



SUPPORTING INFORMATION

for respective items considered at

Coordination Committee Meeting

12 June 2018

SUPPORTING INFORMATION

Ref: [A16677339](#)

The following list of supporting information is provided for:

**ITEM 1.1
AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL**

#1 Audit Committee Terms of Reference

ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

#1 Audit Committee Terms of Reference

AUDIT COMMITTEE

TERMS OF REFERENCE



Terms of Reference

Audit Committee

Moreton Bay Regional Council

ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

AUDIT COMMITTEE

TERMS OF REFERENCE

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Version	Committee Consideration	Council Adoption
V1	Audit – 22 July 2008 (P.08/1953)	General Meeting – 5 August 2008 (P.GM-08/2285)
V2	Audit – 22 April 2009 (P.09/1011)	General Meeting – 28 April 2009 (P.09/1066)
V3	Audit – 13 September 2010 (P.10/2203)	General Meeting – 21 September 2010 (P.10/2231)
V4	Post-election Meeting – 14 May 2012 (P.12/603)	General Meeting – 22 May 2012 (P.12/609)
V5	Audit – 29 August 2012 (P.12/1492-1493)	General Meeting – 4 September 2012 (P.12/1499)
V6	Audit – 20 November 2013 (P.13/2211)	General Meeting – 3 December 2013 (P.13/2349)
V7	Post-election Meeting - 18 April 2016 (P. 16/545)	General Meeting - 26 April 2016 (P. 16/550)
V8	Audit - 8 March 2017 (P.17/348)	Coordination Committee - 4 April 2017 (P.17/461) <i>General Meeting - 4 April 2017 (P.17/458)</i>
V9	Audit - 30 May 2018 (P. 18/1203)	General Meeting -

ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

AUDIT COMMITTEE

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1. Head of Power

This Audit Committee (**Committee**) Terms of Reference has been designed to assist the Moreton Bay Regional Council (**Council**) in fulfilling its corporate governance role and oversight of financial management and reporting responsibilities imposed under the *Local Government Act 2009 (Act)*, the Local Government Regulation 2012 (**Regulation**), and other relevant legislation.

2. Establishment

The Committee is established in accordance with s.105 of the Act and ss. 208-211 of the Regulation.

Pursuant to s.265 of the Regulation, the Committee is an advisory committee - it has no line authority in itself and does not replace the management responsibilities of the Executive Management Team (**EMT**), but rather acts as a source of independent advice to the Council and to the Chief Executive Officer (**CEO**) on governance, risk management, accountability and audit-related matters. It in no way diminishes the EMT's responsibility to maintain an adequate governance and internal control system and manage risks.

These Terms of Reference set the principles and standards for the Committee and explains the role of the Committee within Council.

3. Objectives

The objective of the Committee is to advise Council on, and where delegated, determine upon matters outlined in the roles and responsibilities of the Committee. This includes the provision of independent assurance and assistance to the Council, the CEO and the EMT on Council's risk, control and compliance framework, and its financial statement responsibilities.

4. Roles and Responsibilities of the Audit Committee

The role of the Committee is to assist Council and the CEO to discharge their responsibilities imposed under the Act and other relevant legislation, which includes the requirement to monitor and review the:

- Integrity of financial documents
- Internal Audit function
- Effectiveness and objectivity of the Council's Internal Auditors and External Audit, and
- Effectiveness of Council's internal controls.

The Committee's roles and responsibilities also include:

Control and Policies

- Evaluate and monitor the integrity, adequacy and effectiveness of finance, administrative and operating systems, policies and procedures through communication with, and reports from management, External and Internal Audit.
- Monitor the standard of corporate governance and ethical considerations.
- Monitor compliance with statutory, regulatory and policy obligations.
- Review the effective operation of an accounting and financial control and risk environment.
- Review the Internal Audit Plan for the current financial year.

ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

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- Review the progress of the Internal Audit Plan and the implementation of recommendations. With respect to audit recommendations, Internal Audit will follow up each recommendation when the implementation date falls due.

Financial Reporting

- Review significant accounting and reporting issues, including complex or unusual transactions and highly judgmental areas, and recent professional and regulatory pronouncements, and understand their impact on the financial statements.
- Review proposed asset valuation methodology and the final annual asset valuation report.
- Review with management and the External Auditors the results of the audit, including any difficulties encountered.
- Review the annual financial report, and consider whether it is complete, consistent with information known to Committee members, and reflects appropriate accounting principles, standards and regulatory requirements.
- Review with management and the External Auditors all matters required to be communicated to the Audit Committee under generally accepted auditing standards.
- Review any legal matters which could significantly impact the financial statements.

Internal and External Audit

- Oversee Council's External Audit and consider audit findings and management's response to the External Auditor's management letter.
- Endorse Internal Audit plans.
- Review the audit plans of the Internal and External Auditors and the extent to which planned audit scope can be relied upon to detect weaknesses in internal control, risk, fraud or other illegal acts.
- Review Internal Audit reports and findings.
- Review the status of the follow up and the implementation of recommendations made by Internal and External Auditors.

Risk Management

- Monitor Council's Enterprise Risk Management (**ERM**) strategies, policies and procedures.
- Advise on the management of Council's strategic risks. The Committee may identify specific risks for more detailed review and discussion.
- Provide an effective oversight function to ensure that fraud and corruption control objectives are being met in relation to the mitigation of fraud and corruption risks.
- Seek assurance from those in attendance at meetings and from information presented at meetings that the implementation of the Operational Plan continues to focus on the adequacy and effectiveness of internal controls and the minimisation of risk.

ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

AUDIT COMMITTEE

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5. Member Responsibilities

Members of the Committee are expected to understand and observe the legal requirements of the Act and Regulation.

Members are expected to at all times:

- Act in the best interests of Council
- Apply good analytical skills, objectivity and good judgement
- Maintain confidentiality of information and documentation considered by the Committee
- Express opinions constructively and openly, raise issues that relate to the Committee's responsibilities and pursue independent lines of enquiry, and
- Contribute the necessary time required to review the agenda papers prior to attending meetings.

6. Composition

Section 210 of the Regulation specifies that the Committee must consist of at least three and no more than six members; and must include at least one, but no more than two councillors.

The members, taken collectively, will have a broad range of skills and experience relevant to the Committee's responsibilities. At least one member will have significant accounting or related financial management experience with an understanding of accounting and auditing standards in a public sector environment.

Council will appoint one of the Committee members as Chairperson.

To improve the level of independence and objectivity, two suitably qualified independent external members will be appointed to the Committee under terms and conditions resolved by Council from time to time.

Whilst the CEO is not a member of the Committee he/she should attend meetings of the Committee as required.

7. Terms of Membership

Councillors

- Councillor members will be appointed to the Committee for the full Council term unless otherwise removed by a resolution of full Council or acceptance of a resignation.
- In the event of a Councillor resigning his/her position on the Committee, the full Council will nominate a Councillor to fill the vacant position.

Independent External Members

- Appointment of external members will be made via a public advertisement; an evaluation of candidates and a recommendation for appointment put to Council, or as otherwise determined by Council. External members may not be Council employees or contractors.
- External members shall be appointed for a maximum term of four years.
- External members should have significant experience and skills in financial matters and be conversant with the role of Internal Audit, ERM principles and the financial and other reporting requirements of local governments.

ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

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- The evaluation of potential external members will be undertaken by the Mayor or a nominated Councillor, Chairperson of the Committee and the CEO, taking account of the experience of candidates and their likely ability to apply appropriate analytical and strategic management skills.
- Remuneration will be paid to each external member.
- External members may be re-appointed, however, they must reapply and follow the selection process.

