



# LAND ACQUISITION APPLICATION FORM

Cultural, Social, Environmental and Economic Programs

Application Details (ILC use only)

Date form received	Date acknowledged	File No.	Primary purpose

## INFORMATION ABOUT THE APPLICANT

### 1. a) Briefly describe the applicant

The Mairwarr Indigenous Environmental Group was formed in response to a perceived and actual threat by development to an environmentally sensitive property in the heart of Maleny, a small township in the Sunshine Coast hinterland of Queensland. The membership includes Indigenous people who have cultural rights and responsibilities to this region and other Indigenous people in the region. The members have an interest in protecting this property and to act in an ongoing capacity as cultural advisors on any future issues in the region where Indigenous consultation and advice is desirable.

### 1. b) Applicant details

<b>Applicant Name</b>	Mairwarr Indigenous Environmental Group		
<b>Street Address</b>	47 Bunya Street		
<b>Town or Suburb</b>	Maleny		
<b>State or Territory</b>	Qld	<b>Postcode</b>	4552
<b>Postal Address</b>	PO Box 144, Maleny		
<b>State or Territory</b>	Qld	<b>Postcode</b>	4552
<b>Contact Person</b>	Sue Saunders Terri-Anne Goodreid		
<b>Telephone/Mobile</b>	Sue Saunders - (07) 3225 1928/ 0409 582 918		
<b>Best Time of Day to</b>	Terri-Anne Goodreid – (07) 5496 3316/ 0432 402 553		

<b>Contact</b>	Anytime	
<b>Fax Number</b>		
<b>Email</b>	Sue.SAUNDERS@housing.qld.gov.au	
<b>Are you Incorporated?</b>	<b>Yes</b>	<b>No</b>
	If <i>Yes</i> , enclose a copy of the Certificate of Incorporation and your constitution.	
<b>If Yes, state your ABN and Registration Number for GST, if registered.</b>	Not applicable	
<b>What type of organisation are you?</b>  Answer <i>Yes</i> next to only one item.	<b>Aboriginal or Torres Strait Islander Corporation</b>  <b>Aboriginal or Torres Strait Islander Land Trust</b>  <b>Body Corporate under State or Territory legislation</b>  <b>Private company, partnership or trust</b>  <b>Statutory Body</b>  <b>Community group</b> Yes  <b>Other – please specify:</b>	
<b>Number of members</b>	10	
<b>Is/will membership be restricted to Indigenous people?</b>	Members will be Indigenous people and organisations Non-Indigenous people and organisations can be Associate Members	
<b>Does/will your constitution provide that Indigenous people control the corporation?</b>	Yes	
<b>If you are applying to the <u>Cultural Program</u>, does your group represent or have the support of the traditional owners of this land?</b>	<b>Yes</b>	<b>No</b>
	This question applies to Cultural Program applicants ONLY.  Not applicable	

<p><b>If you are applying to the <u>Economic Program</u> have you provided a current personal credit file for each Director of the Applicant Corporation?</b></p> <p>Answer <i>Yes</i> or <i>No</i></p> <p><b>This question applies to Economic Program applicants ONLY.</b></p>	<b>Yes</b>	<b>No</b>
	Not applicable	

<b>Provide the full names of all committee members and their roles.</b>	<b>NAME</b>	<b>ROLE</b>
	Suzanne Saunders	Chairperson
	Terri-Anne Goodreid	Secretary
	Beverley Hand	Treasurer

<b>Native Title Representative Body</b>	Queensland South Native Title Representative Body Aboriginal Corporation (QSNTRBAC)
<b>Other Regional Body or Bodies</b>	-
<b>Local Government Area</b>	Caloundra City Council

**LAND USE**

**2. What program are you applying under? The program you apply under is the same as your primary purpose.**

Select one of the following only.

**Cultural**

**Social**

**Environmental**

**Economic**

### **3. What is your proposed main land use?**

The land will be used for an Environmental Park and an Environmental and Cultural Education Centre.

### **4. Please provide details of other proposed land uses.**

The centre on the site will also be used for cultural maintenance and restorative purposes by Indigenous people and to generate income to enable proper management of the property.

