

## Minutes – FNQROC Planners Meeting – No.84

### Meeting Details

<b>Meeting No</b>	84
<b>Meeting Name</b>	FNQROC Planners Meeting
<b>Date</b>	20 March 2026
<b>Time</b>	10.00am
<b>Venue</b>	Kingsford Room Level 3, Cairns Regional Council / Teams

### Attendees

Name	Organisation
Deb Wellington	Cairns Regional Council
Brett Nancarrow	Cairns Regional Council
Sean Lisle	Cairns Regional Council
Patrick Clifton	Etheridge Shire Council
Leonard Vogel	Douglas Shire Council
Kelly Reaston	Tablelands Regional Council
Carl Ewin	Mareeba Shire Council
Byron Jones	Cassowary Coast Regional Council
Daniel Horton	Cassowary Coast Regional Council
Joy Cherwon	Cassowary Coast Regional Council
Maddison Granzin	LGAQ
Chalton Best (CNS)	Department of State Development, Infrastructure and Planning
Anthony Westbury (CNS)	Department of State Development, Infrastructure and Planning
Anna Nottingham	Department of State Development, Infrastructure and Planning
Kate Randell	Department of State Development, Infrastructure and Planning
Leah Mosel	Department of State Development, Infrastructure and Planning
Francis Anog	Department of State Development, Infrastructure and Planning

### 1. WELCOME & INTRODUCTIONS

Meeting opened at 10.00am. Our thoughts are with those in the Cape at this point in time.

## 2. APOLOGIES

Name	Organisation
Jenny Elphinstone	Douglas Shire Council
Javier Samanes (CNS)	Department of State Development, Infrastructure and Planning
Matt Leman	LGAQ
Taase Taase	Cook Shire Council
Lisa Miller	Cook Shire Council
Nikki Huddy	Yarrabah Aboriginal Shire Council
Brian Millard	Mareeba Shire Council

## 3. CONFLICTS OF INTEREST

## 4. ACTIONS ARISING FROM PREVIOUS MINUTES

#	Action	Responsible Person(s)	Status
83.1	FNQROC to invite new staff to participate in the regional planning meetings.	Darlene Irvine	Completed – 27/11/2025
83.2	With regard page 83. item 4.1(c), it appears include carbon offsets and native forestry – If a council <b>doesn't want it included</b> they submit a LG specific submission to exclude this.	Member Councils	Complete
83.3	FNQROC will provide a regional submission with councils to provide their local government specific submissions individually. Should a council not get it to a council meeting by the due date, at their discretion, they may provide their submission to FNQROC for inclusion in the regional submission.	Member councils	Completed – 5 January 2026

83.4	Any Regional Plan submissions to be included in the regional submission to be submitted to Darlene by 22 December 2025. A regional Submission will be made 24 December 2025	Darlene Irvine (FNQROC) And Member councils	Complete
83.5	Regional Plan page 150, is silent on Tablelands water storage, Kelly Reaston to give FNQROC some wording.	Kelly Reaston (TRC)	Complete
83.6	Darlene to share a copy of the R&R SEZ with Planners group.	Darlene Irvine	Completed – 25/11/2025

## 5. DSDIP UPDATE

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### Regional Planning:

**All plans will have housing supply targets applied – will not have density targets, they should be locally determined.**

#### - FNQ Regional Plan

- 106 properly made submissions:
  - 50 RLUC change requests
  - Further information/position on change requests sent to LGAS where RLUC change requests were made
- Key changes under consideration:
  - Updates to LG narratives
  - Refinement of RLUC mapping, including the Urban Footprint
  - Refinement of policy wording relating to tree canopy targets
  - Amendment for CRC to develop minimum density targets for Tropical Urban Villages as part of future planning scheme review processes
  - Refinement of policy to support workers accommodation in the RLRPA and RLA where the scale of accommodation does not detract from the economic viability of nearby rural towns and villages.
- Looking at the wording around 60 hectares
- Expect government approval April and release in May.
- Infrastructure updates, transport and energy, updates related to state strategies needing infrastructure planning, more context and broader water security strategies.

