



All correspondence to be addressed to the Chief Executive Officer at the Jurien Bay Administration Centre

Document ID: 14291
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Householder

Dear sir / madam

SHIRE OF DANDARAGAN REGIONAL AIRPORT STUDY

The Shire of Dandaragan has appointed a specialist consultant to conduct the Turquoise Coast Regional Airport Master Plan. The purpose of the Master Plan is to identify a preferred site for potential long-term development of improved airport facilities, should these become necessary in the future due to the expected growth of Jurien Bay, and to enable appropriate amendments to the Shire's Town Planning Scheme to ensure this site is appropriately protected from incompatible development.

As an initial step in the study, Shire of Dandaragan representatives and the Consultant team identified a total of five (5) candidate sites within the nominated study area. Visual inspection of the study area and each candidate site was undertaken in January 2013. This allowed for the context of each of the sites to be understood as well as the physical features and extent of existing infrastructure to be reviewed.

The five (5) candidate sites identified for investigation and assessment are indicated in the attached Figure 1 and their key features are summarised below.

No further sites with the study area are considered suitable for the development of a regional airport.



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SITE 1: EXISTING JURIEN BAY AIRSTRIP

The existing Jurien Bay airstrip site is located at the heart of the Jurien Bay townsite. It is bounded to the north by Coalseam Road, and to the west and south by Airstrip Road. The golf course lies further to the west on the opposite side of Airstrip Road. The proposed site also encompasses the open ground to the east of the existing airstrip.

The existing airstrip site is currently zoned as Public Purposes (Landing Ground) under the Shire of Dandaragan Local Planning Scheme (LPS) No.7.

Further to the east, beyond a proposed extension of Coalseam Road to the south to join Airstrip Road, is a proposed industrial and residential subdivision. Beyond this to the east is a low ridge of dunes, beyond which is a road reserve for a proposed Jurien Bay by-pass.

SITE 2: SOUTH WEST CORNER OF THE INTERSECTION OF MUNBINEA ROAD AND JURIEN ROAD

A site has been identified to the north-west of Jurien Bay, with land currently privately owned. The easternmost portion of this land, bounded to the east by Munbinea Road and to the north by Jurien road, offers the most suitable topography for the construction of an airport.

The site and surrounding areas are generally zoned Rural, although an area of Rural Residential zoning exists on the ridge line which runs approximately parallel to and east of Munbinea Road. The lot immediately to the north of the proposed site is also currently subject to a rezoning application for Rural Residential development.

The land is generally flat and slopes gradually to the east, becoming more undulation further to the west. The site has been mostly cleared. There is evidence of areas of clay subgrade and high water table which is reportedly problematic during the wetter winter months.

SITE 3: SPRING HILL ROAD

The third site identified by the Shire in the brief is situated on a block of land currently privately owned. The site lies on the eastern side of Munbinea Road and to the south of Spring Hill Road

The site and surrounding areas are zoned Rural.



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The land is undulating and incorporates two natural gullies running approximately north-south. Overhead high-voltage power lines also bisect the site running parallel to Munbinea Road.

SITE 4: SOUTH OF HILL RIVER – CROWN LAND

A potential site was identified during the visual inspection located on the coastal strip, south of the Hill River and west of the existing Rural Residential development.

The site lies within an area zoned as Parks & Recreation within the existing Shire of Dandaragan Local Planning Scheme No.7. It is understood that the area is held as conservation reserve and is vested in the Shire.

The areas immediately adjacent are zoned as Rural, with a narrow band to the west identified as Open Space in the Jurien Bay Growth Plan. Further to the east, towards Indian Ocean Drive, and to the south-east is undeveloped land zoned Rural Residential. Further to the south is part of the Southern Beekeepers Nature Reserve. To the west and south-west the site is bounded by the dune system and the Indian Ocean.

The site lies at a low elevation, appears to be generally sandy in nature with little evidence of rock and is extremely flat. The site is uncleared and covered with medium-dense scrub 1-2m high.

SITE 5: NORTHER STOCK ROUTE – CROWN LAND

A further potential site was identified during the visual inspection. The site lies on the northern stock route, generally within unallocated Crown land between Drovers Cave National Park to the east and the Beekeepers Nature reserve to the west, 8km north east of Jurien Bay.

The land is steeply undulating, with ridges and gullies running in an approximately north-south direction. The land is uncleared and is covered with low scrub which is suggestive of rock at a shallow depth.



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The Shire of Dandaragan welcomes you to view the full assessment report on the five (5) identified sites which is available at the Shires Administration office at 69 Bashford Street, Jurien Bay.

The Shire of Dandaragan is also hosting an information session for interested persons to allow the public the opportunity to speak to the Consultant and to ask questions on the issues that may be of interest in selecting a site for a future regional airport site. Submissions are to be made no later than **4.00pm 1 August 2013**.

If you should have any queries, please contact Rob Casella on 9652 0800.

Yours faithfully

A handwritten signature in blue ink, appearing to read "Tony Nottle".

Tony Nottle
CHIEF EXECUTIVE OFFICER