



# LAND MANAGEMENT PLAN

## Thursday Island Community Hub

Reserve for Recreation Purposes R100

Lot 83 on TS58

*DRAFT*

Prepared under the *Land Act 1994*

11 September 2023

## Torres Shire Council

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## VERSION HISTORY

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Version	Date	Comment
Version 1 – Draft	09/08/2023	First draft for TSC review
Version 1.1- Draft	11/09/2023	Draft for Council adoption for community consultation

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## 1 INTRODUCTION

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This Land Management Plan applies to the trust land known as the 'Old Power Station Site', which is located at 23 Victoria Parade, Thursday Island, and incorporates the following:

**Subject Land:** Lot 83 on TS58

### 1.1 Land Management Plan Duration

**Duration:** Ongoing

**Review:** Review of the land management plan will occur:

- At the expiry or surrender on current trustee lease;
- When a request is received for secondary use;
- In consultation with relevant users/lessees at least every five (5) years or as required with three (3) months' notice of the requirement for such review being given; or
- Earlier as required by the Minister, subject to three (3) months' notice being given to the trustee of a requirement for review from the Minister in accordance with the *Land Act 1994*.

Minor amendments may be made by the trustee to improve operational efficiency of the plan with the amended land management plan being submitted for approval under the Land Act 1994 within one (1) month of such amendment being made.

## 2 TRUSTEE DETAILS

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**Trustee's Name:** Torres Shire Council

**Trustee's Address:** 68 Douglas Street  
PO Box 171  
Thursday Island, QLD 4875

**Phone Number:** (07) 4069 1336

**Email:** [admin@torres.gld.gov.au](mailto:admin@torres.gld.gov.au)

### 3 EXISTING TENURE OF THE SUBJECT LAND

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**Trust Land Description:** Reserve for Recreation purposes R100

**Title Reference:** 49000935

**Gazettal Date:** 29 October 1966

**Lot / Plan:** Lot 83 on TS58

**Locality:** Thursday Island

**Local Government:** Torres Shire

**Area of Land:** 2,378m<sup>2</sup>

### 4 EXISTING USES

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#### 4.1 Existing Uses – Primary and Secondary

The trust land is presently used for community recreation purposes. The site is one of the key locations for cultural events held as part of the annual Winds Of Zenadth Cultural Festival.

There is no secondary use of the trust land.

The trust land does not feature any hard improvements, permanent structures or infrastructure to service the existing use of the land. Temporary structures, including thatched huts and shelters are established for specific events when necessary.

#### 4.2 Existing Interests

There are no existing interests over the site.

#### 4.3 Native Title Status

Native Title Implications will be suitably addressed for any dealings on the trust land.

## 5 PROPOSED USE/S OF THE SUBJECT LAND

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A Community Hub is proposed to be developed over the site, which will facilitate and improve the ongoing use of the trust land for community and recreational purposes. The development intent of the Community Hub is to provide a formal, inclusive and accessible gathering place and outdoor performance space for the Thursday Island community and tourists alike.

The development will comprise the following significant features available for unrestricted, passive community use:

- **Community open space** – a central open-air arena with direct access to undercover community spaces. The community open space may also be utilised for market stalls, as an outdoor performance space and to cater for audiences for staged events;
- **Undercover community open space** – an elevated, open-plan deck area directly accessible from the open space;
- **Undercover stage** – an elevated, designated undercover performance space directly accessible from the open space. When not occupied for an event, free and open access to the elevated stage area will be available to the general public at all times;
- **Public amenities** – separate amenity blocks adjoin both the undercover community open space and the undercover stage via covered passageways. This includes two (2) PWD cubicles; and
- **Access ramps** – where required, to facilitate accessible use.

The development seeks to capitalise on the site's existing tourism uses and proximity to the passenger wharf terminal by incorporating a visitor information centre. This facility will serve as an information centre for tourists, providing information about sightseeing, cultural experiences, transport and itineraries, and general promotion of the region. This facility will be staffed during business hours and/or on an as-needs basis.

Two (2) community rooms are also included as part of the Community Hub. These rooms will be available for use by community members.

Overall, the proposed development seeks to formalise and enhance the existing uses of the site through the provision of designated spaces, aesthetic improvements and an appropriate level of infrastructure, that are commensurate to the community, the environment and site conditions. The proposed use is therefore considered to be consistent with the existing community recreational use of the trust land.

Further detail regarding the siting and context of the development and each of the above-described spaces is provided in the Site Plan, provided as **Attachment B**.

## 6 COMMUNITY CONSULTATION

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Community consultation on the proposed development was conducted in January 2020 on Thursday Island. Consultative activities sought to discuss the existing tourism industry in the region, including opportunities and challenges. A selection of participants were engaged to provide an evidence base for the development of the Community Hub. Participants involved Traditional Owners, community members, key local contacts and tourists, current and future tourism operators from Thursday Island and the broader region, service providers, industry groups and government bodies.