### **5. How will you undertake the proposed land uses?**

- A management committee will be formed, comprising the Mairwarr Indigenous Environmental Group, as owners of the property and centre, Caloundra City Councillor Dick Newman, and a number of Maleny community groups. The attached Property Management Plan describes the Maleny community groups' involvement in the project and their commitment to the ongoing care of the land and operation of the centre.
- The Property Management Plan has been endorsed by the above stakeholders, and renewed commitments obtained from these stakeholders to perform the various tasks within the Plan, according to their skills, resources and interests.
- Once the application has been approved, the preliminary design for the environmental park (including the footprint for the Centre) will be finalised. The implementation of this design will be by way of a joint venture between the Mairwarr Indigenous Environmental Group, the local Landcare Group, a local environmental group called Maleny and District Green Hills Fund Inc., and other community groups and individuals who have environmental and other relevant expertise (eg. building skills, business planning skills, etc.).
- After the land has been purchased, it will be revegetated with endemic species. The revegetation work will enhance the habitat for animal and bird species which were known to inhabit the site, and the adjoining creek, before it was degraded in April 2004. This will be done through committed community resources (as above), and the Environmental and Cultural Education Centre facility will be designed, using the same integrated consultation process as previously to ensure cultural integrity and relevance.
- Care will be taken to ensure sufficient human resources (Indigenous and non-Indigenous) are available for the important phase of park and building maintenance in the medium to long term.

## **BENEFITS**

**6. Describe the type of sustainable benefits (cultural, social, environmental and/or economic) that will be gained from using the land, including the number of people that will receive benefits.**

*Need:* The land, an environmentally sensitive site on the bank of the Obi Obi Creek in the township of Maleny needs to be purchased to prevent it from a current proposed commercial development, which plans to encroach on to the riparian land, and which has already seen the destruction and removal of most of the significant vegetation on the site, threatening the survival of native animals, including platypus communities, and birds.

*Proposed Land Use 1:* To revegetate the land with endemic species, including bush foods and bush medicine plants in order to restore the environmental balance and habitat potential, not only of the site in question, but of the entire creek system.

*Benefits:*

- Restoration of the pre-existing bio-diversity on the site.
- Creation of a habitat for the many species of native fauna recorded at the site prior to the site's degradation.
- Provide a place where the Indigenous people who have cultural rights and responsibilities can reconnect to the land of which they were dispossessed with the coming of non-Indigenous settlers to the Sunshine Coast hinterland.
- Provide Indigenous people with an opportunity to educate non-Indigenous people, including school students, about the traditional uses of native plants, through guided tours of the park.
- Provide a place with intact environmental values within the heart of the township for locals and visitors alike.

*Need:*

a) For a sense of belonging to the land, especially on a site of such significance spiritually, environmentally and historically.

b) To establish the linkages between Indigenous history and contemporary culture, and to provide a living presence whereby the local community can learn to appreciate Indigenous culture.

c) To provide opportunity for Indigenous and non-Indigenous residents to work together and learn from each other on a restorative environmental project which has concrete, whole-of-community benefits.

*Proposed Land Use 2:* To construct an environmentally friendly building which will act as the centre for Indigenous activities (both artistic/cultural, and educational). The aim is to create a place that reflects a sense of the Indigenous cultural history in the area, as well as providing a vibrant presence of Indigenous culture today, through displays of current artists and craftspeople. The building will also contain displays / interactive multi-media presentations which will illustrate the strong links that Indigenous people have with the environment.

*Benefits:*

- Provide a meeting place for Indigenous people where they can express their cultural identity, that cultural identity being strongly integrated with the environment.
- Educate non-Indigenous people, including children, about the history of Indigenous people in the Blackall Range area.
- Showcase current Indigenous cultural activities, both visual and performance mediums.
- Provide a sales outlet for Aboriginal arts and crafts for visitors to the area.
- Provide Indigenous people with an opportunity to educate non-Indigenous people, including school students, about the traditional uses of native plants, through workshops and experiential learning.

**Other Benefits**

- The training of two Indigenous people will be funded by the Queensland Department of Employment and Training. The trainees will undertake training in:
  - environmental and cultural heritage management; and
  - construction of the centre.
- Benefits will extend to the wider community as the land is fully accessible by Maleny residents and visitors to the region.
- The project will eventually generate sufficient cash flow to create non-subsidised jobs for the two Indigenous trainees.
- Whole-of-community enjoyment of the cultural, social and environmental facilities that the park and centre will offer.
- The park and centre will be one of the few Indigenous enterprises in the region.

**SUSTAINABILITY AND CAPACITY**

**You must provide a copy of your Property Management Plan or Business Plan.**

The Property Management Plan and Attachment are included with this application.

**7. Describe how the land is suitable for your proposed land uses?**

- The land borders a significant waterway, which is the water source for two urban local government areas – Maroochy Shire and Caloundra City. This waterway is also of spiritual significance to the local Indigenous people.
- Protection/preservation will preserve the remaining flora and fauna species and re-vegetation will, over time, encourage the return of the previous fauna. As re-vegetation will also involve planting a wider variety of flora species than was

originally on the site, it is expected that an even wider variety of animals and birds will be attracted to the property.

