



PUBLIC WORKS COMMITTEE

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SUBMISSION ..... 10

Mr John Fuhrman  
Inquiry Secretary-  
Parliamentary Standing Committee on Public Works  
Parliament House  
Canberra ACT 2600

Dear Mr Fuhrman

RE: HMAS CRESWELL REDEVELOPMENT, JERVIS BAY TERRITORY –  
Parliamentary Standing Committee on Public Works

Thank you for this opportunity to make a submission. As discussed, Environment Protection and Heritage (EP&H), ACT Department of Territory & Municipal Services has not previously been approached with respect to the HMAS Creswell Redevelopment and I hope that this late submission can be considered by the Committee.

Environment Protection and Heritage would like to provide the following comments on a number of elements of the proposal.

**Water Quality & Resources:**

The ACT Government is committed to implementing urban sustainability through water sensitive urban design (WSUD). In the absence of similar Commonwealth policies the proposal should be consistent with the ACT WSUD policy. Information on ACT WSUD policy can be found at:

[http://www.actpla.act.gov.au/\\_\\_data/assets/pdf\\_file/0013/5440/Waterways.pdf](http://www.actpla.act.gov.au/__data/assets/pdf_file/0013/5440/Waterways.pdf)

In considering water sustainability issues there should be consideration of the projected impacts on the potable water system as a result the proposed redevelopment and measures to reduce reliance on that system.

It is unclear from the submission whether the existing sewage treatment works (STW) is to be upgraded or extended to cope with the proposed annual throughput of the RAN College. In the event of an extension of the STW, EP&H would suggest that an assessment be undertaken to determine whether the existing effluent retention dam and treated effluent reticulation system have sufficient capacity to manage the increased treated effluent loading. EP&H is concerned that should associated STW infrastructure not be updated as part of the proposal there is the increased likelihood of discharges of treated effluent to Jervis Bay.

**Hazardous Materials:**

Due to age of the buildings being demolished and/or redeveloped they are likely to contain hazardous materials, such as fuel tanks, asbestos, lead, PCB capacitors, Synthetic Mineral Fibre (SMF) etc., which cannot be disposed to landfill except with specific approval. Hazardous materials surveys should be undertaken prior to demolition to identify all potential hazardous materials associated with the structures and any residues or wastes remaining within the structures. The survey should include the removal and disposal arrangements with respect to any identified hazardous materials.

**Land Development:**

The proposed works are likely to involve land disturbance/development activities. Given the close proximity of the proposed works to the sensitive receiving environments EP&H recommends that the proposed Environment Management Plans for the works specifically detail the controls to be established and maintained during the works to prevent any discharges. Details of which should be in accordance with the ACT Environment Protection Authority's 1998 guidelines "Erosion and Sediment Control during Land Development" or similar. These guidelines can be found at:

[http://www.environment.act.gov.au/\\_\\_data/assets/pdf\\_file/0016/13633/erosionland.pdf](http://www.environment.act.gov.au/__data/assets/pdf_file/0016/13633/erosionland.pdf)

I appreciate the opportunity to comment on the proposal and would be happy to provide further information or advice as required.

Yours sincerely

A handwritten signature in black ink, appearing to read "Daniel Walters", with a long horizontal stroke extending to the right.

Daniel Walters,  
Manager, Environment Protection  
Environment Protection & Heritage  
Department of Territory & Municipal Services

20 August 2007