

## Florence, Rod

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Monday, 28 May 2012 12:45 PM  
**To:** Friedewald, Greg; shane.o'leary@act.gov.au  
**Cc:** Maginness, Ron; Florence, Rod; david@contentgroup.com.au  
**Subject:** Fwd: DCP - Night Lighting Manuka Oval  
**Attachments:** Draft joint NCA ACT Govt media release.doc; DETAILED PROGRAM.doc; Cox Program - Rev 9.pdf; Proforma of NCA media release.doc

Hi Shane/Greg

Rod has asked me to contact David Pembroke about a possible discussion with the Minister's office tomorrow re media. Following a discussion with Ron I sent the following to Greg who following our discussions, was also going to contact the Minister about the joint press release that was discussed at the NCA meeting last week.

Given the potential crossover, might be best if each of you liaise about this please.

Greg -I will separately forward the email referred to above to you.

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

>>> Chris Purdon 28-May-12 12:05:39 pm >>>  
Greg

As discussed draft media release and program attached. The media release is based on the pro forma from the NCA, also attached.

In relation to the media release there are probably a number of options:

something like attached from NCA only  
something lik attached from NCA/ACT Govt  
either of the above with a separate joint announcement with quoted statements from both levels of govt  
attached from the NCA only with separate ACT Govt media release (would not look overly cooperative)

Look forward to hearing from you

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

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## JOINT MEDIA RELEASE (Draft)

29 May 2012

# DRAFT DEVELOPMENT CONTROL PLAN RELEASED FOR PUBLIC COMMENT

The Prime Minister, Ms Julia Gillard, has announced that the Federal Government will contribute \$2.5 million towards the installation of broadcast lighting at Manuka Oval. The ACT Minister for Sport, Mr Andrew Barr also announced that the ACT Government will also contribute around \$2.5 million towards the lighting.

The lighting will use the latest technology to minimise light spill and glare while meeting the high definition standards required for the high definition broadcast of elite AFL and cricket.

Manuka Oval (Blocks 10 and 15 Section 15 Griffith) is adjacent to Canberra Avenue and is subject to the Special Requirements for Main Avenues in the National Capital Plan. The NCA is required to produce a DCP to guide the future development of the site within the framework of the National Capital Plan and the Territory Plan.

The ACT Government has requested the National Capital Authority to prepare a DCP for broadcast lighting and pedestrian lighting for Manuka Oval.

The National Capital Authority invites public comment on a draft Development Control Plan (DCP) to guide future installation of broadcast lighting and pedestrian lighting at Manuka Oval.

The draft DCP (12/05) establishes planning and urban design provisions for the installation of broadcast lighting and pedestrian lighting at Manuka Oval, including building height and setback requirements.

The draft DCP maintains the integrity of Canberra Avenue as a Main Avenue, and ensures the lighting enhances the area.

The draft DCP can be downloaded at [www.nationalcapital.gov.au/haveyoursay](http://www.nationalcapital.gov.au/haveyoursay), or viewed at the NCA reception and National Capital Exhibition.

A public information session will be held at the NCA offices on xxx, between 12.00pm and 1.30pm. RSVP to Jordan Smith on 02 6271 2888 or [DCP@natcap.gov.au](mailto:DCP@natcap.gov.au). This e-mail address is being protected from spambots. You need JavaScript enabled to view it .



Australian Government  
National Capital Authority



## JOINT MEDIA RELEASE (Draft)

Community feedback is sought via:

- the NCA's consultation website, Have Your Say
- by hardcopy submissions
- Twitter using @nca\_media

The NCA will accept written comments until 4pm AEDST, Friday 15 July 2012.

Comments will be assessed before a decision is made on the draft DCP.

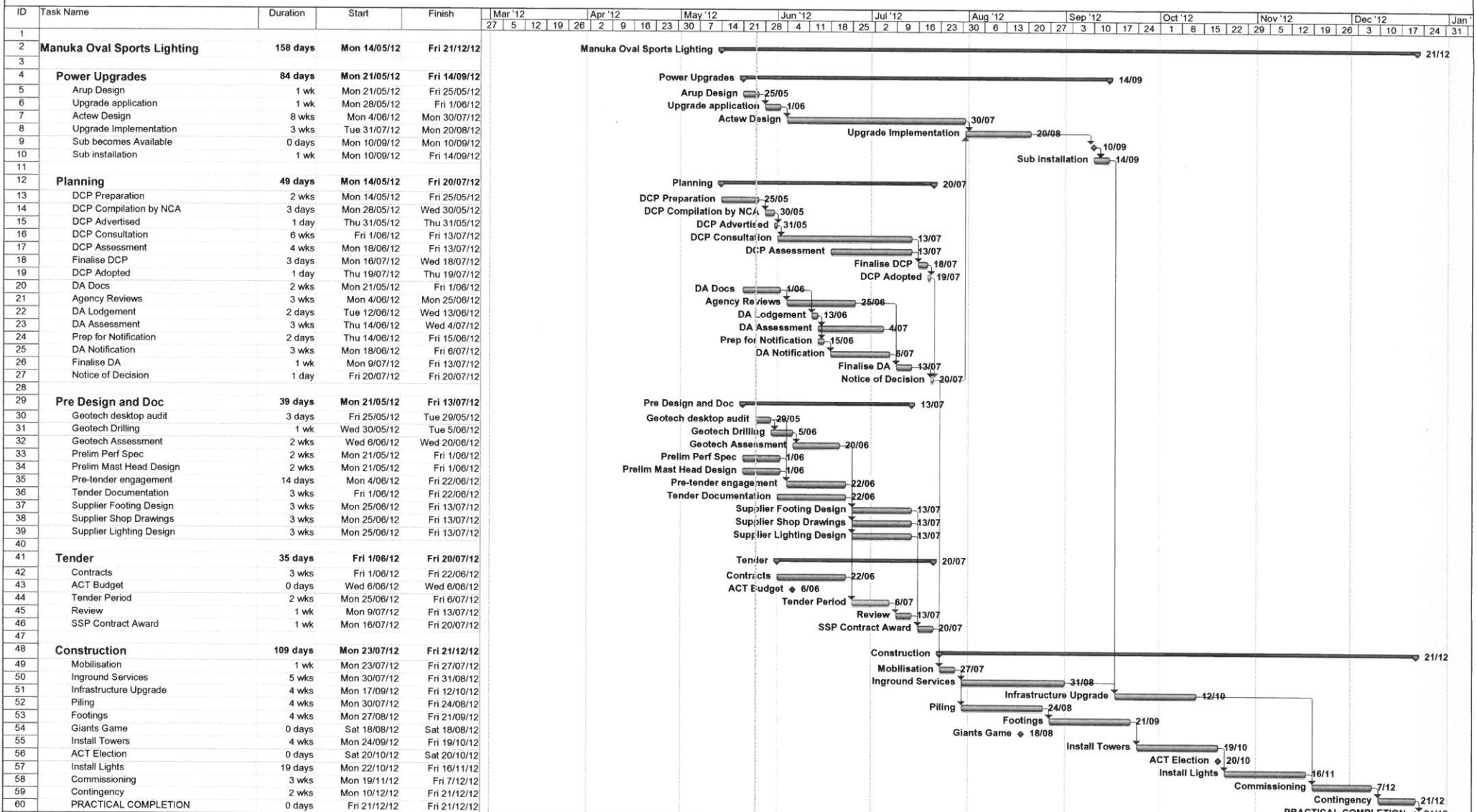
**DETAILED PROGRAM – DCP AND DA NIGHT LIGHTING**

