

**Planning (Social Impact and Community Benefit) and Other Legislation Amendment Bill 2025**

<b>Submission No:</b>	470
<b>Submitted by:</b>	Council of the City of Gold Coast
<b>Publication:</b>	Making the submission and your name public
<b>Attachments:</b>	See attachment
<b>Submitter Comments:</b>	

20 May 2025

The Hon. Jarrod Bleijie MP  
Deputy Premier of Queensland  
Minister for State Development, Infrastructure and Planning  
Minister for Industrial Relations  
PO Box 15009  
CITY EAST QLD 4002

By online submission to the State Development, Infrastructure and Works Committee.

Dear Deputy Premier,

**Planning (Social Impact and Community Benefit) and Other Legislation Amendment Bill 2025**

Thank you for the opportunity to provide feedback on the draft Planning (Social Impact and Community Benefit) and Other Legislation Amendment Bill 2025, which includes proposed amendments to the *Brisbane Olympic and Paralympic Games Arrangements Act 2021*. As a co-host and key delivery partner of the Brisbane 2032 Olympic and Paralympic Games (the Games), the City of Gold Coast welcomes efforts by the Queensland Government to streamline Games governance and infrastructure planning while ensuring appropriate consideration of economic, social, community, environmental and First Nations outcomes.

The City has made a significant commitment to the successful delivery of the Games. The scale of operational impact, investment and risk involved is comparable to, if not greater than, our role in hosting the Gold Coast 2018 Commonwealth Games. In this context, we consider it essential that the City is appropriately represented in decision-making forums and that the enclosed proposed amendments are adopted.

**Attachment 1 – Proposed Amendments** outlines specific changes sought to the draft Bill. **Attachment 2 – Items for Clarification** identifies provisions requiring further detail or confirmation.

We continue to advocate that, in the spirit of genuine partnership, the requested amendments to the *Brisbane Olympic and Paralympic Games Arrangements Act 2021* be incorporated into the final legislation.

Should you require any further information, please contact Trish Apps, General Manager 2032 Games Coordination, at [REDACTED]

Yours sincerely

[REDACTED]  
Tim Baker  
Chief Executive Officer  
Council of the City of Gold Coast

Enc.

cc. The Hon. David Crisafulli, MP, Premier of Queensland

The Hon. Tim Mander, MP, Minister for Sport and Racing, Minister for Olympic and Paralympic Games

## Attachment 1 – Proposed Amendments

The following table outlines proposed amendments to the *Brisbane Olympic and Paralympic Games Arrangements Act 2021*, with additional drafting in red and supporting justification.

Section	Amendments to the <i>Brisbane Olympic and Paralympic Games Arrangements Act 2021</i>	Justification
Clause 68	<p>Insertion of new s 55A</p> <p>After section 55 — insert</p> <p><b>55A Games leadership group</b></p> <p>(1) There is to be a group called the Games Leadership Group.</p> <p>(2) Subject to subsection (3), the membership of the group is to be decided by the Minister.</p> <p>(3) The group must include—</p> <p>(a) at least 1 representative of the Queensland Government; and</p> <p>(b) at least 1 representative of the Commonwealth Government; and</p> <p>(c) at least 1 representative of the Brisbane City Council; and</p> <p><b>(d) at least 1 representative of the Gold Coast City Council; and</b></p> <p><del>(d-e)</del> at least 1 representative of the corporation; and</p> <p><del>(e-f)</del> at least 1 representative of the authority.</p> <p>(4) The main functions of the group are —</p> <p>(a) to provide strategic direction in relation to the delivery of the Brisbane 2032 Olympic and Paralympic Games,</p>	<p>Given the scale of the City's Games commitments—including additional venues under the Delivery Partner Deed—and the reputational and operational risks involved, it is imperative that the City is represented on the Games Leadership Group. While we do not seek representation on every governance body, we must be included in strategic decision-making forums, particularly where outcomes impact local infrastructure and community services (e.g., transport, where the City owns 75% of the network).</p>