Committee

- If the Council proposes to remove a member of the Committee, it must give written notice to the member of its intention to do so and provide that member with the opportunity to be heard at a Council meeting which is open to the public, if that member so requests.
- The Chairperson shall be appointed by Council.

8. Independence and Ethical Standards

- Members must act and make decisions with an open and enquiring mind from their perspective as a Committee member safeguarding the interests of Council.
- Members must act independently.
- Members of the Committee must, at all times in the discharge of their duties and responsibilities, exercise honesty, objectivity and probity.

9. Quorum

Section 211(2) of the Regulation requires a quorum of at least half the number of members of the Committee and either the Chairperson shall preside or if the Chairperson is absent, the member chosen by the members present as Chairperson for the meeting presides.

10. Meetings and Reporting

- The dates and times of regular meetings of the Committee will be fixed by resolution of Council and may be amended from time to time by resolution.
- As an indicative guide the Committee should meet at least quarterly with meetings arranged to coincide with relevant Council deadlines, for example, to coincide with the approval of corporate plans, annual plans and budgets, to coincide with engagement of the External Auditors and the finalisation of the financial statements.
- Additional meetings shall be convened at the discretion of the Chairperson or at the written request of any member of the Committee, Internal or External Auditor.
- The CEO, the Manager Financial & Project Services and the Principal Internal Auditor shall attend all meetings, except when the Committee chooses to meet in camera. Other members of Council or Council employees may be invited to attend where appropriate at the discretion of the Committee to advise and provide information when required.
- Representatives of the External Auditor should be invited to attend at the discretion of the Committee but **must** attend meetings considering the draft Annual Financial Report and results of the External Audit.
- Due to the confidential nature of information and the high level of independence of Internal and External Audit, Committee meetings may be closed in accordance with s.275 of the Regulation.

ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

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- If considered beneficial by the Chairperson of the Committee, additional meetings may be held with Internal or External Audit. The Chairperson could decide to hold one or both of the following meetings:
 - (a) A separate meeting may be held by the Audit Committee and Internal or External Audit with no observers present, and/or
 - (b) An executive session may be held by the Chairperson with an independent Committee member and Internal or External Audit.

The Chairperson would hold the meetings when considered appropriate. These meetings would be in addition to the normal Committee meetings.

- Appendix 'A' - Standing Agenda Items.

Administrative Support

The CEO shall provide administrative support to the Committee.

This support shall include:

- Preparation and distribution of the agenda and any attachments and other material to the Committee, the EMT and all other Councillors prior to the Meetings, in accordance with s.277 of the Regulation.
- Pursuant to s.272 (7) of the Regulation, the Committee is exempted from the requirement to keep minutes of its proceedings as the function of the Committee is to advise or recommend.

Access by Committee

The Committee shall be supplied with information it requires from the CEO or any Council employee delegated by the CEO.

Requests for Council employees and independent experts to attend a Committee meeting to provide information shall be approved by the CEO or a Director.

Reporting Requirements

Sections 211(1)(c) and 211(4) of the Regulation requires a written report about the matters reviewed at a Committee meeting and the Committee's recommendations about the matters to be presented by the CEO at the next Council meeting for consideration and adoption.

Internal and External Audit may be requested to address Council to provide detailed explanation of the issues reported or raised within the Committee meetings. It is imperative that the independence of audit is not compromised or seen to be compromised.

To maintain this high level of independence, it may be necessary to resolve that the Council meeting be closed (in terms of s.275 of the Regulation) when Internal or External Audit addresses Council.

After the Council meeting, the adopted report is to be circulated to all Committee members.

11. Relationships

Internal Audit

The Committee will act as a forum for Internal Audit and oversee its planning, monitoring and reporting processes. This process will form part of the governance process that ensures that Council's Internal Audit function operates effectively, efficiently and economically.

ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

AUDIT COMMITTEE

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External Audit

The Committee has no power of direction over External Audit or the manner in which the External Audit is planned or undertaken, but will act as a forum for the consideration of External Audit findings and will ensure that they are balanced with the views of management.

12. Induction of New Members

New members of the Committee will be provided with induction material to allow the members to familiarise themselves with the organisation and to facilitate their understanding of its principal operations and activities, corporate practices and culture.

New members will receive relevant information and briefings upon their appointment to assist them to understand and meet their responsibilities under this Terms of Reference. Further training may be available if required.

13. Performance Review and Assessment

The Chairperson of the Committee, in consultation with the CEO, will initiate a review of the performance of the Committee at least every 2 years.

A Committee self-assessment questionnaire will be used to facilitate this review with appropriate input sought from the CEO, Committee members, the EMT, Internal and External Auditors, the Manager Financial & Project Services, and any other relevant stakeholders.

The Principal Internal Auditor will assist the Chairperson with the administration of the self-assessment questionnaire.

14. Conflicts of Interest

Committee members are required to provide written declarations declaring any potential or actual conflicts of interest they may have in relation to their responsibilities.

As they arise between meetings, or at the beginning of each Committee meeting, members are required to declare any new or changed potential or actual conflicts of interest that may apply to specific matters on the meeting agenda.

Where required, the members will be excused from the meeting or from the Committees consideration of the relevant agenda item(s). Details of potential or actual conflicts of interest declared by members and action taken will be appropriately recorded.

15. Professional Indemnity Insurance

Committee members are provided with professional indemnity insurance as part of Council's Broad Form Liability Cover - Qld Local Government Mutual Liability Pool.

16. Review of the Terms of Reference

This Terms of Reference will be reviewed at least annually. This review will include consultation with the CEO.

Any substantive changes to the Terms of Reference will be formally adopted by the Council on the recommendation of the Committee.

17. Legislation referenced in the Terms of Reference

Local Government Act 2009
Local Government Regulation 2012
Auditor-General Act 2009

Moreton Bay Regional Council

COORDINATION COMMITTEE MEETING
12 June 2018

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ITEM 1.1 AUDIT COMMITTEE - TERMS OF REFERENCE - REGIONAL - A17015566 (Cont.)

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APPENDIX 'A' - STANDING AGENDA ITEMS

Agenda Item	Topic	Speaker / Presenter
1	Welcome and Apologies	Chairperson
2	Potential Conflict of Interest Declarations	Chairperson
3	Significant Organisation and System Matters	CEO
4	Enterprise Risk Management Activities Update	Risk Owner
5	Financial Reporting – <i>including YTD budget versus actual</i>	Accounting Services Manager
6	External Auditor Report	External Audit
7	Internal Audit Overview, Reports & Follow-Up Actions	Internal Audit
8	General Business	Committee
9	Next Audit Committee Meeting	Chairperson
10	Close	Chairperson

SUPPORTING INFORMATION

Ref: A16944186

The following list of supporting information is provided for:

ITEM 2.1

DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1

#1 Locality Plan

#2 Zoning Map

#3 Proposed Site Plan

#4 Noise Impact Report

#5 Traffic Assessment

#6 Submissions

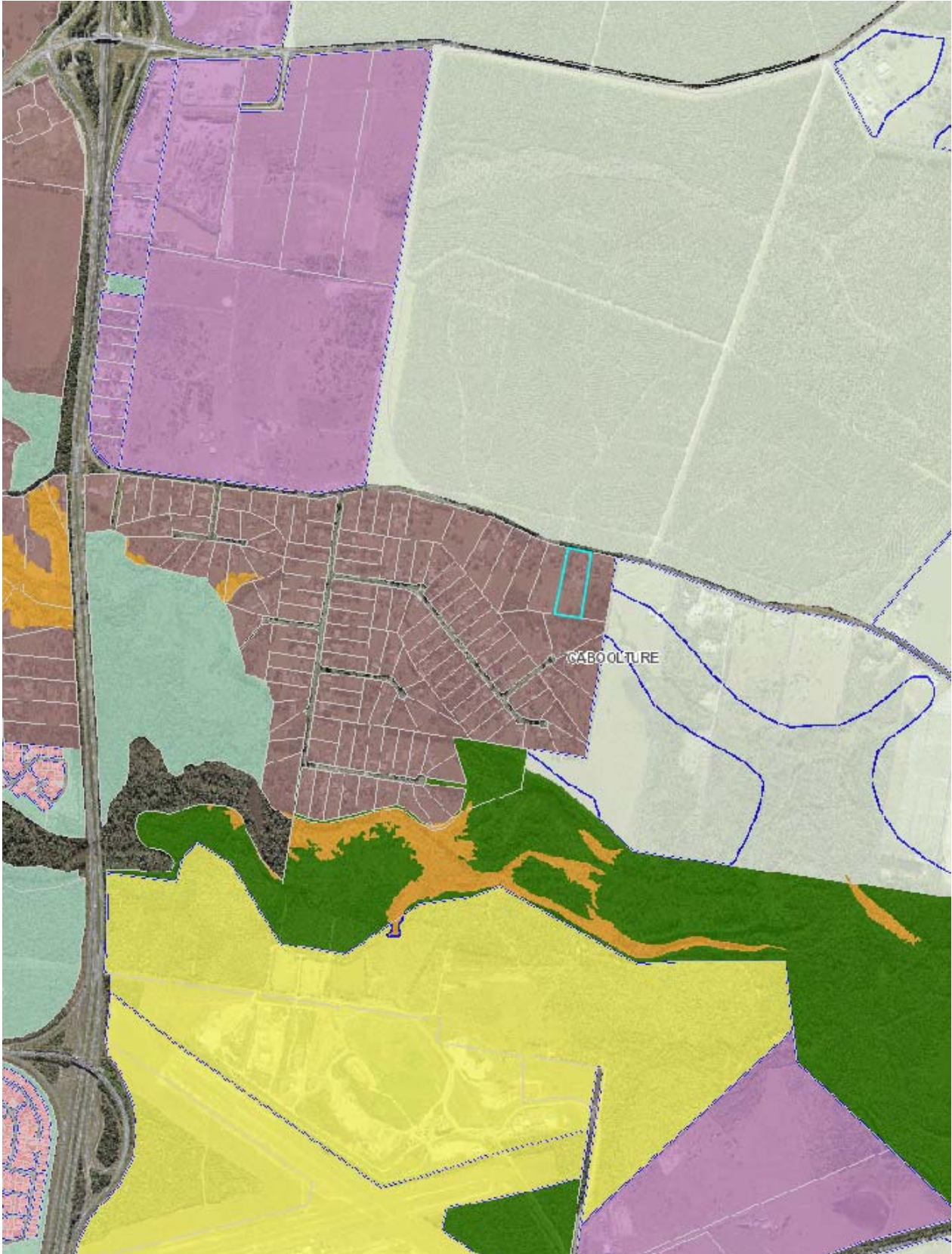
ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

#1 Locality Plan



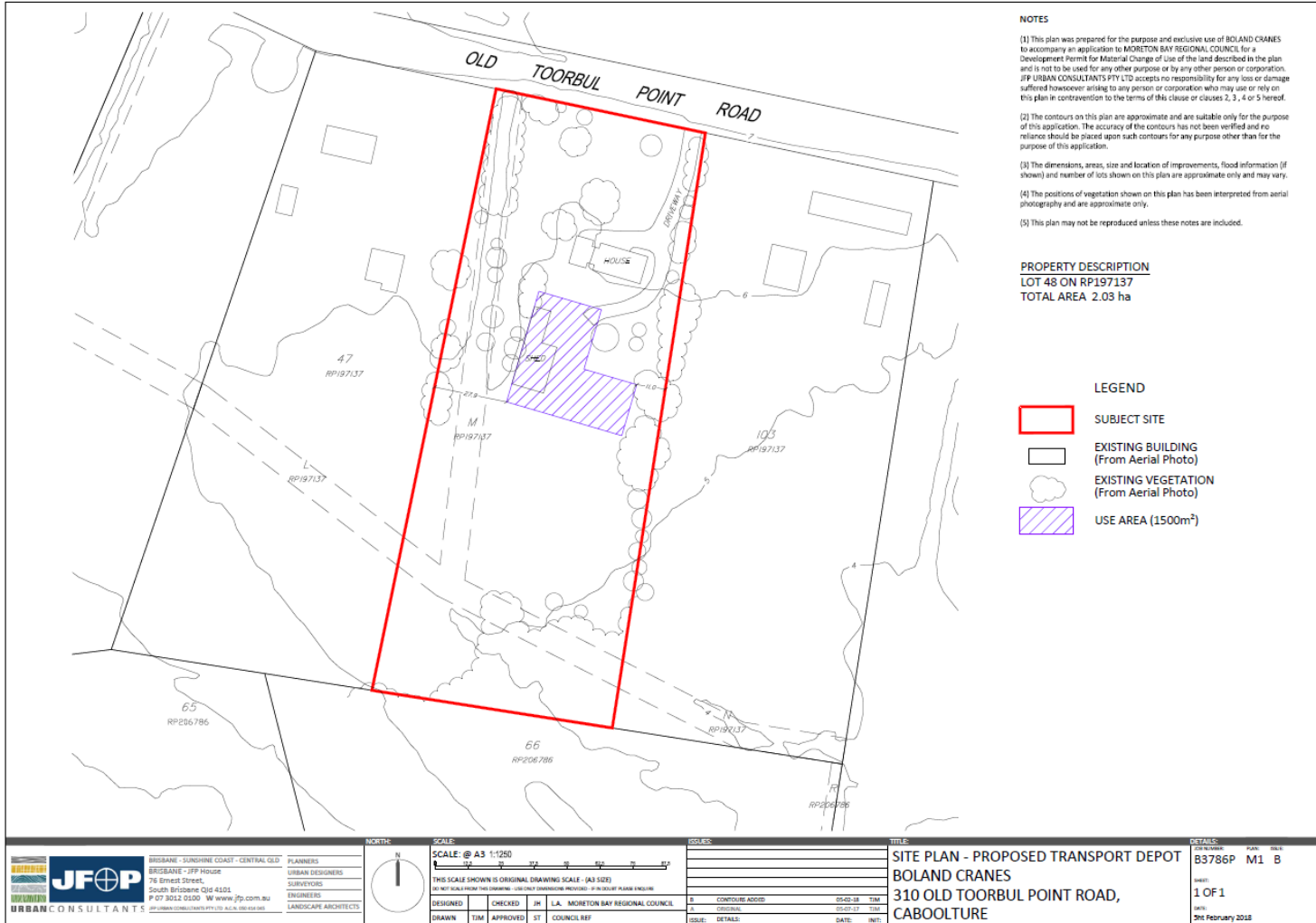
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#2 Zoning Map



ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

#3 Proposed Site Plan



ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

#4 Noise Impact Report



Decibell Consulting *pty Ltd*

Proposed Transport Depot
And Ancillary Office
310 Old Toorbul Point Rd,
Caboolture

ENVIRONMENTAL
NOISE IMPACT REPORT

Prepared for

Boland Cranes Pty Ltd

13th December 2017
Decibell Report No. 1801305

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Transport Depot
310 Old Toorbul Point Rd, Caboolture

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ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

Transport Depot
310 Old Toorbul Point Rd, Caboolture

1.0 INTRODUCTION

This report is submitted in response to a request by JFP Urban Consultants on behalf of Boland Cranes for an environmental noise impact assessment of proposed transport depot to be located at 310 Old Toorbul Point Rd, Caboolture. The report seeks address *Item 4* of the Information Request issued by the Moreton Bay Regional Council with respect to the development on the 6th September 2017.