<b>Activity</b>	<b>Timeframe</b>	<b>Resp</b>	<b>Status</b>
Team discussions on DCP	22 May	Team	
Discussions on DCP with NCA	w/b 21 May - ongoing	Purdons	
Lodge draft DCP with NCA	25 May	PA	
Finalise draft DCP	29 May	NCA	
Consultation with key stakeholders (TVE, EDD, ACTPLA)	24 May	NCA/ACTPLA	
Determine presentation/supporting material	24 May	Team	
Prepare presentation material	30 May	Team	
Determine consultation period for DCP	30 working days (Thursday 31 May– Friday 13 July)	NCA	
NCA consultation with ACTPLA	w/b 28 May	NCA/team	
Release of draft DCP	30 May	NCA	
Draft advertisements (CT, other media, NCA website (Have Your Say))	w/b 28 May	NCA	
Place material on NCA website	30 May	NCA	
Make material available at NCA office, National Capital exhibition (hard copy + CD)	31 May	NCA	
Place advertisements	30 May	NCA	
Media release about draft DCP	30 May	NCA/Purdons	
Arrange drop-in session 1 (inc Comm. N'board)	30-5 June	NCA/Purdons/EDD	
Conduct drop-in session 1 (1 <sup>st</sup> 10 days)	Wed 6 June	NCA/Purdons	
Analyse feedback	16 July	NCA/Purdons	
Place public submissions on website with copy available at NCA office	1 June onwards	NCA	
Acknowledge submissions received	Ongoing to 20 July	NCA	
Review consultation comments	Ongoing to 16 July	NCA/Purdons	
Consultation report	17 July	NCA/Purdons	
Revise DCP	17 July	NCA	
Review by Management Committee/Executive	18 July	NCA	
Submit to Authority members	18 July	NCA	
Feedback from Authority members (out of session)	19 July	NCA	
<b>Adopt DCP</b>	<b>19 July</b>	<b>NCA</b>	
Notice on NCA website/information subscription	20 July	NCA	
Publish/distribute consultation report	20 July	NCA	



<b>Activity</b>	<b>Timeframe</b>	<b>Resp</b>	<b>Status</b>
Liaison with ACTPLA	w/b 21 May ongoing	EDD/Purdons/Cox	
Place information on EDD and Manuka Oval websites	31 May	EDD/Purdons	
Media release	31 May	EDD	
Submit relevant material to entities	4 June – 8 June	Cox	
Bang the table/survey monkey?	Until 16 July	EDD/Purdons	
Discussions with adjacent community/stakeholders	Until 25 June	EDD/Purdons	
Prepare DA documents (plans/statement)	13 June	Team	
Entity acceptance/approval (ACTEW, Telstra, TAMS, Heritage,	25 June		
Review DA documents	15 June	Team	
Lodge DA	19 June	Cox	
Technical acceptance of DA	20 June	ACTPLA	
DA notification period	25 June – 16 July	ACTPLA	
Place on ACTPLA website	21 June	ACTPLA	
Review of representations	Ongoing to 16 July	ACTPLA/Purdons	
Arrange drop-in session 2, inc Comm N'board		Purdons	
Community information session 2	30 June	Team	
Analyse feedback from consultations	16 July	Purdons	
Consultation report	16 July	Purdons	
DA Assessment	21 June – 18 July	ACTPLA	
<b>Notice of Decision</b>	<b>20 July</b>	<b>ACTPLA</b>	
Release stamped plans (28 days if representations)	17 Aug	ACTPLA	

# TERRITORY VENUES AND EVENTS MANUKA OVAL SPORTS LIGHTING



Date: Fri 25/05/12

Task: Progress (solid bar), Summary (dashed bar), External Tasks (dotted bar), Deadline (diamond)

Split: Milestone (diamond), Project Summary (dotted bar), External Milestone (diamond)

9



# MEDIA RELEASE



22 February 2012

## **DRAFT DEVELOPMENT CONTROL PLAN RELEASED FOR PUBLIC COMMENT**

The National Capital Authority invites public comment on a draft Development Control Plan (DCP) to guide future development of a site at Majura.

The draft DCP (12/03) has been prepared to establish planning and urban design provisions, including building height, landscape character, access and parking for the future development of the Australian Federal Police (AFP) training facility at Majura.

The NCA received a request from the AFP to amend the current DCP for Block 622 Majura. As the block is National Land, the NCA is required to produce a DCP to guide the future development of the site within the framework of the National Capital Plan and the Territory Plan.

The draft DCP maintains the integrity of the approach route, and ensures the setting, buildings and purpose of development enhance the area.

The draft DCP can be downloaded at [www.nationalcapital.gov.au/haveyoursay](http://www.nationalcapital.gov.au/haveyoursay), or viewed at the NCA reception and National Capital Exhibition.

A public information session will be held at the NCA offices on Thursday 1 March 2012, between 12.00pm and 1.30pm. RSVP to Jordan Smith on 02 6271 2888 or [DCP@natcap.gov.au](mailto:DCP@natcap.gov.au). This e-mail address is being protected from spambots. You need JavaScript enabled to view it .

Community feedback is sought via:

- the NCA's consultation website, Have Your Say
- by hardcopy submissions
- Twitter using @nca\_media

The NCA will accept written comments until 4pm AEDST, Thursday 5 April 2012.

Comments will be assessed before a decision is made on the draft DCP.

**Florence, Rod**

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Thursday, 31 May 2012 5:39 PM  
**To:** Neale.Guthrie@act.gov.au; Maginness, Ron; Florence, Rod  
**Cc:** Shane.O'Leary@act.gov.au  
**Subject:** Re: FW: Manuka  
**Attachments:** Ministers media release.doc

Hi

I am delighted that the Minister is issuing the media release.