Section	Amendments to the <i>Brisbane Olympic and Paralympic Games Arrangements Act 2021</i>	Justification												
	<p>including compliance with obligations under the host contract; and</p> <p>(b) to facilitate collaborative decision-making by the games entities and help resolve critical issues; and</p> <p>(c) to provide oversight and advice to the games entities in relation to matters affecting both games entities.</p> <p>(5) The Minister must ensure a games entity is notified of any decision or advice of the group that relates to the performance of a function by the games entity.</p>													
Schedule 1 Authority venues section 5A	<p>Additional venues to be included:</p> <table border="1"> <thead> <tr> <th>Column 1</th><th>Column 2</th><th>Column 3</th></tr> <tr> <th>Description of site or facility</th><th>Games-related use</th><th>Legacy use</th></tr> </thead> <tbody> <tr> <td>a facility for rowing located at Hinze Dam located in Advancetown, QLD 4211</td><td>a land and water-based rowing facility, and associated facilities (back up venue)</td><td>High performance and community use rowing event and training facilities</td></tr> <tr> <td>a facility known as People First Stadium located at Nerang-Broadbeach Road, Carrara 4211</td><td>an upgraded sport stadium</td><td>an upgraded sport stadium</td></tr> </tbody> </table>	Column 1	Column 2	Column 3	Description of site or facility	Games-related use	Legacy use	a facility for rowing located at Hinze Dam located in Advancetown, QLD 4211	a land and water-based rowing facility, and associated facilities (back up venue)	High performance and community use rowing event and training facilities	a facility known as People First Stadium located at Nerang-Broadbeach Road, Carrara 4211	an upgraded sport stadium	an upgraded sport stadium	<p><b>Hinze Dam</b></p> <p>Should the Rockhampton venue for rowing not be deemed appropriate, Hinze Dam is an option that should be investigated as it would provide excellent legacy outcomes for the sports of Rowing and Sprint Canoe.</p> <p><b>People First Stadium</b></p> <p>People First Stadium has been identified as a potential Games competition venue within the 2032 Games Delivery Plan. As it is a Stadiums Queensland venue, this should be identified within schedule 1 should any upgrades be required.</p>
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Schedule 2 Other venues section 5B	<p>Updates to current table:</p> <table> <tr> <th>Column 1</th><th>Column 2</th><th>Column 3</th></tr> <tr> <th>Description of site or facility</th><th>Games-related use</th><th>Legacy use</th></tr> <tr> <td>a facility to be known as the Gold Coast Arena to be located at Carey Park, Marine Parade, Southport 4215</td><td>a new indoor entertainment and sport venue and seating for approximately 12,000 to 15,000 people arena with seating for up to 18,000 people</td><td>Indoor entertainment and sports venue arena with seating for up to 18,000 people</td></tr> <tr> <td>a facility known as the Gold Coast Aquatic Centre located at Marine Parade, Southport 4215</td><td>an upgraded aquatic venue (back up venue)</td><td>aquatic venue for community and high performance use</td></tr> <tr> <td>a facility known as the Gold Coast Sports Precinct located at Nerang-Broadbeach Road, Carrara 4211</td><td>an upgraded sports precinct</td><td>an upgraded sports precinct</td></tr> </table>	Column 1	Column 2	Column 3	Description of site or facility	Games-related use	Legacy use	a facility to be known as the Gold Coast Arena to be located at Carey Park, Marine Parade, Southport 4215	a new indoor entertainment and sport venue and seating for approximately 12,000 to 15,000 people arena with seating for up to 18,000 people	Indoor entertainment and sports venue arena with seating for up to 18,000 people	a facility known as the Gold Coast Aquatic Centre located at Marine Parade, Southport 4215	an upgraded aquatic venue (back up venue)	aquatic venue for community and high performance use	a facility known as the Gold Coast Sports Precinct located at Nerang-Broadbeach Road, Carrara 4211	an upgraded sports precinct	an upgraded sports precinct	<p><b>Gold Coast Arena</b></p> <p>Updates to the wording in columns 2 and 3 better reflect the venue.</p> <p><b>Gold Coast Aquatic Centre</b></p> <p>This venue has already been identified as a back up aquatic venue within the candidature, original master plan, Partner Delivery Deed and has a signed Venue Use Guarantee.</p> <p><b>Gold Coast Sports Precinct</b></p> <p>The Gold Coast Sports Precinct incorporates both the Gold Coast Sports and Leisure Centre and People First Stadium which have been identified as Games venues within the 2032 Games Delivery Plan. The City of Gold Coast have recently developed an updated Masterplan for this site which will enhance Games operational delivery and expand facility capability in legacy use. This includes improved transport options for major legacy events being run within the precinct, including People First Stadium.</p>
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## Attachment 2 – Items for clarification