- The location is significant for education because of accessibility and public visibility (i.e. on a main road; close to a Primary and High School; and within the business heart of Maleny).
- The location is suitable for visitors because of high visibility in a town that is fast becoming recognised as a tourist destination.
- Because of the historical richness of Indigenous culture in the district, purchase and revitalisation of the site will provide an opportunity for a continued presence of that culture, linked by historical material and contemporary cultural reminders.

**8. Identify the costs associated with land ownership and the land use you wish to undertake, and describe how you will meet these.**

A description of how the ongoing land costs will be met is provided in the Property Management Plan.

**8. a) Ongoing land ownership costs**

- Caloundra City Council would waive the annual rates on the land in perpetuity as part of their partnership contribution.
- The Queensland Government will agree to waive the annual Land Tax on the property.
- There are no other costs associated with land ownership in this instance.

**8. b) The main land use**

- The initial environmental revegetation and restoration would be funded by the Barung Landcare Group (provision of plants), and by local community members (the labour component in planting the trees).
- The building of the Environmental and Cultural Education Centre would be funded partially through a grant from the Queensland Department of State Development and Innovation's Indigenous Business Development Unit, and also through labour from QUT students and local tradespeople.
- Environmental education activities (including cultural interpretive activities) would be self-funding – see the Property Management Plan. These funds would pay for on-going utilities and other operating costs, including facility maintenance.

### **8. c) Land management costs**

Ongoing environment maintenance would be performed by workers on Community Jobs Programs, Work For the Dole programs, Green Corps, etc all supervised by Barung Landcare. Caloundra City Council will auspice a Community Service Order work contribution.

### **9. What equipment and materials will you need to undertake your land use?**

Plants, and equipment needed to perform the site rejuvenation; larger excavation equipment; equipment and tools for construction of the building will be required for undertaking the proposed land use.

All equipment and materials that will be needed to undertake the land uses will be provided by the local Landcare group and local community members and tradespeople.

### **10. What skills, abilities and experience do you have to manage and operate the property and the land use to achieve the primary purpose?**

- The current members of the Mairwarr Indigenous Environmental Group have sound skills and experience in cultural and environmental training and events. These skills are listed in the Skills Bank attached to the Property Management Plan.
- Mairwarr Indigenous Environmental Group will encourage new membership from Indigenous and non-Indigenous community members. This influx of members will be monitored to identify people with relevant management skills. Such community members have already expressed interest in joining.
- With the assistance of local human resources (Council and community), the Mairwarr Indigenous Environmental Group is committed to the community partnership, and has shown that commitment through attendance and significant participation in public meetings by some of its members, and various planning forums within the local community of Maleny.
- The skills and experience of the Mairwarr Indigenous Environmental Group is complemented by the skills, abilities and experience of local community members and organisations committed to the partnership.

### **11. What skills and abilities do you need to develop to successfully manage and operate the property and the land use?**

- Education planning and methodologies for both environmental and cultural teaching.
- Business skills – financial planning; reading financial reports.

**12. If a conflict arises that would impact on achieving your primary purpose, explain how you will deal with it.**

There would be a formal procedure on conflict resolution leading to relationship building (agreed to by all parties involved in the project) built in to the partnership agreement. This would include the use of a “neutral” trained mediator acceptable to all parties to the agreement.

## PROPERTY INFORMATION

### 13. Property Details

<b>Property Name (if any)</b>	Not applicable
<b>Street Address</b>	2-4 Bunya Street Maleny, Qld.
<b>Full Legal Description, if known (including Lot &amp; Plan Number)</b>	Lot 1 on SP 166473 Parish of Maleny County of March
<b>Town or Locality</b>	Maleny
<b>Legal Tenure (freehold, pastoral lease, etc.)</b>	Freehold
<b>Area (hectares)</b>	0.7 hectares (6988sqm)

<b>Provide a brief description of the property. Attach any other information you have about the property.</b>	A development site south-east of the Obi Obi Creek. On the eastern edge of the Maleny shopping strip.
<b>Land Owner Details</b>	<p><b>Land owner's name:</b> Cornerstone Properties Limited (ACN 084 212 831) and Excavators P/L (ACN 009 710 767)</p> <p><b>Postal address:</b> Level 2, 145 Eagle Street</p> <p><b>Town/suburb:</b> Brisbane</p> <p><b>State/Territory:</b> Queensland</p> <p><b>Postcode:</b> 4000</p> <p><b>Telephone:</b> (07) 3832 0111</p>
<b>Contact details for real estate agent</b>	<p><b>Company name:</b></p> <p><b>Postal address:</b></p> <p><b>Town/suburb:</b></p> <p><b>State/Territory:</b></p>
Not applicable	