On-site noise logging and attended noise measurement were conducted, and through modelling, predictions of noise impacts from the development on the neighbouring residences have been undertaken. Based upon these predicted levels, recommendations regarding acoustic treatments and management practices have been specified.

1.1 The Proposal

The proposal is for a transport depot to be located at the rear of a dwelling at 310 Old Toorbul Point Road, Caboolture. The depot will be used to garage vehicles and store parts and equipment associated with a crane hire business. An ancillary office will also be located on the site. Due to the nature of the business most of the work associated with business will be carried out off site.

Three vehicles (other than personal vehicles used by staff) will be garaged at the site. These will be a:

1. Volvo F727 Truck -



2. 7.5 Tonne Crane -



3. Isuzu 200 Truck -



The three vehicles will be parked inside the shed on the site or on the gravelled area in front of the shed. Not all three vehicles will be driven to site daily.

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*Transport Depot
310 Old Toorbul Point Rd, Caboolture*

The transport depot is proposed to operate from 7.00 am to 6.00 pm Monday to Friday. The business employs only two staff. The staff may go directly to site and vehicles may be left at site and not return back to the transport depot each day. So only a limited number of vehicles movements are likely to occur at the site on a daily basis. However, when vehicles do access or leave the transport depot they will need to use the extended driveway that runs along the eastern side of the site.

The area surrounding the site is a rural residential area containing farm land and dwellings on large acreage blocks. Neighbouring the site on either side at 300 and 314 Old Toorbul Point Rd are dwellings. Both of these dwellings are located on large acreage blocks but have the potential to be impacted by noise from the business which will be considered in this report.

2.0 EQUIPMENT

2.1 Existing Ambient Noise Assessment

The following equipment was used to record existing ambient noise levels at the site:

- Bruel & Kjaer 4231 Calibrator;
- Rion NL 21 Environmental Noise Logger;
- Rion NA 27 Sound Level Meter;

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Transport Depot
310 Old Toorbul Point Rd, Caboolture

3.0 MEASUREMENT PROCEDURE

3.1 Logger Noise Measurement

A noise logger was located on site and used to conduct measurements. The logger was positioned along the eastern boundary of the site adjacent to the nearest affected residence at 318 Old Toorbul Point Rd. The logger position is indicated on the aerial photograph included below.



Figure 1: Measurement location

The logger was set to record noise statistics in 15 minute blocks continually over 2 days in consecutive periods from Thursday 7/12/17 to Friday 8/12/17. The statistical interval was chosen to allow application of AS/NZS 2107:2000 'Acoustics – Recommended Design Sound Level and Reverberation Times for Building Interiors'.

Ambient noise level measurements were conducted generally in accordance with Australian Standard AS1055 1997 "Acoustics – Description & Measurement of Environmental Noise".

The operation of the sound level measuring equipment was field calibrated before and after the measurement session and was found to be within 0.1 dB of the reference signal. All instrumentation used in this assessment hold current calibration certificate from a certified NATA calibration laboratory.

Weather conditions during the survey were mostly fine with light winds and temperatures ranging from 14° C to 31° C.

3.2 On Site Activity Noise Measurement

Noise levels associated with on-site activity were taken from measurements conducted during a site visit on the 7th December 2017. All measurements were conducted generally in accordance with Australian Standard AS1055 1997 "Acoustics – Description & Measurement of Environmental Noise".

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Transport Depot
310 Old Toorbul Point Rd, Caboolture

4.0 NOISE CRITERIA

4.1 Noise Associated With On-site Activities

The proposed transport depot is located in a Rural Residential Zone. *Performance Outcome 12* of the Moreton Bay Regional Planning Scheme *Rural Residential Zone Code – 6.2.11* requires noise generating uses to:

PO12

Noise generating uses do not adversely affect existing noise sensitive uses.

The Moreton Bay Regional Planning Scheme *Planning Scheme Policy 6.16-Noise* contains environmental noise impact assessment criteria relating to general noise emissions. In this report these criteria from the Policy will be assess the noise impacts from the proposed transport depot on existing noise sensitive uses in the area.

The criteria from the Policy are reproduced below:

General noise emission criteria for noise generating uses unless otherwise stipulated

Criteria location	Intrusive noise criteria	Acoustic amenity criteria		
	<p>$L_{Aeq,adj,T}$ are not greater than the Rating Background Level (RBL) plus the value in column 1 for the relevant criteria location.</p> <p>"T" is either a relevant representative 15 minutes or if the duration of the noise occurs for less than 15 minutes the duration of the noise sources.</p>	<p>Day, evening and night $L_{Aeq,adj,T}$ are not greater than the values in column 2 for the relevant criteria location, where T equals:</p> <ul style="list-style-type: none"> • day – 11hr • evening – 4hr • night – 9hr 		
		Day	Evening	Night
<p>External to a noise sensitive use in the following zones where the proposed use is located within the same zone:</p> <ul style="list-style-type: none"> • General residential zone, • Rural residential zone, • Rural zone, 	3dB(A)	55dB(A)	45dB(A)	40dB(A)

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Transport Depot
310 Old Toorbul Point Rd, Caboolture

5.0 RESULTS & CALCULATIONS

5.1 Rating Background Noise Level

In order to determine the RBL L90 background noise levels have been recorded over the measurement period at the site. This data has been recorded in the table below and used to determine the RBL for the period of the day the proposed transport depot will be in operation. The business only operates from 7.00 am to 3.00pm and periods outside these times have not been included in the assessment.

Time	7/12/2017		8/12/2017	
	Measured	Ascending Order	Measured	Ascending Order
7:00	46.9	46.9	46.6	46.6
8:00	47.2	47.1	47.6	47.3
9:00	47.9	47.2	47.7	47.4
10:00	47.2	47.2	47.5	47.5
11:00	47.1	47.6	47.4	47.6
12:00	47.9	47.9	47.8	47.7
13:00	47.6	47.9	49.4	47.8
14:00	48.1	48.0	48.6	48.6
15:00	48.0	48.1	47.3	48.9
16:00	49.4	49.4	48.9	49.4
17:00	50.8	50.8	51.5	51.5
ABL - Day	46.9		46.6	
RBL-Day	46.7			

Table 1: Rating Background Levels

The RBL's have then been used to determine the *Intrusive Noise Criteria*:

Time Period	RBL	LA _{eq} Criteria Level RBL + 3 dB(A)
Day 7 am – 3 pm	47	50

Table 2: Intrusive Noise Criteria

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Transport Depot
310 Old Toorbul Point Rd, Caboolture

5.2 On-Site Activity Noise – Intrusive Noise Criteria Assessment

Sources noise levels from vehicle movements, loading and unloading the trucks, reversing beepers and other activities identified during the site visit as likely to impact the surrounding area were measured and recorded in the table below. These sources noise levels have been corrected in accordance with AS 1055.

