p>Artificial waterbodies, particularly in coastal areas, require strict assessment regarding tidal works, erosion, and environmental impact.</p>
<p>Queensland Government – Water Act 2000</p> <p>Queensland Government – Environmental Protection Act 1994</p> <p>Environmental Protection (Water and Wetland Biodiversity) Policy 2019</p> <p>The Water Act governs the take/interference with water, including dams and overland flow.</p> <p>Under the <i>Environmental Protection Act 1994</i> (EP Act), artificial waterbodies in Queensland must avoid causing environmental harm, such as pollution or damage to natural systems, adhering to the general environmental duty.</p>	<p>Council must take all reasonable steps to prevent environmental harm when managing artificial waterbodies.</p>

Table 4. Legislation applicable to artificial waterbodies management

Risk Management

Risks and issues with artificial waterbodies systems were identified in the *Identification, characterisation and prioritisation of artificial waterbodies on Council land* (Redland City Council, 2012) with a summary presented below. The proposed management options will help mitigate these issues and risks.

Issue	Sub-issue	Mitigation
Health & Safety	Public safety (injury or drowning)	Undertake a risk assessment and consider in the context of the local site
Health & Safety	Excessive mosquito populations	Detailed investigation to understand the cause and rectification as required
Water quality	Cyanobacterial / algal blooms	Undertake water quality monitoring within the lake system and rectification as required
Water quality	Chemical contamination	Report to State Government and undertake clean up
Water quality	Persistent high turbidity levels	Undertake further investigation and rectification as required
Water quality	Presence of exotic fish species	Seek advice from an aquatic pest specialist and rectification as required
Water quality	Faecal contamination (wildlife)	Water quality monitoring program and adaptive management program as required
Water quality	Variable salinity	Undertake further investigations and rectification as required
Water quality	Low dissolved oxygen concentrations throughout the lake	Undertake monitoring and rectification as required
Water quality	Persistent stratification and / or areas of stagnant water	Water quality monitoring program and adaptive management program as required
Profile / Amenity	Offensive odours	Check the lake for possible sources of odour and adaptive management program as required
Profile / Amenity	Litter	Implement a routine litter removal program
Hydraulic function	Water level is consistently too high above normal water level or too low	Seek advice from specialist and adaptive management program as required
Hydraulic function	Sediment accumulation	Investigate possibility to remove sediments
Hydraulic function	Poor flushing or dead pockets	Investigate the possibility to modify the lake hydraulic pathways
Weeds	Terrestrial & aquatic weeds	Implement a regular maintenance schedule

Table 5. Risk and issues management of artificial waterbodies systems

Financial

Waterbodies management is budgeted within City Operations. The extra budget requirement associated to the expanded program of work articulated in confidential Attachment 1 is unfunded and City Operations doesn't have funds within its budget to repurpose/reprioritise to this work.

It is proposed to undertake a one-year trial of increased management regime at the eight prioritised artificial waterbodies systems to confirm future resourcing and ongoing management requirements. If the one-year trial was continued, the budget requirement articulated in confidential Attachment 1 would be required on an annual basis (adjusted for inflation).

Refer to confidential Attachment 1 for Artificial waterbodies budget considerations.

People

There are no impacts on people associated with this report.

Environmental

The Green Infrastructure Manual (IPWEA, 2025) identifies that investment in green infrastructure for water “has the capacity to reduce the use of mains water, improve water quality and to manage stormwater flows in urban areas, slow down the movement of water across the landscape [...], enhanced water infiltration and retention, reduced surface runoff and flooding, and filtration of pollutants and nutrients from stormwater before returning it to rivers and aquifers.”

Implementing a coordinated management approach of the artificial waterbodies systems managed by council will provide environmental benefits to the surrounding ecosystem.

Social

The Green Infrastructure Manual (IPWEA, 2025) identifies that artificial waterbodies contribute the human wellbeing via cultural services. Key social benefits include:

- **Improved public health and well-being:** Interacting with, viewing, or listening to water features in urban environments helps reduce anxiety and stress. Artificial water bodies often attract, or are part of, recreational spaces that encourage walking, cycling, and physical exercise.
- **Community gathering:** These areas can act as central points for social interaction.
- **Climate resilience and urban comfort:** In cities, waterbodies can reduce surrounding air temperatures by up to 4°C, providing a crucial cooling effect during heat waves.
- **Stormwater management and incremental flood mitigation:** Artificial waterbodies are used for stormwater management and can provide benefit in controlling flood risks, protecting residential and agricultural areas.

