



NEWS RELEASE
The Hon. Kristina Keneally MP
Member for Heffron
Minister for Planning
Minister for Redfern Waterloo

Friday 12 June, 2009

SYDNEY TO IMAGINE A NEW FUTURE FOR ITS WESTERN HARBOUR

Land and foreshore west of the Sydney Harbour Bridge will be recreated following one of the most interactive consultation processes in NSW Government history.

Planning Minister, Kristina Keneally, today called on the people of Sydney, community groups, local businesses and councils to help conceive the future of Bays Precinct, in particular White Bay, Glebe Island and White Bay Power Station.

“Bays Precinct as a whole includes 80 hectares of NSW Government land, including five kilometres of harbour foreshore, located just two kilometres from the CBD,” Ms Keneally said.

“There is a mix of working harbour and parkland, commercial and residential development, and entertainment, arts and sporting facilities which is right for Bays Precinct.

“We want Sydney to help decide what the right mix is. The NSW Government is asking Sydneysiders to imagine, and create a vision for White Bay, Glebe Island and White Bay Power Station.”

Ms Keneally said that the innovative consultation process will start by the end of June and will include:

- **An interactive website** that includes a forum where people can express views about different parts of Bays Precinct, comment on each other’s views and have a genuine debate.
- **A public submissions process** where the public, community groups, stakeholders, State Government agencies, industry and councils can provide detailed advice and recommendations.
- **A community reference group**, which includes representatives from community groups, businesses, local councils and local residents.
- **Specific consultation with industry groups** including the Sydney Chamber of Commerce, Tourism and Transport Forum and property development industry.

“Bays Precinct will be transformed over the next five, 10 and 20 years. It will change from a wholly industrial area to one that is a key part of the modern, vibrant city that is Sydney,” Ms Keneally said.

“To achieve that change we need to deploy modern and interactive communication tools that let the whole community participate, and will help create a new precinct for Sydney.

“Bays Precinct includes iconic places such as Glebe Island and White Bay Power Station. For the first time in generations, the people of Sydney can put forward suggestions for new uses for these sites.”



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Ms Keneally said the consultation process, focussing on interactive discussion – whether on line or in person – will establish long term planning principles for Bays Precinct, as well as immediate opportunities for the area.

“We want to listen to and work with the people of Sydney to make a decision on uses for places such as **Glebe Island** and **White Bay**,” Ms Keneally said.

“The potential of these areas is enormous, and could include a Darling-Harbour style arts and entertainment precinct, parkland, residential development or facilities necessary for a working harbour.

“There is also great potential for redevelopment or adaptive reuse of the heritage listed **White Bay Power Station**. This could start soon and I look forward to hearing people’s views on possible uses.

“Future transport needs and options for the area will also be considered as part of the consultation.”

Ms Keneally said consultation deliberately asked the community to focus separately on the short to medium term and the longer term.

“The reality is that there are existing uses in White Bay and Glebe Island that will determine opportunities in the short to medium term,” Ms Keneally said.

“That includes a refuelling facility at White Bay, and CBD Metro construction which will likely include work at White Bay, Glebe Island and the Rozelle Marshalling Yards.

“The consultation process recognises those uses, and asks the community to design a plan for the future as these land uses change.

“Another factor impacting on short to medium term opportunities at White Bay is the temporary location of a cruise passenger terminal from Barangaroo. This will be a key question during public consultation.

“Now is the time for the community to have its say on a permanent location for the Cruise Passenger terminal, be it at White Bay or some other location west of the Harbour Bridge.

“We will consider community views alongside advice of the Passenger Cruise Terminal Steering Committee, including the cruise ship industry, Royal Australian Navy, Maritime NSW and Sydney Ports.

“The Government is looking to make a decision on the future permanent location later this year, following community and industry feedback.”

Ms Keneally said the consultation process would also present to the community the reality that Sydney will need to continue to retain areas for a working harbour.



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“There is ample room for a mix of foreshore access, tourism, residential or entertainment developments in Bays Precinct, but we must also set aside harbour areas for shipping, vessel maintenance and repair, and major import industries,” Ms Keneally said.

“We will have the debate about how much industrial land is needed and where, but Sydney cannot operate as a harbour city without areas for a working harbour.

