

APPENDIX F – BUTTERFLY CAVES SITE MEETING MINUTES



Minutes of Site Meeting

Meeting Date: 6/12/2011
Time **Start:** 11:00 am **Finish:** 12:00 noon
Council Reference: DA/113/2011
Meeting Location: 11 Robertson Street West Wallsend

Present

Attendee/s: Margaret Harvey – Acting CEO, Awabakal LALC
Craig Aspinall – Board Member, Awabakal LALC, CMA Employee
Julie Smith – Project Manager, Awabakal LALC
Anne Andrews – Community Stakeholder
Wes van der Gardner – General Manager – Development, Roche Group
Ian McNichol – Senior Planner / Project Manager ADW Johnson
Robynne Mills – Mills Archaeological and Heritage Services
Jody Blake - Development Planner – Heritage Focus - LMCC
Angela Naylor – Administration Officer - LMCC

Existing Use Vacant Land
Proposed Use Subdivision
Location: 11 Robertson Street West Wallsend

Background and Purpose of Meeting

- LMCC were invited to attend the meeting to discuss the potential impacts of the proposed development under DA/113/2011 on the identified 'Butterfly cave'.

Issues Discussed

- The proposed land for development has been pegged by a surveyor to show lot and road layouts of the proposal, however not of the proposal after Council's recommendation to the JRPP to remove 12 lots from Stage 7.

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- The conditioned layout could not be pegged at the time of the meeting as the design for the conditioned layout had not been undertaken at that stage as any modifications to the layout were to follow the meeting based on agreements reached
- Robynne and members of Awabakal LALC have thoroughly explored the roof of the cave and found no physical signs of Aboriginal use of the cave. The cave floor has been too disturbed by water to do any testing. There is significant erosion at the rear of the cave, which appears to be porous clay.
- The developer stated a detailed Geotech Analysis completed by Douglas Partners found the proposed setback of 8 metres would not impact the cave on geotechnical terms, but specific construction methodology would need to be followed eg: vibration monitoring. This would be incorporated into the Construction Management Plan. (If Council recommendations regarding the removal of lots are adopted, the distance of development from the cave will increase to approximately 20 metres).
- Water diversion from the cave area has been recommended by the applicants engineer to reduce erosion to the cave roof edge. It is proposed water will be diverted around this site to drain away from this watercourse. Although water now drips constantly through the cave, the current drainage line picks up only a small catchment.
- Vegetation will be retained up to 45 metres below the cave, and 8 metres above. No detention basin is proposed for the cave area. A natural detention basin to the west is proposed within the main watercourse. Water will build up, then release, with minimal time of retention. Four man made detention basins will be constructed for this development, but not in this catchment. A water quality treatment device approximately 20 metres wide will be incorporated between Stage 8 and 9, but the majority of the area will be retained as natural. All stormwater studies show that pre-development flows will not be exceeded post development, and the extent of flows will be improved to properties external to the site.
- Awabakal LALC requested to be involved in removal of weeds and replanting of native species around the cave. Robynne advised that this would be consistent with and incorporated into the Aboriginal Cultural Heritage Management Plan.
- The area of land and the cave is located on will be dedicated to Council, with the intention to implement a Management Plan in line with the Aboriginal Cultural Heritage Management Plan.
- Development of this area of land (Stages 7 and 9) is still a few years away, allowing time to put resources to the Aboriginal Cultural Heritage Management Plan, starting early next year (2012).

Outcomes

- Members of the Awabakal LALC agreed in principle that the recommendation made by Council to the JRPP (for the removal of 12 lots from Stage 7) are far more reasonable,

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and are supportive of the modification (on the proviso that an Aboriginal Cultural Heritage Management Plan be developed) which includes removal of 12 lots (as per the recommended condition) and retaining wall, increasing the distance of the development from the butterfly caves.

- The above mentioned Aboriginal Cultural Heritage Management Plan is to be a collaborative work with the Awabakal LALC, and will include issues such as bush regeneration and grounds maintenance. Members of Awabakal LALC stated the Landcom Fletcher Plan of Management set a good precedent.
- Area fencing, signage, interpretation etc, are matters for Awabakal LALC to consider for inclusion in the Aboriginal Cultural Heritage Management Plan.
- Awabakal LALC will be informed when surveyor pegs are placed to identify the agreed layout, to show the removal of the 12 lots recommended by Council to the JRPP and therefore achieving the setback from the 'Butterfly Cave' of 20 metres and will require another site visit by the Awabakal LALC.
- Revised plans will be provided to Council, who will then forward a copy of the plans to Awabakal LALC, prior to Awabakal LALC replying with a Letter of Agreement.

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