



Department of Environment and Science (DES)  
ABN 46 640 294 485  
400 George St Brisbane, Queensland 4000  
GPO Box 2454 Brisbane QLD 4001 AUSTRALIA  
www.des.qld.gov.au

**SEARCH RESPONSE**  
**ENVIRONMENTAL MANAGEMENT REGISTER (EMR)**  
**CONTAMINATED LAND REGISTER (CLR)**

Transaction ID: 50598071      EMR Site Id: 16 April 2020  
This response relates to a search request received for the site:  
Lot: 103      Plan: CG6404

**EMR RESULT**

The above site is NOT included on the Environmental Management Register.

**CLR RESULT**

The above site is NOT included on the Contaminated Land Register.

**ADDITIONAL ADVICE**

All search responses include particulars of land listed in the EMR/CLR when the search was generated.  
The EMR/CLR does NOT include:-

1. land which is contaminated land (or a complete list of contamination) if DES has not been notified
2. land on which a notifiable activity is being or has been undertaken (or a complete list of activities) if DES has not been notified

If you have any queries in relation to this search please phone 13QGOV (13 74 68)

**Administering Authority**



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**SEARCH RESPONSE**  
**ENVIRONMENTAL MANAGEMENT REGISTER (EMR)**  
**CONTAMINATED LAND REGISTER (CLR)**

Transaction ID: 50598072      EMR Site Id: 16 April 2020  
This response relates to a search request received for the site:  
Lot: 150      Plan: CG806989

**EMR RESULT**

The above site is NOT included on the Environmental Management Register.

**CLR RESULT**

The above site is NOT included on the Contaminated Land Register.

**ADDITIONAL ADVICE**

All search responses include particulars of land listed in the EMR/CLR when the search was generated.  
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**SEARCH RESPONSE**  
**ENVIRONMENTAL MANAGEMENT REGISTER (EMR)**  
**CONTAMINATED LAND REGISTER (CLR)**

Transaction ID: 50598073      EMR Site Id: 16 April 2020  
This response relates to a search request received for the site:  
Lot: 151      Plan: CH806989

**EMR RESULT**

The above site is NOT included on the Environmental Management Register.

**CLR RESULT**

The above site is NOT included on the Contaminated Land Register.

**ADDITIONAL ADVICE**

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The EMR/CLR does NOT include:-

1. land which is contaminated land (or a complete list of contamination) if DES has not been notified
2. land on which a notifiable activity is being or has been undertaken (or a complete list of activities) if DES has not been notified

If you have any queries in relation to this search please phone 13QGOV (13 74 68)

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**SEARCH RESPONSE**  
**ENVIRONMENTAL MANAGEMENT REGISTER (EMR)**  
**CONTAMINATED LAND REGISTER (CLR)**

Transaction ID: 50598074      EMR Site Id: 16 April 2020  
This response relates to a search request received for the site:  
Lot: 152      Plan: CG806989

**EMR RESULT**

The above site is NOT included on the Environmental Management Register.

**CLR RESULT**

The above site is NOT included on the Contaminated Land Register.

**ADDITIONAL ADVICE**

All search responses include particulars of land listed in the EMR/CLR when the search was generated.  
The EMR/CLR does NOT include:-

1. land which is contaminated land (or a complete list of contamination) if DES has not been notified
2. land on which a notifiable activity is being or has been undertaken (or a complete list of activities) if DES has not been notified

If you have any queries in relation to this search please phone 13QGOV (13 74 68)

**Administering Authority**

Date : 8/07/2020 5:16:14 PM

From : "Internet Mailbox Property Management"

To : "SLAM - Nambour"

Cc : "SHARPE Mark" , "Emma Franks"

Subject : RE: 2018/006915 DNRME Views Request, Renewal of Lease, Mount Coolum Golf Club Inc. - F2020/35505

Attachment : SCC views - reply to Dept. of Natural Resources, Mines & Energy.pdf;image002.jpg;image003.png;image001.jpg;

Hi Mark,

Please see attached Council's views and requirements in relation to the proposed renewal of Special Lease no. 6/51806 over Lot 103 CG6404 and Lots 150, 151 & 152 CG806989.