“In particular, there will continue to be working harbour uses at Rozelle and Blackwattle Bays, including wharf maintenance and boat storage and repair.”

Ms Keneally said that the Bays Precinct consultation process is separate to ongoing community engagement regarding the CBD Metro.

“To ask questions or provide feedback specifically about CBD Metro, you can call the dedicated information line, email or go to their website: www.sydneymetro.nsw.gov.au,” Ms Keneally said.

To get involved in consultation about Bays Precinct, go to www.shfa.nsw.gov.au/baysprecinct. The consultation process will be launched by the end of June 2009.

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(Fact sheet follows)



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FACT SHEET: BAYS PRECINCT AND CONSULTATION PROCESS

Consultation about Bays Precinct

There is a two phase consultation process which will inform decisions about the future use of land and foreshore around White Bay, Glebe Island and White Bay Power Station. Phase one of consultation starts in June 2009 and will include:

- An interactive website that includes forums where people can express views about different parts of Bays Precinct, comment on each others views and have a genuine debate.
- A public submissions process, where the public, community groups, stakeholders, State Government agencies, industry and councils can provide detailed advice and recommendations.
- A community reference group, which meets monthly throughout the consultation process and includes representatives from community groups, businesses, State Government agencies, councils and local residents. Invitations are being sent to:
 - Leichhardt Municipal Council
 - City of Sydney Council
 - Sydney Harbour Foreshore Authority
 - Department of Planning
 - NSW Maritime
 - Sydney Ports Corporation
 - Member for Balmain
 - East Balmain Precinct Committee
 - White Bay Joint Steering Committee
 - White Bay Precinct Committee
 - Glebe Island/White Bay Community Liaison Group
 - The Glebe Society
 - The Balmain Association
 - The Blackwattle Cove Coalition
 - Defenders of Sydney Harbour
 - Sydney Harbour Maritime Forum
 - Sydney University Women's Rowing Club
 - Dragon Boats NSW Inc
 - Chinese Youth League Dragon Boat Committee
 - Dockers Plains Pastoral Co
 - Shipping Australia Pty Ltd
 - Balmain / Rozelle Chamber of Commerce
 - Commercial Vessel Association
 - Boating Industry Association NSW
 - Sydney Fish Market
 - Cement Concrete and Aggregates Australia
 - Local residents and businesses
- Specific consultation with industry groups including the Sydney Chamber of Commerce, Tourism and Transport Forum and the property development industry.



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The process will be overseen by the multi-agency NSW Government Bays Precinct Taskforce. The Taskforce includes representatives from Sydney Harbour Foreshore Authority, NSW Treasury, Department of Planning, Ministry of Transport, NSW Maritime, Sydney Ports Corporation, Department of State and Regional Development, Department of Premier and Cabinet and Sydney Metro.

The Taskforce will consider community and industry feedback together with financial and transport requirements, and draw up short, medium and long term land use options for Glebe Island, White Bay and White Bay Power Station.

Under phase two of the consultation process, the Government will report back with land use options to the community and industry. The options will then be finalised and the Taskforce will make recommendations to the NSW Government.

It is expected that both phases of the consultation process will be completed in 2010.

However, the Government is asking the community and industry to consider, as a matter of priority, where to permanently relocate the Cruise Passenger Terminal on the western side of the Harbour, with a view to making a decision later this year.

Specific development around Bays Precinct

Cruise Passenger Terminal

In December 2008, the NSW Government announced the Cruise Passenger Terminal will be permanently relocated away from Barangaroo and temporarily located at White Bay for a minimum of five years.

This decision was based on the fact that Barangaroo will be a significant construction site over a period of about a decade. Further, once completed the customs and migration exclusion zones associated with cruise passenger ship terminal facilities mean it would be incompatible with the new financial and commercial role that Barangaroo will play in the future.

The Bays Precinct consultation is the opportunity for the community to have its say on whether the Cruise Passenger Terminal should be permanently located at White Bay, or to suggest another site on the western side of the Harbour Bridge.