## - **Cape York, North Queensland and Gulf Regional Plans**

- Review has commenced
- New approach – targeted scope focused on facilitating housing supply and economic growth.
- Infrastructure planning integrated into the regional s Plans as a statutory appendix
- Front loaded engagement reflected in reduced statutory consultation periods.
- Focus on land use response to furthering new government policies i.e. Destination 2045, Prosper 2050, energy roadmap, transforming manufacturing, housing etc.
- Regional Infrastructure plan appendix:
  - Covers 5 infrastructure areas (Energy, Water, Transport, Digital Connectivity and Social Infrastructure)
  - Considers Region Shaping Infrastructure
  - Future Planning Considerations
  - Excludes Capital Pipeline.
- Gulf Regional Plan:
  - Letters have been sent to councils for early engagement
  - At Stage 1 – meeting with Councils, State Agencies and stakeholders
- Cape York:
  - Stage 2 complete - Detailed scope based on feedback has been developed
  - Approaching Stage 3 - Visioning and Plan Development.
- North Queensland
  - Slightly further along than Cape York, they are approaching Stage 4 – Policy drafting and testing (March – May 2026)
- In region workshops with LGAs: Focussed on strategic intent, vision and policy framework:
  - NQ – April 2026
  - CY – May 2026
  - Gulf – July 2026
- Statutory consultation on draft regional plans:
  - NQ – July 2026
  - CY – September/October 2026
  - Gulf – Late 2026

Contact Darlene Irvine for regional plan contacts in the department.

### **Local Office:**

- **streamlining SARA assessments** for low risk development applications

- Identifying low-risk applications early for streamlined assessment
- Engaging with technical agencies with clear pathways and short feedback windows
- To enable:
  - Reduced assessment timeframes
  - Streamlines workflows for case officers
  - Expediate stalled applications
  - Standardised processes and templates
  - Provides technical agencies with clear direction and defined response timeframes.
- **New approach to SARA information Requests:**
  - Only issuing one notice – an Information Requests during the Information Request Period.
  - Advice Notices will still be used (if required) if additional information or for matters are to be raised following the applicants response to the Information Request.
- **Scheme supply fund**
  - 63 local councils are currently involved, 22 councils within FNQ (including the Cape)

**Question from the floor:**

- To expediate processes, could there be a state agency team similar to SEQ.

**ACTION 84.1** – DSDIP to identify if there can be a state agency team similar to SEQ to review the planning scheme updates related to the Scheme supply fund to expedite the process in FNQ.

## 6. LGAQ UPDATE

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- **Draft Queensland Housing Code (QHC)**
  - Planning scheme amendment process is currently under review with DSDIP
- **Residential Activation Fund (RAF)**
  - Round 2 is open with up to \$500mil available
  - Supports delivery of trunk and essential infrastructure
  - Pathway 1 remains dedicated to local government
  - No closing date for round 2 but announcements on successful applications are due approximately July 2026.

**Comments from the floor:**

- No closing date is causing issues
- **Housing Australia Future Fund (HAFF)**
  - Round 3 now open which is the largest funding round to date
  - There is no closing date

- Local government eligible for Stream 1 and 3. There is a waitlist for Stream 1 and 3 available.
- The Critical Infrastructure Funding Pathway remains an alternative funding source (previously known as the National Housing Infrastructure Facility (NHIF) – this has been under subscribed.
- The revised pathway now includes grants to support infrastructure provisions, as well as loans.
- **Discussion Paper – “Delivering a fresh start for Queensland’s heritage”**
  - DETSI seeking feedback on proposed amendments to the *Qld Heritage Act 1992*
  - LGAQ would welcome feedback to inform their submission
  - LGAQ survey is different to DETSI survey.
- **State Facilitated Development Pathway**
  - Commenced in 2024
  - LGAQ advocated for reforms to the pathway to improve local government involvement.
  - Planning Regulation 2017 changes in effect today. Key changes include:
    - Proponent now required to obtain written support from relevant LGA prior to lodgement with the State
    - Removal of affordable housing component.
- **Diploma Local Government (Governance & Planning)**
  - Advertisement starts soon for August intake
  - Includes DA assessment and Heritage
  - Given the limited number of Planning graduates it is hoped councils will support this training.
- **LGAQ CBA Working Group**
  - Work underway with King & Co to develop and pilot a CBA template – EOI currently out for pilot councils
- **Rooming Accommodation** – Planning Regulation amendments in December 2025 (12 month extension of provisions)
- **Model code: Community housing** in the Community facilities zone (July 2025)
- **Agritourism** – Destination2045 released and DSDIP prepared guidance in late 2025