I have made a very minor suggested amendment

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

>>> "Guthrie, Neale" <[Neale.Guthrie@act.gov.au](mailto:Neale.Guthrie@act.gov.au)> 31-May-12 5:32 pm >>>

Dear all

Attached is draft release sent to Minister's office for his release tomorrow FYI. I understand he is briefing it to the Sunday Canberra Times. I am advised he is likely to float the concept of restoring the entry axis that originally existed. Thus my request for the photo.

Cheers

Neale Guthrie | General Manager, Venue and Event Services  
**Phone 02 6207 2294** | Fax 02 6205 0629 | Mobile 0410 515 068 | Email [neale.guthrie@act.gov.au](mailto:neale.guthrie@act.gov.au)  
Venue & Event Services | Economic Development Directorate | **ACT Government**  
220 Northbourne Avenue, Braddon ACT | GPO Box 158 Canberra ACT 2601

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## Andrew Barr MLA

DEPUTY CHIEF MINISTER

TREASURER

MINISTER FOR ECONOMIC DEVELOPMENT

MINISTER FOR TOURISM, SPORT AND RECREATION

MEMBER FOR MOLONGLO

# MEDIA RELEASE

XXX/11

1 June 2012

## Manuka's bright new future

I am pleased to announce that preliminary work is well underway towards the construction of TV broadcast quality lighting for Manuka Oval, together with a much needed upgrade of the ground's aging facilities.

A month ago the Prime Minister announced that the Commonwealth would contribute \$2.5 million towards the new lighting and Tuesday's budget will confirm that a further \$2.847 million will be allocated by the ACT Labor Government.

Community consultations undertaken in 2009 confirmed that Manuka was highly valued by the Canberra community however in order to attract first class sporting events, Manuka urgently needs more modern infrastructure and the new lights and upgraded facilities are the first stage of that development.

The proposal is for the construction of six, 47 metre towers which will provide the most effective lighting of the ground, while at the same time minimizing the impact of the lights on the areas surrounding the oval.

The National Capital Authority is currently consulting on the proposal and I encourage all those that have an interest to make their views known to the NCA. Comments may be made until 4pm on July 12.

Preliminary design work has also been undertaken on development options for Manuka Oval. This follows the development of the 2009 Master Plan and Business Case.

This work confirmed that Manuka's aging facilities were in urgent need of new or upgraded facilities including cricket media facilities, additional seating, corporate facilities, catering facilities, public concessions, scoreboard, entry gates and the implementing of appropriate environmental systems.

Any redevelopment will of course comply with a Conservation Management Plan which is currently being prepared and will be consistent with Manuka's recent listing on the ACT Heritage Register.

A further \$2,378,000 has been allocated in this year's budget to finalise detailed design for a future redevelopment and to undertake some initial electrical upgrade works.

Canberrans really love their sport and these upgrades will not only help to bring first rate sporting fixtures to Manuka but also provide better facilities for the paying public.

Ends

Media Contact: Daniel Landon

P: 6205 1690

M: 0434668495

daniel.landon@act.gov.au

**Florence, Rod**

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Wednesday, 6 June 2012 4:20 PM  
**To:** hamish.mcnulty@act.gov.au; Maginness, Ron; shane.oleary@act.gov.au; Neale Guthrie; Florence, Rod; ian.smith@cox.com.au  
**Subject:** NCA Information session - Night lighting DCP

Greetings

The information session for the DCP was held at the NCA today. Four people, including Gai Brodtmann, attended the session and a representative of the body corporate of one of the developments on the eastern side of Manuka Oval. The main issues raised related to parking and the need for better public transport 'given that the facility will be expanded and have more events'. The question was also raised as to why the Phillip Oval was not redeveloped.

The issues raised about lights included whether there would be glare for drivers along Canberra Avenue and the extent of light spill. One person raised the height of the poles in the context of wanting to understand where RL617 was in relation to the trees and St Christophers spires rather than opposing the height of the poles per se. Most of the questions were seeking information rather than specifically opposing the lights.

NCA has received only one submission which is from a Griffith resident also raising the question of relocating the facility to Phillip Oval and generally opposing the lights.

Each of the attendees, including Gai, said they would lodge a submission and [REDACTED] has also indicated her intention to do so.

FYI

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

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## Florence, Rod

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Thursday, 14 June 2012 4:49 PM  
**To:** shane.oleary@act.gov.au; Neale Guthrie  
**Cc:** Maginness, Ron; Florence, Rod  
**Subject:** Possible response to comments from the community re noise testing

Hi Shane/Neale

Below are the two emails received in response to the letter drop, which I think we should respond to, if only as a courtesy and to avoid future criticism. Immediately below is a suggested response - basically the same for each. Assuming you agree that we should respond, could you please review/amend and I will send out. I have not included an apology or explanation of the late notice and have tried to 'move forward'.

Possible response:

Thank you for your email.

The noise assessment forms part of the information to be submitted with the development application for the proposed lights. Noise testing was necessary to complete the assessment. The notification of the noise testing is not part of the consultation process. There is to be a drop-in session at Manuka Centre on 30 June 2012 and a notice of this event will be distributed to residents in the area about one week beforehand.

### **In addition to Email 1:**

The capacity of Manuka Oval will not be increased at this time. However options for upgrading the oval, including traffic and parking management options are currently being investigated. It is intended to consult the community about proposals to upgrade the oval in the future.

### **Email 1:**

*I have found in my letter box today (15 June) your Important Notice regarding last nights noise tests at Manuka Oval. The notice was not in the box when I collected my mail yesterday. It was therefore of little use as notification of the tests. It is not clear to me whether you were seeking public reaction to the noise levels but, in any case, the middle of winter with everyone well sealed up on a cold winters night is hardly the time for that.*

*With the increase in capacity at the oval what is to be done about parking?*



### **Email 2 - no name attached**

*Just picked a note out of the mail box about noise testing at Manuka Oval last night.*

*We wondered what all the noise was about now we know, after the event.*

*The note must have gone to residents late yesterday or this morning, so not very timely.*

Thanks and look forward to hearing from you.

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

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**Florence, Rod**

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Thursday, 21 June 2012 2:27 PM  
**To:** Friedewald, Greg; shane.oleary@act.gov.au; Neale Guthrie  
**Cc:** Maginness, Ron; Florence, Rod  
**Subject:** Public consultation - advertisement in the Govt's Community Noticeboard  
**Attachments:** Community Noticeboard Advertisement.doc

Greetings Neale/Shane

As you are aware we have committed to conducting a community drop-in session in Manuka Centre on Saturday 30 June.