Noise Source	Measured Level SPL @ 1m	Correction SPL dB(A)*	Corrected Level SPL dB(A)
ISUZU 200 Truck – Start Up	74 dB L _{Aeq}	0	74 dB L _{Aeq}
ISUZU 200 Truck – Bypass	68 dB L _{Aeq}	0	68 dB L _{Aeq}
ISUZU 200 Truck – Idling	64 dB L _{Aeq}	0	64 dB L _{Aeq}
Volvo F727 Truck –Start Up	68 dB L _{Aeq}	0	68 dB L _{Aeq}
Volvo F727 Truck –Bypass	78 dB L _{Aeq}	0	78 dB L _{Aeq}
Volvo F727 Truck –Idling	75 dB L _{Aeq}	0	75 dB L _{Aeq}
Truck door closure	65 dB L _{Aeq}	+ 5 (impulsive)	70 dB L _{Aeq}
Volvo F727 Truck - Reversing Beeper	74 dB L _{Aeq}	+ 5 (impulsive)	79 dB L _{Aeq}
Loading Volvo F727 Truck	80 dB L _{Aeq}	0	80 dB L _{Aeq}
Unloading Volvo F727 Truck	80 dB L _{Aeq}	0	80 dB L _{Aeq}
SPIERING 7.5 Ton Crane – Start Up	78 dB L _{Aeq}	0	78 dB L _{Aeq}
SPIERING 7.5 Ton Crane – Idling	75 dB L _{Aeq}	0	75 dB L _{Aeq}
SPIERING 7.5 Ton Crane – Bypass	79 dB L _{Aeq}	0	79 dB L _{Aeq}
SPIERING 7.5 Ton Crane – Reversing Beeper	70 dB L _{Aeq}	+ 5 (impulsive)	75 dB L _{Aeq}

Table 3: Measured average noise levels from noise sources
* As required by AS 1055

The source noise levels from the table above have been used to model the noise impacts from the proposed development on the nearest residential properties to the site. The closest residential properties to the site are the dwellings neighbouring the site at 300 and 318 Old Toorbul Point Rd. Calculations involved in modelling noise impacts from the development on these locations have been presented in the tables over the next pages. Calculations are presented in the tabature form required by Section 6 of the *Moreton Bay Regional Council Planning Scheme Policy 6.16-Noise* and have been assessed against the criteria from the *Policy*.

Moreton Bay Regional Council

ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

*Transport Depot
310 Old Toorbul Point Rd, Caboolture*

Description	Source @ 1m Leq dB(A)	Correction dB(A)	Distance (M)	Distance Attenuation	Noise Level Max Leq dB(A) External	Complies Day Criteria
CRITERIA						50
Predicted Leq Levels at 318 Old Toorbul Point Rd :						
ISUZU 200 Truck – Start Up	74	0	45	- 33.0	41	Yes
ISUZU 200 Truck – Bypass*	68	0	27	- 28.6	39	Yes
ISUZU 200 Truck – Idling	64	0	45	- 33.0	31	Yes
Volvo F727 Truck –Start Up	68	0	45	- 33.0	35	Yes
Volvo F727 Truck –Bypass*	78	0	27	- 28.6	49	Yes
Volvo F727 Truck –Idling	75	0	45	-33.0	42	Yes
Truck door closure	65	5	45	-33.0	37	Yes
Volvo F727 Truck - Reversing Beeper	74	5	45	-33.0	44	Yes
Loading Volvo F727 Truck	80	0	45	-33.0	47	Yes
Unloading Volvo F727 Truck	80	0	45	-33.0	47	Yes
SPIERING 7.5 Ton Crane – Start Up	78	0	45	-33.0	45	Yes
SPIERING 7.5 Ton Crane – Idling	75	0	45	-33.0	42	Yes
SPIERING 7.5 Ton Crane – Bypass*	79	0	27	- 28.6	49	Yes
SPIERING 7.5 Ton Crane – Reversing Beeper	70	5	45	-33.0	42	Yes

Table 4: Predicted corrected average noise impacts associated with outdoor noise sources
* Modelled along extended driveway to site

Moreton Bay Regional Council

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*Transport Depot
310 Old Toorbul Point Rd, Caboolture*

Description	Source @ 1m Leq dB(A)	Correction dB(A)	Distance (M)	Distance Attenuation	Noise Level Max Leq dB(A) External	Complies Day Criteria
CRITERIA						50
Predicted Leq Levels at 300 Old Toorbul Point Rd :						
ISUZU 200 Truck – Start Up	74	0	92	-39.2	35	Yes
ISUZU 200 Truck – Bypass*	68	0	112	-40.9	27	Yes
ISUZU 200 Truck – Idling	64	0	92	-39.2	25	Yes
Volvo F727 Truck –Start Up	68	0	92	-39.2	29	Yes
Volvo F727 Truck –Bypass*	78	0	112	-40.9	37	Yes
Volvo F727 Truck –Idling	75	0	92	-39.2	36	Yes
Truck door closure	65	5	92	-39.2	26	Yes
Volvo F727 Truck - Reversing Beeper	74	5	92	-39.2	35	Yes
Loading Volvo F727 Truck	80	0	92	-39.2	41	Yes
Unloading Volvo F727 Truck	80	0	92	-39.2	41	Yes
SPIERING 7.5 Ton Crane – Start Up	78	0	85	-38.6	39	Yes
SPIERING 7.5 Ton Crane – Idling	75	0	85	-38.6	36	Yes
SPIERING 7.5 Ton Crane – Bypass*	79	0	112	-40.9	38	Yes
SPIERING 7.5 Ton Crane – Reversing Beeper	70	5	85	-38.6	31	Yes

Table 5: Predicted corrected average noise impacts associated with outdoor noise sources
* Modelled along extended driveway to site

ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

Transport Depot
310 Old Toorbul Point Rd, Caboolture

6.0 RECOMMENDED ACOUSTIC TREATMENTS

6.1 On site Noise Sources – Intrusive Noise Criteria Assessment

Noise impacts from activities associated with the proposed transport depot and ancillary office have been modelled at the closest residential properties surrounding the site and assessed against the *Intrusive Noise Criteria* from the Moreton Bay Regional Council Planning Scheme Policy 6.16 Noise in Section 5.2 of this report. The results of this modelling from this assessment have been presented in Tables 4 and 5 of this report. If reference is made to these tables it can be seen that the impacts from all noise sources do not exceed the *Intrusive Noise Criteria* from the Moreton Bay Regional Council Planning Scheme Policy 6.16 Noise. Hence no mitigation of noise impacts from sources required in order for the proposed development to comply with the *Intrusive Noise Criteria* from the Moreton Bay Regional Council Planning Scheme Policy 6.16 Noise.

ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

Transport Depot
310 Old Toorbul Point Rd, Caboolture

7.0 DISCUSSION & CONCLUSIONS

An assessment of noise impacts on residential properties surrounding the proposed Transport Depot have been conducted in this report. Noise impacts from the proposed Transport Depot were then assessed against the *Intrusive Noise Criteria* from the Moreton Bay Regional Council *Planning Scheme Policy 6.16- Noise* as required by PO 12 of the Moreton Bay Regional Council *Rural Residential Zone Code*. This assessment determined that the impacts from all noise sources from the proposed Transport Depot will not exceed the *Intrusive Noise Criteria* from the Moreton Bay Regional Council *Planning Scheme Policy 6.16 Noise*. Hence no mitigation of noise impacts are required in order for the proposed development to comply with the *Intrusive Noise Criteria* from the Moreton Bay Regional Council *Planning Scheme Policy 6.16 - Noise*. Therefore no acoustic treatments have been to the proposed Transport Depot.

In summary, Decibell Consulting believe given the proposed hours of operation of the proposed Transport Depot it will comply with the requirements of the Moreton Bay Regional *Planning Scheme Policy 6.16- Noise* and the proposed development should be approved.