Thanks,

**Nick Woodbridge | Senior Property Officer**  
Land Management Unit | Property Management Branch  
Business Performance Group | Sunshine Coast Regional Council



Mobile: CTPI 49-Sch4  
Email: [nick.woodbridge@sunshinecoast.qld.gov.au](mailto:nick.woodbridge@sunshinecoast.qld.gov.au)  
Website: [www.sunshinecoast.qld.gov.au](http://www.sunshinecoast.qld.gov.au)  
Mail: Locked Bag 72 Sunshine Coast Mail Centre QLD 4560

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**From:** SHARPE Mark <Mark.Sharpe@dnrme.qld.gov.au>  
**Sent:** Wednesday, 6 May 2020 10:35 AM  
**To:** Internet Mailbox Property Management <PropertyManagement@sunshinecoast.qld.gov.au>  
**Subject:** 2018/006915 DNRME Views Request, Renewal of Lease, Mount Coolum Golf Club Inc

[SCC External Email: Use caution with links and attachments]

Good morning,

Our Ref: 2018/006915

Please find attached our letter dated 6 May 2020 requesting Sunshine Coast Regional Council's views and requirements, if any, in relation to the proposed renewal of Special Lease No 06/51806 held by Mount Coolum Golf Club Inc over Lot 103 on CG6404 and Lots 150, 151 and 152 on CG806989.

Regards,



**Mark Sharpe**  
Land Administration Officer  
State Land Asset Management, Land Services, South Region  
Natural Resources  
Department of Natural Resources, Mines and Energy

---

P: 5451 2231  
E: [mark.sharpe@dnrme.qld.gov.au](mailto:mark.sharpe@dnrme.qld.gov.au)  
A: Level 1, 9-13 Mill Street, Nambour Q 4560 | PO Box 573, Nambour Q 4560  
W: [www.dnrme.qld.gov.au](http://www.dnrme.qld.gov.au)

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Published on DES Disclosure Log  
RTI Act 2009

Officer: Nick Woodbridge  
Direct Telephone: CTPI 49-Sch4  
Response Address: Locked Bag 72 Sunshine Coast Mail Centre QLD 4560  
Email: [propertymanagement@sunshinecoast.qld.gov.au](mailto:propertymanagement@sunshinecoast.qld.gov.au)  
Our Reference: F2020/35505

8 July 2020

Mr Mark Sharpe  
Land Administration Officer  
Department of Natural Resources, Mines & Energy  
Locked Mail Bag 383  
GYMPIE QLD 4570

Forwarded by email only to [SLAM-nambour@dnrme.qld.gov.au](mailto:SLAM-nambour@dnrme.qld.gov.au)

Dear Mark,

**REQUEST FOR COUNCIL'S VIEWS – RENEWAL OF SPECIAL LEASE NO. 6/51806  
LOCATION: LOT 103 CG6404 AND LOTS 150, 151 AND 152 CG806989**

Thank you for your correspondence dated 6 May 2020.

In reply, I advise that Sunshine Coast Regional Council ('Council') has no objection to the renewal of Special Lease no. 6/51806 registered over Lot 103 CG6404 and Lots 150, 151 CG806989 to Mount Cooloom Golf Club Inc. for the same purpose as the current land use subject to:

1. The Lessee must accept responsibility for the maintenance of the nature strip along Suncoast Beach Drive abutting the tenure area.
2. There must be no loss of flood storage, no interference of flood flows and no interference of stormwater or drainage flows that pass through Lot 103 CG6404 and Lots 150, 151 & 152 CG806989 as a result of the renewal of Special Lease no. 6/51806.

Council would like the Department to consider transferring that part of Lot 152 CG806989 largely covered in remnant vegetation to Council as Trustee as a Reserve for environmental purposes. The subject land is located between the riparian area of the Cooloom Creek cane drain and the Lumeah Drive Bushland Conservation Reserve and contains matters of State and local environmental significance. The habitat is considered to be very important in the biodiversity network as one of the last remaining critical ecological linkages between the Mount Cooloom National Park and coastal reserves west to remnants protected in the Cooloom Creek Environment Reserve and the Cooloom Creek Conservation Park.

