

COUNCIL REPORT

Meeting: 24<sup>th</sup> January 2024



**Item 1: Building & Construction**

*Item 1.1 QBuild Plug-ins works have not changed from the December 2023 Council report because of the weather conditions in the Community.*

ADDRESS	OUTSTANDING WORKS	% COMPLETION (NOV)	% COMPLETION (DEC)
Lot 38 Poland St	Plumbing fit-off and vinyl flooring	95	95
Lot 49 Poland St	Windows, painting, inside linings, bulkheads in bedrooms, doors, outside works (clothesline)	65	65
Lot 109 Rose St	Kitchen fit-off, cabinetry, electrical & plumbing fit-off, flooring, clothesline	85	85
Lot 54 Poland St	Painting, cabinetry, plumbing fit-off, electrical fit-off, clothesline	85	85
61 Wenke St	Painting, cabinetry, plumbing fit-off, electrical fit-off, clothesline	85	85
93 Rose St	Rose St – only slab has been constructed.	15	15
7 Flierl St	Kitchen, bathroom tiling, electrical & plumbing fit-off, flooring and external works	75	75
20 Flierl St	Kitchen fit-off, cabinetry, electrical & plumbing fit-off, flooring, clothesline	80	80

### **Item 1.2 QBuild Responsive Maintenance Update as of 11<sup>th</sup> January 2024.**

Outstanding QBuild Do & Charge jobs

- 0-30 Days – 71
- 31-60 Days – 60
- 61-90 Days – 10
- 91-120 Days – 15
- 121-180 Days – 11
- 181-365 Days – 12
- 366-730 Days – 2

### **Item 1.3 QBuild Responsive Maintenance over the month of December 2024**

The Council Building Construction Unit received one hundred and fourteen (114) work orders on the QBuild Portal, and we have issued seventy seven (77) work orders to our sub-contractors. They have completed forty-nine (49) work orders and invoiced forty-five (45) jobs to QBuild for payment to the Council.

### **Item 1.4 Government Employee Housing (GEH) at 25 Bayanbi Street, Millers Estate – 4 x Detached Houses – 1 x 2BR and 3 x 3BR Update**

The Council has been engaged through QBuild to build 4 houses for the Government Employee Housing Department in Hope Vale, Millers Estate.

The internal wall frames and windows in houses 2 and 4 have been completed. All trusses are at 100% completed on all the houses. Roofing and plumbing rough -in has commenced and the electrical/mechanical works are scheduled to commence this month. The internal sheeting has been calculated, doors and fit off hardware are in the process of getting ordered this month. The external concreting works will be commencing this month depending on the weather conditions. The expected to have practical completion for the houses in June 2024.

## **Item 2: Essential Services**

### **Item 2.1 Daily Testing**

Daily testing for pH, free chlorine and turbidity at all test points are compliant with Australian Drinking Water Guidelines.

<b>Reading</b>	<b>Acceptable Range</b>
Average pH of water after the reservoir = 7.25	6.5 to 8.5
Average turbidity = 0.9 units	0 to 5 Units (NTU)
Average free chlorine = 0.79 mg per litre	0.5 to 5.0 mg per litre

Number of water connections in the Community is 356

Volume of water produced at the treatment plant = 15914 kilolitres from 1<sup>st</sup> January – 16<sup>th</sup> January 2024.

Average volume of drinking water usage per day for the town over the December month is 753 Kilolitres per day.

There have been no incidences of Council water mains leakages for the month of December.

In-house microbiological test results of water for detection of Coliforms/E-Coli were all compliant with Australian Drinking Water Guidelines for the reporting period.

### **Item 3: Civil Construction - Capital Works by Grant**

#### ***Item 3.1 QRA (formerly NDRRA) funding***

Springhill Road works completed, and all plant and equipment mobilized to Cooktown-Mclvor Road works.

#### ***Item 3.2 Betterment funding – Cooktown-Mclvor Rd***

Civil works in progress with ripping of rubble for pavement formation and civil works.

#### ***Item 3.3 Roads to Recovery (R2R) funding – Tea Tree Rd Sealing***

The sealing of 150m of Tea Tree Rd is to coincide with the TIDS access upgrades that was previously scheduled for completion by Christmas will be on hold to enable civil crew to focus on Cooktown-Mclvor Rd construction and sealing.

#### ***Item 3.4 ATSI TIDS funding – sealing of 5 x driveway access entrances to protect Council's main road asset.***

The 5 x driveways work are with the Engineer Consultant for design. The Engineering design drawings will be completed by Engineer in the beginning of March 2024.

### **Item 4: Animal Management**

#### **Item 4.1 Vet Services**

The next Vet visit is planned for the Community is scheduled for the period between February -March 2024. However, this will be after an animal census has been conducted when the head count and number of dog/cat treatments have been identified.

The visiting Vet Dr Graham Lauridsen, from Tropical Vets in Atherton, was pleased that the facilities from where he operated suited his needs. He is already holding discussions with the department to enable euthanasia of dogs to be carried out by Council Animal Management Worker Gary Bowen in the future, under the guidance and direction of Dr Lauridsen. This involves a process which can be easily facilitated.

The Operations Manager organised a meeting this month with Public Health Department representative about Hope Vale's Environmental Health and Animal Management requirements. It has been confirmed that there is funded training that would be available in

the next couple of months. We will be taking advantage of the available training opportunities and will enlist the staff for the purpose of upskilling in the animal management space.

#### **Item 4.2 Additional Worker**

We are in the process of preparing to recruit an additional staff in the Environmental Health space to assist Gary Bowen.

#### **Item 4.3 Horses**

Investigations are being undertaken in relations to the status of the legalisation of the following two resolutions from the 15<sup>th</sup> of November 2023 Council Meeting:

*(e) Authorise the publication of a notice giving owners of stray horses and cattle, two (2) months' notice to make arrangements for their horses and cattle to be removed from public lands; and*

*(f) At the expiration of the notice period, arrangements be made for the impounding and removal of the horse and cattle from the community.*

### **Item 5.0 Workplace Health & Safety (WH&S)**

#### **Item 5.1 WH&P Inspections in the Community**

The Workplace Health & Safety Consultant was in the Community from Monday 8<sup>th</sup> January through to Friday 12<sup>th</sup> January, 2024. During the recent visit, inspections of hazards to a number of Council buildings and equipment were conducted. Twelve (12) hazard reports were identified over this period.

The following is the list of sites where WH&S inspections were conducted:

- Aged Care Home;
- Multi-Purpose Centre – Internal/External and grounds, Playground;
- Pool and Splash Park - Internal/External;
- Administration Building;
- New Cultural Centre site;
- Airport – In preparation for Hinterland Charter Flight landing;
- Land Fill sites;
- Sewerage treatment;
- Water Treatment and reservoirs;
- Warehouse;
- Township/Roads;
- Plant and Equipment;
- Cabinet Makers Shed;
- Various work sites;
  - Bayanbi St Hope Valley Estate
  - 7 & 20 Flierl St
  - 54, 38 & 40 Poland St

- 109 Rose St
  - 61 Wenke St
  - Cultural Centre.
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- WH&S is continuing to be assessed in terms of risk for the Council.
  
  - Council is in the process of completing an audit of all the Council sub-contractor's Construction White Cards and Insurances to ensure they are valid and it is aimed that we complete the audit this month.

### **Recommendation**

That Council note and accept this report.

Geoffrey Rewald  
Operations Manager  
19 January 2024