Report Compiled by:

John Cristaudo BE
Decibell Consulting

Moreton Bay Regional Council

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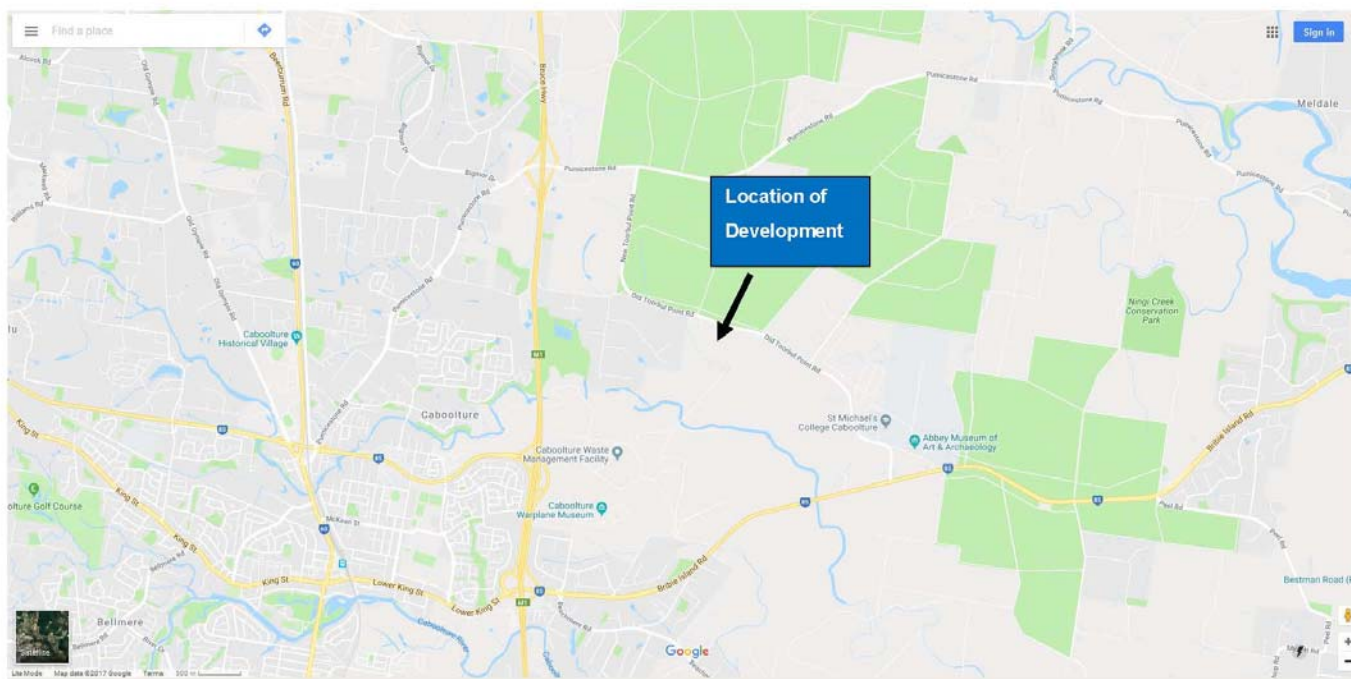
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*Transport Depot
310 Old Toorbul Point Rd, Caboolture*

APPENDIX

ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

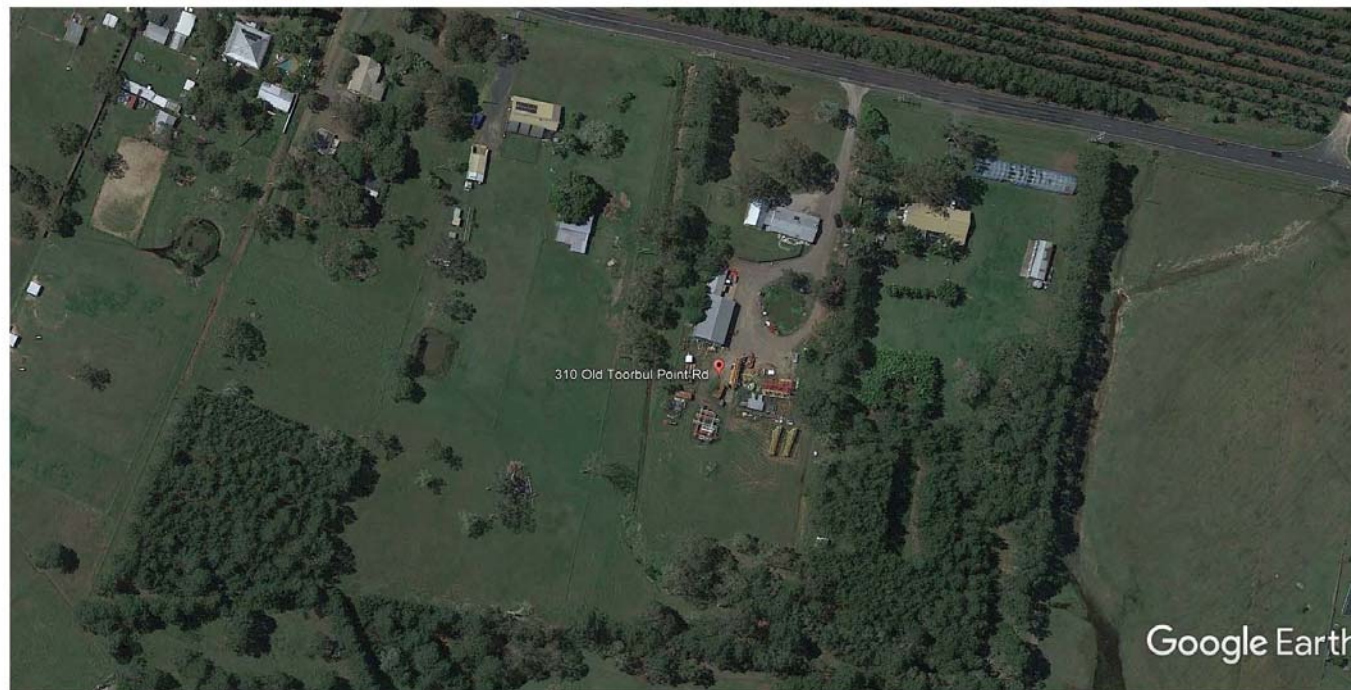
Sketch No.1 - Location of Proposed Development Site



