

## PALM ISLAND ABORIGINAL SHIRE COUNCIL

### LAND TRUST MEETING MINUTES

**Meeting Name:** Land Trust Meeting

**Meeting Date:** 24 September 2025

**Meeting Time:** 9:30am

**Location:** Council Chambers, 1 Main Street, Palm Island Qld 4816

Record of Attendance			
Present	Name	Title	Attendance
COUNCILLORS	Cr Alf Lacey	Mayor	<i>In-person</i>
	Cr Mersane Oui	Deputy Mayor	<i>In-person</i>
	Cr Telstan Sibley	Councillor	<i>In-person</i>
	Cr Ebanese Oui	Councillor	<i>In-person</i>
	Cr Germaine Bulsey	Councillor	<i>In-person</i>
OFFICERS	Emma Bradbury	Acting Chief Executive Officer	<i>In-person</i>
	Rani Sam-Johnson	Executive Assistant	<i>In-person</i>
	Jessie-Mae Laczik	Governance Officer	<i>Via Teams</i>
GUESTS	Martine Care	Preston Law	<i>Via Teams</i>
	Kim Driver	Local Government Association of QLD (LGAQ)	<i>Via Teams</i>
OBSERVERS	<i>None</i>		

## 1. Opening Meeting

### 1.1 Welcome and Acknowledgement of Traditional Owners

The Chairperson acknowledged the Traditional Owners of the land, the Manbarra and Bwgcolman Peoples, and paid respects to Elders past and present.

### 1.2 Attendance and Apologies

Nil

### 1.3 Leave of Absence Requests

Nil

### 1.4 Confirmation of Quorum

Quorum confirmed in accordance with section 259 of the Local Government Regulation 2012.

### 1.5 Condolences

Council extends its sincere condolences to the families and loved ones of the following community members who have recently passed:

- Mr Anthony Pryor/Prior and family
- Ms Estelle Snyder and family

Council acknowledges the profound loss experienced by the Palm Island community and expresses its support and sympathy to all families during this time of mourning.

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## 2. Declarations

The chairperson invited Councillors present to disclose prescribed conflicts of interest ("**PCOI**") or declarable conflicts of interest ("**DCOI**") in respect of any items in the agenda, in accordance with the *Local Government Act 2009*.

Councillor	PCOI/DCOI	Meeting Items	Action taken by Council pursuant to Chapter 5B of Local Government Act 2009
Mayor Lacey			
Deputy Mayor Oui			
Cr Sibley			
Cr E Oui			
Cr Bulsey			

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### 3. Confirmation of Previous Minutes

#### Item 3.1 - Land Trust Meeting

##### **Resolution LT.2025-123**

That Council:

Confirms the minutes of the Land Trust Meeting held on 27 August 2025 as a true and accurate record.

**Moved:** Deputy Mayor M. Oui

**Seconded:** Cr. G. Bulsey

**Carried**

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### 4. Reports

Nil.

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### 5. Matters for Decision

#### Item 5.1 - Lease Negotiations: Deniece Geia

Council considered a lease offer for 67A Sibley Lane that was not dispatched as per Resolution LT.2025-103. To ensure procedural fairness, Council approved an extension of the response deadline and authorised the CEO to reissue the letter.

##### **Resolution LT.2025-124**

That Council:

1. Notes the letter to Deniece Geia regarding the lease at 67A Sibley Lane was not dispatched as per Resolution LT.2025-103.
2. Approves an extension of the response deadline to **20 October 2025**.
3. Authorises the CEO to reissue the letter confirming interest in the lease.

**Moved:** Cr. G. Bulsey

**Seconded:** Cr. E. Oui

**Carried**

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### 6. Confidential Matters

#### Item 6.1 - Closed Session

##### **Resolution LT.2025-125**

That Council resolves, in accordance with section 84(1)(b) of the *Local Government Act 2009 (Qld)* and section 275(1)(c) of the *Local Government Regulation 2012 (Qld)*, to enter a closed session to consider:

1. A legal dispute involving the Trustee Council, which requires consideration of legal advice and associated risks, and where disclosure may compromise legal strategy and confidentiality; and
2. A matter deemed Cabinet-in-Confidence, involving confidential information that, if publicly disclosed could prejudice the interests of the local government or the State.

**Moved:** Cr. E.Oui

**Seconded:** Cr. G. Bulsey

**Carried**

### **Item 6.2 - Return to Open Session**

#### **Resolution LT.2025-126**

That Land Trust resumed in open session in accordance with section 84(5) of the *Local Government Act 2009 (Qld)*.

**Moved:** Cr. T. Sibley

**Seconded:** Cr. E. Oui

**Carried**

### **Item 6.3 - Palm Island Rent-to-Buy Home Ownership Scheme**

#### **Resolution LT.2025-127**

That the Land Trust resolved to:

- A. Note the agreed decisions detailed in the Decision Paper from the Executive Oversight Group Workshop held in Townsville on Tuesday 9 September 2025 attended by Mayor Lacey.
- B. Approve and adopt the updated Palm Island Rent-to-Buy Home Ownership Scheme Process, Framework and Policies
  - i. Approve and adopt the *Palm Island Rent-to-Buy Home Ownership Scheme Policy Framework* to administer the Palm Island Rent-to-Buy Home Ownership Scheme.
  - ii. Approve and adopt *Palm Island Rent-to-Buy Home Ownership Scheme Process* to administer the Palm Island Rent-to-Buy Home Ownership Scheme.
  - iii. Approve and adopt updated *Palm Island Rent-to-Buy Home Ownership Scheme Policies* to administer the Palm Island Rent-to-Buy Home Ownership Scheme.
  - iv. Approve and adopt the recommended policies including dispute resolution and complaints management to administer the Palm Island Rent-to-Buy Home Ownership Scheme.
- C. Instruct the CEO to request Palm Island Aboriginal Shire Council, in its capacity as Local Government (Council) to include administering the Palm Island Rent-to-Buy Home Ownership Scheme in the support it provides to the Land Trust.
- D. Write to Danielle McAllister, Deputy Director-General, Policy, Performance and First Nations, Department of Housing and Public Works advising them of the Land Trust decision by 26 September 2025
- E. Note that future work is required by Land Trust and Queensland government to finalise and implement the Palm Island Rent-to-Buy Home Ownership Scheme

including necessary approvals and confirmation of funding arrangements by 30 June 2026.

**Moved:** Cr. T. Sibley

**Seconded:** Cr. E. Oui

**Carried**

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## **7. Notices of Motion**

Nil.

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## **8. Next Meeting**

The next Land Trust Meeting is scheduled for Wednesday, 29 October 2025.

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## **9. Closure of Meeting**

There being no further business, the Mayor declared the meeting closed at 11am.

## Certification

At its Land Trust Meeting held on 29 October 2025, Land Trust resolved that the minutes of the meeting held on 24 September 2025 be confirmed as a true and correct record of the proceedings.

**Name:** Mayor Alf Lacey

**Title:** Mayor/Chairperson

**Date of Confirmation:** 26 November 2025

**Signed:** \_\_\_\_\_

**Name:** Emma Bradbury

**Title:** Chief Executive Officer

**Date of Confirmation:** 26 November 2025

**Signed:** \_\_\_\_\_