Attached is the draft advertisement which it is intended to place in the ACT Government's Community Noticeboard section of the Canberra Times in the edition of Saturday 30 June. Greg and I have previously discussed the timing of the advertisement and since an invitation will be distributed to all dwellings/businesses in the surrounding areas it did not seem necessary to place an advertisement this Saturday.

Could you please review the draft advertisement and forward the final version to Greg who will arrange for its placement.

Thanks

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

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To be placed under '**Invitations To Comment**' in the ACT Government's Community Noticeboard in the Canberra Times on Saturday 30 June 2012

**Drop-in Session - Proposal to construct broadcast lights at Manuka Oval**

The Economic Development Directorate (EDD) has lodged a development application (DA201222020) which is currently being notified by the ACT Planning and Development Authority.

The community is invited to view and provide feedback on the plans for the proposed development of television broadcast lights.

Residents can attend the following drop-in session:

**When: Saturday 30 June 2012 between 11.00am and 2pm**

**Where: Manuka Centre at the Lawns.**

More information about the proposal is available at [www.economicdevelopment.act.gov.au](http://www.economicdevelopment.act.gov.au)

The development application can be viewed at [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Telephone enquiries may be directed to Sue at Purdon Associates (6257 1511) or Greg Friedewald from EDD on 02 6207 8259.

**Florence, Rod**

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Friday, 22 June 2012 3:17 PM  
**To:** Friedewald, Greg; Maginness, Ron; shane.oleary@act.gov.au; Neale Guthrie; Florence, Rod; ian.smith@cox.com.au  
**Subject:** Letter to residents/businesses  
**Attachments:** Invitation to attend the consultations.doc; Newsletter Delivery Area V1.pdf

HI

Attached is the draft letter we are proposing to distribute to residents and Manuka businesses early next week. I have badged it with the ACT Govt logo as I think it needs to look a bit official, if only as a reason the deliverers can given when challenged about junk mail. Is the logo I have used OK?

Could I please have any comments. Shane could you let me know if it is OK to go.

Also attached is a plan showing the area in which we will deliver the letter - it is roughly based on about a 200m - 400m distance around the oval. Always difficult to know where to draw the line so comments welcomed but we have adopted a conservative approach. We have arranged for our deliverers to distribute it early next week.

Thanks

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

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**TO THE HOUSEHOLDER/BUSINESS**

**MANUKA OVAL – BROADCAST LIGHTS**

The Economic Development Directorate (EDD) has lodged a development application (DA201222020) for the installation of television broadcast lights at Manuka Oval. The DA is currently being notified by the ACT Planning and Development Authority and the community can comment until 16 July 2012.

During this period, EDD is hosting a community drop-in session which consultants involved in the proposal will attend.

You are invited to attend the drop-in session at which you will be able to view the plans, talk with the consultants and provide feedback on the proposed development of the lights.

**When: Saturday 30 June 2012 between 11.00am and 2pm**

**Where: Manuka Centre at the Lawns.**

More information about the proposal is available at [www.economicdevelopment.act.gov.au](http://www.economicdevelopment.act.gov.au)

The development application can be viewed at [www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Please contact Sue at Purdon Associates (6257 1511) or Greg Friedewald from EDD on 02 6207 8259 if you have any queries.

**Insert a map of the location of the drop-in session in Manuka**

1 km



MANUKA OVAL - NEWSLETTER DELIVERY AREA

Produced from ACTMAPi by PURDON ASSOCIATES 22/06/2012 3:00 PM  
Warning: Any indication of scale on this map is approximate only and depends on printer and browser settings.



ACT Planning & Land Authority



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**Florence, Rod**

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**From:** Rod Florence  
**Sent:** Friday, 22 June 2012 3:25 PM  
**To:** 'Guthrie, Neale'; 'O'Leary, Shane'; Maginness, Ron  
**Subject:** FW: Lights planning report  
**Attachments:** Consultation report.pdf; Planning Report SAC 200612 final.pdf

Guys

In case you may need it, the planning report and consultation report the Chris submitted with the DA.

Cheers

Rod

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Rod Florence | Planning and Development Manager |

Phone 02 6256 6713 | Fax 02 6253 2085 | Mobile 0450 960 413 |

**Territory Venues and Events** | Economic Development | **ACT Government**

Battye Street Bruce ACT 2617 | PO Box 666 Jamison ACT 2614 |

[www.canberrastadium.com.au](http://www.canberrastadium.com.au)

[www.manukaoval.com.au](http://www.manukaoval.com.au)

[www.stromloforestpark.com.au](http://www.stromloforestpark.com.au)

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**From:** Chris Purdon [<mailto:chris.purdon@purdon.com.au>]  
**Sent:** Friday, 22 June 2012 2:55 PM  
**To:** Rod Florence  
**Subject:** RE: Report

Hi Rod

Attached is the main report and also the consultation report that I put together very quickly but did not circulate.

Good to get it submitted and so far we seem to be on-time. Thanks for your thanks.

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511

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Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

>>> Rod Florence <[R.Florence@canberrastadium.com](mailto:R.Florence@canberrastadium.com)> 22-Jun-12 1:00:56 pm >>>

Chris

Not urgent, but can I have a copy of the completed report; I don't need the attachments.

Also, many thanks to you and Trevor (I'm presuming) for all the work you've done getting the DA submitted. All here in EDD acknowledge and appreciate the effort that's gone into this.

Cheers

Rod

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Rod Florence | Planning and Development Manager |

Phone 02 6256 6713 | Fax 02 6253 2085 | Mobile 0450 960 413 |

**Territory Venues and Events** | Economic Development | **ACT Government**

Battye Street Bruce ACT 2617 | PO Box 666 Jamison ACT 2614 |

[www.canberrastadium.com.au](http://www.canberrastadium.com.au)

[www.manukaoval.com.au](http://www.manukaoval.com.au)

[www.stromloforestpark.com.au](http://www.stromloforestpark.com.au)

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**From:** Chris Purdon [<mailto:chris.purdon@purdon.com.au>]  
**Sent:** Thursday, 21 June 2012 8:50 AM  
**To:** NGACTION; [ron.maginness@act.gov.au](mailto:ron.maginness@act.gov.au); Rod Florence  
**Subject:** Report

Hi

Try again

The draft statement against criteria is attached.

There are a couple of things to be done (insert frequency of use and formatting). Could you please review/amend and in the meantime we will work on the other things.

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

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## **MANUKA OVAL BROADCAST LIGHTING - COMMUNITY CONSULTATION**

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### **Introduction**

The Commonwealth Government has announced that it will contribute towards the funding of television broadcast standard lighting for Manuka Oval. The ACT Government has also announced that it will contribute towards funding and the 2012/13 budget included capital funding for the lights. Cricket ACT has announced that a one-day international Commonwealth Bank game will be played in Canberra as part of the centenary celebrations in early 2013. It is anticipated that subject to statutory approvals the lights would be operational in time for this match.