Decibell Report No. 1602277

ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

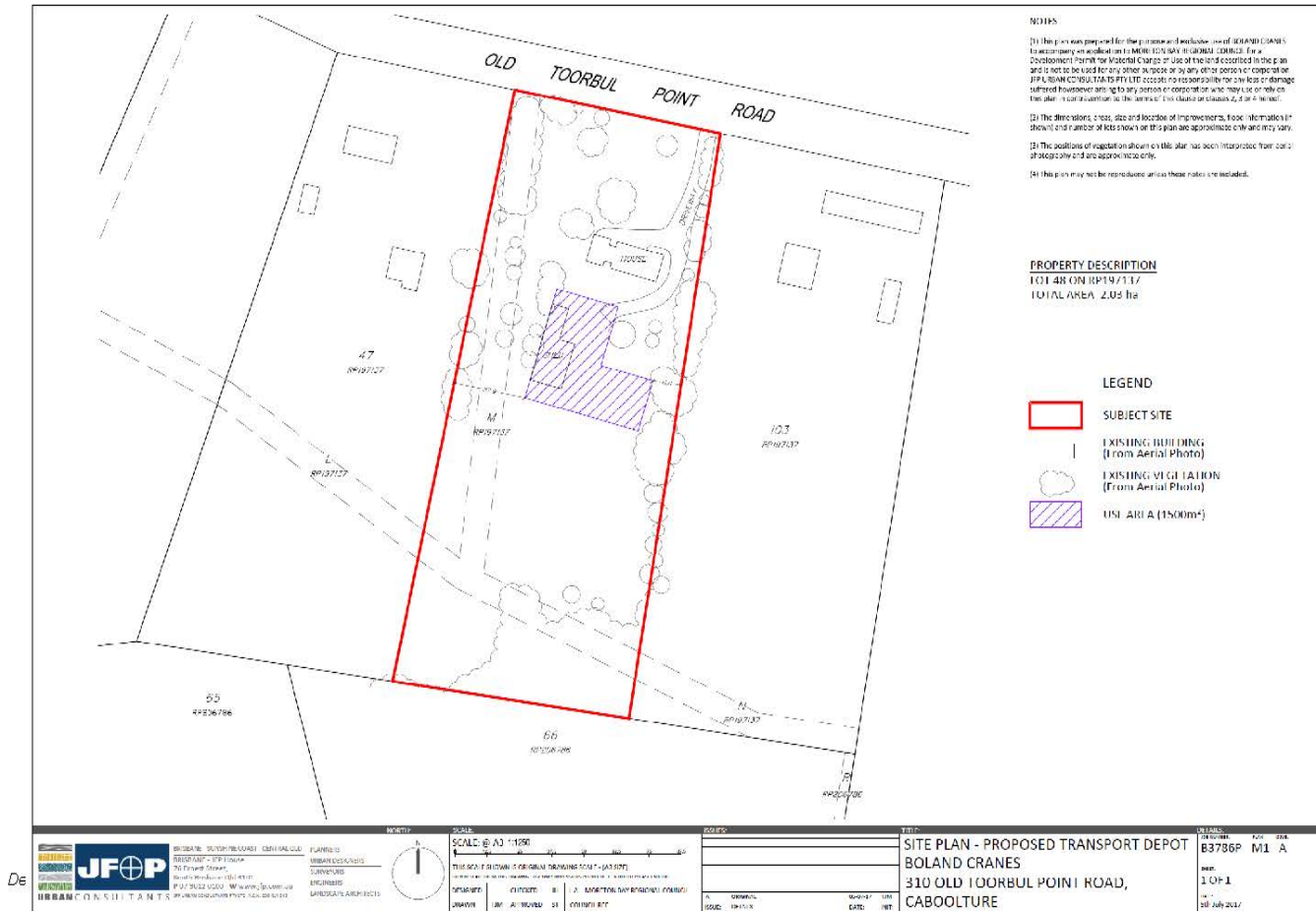
Sketch No.2 - Aerial Photograph of Site



Decibel Report No. 1602277

ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

Transport Depot
310 Old Toorbul Point Rd, Caboolture



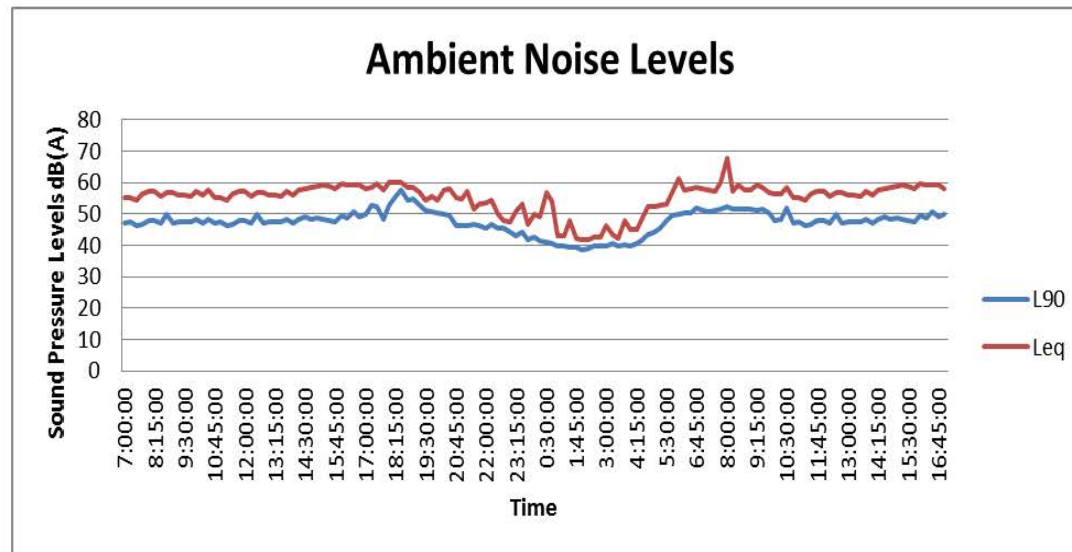
ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

*Transport Depot
310 Old Toorbul Point Rd, Caboolture*

Noise Measurement Results

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Transport Depot
310 Old Toorbul Point Rd, Caboolture



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#5 Traffic Assessment



PSA Consulting (Australia) Pty Ltd ABN 83 109 836 197
T +61 7 3220 0288 F +61 7 3220 0388 W psaconsult.com.au
O Brisbane (Head Office) L11 / 270 Adelaide Street, Brisbane Qld 4000
P PO Box 10824, Adelaide Street, Brisbane Qld 4000

11 December 2017

Boland Cranes Pty Ltd
c/o – JFP Urban Consultants
PO Box 3634
South Brisbane QLD 4101

Attention: Jane Horton

Dear Jane,

RE: TRAFFIC IMPACT STATEMENT FOR CRANE STORAGE FACILITY, 310 OLD TOORBUL POINT ROAD, CABOOLTURE

INTRODUCTION

PSA Consulting (Australia) has been engaged by Boland Cranes Pty Ltd c/o JFP Urban Consultants to provide traffic engineering advice in relation to the proposed site access and internal manoeuvring and parking areas required for a crane storage facility at 310 Old Toorbul Point Road, Caboolture. The site is located within the Moreton Bay Regional Council (MBRC) local government area and therefore the following advice is aligned with the MBRC Planning Scheme.

The proposed use of the site is for a residential dwelling and a transport depot. The MBRC planning scheme defines an articulated vehicle as the regular service vehicle for a transport depot. This report addresses operation and safety of the proposed site access and on-site movements and parking for a 19m semi-trailer as the design vehicle.

SITE ACCESS

It is proposed that access to the site will be via the existing driveway which is located on the eastern side of the northern boundary as per the site plan in Appendix 1. The driveway intersects with Old Toorbul Point Road, a rural sub-arterial road with an 80 km/hr posted speed limit.

For a driveway, the minimum sight distance requirements are outlined in Australian Standards AS2890.1. For a frontage road with speed of 80 km/hr the minimum stopping sight distance (SSD) is 105m. Austroads' *Guide to Road Design Part 4A: Unsignalised and Signalised Intersections* (AGRD Part 4A) specifies that at an intersection with a road which has a design speed of 80 km/hr, the minimum safe intersection sight distance (SISD) must be a minimum 181m in both directions.

The sight distance of the proposed driveway location has been assessed and the sight distance exceeds both the SSD and SISD resulting in a safe driveway access with regards to sight distance.

TRAFFIC GENERATION

As the site is currently zoned as a rural residential property, the site is estimated to generate 10 vehicle trips per day. The number of cranes which will be taken from the site has been limited to 4 per day. Therefore, the maximum number of heavy vehicle movements to and from the site on a daily basis will be 8 per day (4 in / 4 out). Therefore, the site is expected to generate a total of approximately 18 vehicle trips per day.

SC 8.2 of the MBRC Planning Scheme specifies that for 'regular road access' both entry and exit at the property boundary shall be in the forward direction. As demonstrated in the attached plan, there is sufficient space available for vehicles to manoeuvre on-site to ensure they are entering and exiting in the forward direction. There are no requirements specified for driveway type, however, as demonstrated on the attached plan, the heavy vehicles are able to safely manoeuvre in and out of the current driveway configuration.