Lot 103 CG6404 and Lots 150, 151 & 152 CG806989 are State owned land and therefore are exempt from Council rates. Lots 103, 150 & 152 are zoned Sport and Recreation and Lot 152 is zoned Environmental Management and Conservation under the Sunshine Coast Planning Scheme 2014.

If further details are required, please contact me on **CTPI 49-Sch4** referencing F2020/35505.

Yours faithfully

CTPI 49-Sch4

Nick Woodbridge  
Senior Property Officer, Land Management  
Property Management Branch



Department of  
Natural Resources,  
Mines and Energy

Author: Mark Sharpe  
File / Ref number: 2018/006915  
Directorate / Unit: State Land Asset Management  
Phone (07) 5451 2231 fax: (07) 5451 2260  
Email: SLAM-nambour@dnrme.qld.gov.au

6 May 2020

The Chief Executive Officer  
Sunshine Coast Regional Council  
Locked Bag 72  
**SUNSHINE COAST MAIL CENTRE Q 4560**

Dear Sir/Madam,

**RENEWAL OF SPECIAL LEASE NO 6/51806  
LOT 103 ON CG6404 AND LOTS 150,151 AND 152 ON CG806989  
17-21 LUMEAH DRIVE, MOUNT COOLUM  
LESSEE: MOUNT COOLUM GOLF CLUB INC**

The term of the above Lease expires on 31 October 2020 and the Department is considering further dealing with this land.

The current lessee has advised they are intending to use the land for the same purpose and have applied to renew the lease.

Please advise this Department of your views and/or requirements in relation to renewal of this lease.

Please advise if you have any objections to the renewal of the lease, and any views or requirements that may affect the future use of the land.

If you offer an objection to the renewal of this lease, a full explanation stating the reason for such an objection should be forwarded to this Office.

Copies of the current Special Lease No 6/51806 Title Reference 17721067, survey plans CG6404 and CG806989, Globe aerial view, and a Smartmap are attached for your information.

The application for renewal will be assessed in terms of Section 159 of the *Land Act 1994*, after considering the views of all interested parties and an inspection of the land.

---

**Office :**  
DNRME  
Level 1, 9-13 Mill Street  
Nambour Q 4560

**Postal :**  
DNRME  
PO Box 573  
Nambour Q 4560

**Telephone :** (07) 5451 2231  
**Fax:** (07) 5451 2260



Investigations could result in an offer being made for an area smaller than the area of the current lease to enable the state to secure land for uses such as road or a reserve for community purposes etc. The Department's investigations may also determine that another form of tenure is a more appropriate form of tenure than a new lease, so a different tenure may be offered over the land.

The following additional information is required from Council –

- date to which rates have been paid
- present or proposed zoning of the land

If no reply is received by 5pm on **5 June 2020** it will be assumed you have no interests in this dealing.

If you wish to provide a response but are unable to do so before the due date, please contact the author before the due date to arrange a more suitable timeframe. If a response is not received by the due date and no alternative arrangements have been made, it will be assumed you have no objections or requirements in relation to this matter.

If you wish to discuss this matter please contact Mark Sharpe on (07) 5451 2231.

Please quote reference number **2018/006915** in any future correspondence.

Yours sincerely,

CTPI 49-Sch4

**Mark Sharpe**  
for **Matthew Halls**  
**Acting Senior Land Officer**  
**State Land Asset Management**  
**Nambour**

INTERNAL CURRENT STATE TENURE SEARCH  
NATURAL RESOURCES, MINES AND ENERGY, QUEENSLAND

Search Date: 05/05/2020 10:21

Title Reference: 17721067  
Date Created: 21/10/1995

DESCRIPTION OF LAND

Tenure Reference: SL 6/51806

Lease Type: TERM

LOT 103 CROWN PLAN CG6404  
Local Government: SUNSHINE COAST  
LOT 150 CROWN PLAN CG806989  
Local Government: SUNSHINE COAST  
LOT 151 CROWN PLAN CG806989  
Local Government: SUNSHINE COAST  
LOT 152 CROWN PLAN CG806989  
Local Government: SUNSHINE COAST