The Economic Development Directorate is lodging a development application seeking approval for the construction of the light towers and associated works.

Manuka Oval is located adjacent to Canberra Avenue which is designated as a Main Avenue in the National Capital Plan (NCP). The Special Requirements for Main Avenues require that development is to conform to a development control plan (DCP). A DCP has been prepared and the development application will be assessed in relation to the provisions of that document.

Manuka Oval is zoned Restricted Access Recreation in the Territory Plan and is defined as an outdoor recreation facility. The proposed development of a broadcast standard lighting is to be assessed in the merit track against the provisions of the Parks and Recreation Zone Development Code (PRDZC). It is a requirement of the *Planning and Development Regulations 2008* that community consultations be undertaken prior to lodging a DA for all development involving structures or buildings higher than 25m.

### **Consultations**

In accordance with the Regulations, the following was undertaken:

- Establishment of a webpage at [www.edd.act.gov.au](http://www.edd.act.gov.au) providing information about the project
- One on one discussions with the relevant sporting codes advising them of the proposed development and seeking input about issues such as the possible frequency of use of the lights
- One-on-one discussions with surrounding non-residential lessees who wished to be consulted
- Presentation to the committee of the Inner South Canberra Community Council on 15 May 2012
- Presentation to a public meeting arranged by the Barton Kingston Residents Association on 18 June and attended by about 20 people.

In addition residents in the areas immediately adjacent to the Oval were advised about the noise testing activities undertaken on 13 June. This notification is not considered part of the pre-DA lodgement consultations.

It is also proposed to conduct a community information session at Manuka Centre on 30 June.

### **Issues Raised**

Overall the community has not expressed significant concern about the proposed installation of broadcast lights and most of the issues raised were about issues that are not associated with the current development proposal such as parking and traffic, landscaping and the appropriateness of Manuka Oval as the premier venue for cricket and AFL.

In relation to the lighting proposal the community was generally seeking information about the lights and how they would operate. They sought information about:



- Why the lights were required and the number of light poles to be installed
- The location and height of the light poles
- The differences between the proposed lights and lighting systems at other venues such as Canberra Stadium or Viking Park
- Whether the lights would meet Australian standards and environmental standards

Some concern was expressed that the installation of lights would enable the Oval to be used for rock concerts and similar activities and that night time events would attract larger crowds.

The consultations have found that there is considerable support for the broadcast lights on the basis that it would make the venue more attractive, increase tourism and benefit local businesses. Many surrounding lessees considered that the lights would have no detrimental impact.

Chris Purdon

**Purdon Associates**

June 2012

**Florence, Rod**

---

**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Thursday, 28 June 2012 1:45 PM  
**To:** NGACTION; Maginness, Ron; shane.oleary@act.gov.au; Florence, Rod; ian.smith@cox.com.au; Trevor Fitzpatrick  
**Subject:** Feedback Sheet for Saturday  
**Attachments:** Manuka Lights Feedback Sheet.docx

Greetings

Could you please review/amend the attached - we will use it (or a version of it) to obtain feedback on Saturday.

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

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## BROADCAST LIGHTING MANUKA OVAL

The Economic Development Directorate (EDD) is proposing to install television broadcast lights at Manuka Oval. It has lodged a development application (DA20122020) with ACTPLA seeking approval to the lights and the DA is currently on notification. The Prime Minister has announced that the Commonwealth will contribute towards the lights and additional funding is available in the 2012/2013 ACT Budget.

The purpose of this drop-in session is to review the proposal so that you can provide feedback to EDD.

**PLEASE NOTE THAT IF YOU WISH TO COMMENT ON THE DA YOU WILL HAVE TO COMMENT DIRECTLY TO ACTPLA**

1. **Have you visited Manuka Oval in the last 3 years** *(please tick one below)?*  
 Yes  No

2. **For what purpose** *(please tick all that relevant)?*

- Watch a cricket
- Watch an AFL game
- Attend a function
- Work there
- Other *(please specify)*

3. **Did you come here today specifically to visit the display?**  
 Yes  No

4. **Could you please indicate your agreement with the following statements.** Using the scale of 1 to 5 where 1=strongly agree and 5=strongly disagree, please rate the extent to which you agree or disagree with each statement. *(Please by circle the appropriate number below).*

	Strongly agree	2	Neither agree/ disagree	4	Strongly disagree	DK
Installation of the lights will assist cricket and AFL to grow in the ACT	1	2	3	4	5	9
The lights will adversely affect nearby residents	1	2	3	4	5	9
The extent of light spill is minimal	1	2	3	4	5	9
The lights will be visually attractive viewed from surrounding roads	1	2	3	4	5	9
The lights will add to the character of Manuka Oval	1	2	3	4	5	9
The number of times the lights are used each year does not need to be restricted	1	2	3	4	5	9
Noise from Manuka Oval has never been a problem	1	2	3	4	5	9
I would like to attend night games of cricket and/or AFL at Manuka Oval	1	2	3	4	5	9
OTHER??						



# BROADCAST LIGHTING MANUKA OVAL

5. Do you have any specific comments about the installation of television broadcast lights at Manuka Oval? Please comment below.

.....  
.....  
.....  
.....  
.....  
.....  
.....

Could you please provide the following information about yourself:

6. In what suburb do you live?.....

7. What is your gender?

Male  Female

What is your age (please tick one below)?

<input type="checkbox"/> <20 yrs	<input type="checkbox"/> 51-60 yrs	<input type="checkbox"/>
<input type="checkbox"/> 21-30yrs	<input type="checkbox"/> 61-70yrs	<input type="checkbox"/>
<input type="checkbox"/> 31-40 yrs	<input type="checkbox"/> 71+ yrs	<input type="checkbox"/>
<input type="checkbox"/> 41-50yrs	<input type="checkbox"/>	<input type="checkbox"/>

### THANK YOU FOR YOU COMMENTS

Additional information may be obtained by visiting the Economic Development website:  
[www.economicdevelopmentdirectoracte.act.gov.au](http://www.economicdevelopmentdirectoracte.act.gov.au)

If you wish to comment on the DA please visit:  
[www.actpla.act.gov.au](http://www.actpla.act.gov.au)

Telephone inquiries may be directed to Sue at Purdon Associates (6257 1511) or Greg Friedewald in EDD's Community Engagement Unit on 6207 8259.