The following items require further clarification.

Section	Items for clarification
Chapter 3A, Part 4 – Use of necessary games infrastructure	The City requests clarification of the identification of infrastructure intended to be prescribed by regulation (as it relates to the definition of ' <i>necessary games infrastructure</i> ', section 53DB of the draft Bill) as this will have bearing on future obligations under proposed new section 53EB.
Chapter 3A, Part 5 – Village infrastructure charges.	<p>The draft Bill provides that the Minister may impose a infrastructure charge (a <b>village infrastructure charge</b>) on the owner of the land on which all or part of the village is located. Proposed section 53ED stipulates that a regulation may prescribe matters such as:</p> <ul style="list-style-type: none"> <li>(a) development for, or a use of, a village, to which part 2 applies in relation to which a village infrastructure charge may be imposed under this part;</li> <li>(b) necessary games infrastructure for which a village infrastructure charge may be imposed under this part;</li> <li>(c) the amount of a village infrastructure charge, or the way the amount of the charge must be worked out;</li> <li>(d) the entities to which a village infrastructure charge may be payable.</li> </ul> <p>The City requests the following:</p> <ol style="list-style-type: none"> <li>1. the Minister release the contents of the regulation for consultation with the City;</li> <li>2. the Minister consults the City on the proposed calculation methodology of the infrastructure charge to be included in the regulation (for example, will it be by reference to an adopted charges resolution or some other regime);</li> <li>3. the Minister ensures that the City is an entity that can recover charges under the regulation; and</li> <li>4. any infrastructure charge that the Minister imposes on behalf of the City is agreed upon by the City prior to the giving of the notice under the regulation.</li> </ol>
Relationship with <i>Land Act 1994</i> (Qld)	<p>It is understood that the proposed amendments <u>do not</u> override the requirements contained in the <i>Land Act 1994</i> (Qld), in particular those contained in Chapter 3, Part 1. Clarification is sought about how these requirements are to be reconciled with the draft Bill to ensure efficient delivery of authority venues, other venues and villages.</p> <p>By way of reference, it is noted that section 78(2) of the <i>Major Events Act 2014</i> (Qld) expressly refers to the <i>Land Act 1994</i> (Qld), Chapter 3, Part 1 as not being applicable to activity or works captured by that section.</p>

Section	Items for clarification
N/A	It is assumed that a membership allocated on the Games Leadership Group, also warrants a membership on the Games Executive Group.
Schedule 3 - Villages section 5C	It is understood that Schedule 3 will be updated at a later date to identify Royal Pines Benowa (RACV Royal Pines) as a village for the Brisbane 2032 Olympic and Paralympic Games.
Schedule 4 Games-related transport infrastructure section 53DB, definition games-related transport infrastructure	<p>It is understood that Schedule 4 will be updated post-delivery of the Games Transport &amp; Mobility Strategy and will include items that outlined in the 2032 Games Delivery Plan e.g.,</p> <ul style="list-style-type: none"> <li>• East-west bus priority corridors</li> <li>• High frequency bus network</li> <li>• M1 Pacific motorway upgrades</li> <li>• Train control system updates</li> </ul> <p>It is also recommended to include Light Rail Stage 4 as this will further support Games operations and spectator and visitor movements, connecting the airport and deliver significant legacy outcomes.</p>