

Expression of Interest Documents

Part 1 – Invitation to Tender, Specification and Response

**Expression of Interest:
(EOI)**

**Grazing of Paddocks – Part of
Lot 127 on SP203119 & Part of
Lot 128 on SP206888**

Closing Time:

**10 am
(Australian Eastern Standard Time)
Wednesday, 23rd October 2025**

EOI Number:

MRC 26013

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INVITATION FOR EXPRESSION OF INTEREST

Maranoa Regional Council is calling for expressions of interest from persons wishing to enter into a licence agreement to keep and graze horses in paddocks located in Part of Lot 128 on SP206888 and Part of Lot 127 on SP203119, known locally as the Mitchell Pony Club.

Council is under no obligation to accept any submission.

EOI Number:	26013
Closing Date and Time (clause 1 – Conditions of EOI)	10am (Australian Eastern Standard Time) 23 October 2025
EOI Documents: (clause 1 – Conditions of EOI)	Part 1 – Invitation to Tender and Specification Part 2 – Conditions of EOI Part 3 – EOI Response MRC 26013 – Attachment A – Aerial View
Format for any Tender material provided in electronic form: (clause 5 – Conditions of Contract)	As compliant with VendorPanel
Tenders must be open for acceptance for this amount of time: (clause 5 – Conditions of Contract)	90 days from the Closing Time
Evaluation criteria and weightings to be applied: (clause 9 – Conditions of Tender)	Refer to the EOI Response
Any additional information to be designated as ‘Confidential Information’: (clause 1, clause 12 – Conditions of Tender)	As required by the individual Tenderer
Term:	Two (2) Year Term with no further option to renew

ASSISTANCE IN COMPLETING THE TENDER

Assistance during the tender period can be obtained from the following State Government Department.

Department of State Development, Infrastructure and Planning

The Department’s Roma-based representatives can be contacted on 0428 716 263 or by visiting the office at 25 Quintin Street, Roma QLD.

If you would like to request the Department’s assistance, please make an appointment prior to the last week of the tender period.

SPECIFICATION

INTRODUCTION AND SCOPE

Maranoa Regional Council is calling for expressions of interest from persons wishing to enter into a licence agreement to keep and graze horses in paddocks located in Part of Lot 128 on SP206888 and Part of Lot 127 on SP203119, known locally as the Mitchell Pony Club.

BACKGROUND INFORMATION

Council owns freehold land located at Warrego Highway, Mitchell, known as the Mitchell Pony Club grounds, it has been subdivided into several different sized paddocks suitable for keeping and grazing of horses.

Prospective tenders should familiarise themselves with the access situation before submitting a tender.

PARTICULARS OF LAND

Property Offered

The property is offered on an “as is” basis and tenderers must undertake their own investigation in relation to the adequacy of the property for their requirements.

Details of Paddocks

5 Acre Paddocks Available

- Paddock 1 – 5 acres
- Paddock 2 – 5 acres
- Paddock 3 – 5 acres
- Paddock 4 – 5 acres
- Paddock 5 – 5 acres
- Paddock 6 – 5 acres

1 Acre Paddocks Available

- Paddock 1 – 1 acre
- Paddock 2 – 1 acre
- Paddock 3 – 1 acre

Access

Access to each paddock is via the road that leads into the Mitchell Pony Club Grounds.

**Fencing**

Each paddock is fully fenced with 4 strands barb wire, star pickets and a gate

Water

The paddocks have a connection to the town reticulated water supply.

- Each paddock contains a trough.

Conditions

All applications close in twenty-one (21) days from the date of publication.

Council retains the right to enter the property for the purpose of measurement, survey or inspection.

Price

- Bond of 550.00 per paddock.
- \$468.00 per annum – 1 acre block (1 Horse - \$9.00 per week) – quarterly invoicing
- \$1050 per annum – 5-acre block – quarterly invoicing

Term

Two (2) year period

Due Diligence

The Tenderer acknowledges that the Tenderer is responsible for undertaking appropriate due diligence regarding leasing of the Land.

Insurance Coverage

The successful proponent must provide evidence of Public Liability Insurance, with a minimum coverage of \$20 million.