**PLEASE DROP INTO THE BOX PROVIDED or RETURN TO PURDONS BY  
MONDAY 9 JULY 2012 by COB  
(Fax – (020 62488347 or Email – [purdons@purdon.com.au](mailto:purdons@purdon.com.au))**

**Florence, Rod**

---

**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Monday, 2 July 2012 10:50 AM  
**To:** NGACTION; Maginness, Ron; shane.oleary@act.gov.au; Florence, Rod; ian.smith@cox.com.au  
**Subject:** Saturday's drop-in session

Greetings

Just to let you know that the drop-in session was quite successful - we had a group of people initially, some of whom were opposed to the lights mainly because they lived across the road and were concerned about impact on property values and increased traffic and parking associated with increased use of the facility. Overall however there was relatively little interest and we probably had about 50 people stopping (Ian do you agree with that number). The vast majority were generally supportive of the lights, considered that the Oval should be used more and that it needed upgrading.

People who raised objections were mainly concerned about parking and traffic and the height of the poles, including visual impact. Some people liked the design of the poles and a few did not. There did not seem to be any particular concern about the light spill impacts among those who I talked with.

We received about 8 feedback sheets (not many).

Once again the overwhelming issue is parking/traffic and there is very limited concern about the lights. Generally a very positive outcome.

Ian - is there anything else you would like to add?

FYI

Chris

Chris Purdon  
Purdon Associates  
Ph: 02 6257 1511  
Fax: 02 6248 8347  
Email: [chris.purdon@purdon.com.au](mailto:chris.purdon@purdon.com.au)

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**Andrew Barr MLA**

DEPUTY CHIEF MINISTER

TREASURER

MINISTER FOR ECONOMIC DEVELOPMENT  
MINISTER FOR TOURISM, SPORT AND RECREATION

MEMBER FOR MOLONGLO

[REDACTED]  
Chair, Manuka Business Association  
Suite 185  
2 Endeavour House  
Captain Cook Crescent  
MANUKA ACT 2603

Dear [REDACTED]

Thank you for your letter of 7 June 2012 about proposed developments in the Manuka precinct, including the integration of Manuka Oval with the Manuka shops and pool.

I welcome the support of the MBA for the works currently being undertaken and planned within the Manuka Circle precinct.

The project to install sports lighting at Manuka Oval has commenced and the National Capital Authority and ACTPLA are now seeking public comments on the draft Development Control Plan and the Development Application respectively. The ACT Government is also preparing design options for a potential redevelopment of Manuka Oval that will support a greater commitment by both the AFL and Cricket Australia to host national and international level matches in the ACT.

A greater integration of the oval and the pool with the Manuka shops will provide improved outcomes for Manuka traders. The design team is examining ways of improving pedestrian flows between the oval and the shops. This includes the re-introduction of the original north-south entry to the oval, improving pedestrian access across Canberra Avenue and encouraging on-street event parking to the south of Canberra Avenue.

I understand that a presentation by the Manuka Oval project team to the MBA scheduled for 4 July 2012 has been deferred until later this month. I look forward to receiving feedback from this presentation. In the meantime I have asked Mr Neale Guthrie, General Manager Venue and Event Services, to contact you to provide further liaison on this matter.

Yours sincerely

[REDACTED]  
Andrew Barr MLA  
Minister for Economic Development

13 JUL 2012

ACT LEGISLATIVE ASSEMBLY

**Florence, Rod**

---

**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Wednesday, 18 July 2012 6:21 PM  
**To:** Florence, Rod; NGACTION; Ian Smith (ian.smith@cox.com.au); Maginness, Ron; Shane O'Leary (shane.oleary@act.gov.au); Hamish McNulty (hamish.mcnulty@act.gov.au)  
**Subject:** FW: Approval of DCP 12/05 - Manuka Oval Light Towers [sec=unclassified]  
**Attachments:** DCP12\_05.pdf

Evening all

Attached is the approved DCP for Manuka

Chris

---

**From:** Jordan Smith [mailto:Jordan.Smith@natcap.gov.au]  
**Sent:** Wednesday, 18 July 2012 4:57 PM  
**To:** Chris Purdon  
**Subject:** Approval of DCP 12/05 - Manuka Oval Light Towers [sec=unclassified]

**Security:**[SEC=UNCLASSIFIED]

Hi Chris


I can confirm that Development Control Plan 12/05 was approved by the Authority Board on the 17 July 2012. The Chief Executive Gary Rake endorsed the DCP on the 18 July 2012. Please find the approved DCP 12/05 attached.

Thanks for your help.

Regards

**Jordan Smith**  
**Planning Officer**

**National Capital Authority**  
(02) 6271 2862 | [jordan.smith@natcap.gov.au](mailto:jordan.smith@natcap.gov.au)  
[www.nationalcapital.gov.au](http://www.nationalcapital.gov.au)

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**Australian Government**  
**National Capital Authority**

**APPROVED:**



Chief Executive

Date 18/07/12

*National Capital Plan*

DEVELOPMENT  
CONTROL PLAN

05

12

**BLOCKS 4, 14 AND 15 SECTION 15 GRIFFITH**  
MANUKA OVAL – BROADCAST LIGHTING

JULY 2012



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National Capital Authority  
July 2012

[WWW.NATIONALCAPITAL.GOV.AU/DCP](http://WWW.NATIONALCAPITAL.GOV.AU/DCP)

**APPROVED:**  Date 18/07/12  
Chief Executive



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# 1 PREAMBLE

The subject site is adjacent to Canberra Avenue, which is a Main Avenue as defined in the National Capital Plan (the Plan). Special Requirements for Main Avenues under Section 2.3 of the Plan apply to the site and state:

*Development is to conform to Development Control Plans (agreed by the National Capital Authority) which seek to secure the integrity of the Main Avenues as approaches to the Parliamentary Zone and ensure that the setting, buildings and purposes of the development enhance that function.*

The provisions of this Development Control Plan (DCP) apply to Blocks 4, 14 and 15 Section 15 Griffith. In the absence of a provision in the Plan to the contrary, all development should accord with the relevant provisions of the Territory Plan. Where an inconsistency arises between the Territory Plan and the National Capital Plan, the National Capital Plan prevails.

The subject area is Territory Land outside the Designated Areas of the Plan and therefore the ACT Government is responsible for assessing development applications relating to the subject area. In doing so, the ACT Government is required to ensure any proposal is not inconsistent with this DCP or the Plan.

This DCP addresses only the conditions for the installation of artificial illumination for broadcast quality lighting on the site. Investigations are currently being undertaken regarding other aspects of development in the Manuka Oval Precinct. It is intended that these will be the subject of a future DCP.