Implementing a coordinated management approach will benefit the community by improving amenity and health of these systems. Also, the recommendation to share details of current management practices via a public facing web application will support information sharing and knowledge within the community.

Human Rights

There are no adverse impacts on Human Rights associated with this report.

Alignment with Council's Policy and Plans

The management of artificial waterbodies systems aligns with Council’s *Our Future Redlands – A Corporate Plan to 2026 and Beyond*, particularly:

Natural Environments Objective:

4.1 Manage, maintain and enhance our natural assets and ecosystems, including wildlife protection, vegetation management, and marine and waterway health and values.

Liveable Neighbourhoods Objective:

5.1 Enhance the unique character and liveability of our city for its communities through co-ordinated planning, placemaking, and management of community assets.

There is also alignment with the following plans and policies:

Redland Open Space Strategy 2026

Redlands Coast Bay and Creek Plan 2021–2031

Redlands Coast Bay and Creek Action Plan 2021–2026

Wildlife Connections Plan 2018–2028
ENV-001-P Natural Environment Policy

CONSULTATION

Consulted	Consultation Date	Comments/Actions
Acting Service Manager Environment and Education	Ongoing	General advice and collaboration on councillor briefing and report.
Principal Adviser Environment Planning & Policy	Ongoing	General advice and collaboration on councillor briefing and report.
Adviser Waterways and Coastal Ecosystems	Ongoing	General advice and collaboration on councillor briefing and report.
Senior Conservation Officer	Ongoing	General advice and collaboration on councillor briefing and report.
Service Manager Compliance and Reporting	Ongoing	Advice on water quality monitoring analysis.
Councillor Division 6	4 March 2026	Clarification of expectations.

OPTIONS

Option One

That Council resolves as follows:

1. To consider as part of the budget process for 2026/2027 financial year, the allocation of additional funding to undertake a one-year trial of increased management regime at the eight prioritised artificial waterbodies systems.
2. Upon completion of the one-year trial period, that a presentation be brought to Councillors through the budget development process, in consideration of permanently adopting and funding the increased management regime at the eight prioritised artificial waterbodies.
3. That the attachment to this report remains confidential until such time as required by any legal or statutory obligation, subject to maintaining confidentiality of legal privileged, private and commercial in confidence information.

Option Two

That Council resolves as follows:

1. To note the findings of this report, and to continue to manage artificial waterbodies focusing solely on the management of biosecurity weeds.
2. That the attachment to this report remains confidential until such time as required by any legal or statutory obligation, subject to maintaining confidentiality of legal privileged, private and commercial in confidence information.

OFFICER'S RECOMMENDATION

That Council resolves as follows:

1. To consider as part of the budget process for 2026/2027 financial year, the allocation of additional funding to undertake a one-year trial of increased management regime at the eight prioritised artificial waterbodies systems.
2. Upon completion of the one-year trial period, that a presentation be brought to Councillors through the budget development process, in consideration of permanently adopting and funding the increased management regime at the eight prioritised artificial waterbodies.
3. That the attachment to this report remains confidential until such time as required by any legal or statutory obligation, subject to maintaining confidentiality of legal privileged, private and commercial in confidence information.

15.3 INDOOR SPORTS FACILITY PLANNING - RECOMMENDED SITE OPTION AND NEXT STEPS**Objective Reference:** A12944752**Authorising Officer:** Christopher Isles, General Manager Infrastructure & Operations**Responsible Officer:** Melanie Rodrigues, Acting Group Manager City Assets**Report Author:** Charlotte Hughes, Strategic Sport & Recreation Planner**Attachments:**

1. Recommended Site Option - Confidential
2. Project Brief Summary - Confidential

PURPOSE

To seek Council's endorsement of the recommended site for a new indoor sports facility and obtain approval to progress to the next stage of planning.