SUBMISSION REQUIREMENTS

To register your Expression of Interest, please complete the attached form and return by:
10am (AEST), 23rd October 2025 by VendorPanel or Email procurement@maranoa.qld.gov.au

DECLARATION (NOTIFICATION) OF ACTUAL, PERCEIVED OR POTENTIAL CONFLICTS OF INTEREST

A Conflict of Interest is something that may impact your objectivity in performing your obligations to Council if successful in the Tender process. An actual Conflict of Interest is:

- a personal advantage (or avoidance of loss), financial or otherwise, to a Councillor, Council employee or their partner, spouse, immediate relative or friend; and/or
- where a Tenderer has other personal or business interests that may create a risk to, or impact on, the delivery of the goods and services, the subject of this tender, in accordance with Council's requirements.

Please note that Tenderers must not pay any commission, fees, rebates, gifts or entertainment to any officer or agent of Council. Further, Tenderers are to advise of any personal business arrangement with anyone involved with Council. This includes payments, gifts or business arrangements with a partner, spouse, immediate relative or friend of a Councillor or Council employee.

The key to deciding whether there is a perceived or potential conflict of interest is to think of how others might view you in the performance of your responsibilities under this Agreement.

If you have a partner, spouse, immediate relative or friend who is a Councillor or Council employee, you must declare this (provide notification/details) so that Council can consider if/how this potential, perceived or actual conflict can be managed.

Failure to do so, at the time of the Tender Response, or later during the term of the Agreement (if circumstances change), may result in immediate disqualification from the Tender process.

CONFIDENTIALITY AND PRIVACY STATEMENT

Council is committed to protecting your personal information in accordance with the Information Privacy Act 2009. Information provided will only be used for assessing the Tender.

DISCLAIMER

Submission of a Tender does not create any legal relationship or obligation on the part of Maranoa Regional Council to enter into any agreement or proceed with any proposal.

EXPRESSION OF INTEREST RESPONSE

Name	
Address	Street Address Postal Address
Contact Details	Phone Email
Preferred Paddock (List in order of preference)	<u>5 Acre Paddocks Available / Preference</u> Paddock 1 (5 acres) – Preference No: Paddock 2 (5 acres) – Preference No: Paddock 3 (5 acres) – Preference No:

	Paddock 4 (5 acres) – Preference No: _____ Paddock 5 (5 acres) – Preference No: _____ Paddock 6 (5 acres) – Preference No: _____ <u>1 Acre Paddocks Available / Preference</u> Paddock 1 (1 acre) – Preference No: _____ Paddock 2 (1 acre) – Preference No: _____ Paddock 3 (1 acre) – Preference No: _____
Number of Horses proposed to be kept in the paddock (5 acre) blocks only. 1 acre block = 1 horse Note – No Stallions or rigs allowed	_____
Comments (if any) to further support your expression of interest	_____

I hereby submit my Expression of Interest in grazing horse/s at a Council owned paddock off Warrego Highway (Mitchell Pony Club Grounds), Mitchell. If successful in my application, I agree to enter into a licence agreement with Council and abide by all terms and conditions contained in the licence agreement.

I acknowledge that Council may receive more Expressions of Interest than there are paddocks available. Also that Council's final decision is regard to the studio may take into account a range of factors including number of horses proposed to be grazed, and Council's original intention in offering the land being to provide space for local horse owners to keep horses outside the town area.

(Signature)

(Date)

DECLARATION (NOTIFICATION) OF ACTUAL, PERCEIVED OR POTENTIAL CONFLICTS OF INTEREST

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- a personal advantage (or avoidance of loss), financial or otherwise, to a Councillor, Council employee or their partner, spouse, immediate relative or friend; and/or
- where a Tenderer has other personal or business interests that may create a risk to, or impact on, the delivery of the goods and services, the subject of this tender, in accordance with Council's requirements.

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The key to deciding whether there is a perceived or potential conflict of interest is to think of how others might view you in the performance of your responsibilities under this Agreement.

If you have a partner, spouse, immediate relative or friend who is a Councillor or Council employee, you must declare this (provide notification/details) so that Council can consider if/how this potential, perceived or actual conflict can be managed.

Failure to do so, at the time of the Tender Response, or later during the term of the Agreement (if circumstances change), may result in immediate disqualification from the Tender process.

Will any actual, perceived or potential conflict of interest in the performance of the Tenderer's obligations under the Contract exist if the Tenderer is awarded the Contract, or are any such conflicts likely to arise during the Contract?

☐ No

☐ Yes → ***Provide details and how the conflict is proposed to be managed***

PHOTOGRAPHS OF THE SITE

Map below showing the proposed six (6), 5-acre paddocks on Lot 128 on SP206888



Map below showing the propose three (3), 1-acre paddocks on Lot 127 on SP203119