The community views will be considered alongside those of the Passenger Cruise Terminal Steering Committee, which was announced by Planning Minister, Kristina Keneally in May 2009. Invitations to be part of that committee have been sent to:

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- A number of cruise ship operators
- Tourism Transport Forum (TTF)
- Sydney Ports Corporation
- Maritime NSW
- Tourism NSW
- Sydney Harbour Foreshore Authority
- Royal Australian Navy

The NSW Government is asking both the community and the Steering Committee to consider, as a matter of priority, where to permanently relocate the Cruise Passenger Terminal on the western side of the Harbour, with a view to making a decision later this year.

CBD Metro

Construction on the 7 kilometre CBD Metro line will start in 2010 with the first carriages expected to operate by 2015. Construction may include work in White Bay, Glebe Island, and the Rozelle Marshalling Yards.

Bailey's Marine Refuelling Facility

Following extensive public consultation since 2006, advice from an independent panel which also held two days of public hearings, and consideration of alternative sites, the Government has approved the refuelling facility for commercial and recreational boats at White Bay Wharf 6.

The proposal encompasses commercial vessel refuelling, recreational vessel refuelling, haul out facilities for vessels up to 75 tonnes and a ramp able to accommodate a Ro/Ro barge vessel for Sydney Harbour Inland servicing and development. The proposal offers a range of services not readily available in Sydney Harbour and is supported by Sydney Ports Corporation and NSW Maritime.

Specific land use areas around Bays Precinct

White Bay

White Bay has been partially vacant since the departure of P & O Stevedoring operations in 2003. At present the area is used for activities such as vessel lay up and repairs, import storage and common user berthing. The land base is currently being used for temporary car storage.

In the short to medium term, areas of White Bay will be used as a temporary location for a Cruise Passenger Terminal, for construction of the CBD metro, and as the site for a marine refuelling facility. The long term future of White Bay will be decided after consideration of feedback from the Community Reference Group, NSW Government Bays Precinct Taskforce, community, councils and industry.

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Glebe Island

Car imports to Glebe Island ceased in November 2008. Gypsum, sugar, rice and construction material import businesses currently operate on the site. Parts of the Island may be occupied during the construction of the CBD Metro.

The long term future of Glebe Island will be decided after feedback from the community reference group, NSW Government Bays Precinct Taskforce, community, councils and industry.

Rozelle Bay

Rozelle Bay will continue in the short, medium and long term as a commercial maritime precinct with construction of major approved projects (Sydney Slipway, Dry Boat Storage, harbour contractors) already underway or pending.

Blackwattle Bay

Existing land uses at Blackwattle Bay will continue, including concrete batching, maritime commercial facilities, charter boats facilities and the Sydney Fish Market. Community consultation in the short to medium term will focus on the new park at Bank Street and facilities for Dragon Boats and maritime heritage volunteers.

Timeframe summary

Location	Short to medium term	Long term
White Bay	Maritime working harbour, including temporary cruise passenger terminal, construction for CBD Metro and marine refuelling facility.	To be determined after advice from the Bays Precinct Consultation process and NSW Government Bays Precinct Taskforce.
Glebe Island	Current leases (gypsum, sugar, cement, rice). Possible use by CBD Metro for construction. Possible other interim uses	To be determined after advice from the Bays Precinct consultation process and NSW Government Bays Precinct Taskforce.



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Location	Short to medium term	Long term
White Bay Power Station	Heritage listed. Not subject to any leases or licences and not impacted by CBD Metro construction. Can be redeveloped now. Ideas will be canvassed through the Stage 1 consultation process.	Not applicable – this can be determined now.
Rozelle Bay	Land uses determined including dry boat storage, slipways and NSW Maritime Headquarters. Construction at some sites is already underway or will continue in the short term.	Not applicable – to continue as a maritime commercial zone.
Blackwattle Bay	Most land uses already determined including concrete batching plant, Maritime NSW commercial facilities, charter boats and fish markets. Community consultation in the short to medium term will focus on new park at Bank Street and possible facilities for Dragon Boats and maritime heritage volunteers.	Not applicable – to continue as a maritime commercial zone. Park at Bank Street and Dragon Boat facilities will have been decided in the short to medium term after the Bays Precinct consultation process.
Sydney Fish Market	No current plans to relocate Sydney Fish Market.	Depends on decisions taken by Sydney Fish Market.
Rozelle Marshalling Yards	Construction of the CBD metro stabling yard maintenance depot and operation control centre.	Ongoing operation as CBD Metro stabling yard maintenance depot and operation control centre.