BACKGROUND

On 18 September 2024, Council resolved to investigate opportunities for a new indoor sports facility and develop an Indoor Sports Facility Action Plan (the Action Plan).

In January 2025, Officers engaged a consultant to prepare the Action Plan and undertake a high-level feasibility assessment of shortlisted sites.

On 17 September 2025, Council endorsed the Action Plan, providing in-principle support for three preferred sites, and authorised Officers to:

- Undertake due diligence, master planning and business cases development for the preferred sites over the next 12-18 months.
- Consider options for further co-location of Council and community facilities as part of a larger integrated precinct and project.
- Bring a further report to a future meeting of Council outlining outcomes of this work and recommended next steps.

ISSUES**Recommended Site Option**

Out of the three preferred sites, one site now emerges as the only viable option for immediate progression to the next stage of planning for an indoor sports facility. The rationale for selecting this site is outlined in confidential Attachment 1.

Key drivers supporting the recommended site include:

- No requirement to relocate existing sporting clubs.
- Capacity to support co-location of multiple community, sport and recreation uses as part of a broader integrated precinct.
- Alignment with previous strategic assessments and identified renewal priorities.
- Presents a strong opportunity for exploring Public Private Partnership (PPP) or co-investment models.

Public Private Partnership Opportunity

The preferred site presents a strong opportunity to test whether a PPP or co-investment model for delivery of infrastructure on the site might be feasible, as outlined in confidential Attachment 1. A PPP is a long-term partnership where a private entity may finance, design, construct, operate or maintain a public facility, recovering investment over time under an agreed contractual arrangement. This delivery model has been used successfully across Queensland to deliver complex community, education and sport facilities, for example the Brighton Home Arena, Springfield and Parkinson Aquatic Centre, Brisbane.

Recommended Next Steps

Building on Council's resolution of 17 September 2025, the project is proposed to be structured in two stages with the first stage of work focusing on business case development for the recommended site option and market sounding to test whether there is genuine private sector interest in partnering through a PPP or co-investment model. This work will establish the project's strategic, financial, and technical viability, and determine whether a PPP or other co-investment approach is feasible.

Should market sounding indicate that viable partnership interest exists, Stage 2 would involve preparing a full Expression of Interest (EOI) package for Council consideration prior to any potential release to the market.

The recommended stages are summarised below, with progression from Stage 1 to Stage 2 subject to Council endorsement:

- Stage 1: Prepare a comprehensive Business Case assessing viability, facility mix, commercial considerations, risks and potential delivery models and undertake a PPP and market readiness assessment to test private sector appetite and identify feasible partnership structures.
- Stage 2: Develop a fully formed EOI package ready for Council endorsement and subsequent release to the market, should a partnership approach be deemed viable.

Officers will seek procurement of a suitably qualified consultant to undertake this work. A project brief has been prepared, and a summary of the project scope is provided in confidential Attachment 2.

STRATEGIC IMPLICATIONS

Legislative Requirements

There are no legislative requirements with regards to the contents of this report.

Risk Management

If Council decides not to progress with planning for an indoor sports facility, the significant deficit identified will remain unaddressed and will continue to grow, with State Sporting Organisations' and community groups not being able to access the standard of facilities expected. This will also result in the Redlands Coast not being able to attract international, national, or state level events or support the growth of many popular sports which require indoor courts to participate.

Risks relating to market appetite, commercial viability, community expectations and procurement probity will be addressed through the business case and market sounding processes.

Financial

The work completed to date, including preparation of the Action Plan was funded within the 2024/2025 financial year budget. Procurement of a consultant for business case development and market sounding will require funding to be allocated in the 2026/2027 financial year budget.

People

Delivery of a major integrated precinct will require significant project management, commercial analysis and engagement activities. Additional officer resources may be required and will be further considered through future resource planning processes.

Environmental

There are no immediate environmental implications associated with this report. Further environmental assessments will be required to address the presence of any protected vegetation or other environmental constraints.

Social

This report will help provide stakeholders with a clearer understanding of the future direction for planning for an indoor sports facility. Developing the site into an integrated precinct, with multiple community, sport and recreation uses will provide significant benefits for the community in the long term.

Human Rights

No adverse impacts on human rights have been identified.