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ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

INTERNAL MANOEUVRING

Due to the storage space on-site, the time of day for each crane pick-up and return will be managed such that no more than one heavy vehicle is loading or unloading a crane on the site at any one time.

SC 8.2 of the MBRC Planning Scheme specifies that for 'regular road access' all manoeuvring associated with parking, loading and unloading shall be able to be confined to the services area; and circulation roadways shall be provided to connect the access driveway with the service area. Both of these requirements are expected to be met based on the site plan attached.

ON-SITE PARKING

As outlined above, there are not expected to be any additional staff or light vehicle movements to / from the site as the staff are residents at the property. Therefore, there is not expected to be any additional demand for on-site parking. On-site parking is currently provided for the residents at the residential dwelling on the site.

CONCLUSION

In summary, based on the attached site plans and the proposed use of the site, there are not expected to be any issues with access or on-site movement provided restriction of 4 cranes per day and 1 design vehicle on site at a time is followed.



If you have any questions or require anything further in relation to this matter, please contact me on (07) 3220 0288 to discuss.

Yours sincerely,



Hannah Richardson
RPEQ: 17016
Director Traffic and Transport Engineering
PSA Consulting (Australia) Pty

Revision History:

VERSION NUMBER	ISSUE DATE	DETAILS	AUTHORISATION
1.	24 November 2017	DRAFT	 Hannah Richardson
2.	11 December 2017	FINAL	 Hannah Richardson

LIST OF APPENDICES

Appendix 1 – Site Plan with Swept Path
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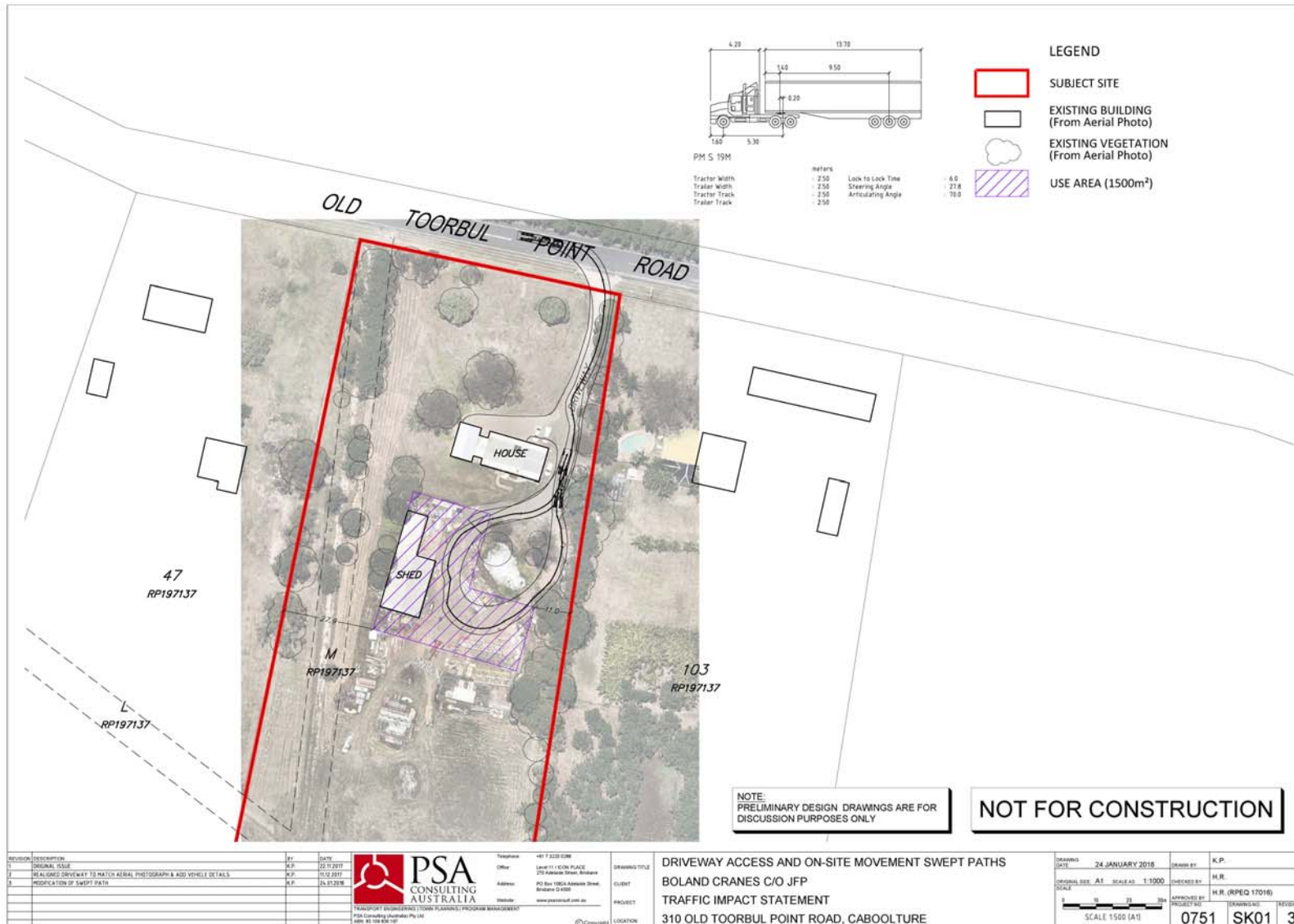
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APPENDIX 1

Site Plan with Swept Path

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#6 Submissions

From: greg tucker
To: [MBRC Incoming Mail](#)
Subject: Development Application Council Ref: DA/34696/2017/V2N
Date: Saturday, 17 February 2018 7:14:18 AM

As the resident of the property next door. I wist to offer my support for the application I think it will be a good development for the area.
Regards Greg Tucker 300 Old Toorbul Point Road Caboolture.

ITEM 2.1 DA/34696/2017/V2N - MATERIAL CHANGE OF USE - DEVELOPMENT PERMIT FOR TRANSPORT DEPOT AND ANCILLARY OFFICE - 310 OLD TOORBUL POINT ROAD, CABOOLTURE (LOT 48 RP 197137) - DIVISION 1 (Cont.)

Franz and Mathilde Stoll

Woorim, 5 March 2018

Rickman Parade

Woorim, Qld 4507

Mobile: 0422327160

Phone: 0734080693

Email: franzstoll@hotmail.com

The Assessment Manager

Moreton Bay Regional Council

PO Box 159, Caboolture QLD 4510

mbrc@moretonbay.qld.gov.au

Submission to Council ref: DA/34696/2017/V2N – Development Application “Transport Depot”

Dear Sir, Madam

Generally, we have no objection to the proposed development application.

But we would like commenting on the ‘Planning Assessment Report B 3786P section 3’.

We believe the screening on the eastern boundary of the development is not adequate.

A fence of appropriate height and construction would:

- Reduce visual pollution. The current sight of the depot is not very aesthetic.
- Mitigate noise especially when high pressure cleaner and other maintenance tools are in use.
- Help prevent the dogs from barking at night.

Was there any consideration regarding values of the adjacent properties?

AS a note.

Since the conversion (no consultation of residents) of Old Toorbul at this section (250 to 318), the traffic noise increased enormously hence the impact of a transport depot at 310 is negligible.

The area of this part of Old Toorbul point road has no agriculture value and should rather be zoned as ‘light industry’ with appropriate waste water management in place then rural residential.

Yours sincerely

Franz Stoll and Mathilde Stoll