## 7. FNQ DA MANAGERS FORUM

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Brett Nancarrow gave an overview of the CRC Adopted Strategic Blueprint for the Development and Planning Branch. The document sets out a number of deliverables including establishing the FNQ DA Managers Forum to Build on the existing data, expertise & experience across Councils through the creation of the FNQ DA Managers Forum with a focus on operational and strategic initiatives, and capacity building. It is envisaged that it would:

- Improve relationships with neighbouring councils
- Sharing of knowledge to inform optimisation opportunities, and

- Collaboration in joint challenges and opportunities.

**Comments from the floor:**

- Essentially this group covers this (would in most instances be the same people) – perhaps we could include a regular agenda item “DA and Enforcement Matters”
- DSDIP used to hold Planning Forums – it would be good to do this again, similar to previous years.
- SEQ has regular planning DA meetings – Cairns

**ACTION 84.2** – FNQROC to include “DA and Enforcement matters” as a regular planners agenda item

**ACTION 84.3** – DSDIP FNQ to investigate the opportunity of reinvigorating the Planning forums.

## 8. ROUND TABLE

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**CCRC**

- Record number of Das
- Application for Residential Activation fund
- Mourilyan Harbour Industrial study
- Working through CBA

**DSC**

- Looking for a strategic planner (down one for 6 months)
- Scheme Supply Fund
- Some interest in Das around hotel and resort development
- Mossman Mill transition
- Pipeline of planners is not enough ~60 per year, 75% stay in SEQ.

**ESC**

- Planning Scheme amendment started
- New CEO to be announced soon

**Croydon**

- Finishing Master Plan, looking to extend scope by 6 months to include infrastructure.
- Supply fund moving – Section 18 approval received
- Need for housing and industrial expansion
- Need more large scale industrial – particularly for road construction
- Freeholding state land (council purchased) showed there was interest as this is sold. Infrastructure needs to catch up.
- Mining – rare earths ramping up, also relooking at old mines.

## **MSC**

- DA a little bit quiet after being inundated
- No residential land available
- Scheme supply progressing
- 2 Rivers community school (Chewko Road)

## **CRC**

- Infrastructure Incentives Policy (a bit more targeted) and Charges
- Decision ready applications – what would this look like
- Bonds policy and management of these
- Plenty of Das
- Natural Hazards
- Supply Fund
- 10 year review
- Qld Housing Code – congoing commentary
- Mt Peter currently with infrastructure People
- SDA
- Hospital Redevelopment
- Will be developing an integrated resilience plan – tender in a couple of months.

## **TRC**

- Priors Creek
- New Scheme
- Infrastructure Planning
- No. of residential growth fronts
- Housing and Needs Assessment
- Major Review of Infrastructure charging
- Sewer and Water at capacity except Malanda but they have no residential land.

**ACTION 84.4** – Water quality SPP – See if we can get someone to the next meeting to help pull it apart and understand the impacts in this region.

## **9. NEXT MEETING**

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5 June 2026

## Agreed Action Items – Friday 20<sup>th</sup> March 2026

#	Action	Responsible Person(s)	Status
84.1	DSDIP to identify if there can be a state agency team similar to SEQ to review the planning scheme updates related to the Scheme supply fund to expedite the process in FNQ.	DSDIP FNQ	
84.2	FNQROC to include “DA and Enforcement matters” as a regular planners agenda item	FNQROC	
84.3	DSDIP FNQ to investigate the opportunity of reinvigorating the Planning forums.	DSDIP FNQ	
84.4	Water quality SPP – See if we can get someone to the next meeting to help pull it apart and understand the impacts in this region.	FNQROC with DSDIP	