Alignment with Council's Policy and Plans

This report supports Council's *Our Future Redlands – A Corporate Plan to 2026 and Beyond* strategic themes:

- Strong Communities
- Liveable Neighbourhoods

Contributing to key initiatives of improving sports and recreational facilities.

CONSULTATION

Consulted	Consultation Date	Comments/Actions
Strategic Property	February 2026	Part of the Project Working Group.
Advocacy Major Projects and Economic Development	January – February 2026	Part of the Project Working Group.
Community Spaces	January – February 2026	Part of the Project Working Group.
Councillor Briefing	February 2026	Briefing on the preferred site and next steps for PPP market testing.

OPTIONS

Option One

That Council resolves as follows:

1. To provide in-principle support for the recommended site, as identified in confidential Attachment 1 to be progressed as the preferred location for a future indoor sports facility.
2. To authorise officers to progress Stage 1 - Business Case Development and Market Sounding for the recommended site.
3. That Attachments 1 and 2 remain confidential until such time as all key due diligence investigations are completed and Council determines to proceed with a preferred development option, subject to maintaining the confidentiality of legally privileged, private and commercial in confidence information.

Option Two

That Council resolves as follows:

1. To not provide in-principle support for the recommended site option as identified in confidential Attachment 1, and seek further information.
2. That Attachments 1 and 2 remain confidential until such time as all key due diligence investigations are completed and Council determines to proceed with a preferred development option, subject to maintaining the confidentiality of legally privileged, private and commercial in confidence information.

OFFICER'S RECOMMENDATION

That Council resolves as follows:

1. To provide in-principle support for the recommended site, as identified in confidential Attachment 1.
2. To authorise officers to progress Stage 1 - Business Case Development and Market Sounding for the recommended site.
3. That Attachments 1 and 2 remain confidential until such time as all key due diligence investigations are completed and Council determines to proceed with a preferred development option, subject to maintaining the confidentiality of legally privileged, private and commercial in confidence information.

16 NOTICES OF INTENTION TO REPEAL OR AMEND A RESOLUTION

In accordance with *s.262 Local Government Regulation 2012*.

17 NOTICES OF MOTION

In accordance with s.6.16 Council Meeting Standing Orders.

18 URGENT BUSINESS WITHOUT NOTICE

In accordance with s.6.17 of Council Meeting Standing Orders, a Councillor may bring forward an item of urgent business if the meeting resolves that the matter is urgent.

Urgent Business Checklist	YES	NO
To achieve an outcome, does this matter have to be dealt with at a general meeting of Council?		
Does this matter require a decision that only Council make?		
Can the matter wait to be placed on the agenda for the next Council Meeting?		
Is it in the public interest to raise this matter at this meeting?		
Can the matter be dealt with administratively?		
If the matter relates to a request for information, has the request been made to the CEO or a General Manager Previously?		

19 CONFIDENTIAL ITEMS

COUNCIL MOTION

That Council considers the confidential report(s) listed below in a meeting closed to the public in accordance with section 254J of the *Local Government Regulation 2012*:

19.1 2026 Signature Events Attraction and Retention Fund - Applications for Grant Funding

This matter is considered to be confidential under section 254J(3)(g) of the *Local Government Regulation 2012*, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government.

Overview

To seek endorsement of the Signature Events Attraction and Retention Fund Assessment Panel's recommendations for applications for grant funding in the Signature Events Attraction and Retention Fund.

19.2 Raby Bay Marina Partnership Opportunity

This matter is considered to be confidential under section 254J(3)(g) of the *Local Government Regulation 2012*, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government.

Overview

To seek Council's determination on the preferred pathway for progressing Term Leases relating to Raby Bay Marina precinct.

19.3 Redland Investment Corporation Financial Report for Period Ending 31 December 2025

This matter is considered to be confidential under section 254J(3)(g) of the *Local Government Regulation 2012*, and the Council is satisfied that discussion of this matter in an open meeting would, on balance, be contrary to the public interest as it deals with negotiations relating to a commercial matter involving the local government for which a public discussion would be likely to prejudice the interests of the local government.

Overview

To present Redland Investment Corporation's (RIC) management accounts as required by the Service Agreement between RIC and Council.

20 MEETING CLOSURE