Area: 26.578000 Ha. (SURVEYED)

No Land Description

No Forestry Entitlement Area

Purpose for which granted:  
RECREATION (GOLF COURSE EXTENSION)

TERM OF LEASE

Term and day of beginning of lease

Term: 30 years commencing on 01/11/1990

Expiring on 31/10/2020

REGISTERED LESSEE

MOUNT COOLUM GOLF CLUB INC

CONDITIONS

- C1 The right of resuming the whole or any part of the leased land at any time on giving six (6) months notice and compensating for improvements only shall be reserved to the State.
- C5 The lessee shall allow any person authorised under the Forestry Act 1959 access to the leased land for the purpose of cutting and removing timber or removing other forest products, or quarry material, or other material from the leased land.
- C170 The lessee shall not at any time destroy any tree upon the leased land without the prior permit in writing of the Land Commissioner or contrary to any of the terms and conditions of such permit.

INTERNAL CURRENT STATE TENURE SEARCH  
NATURAL RESOURCES, MINES AND ENERGY, QUEENSLAND

Search Date: 05/05/2020 10:21

Title Reference: 17721067  
Date Created: 21/10/1995

CONDITIONS

- C173 The lessee shall not interfere with any forest products or remove any quarry material (including any stone, gravel, sand, earth, soil, rock, guano or clay which is not a mineral within the meaning of the Mining Act 1968) or other material upon the leased land without the permission of the Minister except under the authority of and in compliance in every respect with the requirements of a permit, license, agreement or contract granted or made under the Forestry Act 1959.
- C184 No compensation for improvements or developmental work shall be payable by the State at the expiration of the term of the lease but the lessee shall have the right to remove moveable improvements within a period of three (3) months, provided all monies due by the lessee to the State on any account whatsoever have been paid. However, should the land be again made available for lease or purchase, the former lessee will be entitled to receive payment for the value of his improvements or developmental work, in accordance with the principles set out in the said Act.
- E12 The lessee shall pay the cost of any required re-survey.
- H2 No further access to the leased land will be provided by the State or Local Government.
- K1 The lessee shall maintain the leased land free from noxious plants.
- M76 The Lessee shall use the leased land for the purpose of the establishment of a nine (9) hole Golf Course as an extension to the present course.
- M76 The Lessee shall ensure that all use and development of the leased land conforms to the town planning scheme, By-laws and requirements of the Council of the Shire of Maroochy. Before commencing development on the leased land the Lessee shall obtain appropriate town planning zoning or approval under Council's Development By-laws.
- M76 The Lessee shall within ten (10) years from the commencement of the term of the lease and to the satisfaction of the Minister, expend a sum of not less than \$100,000.00 on the development of a nine (9) hole golf course.

ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by  
Lease No. 17721067

ADMINISTRATIVE ADVICES - NIL  
UNREGISTERED DEALINGS - NIL

INTERNAL CURRENT STATE TENURE SEARCH  
NATURAL RESOURCES, MINES AND ENERGY, QUEENSLAND

Search Date: 05/05/2020 10:21

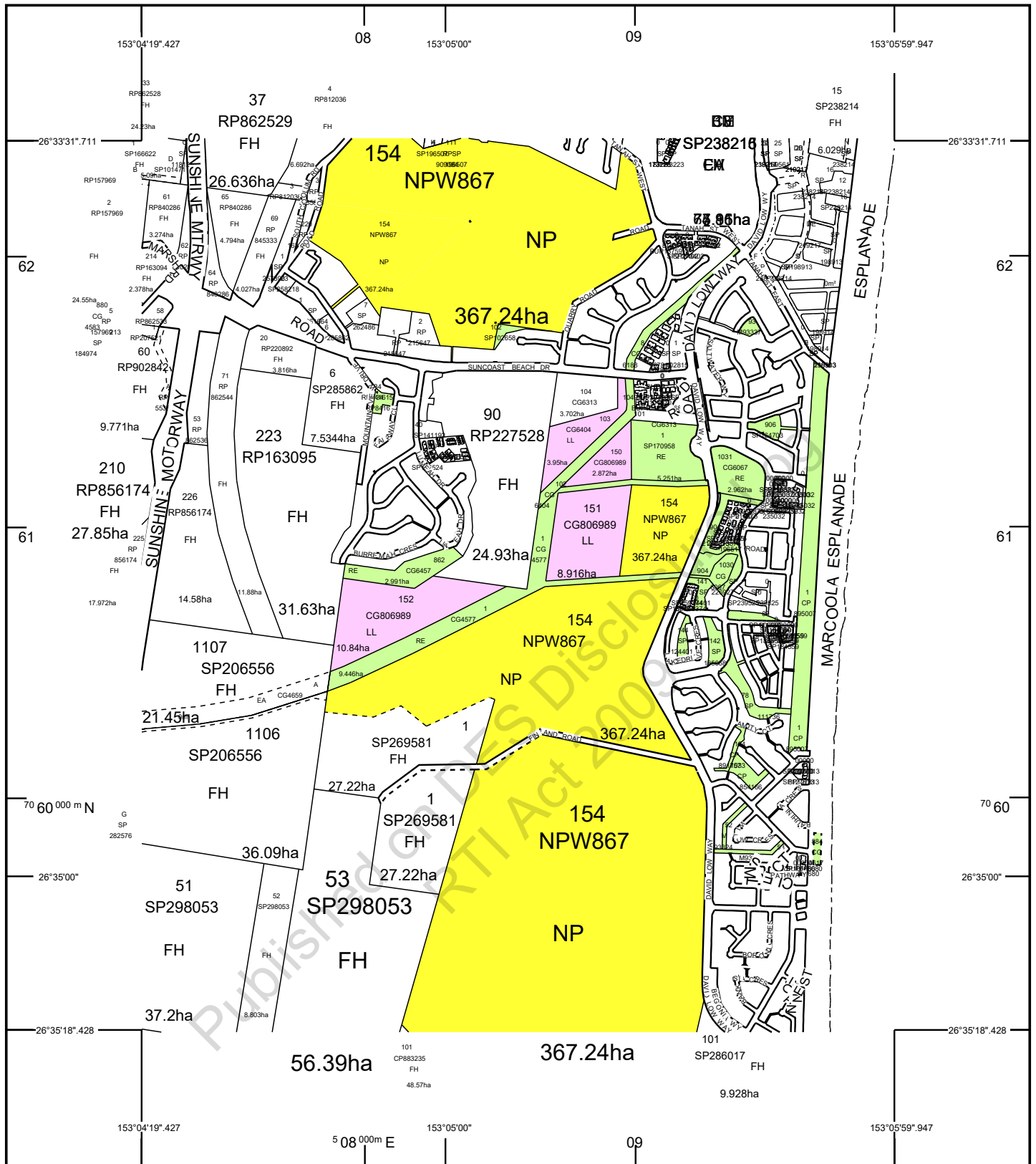
Title Reference: 17721067  
Date Created: 21/10/1995

Corrections have occurred - Refer to Historical Search

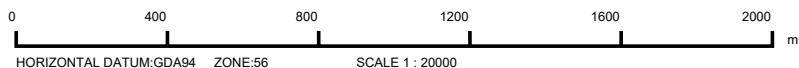
\*\* End of Current State Tenure Search \*\*

Information provided under section 34 Land Title Act(1994) or  
section 281 Land Act(1994)

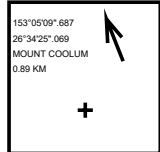
Published on DES Disclosure Log  
RTI Act 2009



STANDARD MAP NUMBER  
9544-44241



MAP WINDOW POSITION & NEAREST LOCATION



SUBJECT PARCEL DESCRIPTION

DCDB	
Lot/Plan	1/CG4577
Area/Volume	9.446ha
Tenure	RESERVE
Local Government	SUNSHINE COAST REGIONAL
Locality	MOUNT COOLUM
Segment/Parcel	63296/44

CLIENT SERVICE STANDARDS

PRINTED (dd/mm/yyyy) 16/04/2020  
For additional information regarding this SmartMap see page 2.  
Shading Rules have been applied.