Key findings from the consultation included widespread support from the community for the Community Hub, the need for information about cultural protocols, experiences and information for tourists and the identification of a lack of basic tourism infrastructure. Participants identified that Thursday Island lacks a coordinated cultural and tourism activities and believe that the Centre would facilitate new commercial offerings through cooperation between council and residents.

*Post community engagement phase of LMP – details to be inserted of the consultation that has taken place to sound out the views of the community in relation to the proposed use of the trust land, the issues that were identified, how they influenced the Land Management Plan and what actions have been taken as a result.*

## 7 SUMMARY AND RECOMMENDATION

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Any proposed inconsistent trustee leasing of the trust land that does not diminish use of the trust for its dedicated purpose will be submitted by the trustee for approval in terms of the *Land Act 1994*.

## 8 APPENDICES

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**Appendix A** – Locality Map

**Appendix B** – Site Plan

## APPENDIX A – LOCALITY MAP

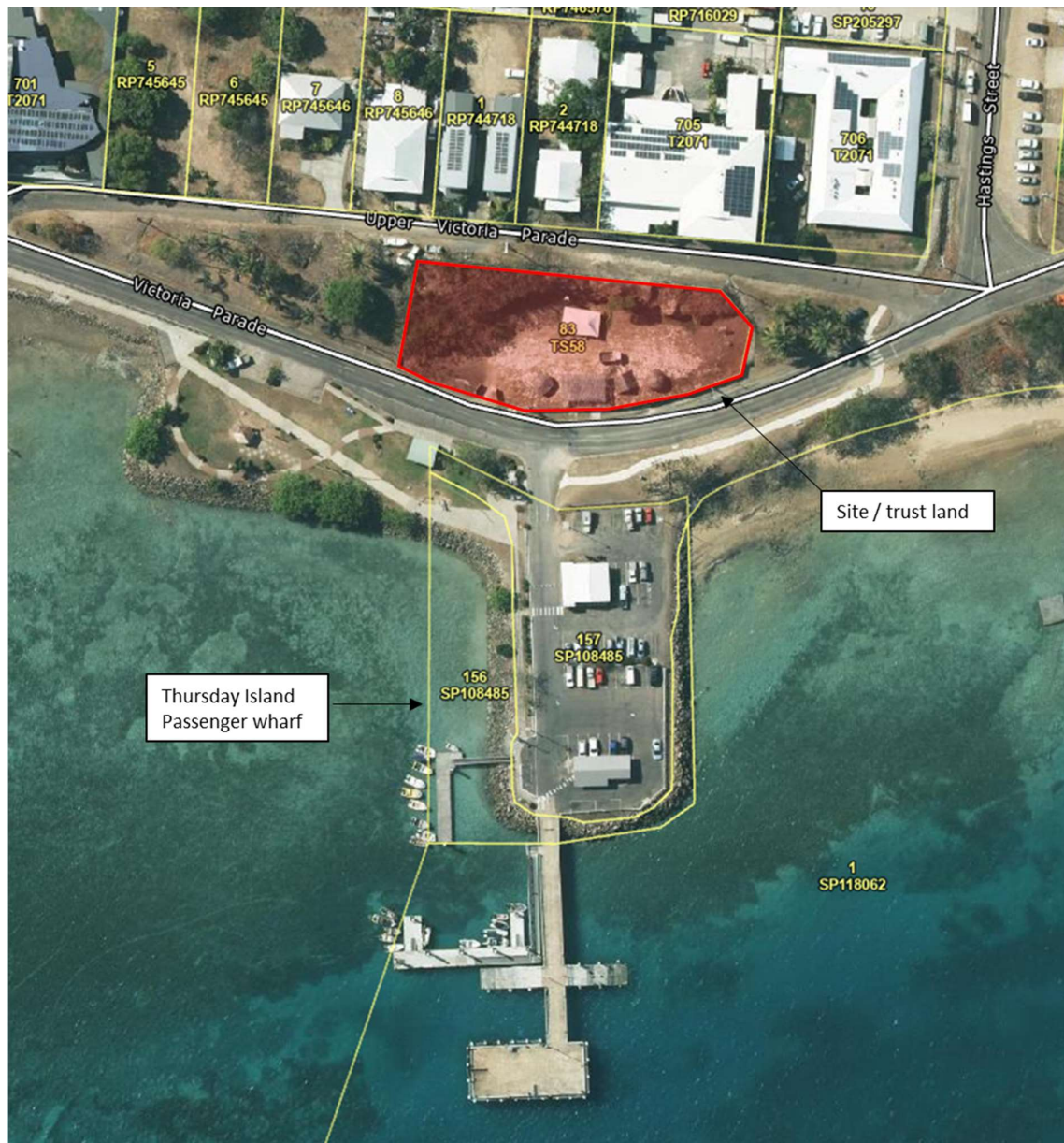


Figure 1 – Locality Map





Figure 2 – Site Aerial Photo

## APPENDIX B – SITE PLAN

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