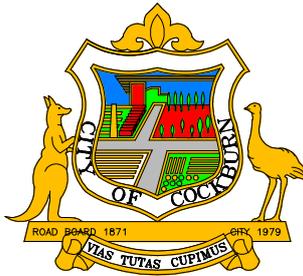


# **CITY OF COCKBURN**



## **ORDINARY COUNCIL**

## **AGENDA PAPER**

**FOR**

**THURSDAY, 12 FEBRUARY 2009**

## Comments affecting Precinct 36 Cockburn Coast

Consistent with Council's resolution in relation to the Draft Cockburn Coast District Structure Plan, a statement should be included that the former South Fremantle Power Station building be retained and refurbished as an iconic heritage building and used for a range of activities including community, residential and resort hotel. In the event that the building is demolished, then the Council and community expectation is that the land be allocated back to foreshore reserve so as to consolidate the foreshore dune system in this area.

Relocation of the existing Western Power switch yard should be prioritised as part of the area's development to a mixed use activity precinct. Should this prove economically unviable, then consideration needs to be given to ensuring an appropriate interface with the switch yard and associated power infrastructure.

The primary and secondary dune system in this area is largely intact and represents an important natural feature to be protected. Emphasis should be placed on this, and that all development is expected to continue rehabilitation and re-establishment of the coastal dune system where an interface occurs. Development which adversely impacts on the dune system will generally not be supported.

Relevant components of the South Coogee Foreshore Management Plan should be reflected in the Strategy document. This includes future facilities associated with 'The Islands' development at South Beach.

As in Precinct 35, the adjacent railway reserve presents the opportunity for a multiple use corridor to be consolidated through the area. Rationalisation of this to include extensive coastal revegetation would also allow for fauna movement and flora diversity, and improve the current unsightly nature of the railway reserve.

It is strongly advocated that no additional industrial development take place within the precinct, and outside the precinct industrial development must have no associated external impacts. There should be a commitment towards the phasing out of all industry in this precinct, to relocate within the planned Latitude 32 industrial development.