DCDB 15/04/2020 (Lots with an area less than 3000m<sup>2</sup> are not shown)

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<https://www.qld.gov.au/housing/buying-owning-home/property-land-valuations/smartmaps>

**SmartMap**

An External Product of  
SmartMap Information Services  
Based upon an extraction from the  
Digital Cadastral Data Base





**Queensland Government**  
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Mines and Energy) 2020.  
Page 13 of 16



## Additional Information Page

### Shading Rules

-  Tenure = LL
-  Tenure = NP
-  Tenure = RE

Published on DES Disclosure Log  
RTI Act 2009



2018/006915 - Mt Coolum Golf Club - Lot 103 on CG6404 & Lots 150, 151 & 152 on CG806989

26°33'54"S 153°4'41"E

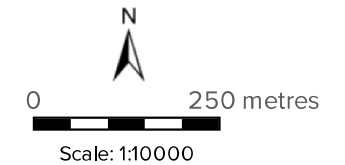
26°33'54"S 153°5'49"E



26°34'44"S 153°4'41"E

26°34'44"S 153°5'49"E

Legend located on next page



Printed at: A4  
Print date: 16/4/2020

Datum: Geocentric Datum of Australia 1994  
Projection: Web Mercator EPSG 102100

For more information, visit  
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Date : 4/06/2020 4:13:24 PM  
From : "ROSS Anthony"  
To : "SHARPE Mark"  
Cc : "LUSK Peter"  
Subject : QPWS response to Views request 2018/006915  
Attachment : image001.png;image002.png  
Hi Mark

Your Ref: 2018/006915

Thank you for your letter dated 6 May 2020 seeking the Department of Environment and Science's views on the proposed renewal of Special Lease No 06/51806 held by Mount Coolum Golf Club Inc, over Lot 103 on CG6404 and Lots 150, 151 and 152 on CG806989.

Queensland Parks and Wildlife Service and Partnerships (QPWS&P) has reviewed the proposal and advises that this lease adjoins Mt Coolum National Park (Lot 154 on NPW867). QPWS&P offers no objection to the application of proposed renewal of Special Lease No 06/51806 held by Mount Coolum Golf Club Inc.

However, QPWS&P notes the apparent intact vegetation communities over much of Lot 151 on CG806989 and, given this parcel is adjacent protected area, there would be landscape-level benefits for ensuring (e.g. under lease conditions) this parcel remains in its current state. In this regard, QPWS&P also notes that Sunshine Coast Council have previously expressed an interest in acquisition of potential conservation lands in the area and may have an interest in the future of this parcel.

Should you require any further information, you may contact Mr Peter Lusk, Senior Ranger Estate Management, QPWS&P, of the Department of Environment and Science on telephone (07) 43028528 or by email at [Peter.Lusk@des.qld.gov.au](mailto:Peter.Lusk@des.qld.gov.au).

Regards



**Anthony Ross**  
A/Principal Ranger – Technical Support  
South East Queensland Region | Queensland Parks & Wildlife Service and Partnerships  
Department of Environment and Science

M;TPI 49-Sch or by Teams or Skype  
Mike Ahern Centre Lvl 6, 12 First Ave, MAROOCHYDORE QLD 4558  
61 Bunya Street, MALENY QLD 4552



**Anthony Ross**  
A/Principal Ranger – Technical Support  
South East Queensland Region | Queensland Parks & Wildlife Service and Partnerships  
Department of Environment and Science

M;TPI 49-Sch or by Teams or Skype  
Mike Ahern Centre Lvl 6, 12 First Ave, MAROOCHYDORE QLD 4558  
61 Bunya Street, MALENY QLD 4552