# 2 PLANNING OBJECTIVES

- > Ensure that the design and siting of the light poles and frames are responsive to and respectful of Canberra Avenue, landscape character and heritage elements of the surrounding area, including the Barton Housing Precinct, Telopea Park School and St Christopher's Church.
- > That light pollution is mitigated through sensitive, high quality design detailing, materials and construction.

# 3 HEIGHT OF LIGHT POLES

- 3.1 The height of light poles, including the lighting frame and any associated equipment, erected for broadcast quality lighting, must not exceed RL617 as shown in DCP Drawing 1.

# 4 SETBACK AND LIGHT POLE LOCATION

- 4.1 Light poles and any other structures are to be setback a minimum of ten metres from Canberra Avenue, as shown in DCP Drawing 2.
- 4.2 The light poles are to be generally in the locations shown on DCP Drawing 2.

APPROVED:  Date 18/07/12  
 Chief Executive

## 5 BUILDING MATERIALS AND COLOURS

- 5.1** The light poles and frames are to be constructed of high quality, durable and low maintenance materials. Highly reflective external materials are not permitted.

## 6 LANDSCAPE DESIGN

- 6.1** A tree assessment must accompany any development proposal.
- 6.2** The final location of the light poles shall ensure there is minimum impact on any significant trees, including their drip lines, consistent with the need to achieve an even distribution of light across the playing surface.

## 7 MECHANICAL PLANT AND EQUIPMENT ELECTRICAL SUBSTATIONS, STORAGE AND SERVICE AREAS

- 7.1** Careful consideration must be given to the siting of any electrical substation, storage and service areas (including storage sheds) if required and any other above ground infrastructure associated with the light poles/frames. Any such structures or areas must be carefully sited and screened from view from all public roads.

## 8 LIGHTING

- 8.1** The light towers and frames shall be designed and sited to minimise light pollution, and shall be of a high quality design in detail and execution.
- 8.2** The lighting is to be designed to achieve broadcast quality illumination.
- 8.3** All lighting shall accord with Australian Standard 4842-1997 'Control of the obtrusive effects of outdoor lighting' and the Civil Aviation Safety Regulations Manual of Operation Standards 139, Section 9.21 'Lighting in the vicinity of aerodromes'.

## 9 DCP DRAWING 12/05

The above provisions should be read in conjunction with the DCP Drawings which form part of this DCP.

APPROVED:



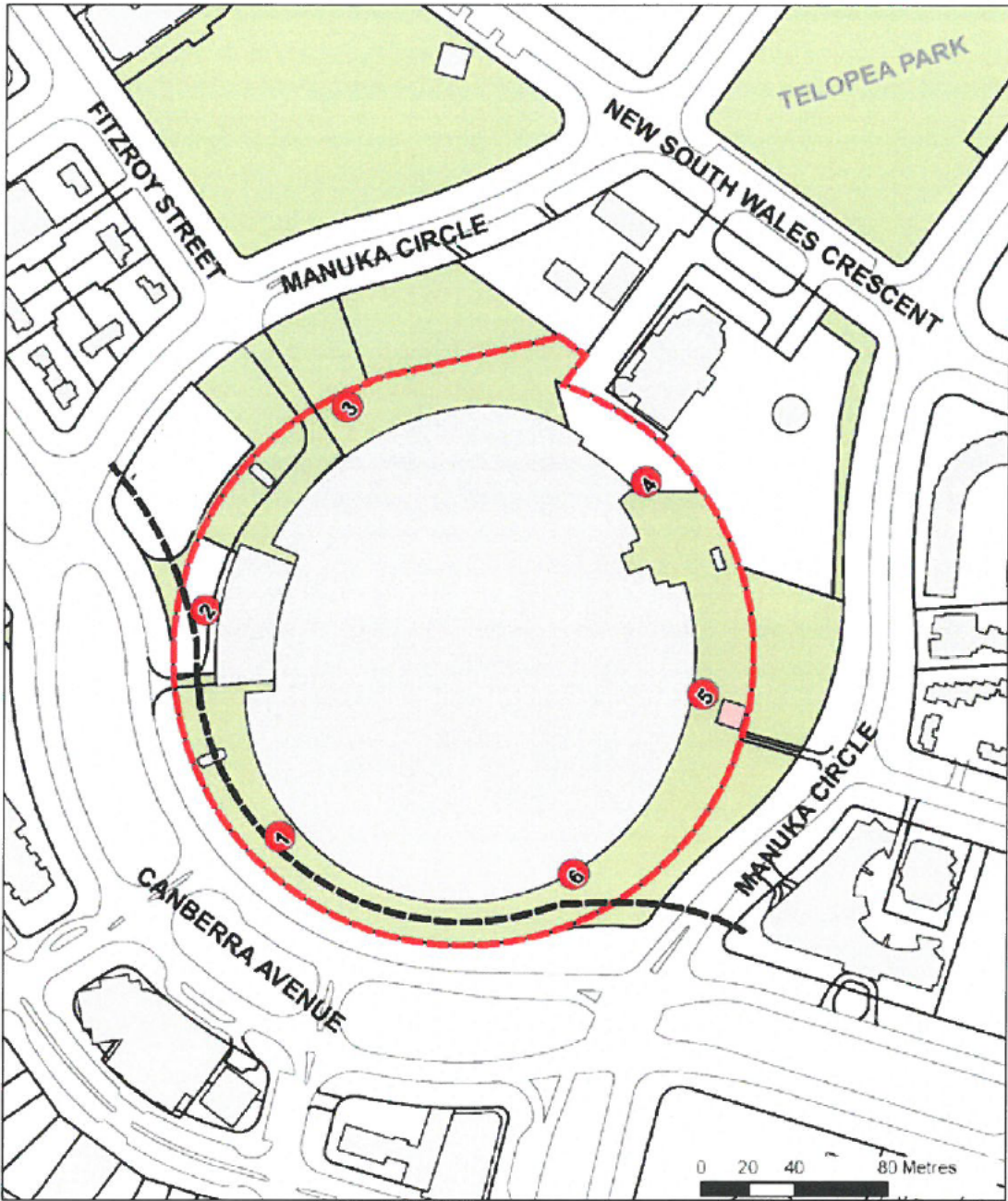
Date 18/07/12

Chief Executive



DCP DRAWING 1 - INDICATIVE LIGHT AND SUBSTATION LOCATIONS

6 NATIONAL CAPITAL PLAN » Development Control Plan 12/05 » July 2012

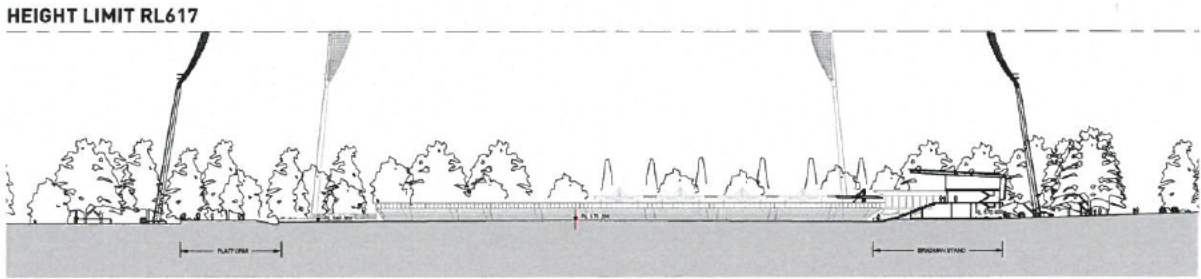
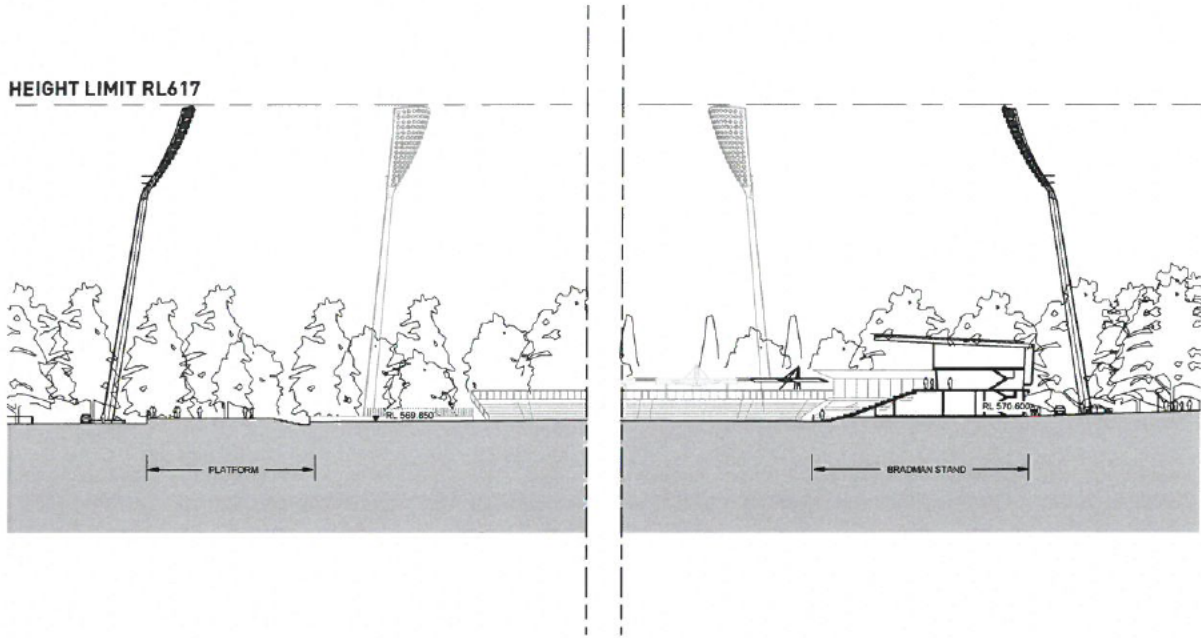


Legend

- Area Subject to DCP
- 10 m Setback
- Indicative Pole Locations
- Indicative Substation Location

**APPROVED:** [Redacted Signature] Date 18/07/12  
 Chief Executive

DCP DRAWING 2 – EAST / WEST SECTION



APPROVED:  Date 18/07/12  
 Chief Executive



The National Capital Authority was established under the  
*Australian Capital Territory (Planning and Land Management) Act 1988*

**NATIONAL CAPITAL AUTHORITY**

GPO Box 373, Canberra ACT 2601

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[WWW.NATIONALCAPITAL.GOV.AU](http://WWW.NATIONALCAPITAL.GOV.AU)



## Caveat Brief

Ref: BM12/1531

To Minister for Economic Development  
From Director-General, Economic Development Directorate  
Subject Manuka Oval Lighting – Development Approval

- The Development Application (DA) for the Manuka Oval Lighting project was lodged with the Environment and Sustainable Development Directorate (ESDD) on 21 June 2012.
- The DA was publicly advertised on Saturday 23 June 2012 and public consultation closed on 13 July 2012.
- Numerous meetings have been held with different community groups culminating with a public drop in session at the Manuka shops on 30 June 2012.  
Community meetings held include:
  - 11 May – Inner South Canberra Community Council Committee briefing;
  - 15 May – Inner South Canberra Community Council presentation;
  - 06 June - NCA information session;
  - 15 June – [REDACTED] briefing - representing Manuka Traders;
  - 18 June – Kingston Barton Residents Association presentation; and
  - 30 June – Public Drop In session at Manuka shops.
- Following the close of the public consultation process, ESDD has advised that two objections have been received. The first from [REDACTED] (refer Attachment 1). The second objection comes from a resident of Flinders Way (refer Attachment 2).
- Despite the rigour of the public consultation process and wide ranging support for the proposal, the objections to the DA mean that the project is still at risk of appeals, which could ultimately delay it.

[REDACTED]

David Dawes  
20 July 2012

**Attachment 1**

DA 201222020

**B4 S15 New South Wales Cres.  
GRIFFITH****PUBLIC WORK - MANUKA OVAL - TOWER - SUBSTATION.**

Proposed construction of 6 towers for television broadcasting and  
construction of 2 substations and associated cabling

Manuka Oval is situated at the heart of the original suburbs of the inner south, on the edge of Canberra Avenue in Griffith, adjoining Barton and Forrest, across from the Manuka Precinct which includes St. Paul's Church and St. Christopher's Cathedral. Consequently, the proposed construction of six large towers, two substations and associated cabling, in order, apparently, to light the oval for the purpose of televising some four AFL games during 2013, is very problematical.

The NCA Draft Development Control Plan 12/05 states, as follows:

*Development is to conform to Development Control Plans (agreed by the National Capital Authority) which seek to secure the integrity of the Main Avenues as approaches to the Parliamentary Zone and ensure that the setting, buildings and purposes of the development enhance that function.*

However, because the proposal only mentions light poles, substations and cabling, the NCA DCP is necessarily constrained to these matters, without regard for the obvious consequences.

The NCA DCP does endeavour to specify the "appropriate" relationship between the design and siting of the poles and substations and the established character of the surrounding area, including.....

- The height of the proposed poles and the material to be used
- Setback of poles (i.e.10 metre)
- Location in order not to intrude into the views through the main avenue
- Tree assessment including protection of drip line of significant trees
- Screening of substations
- Minimisation of light pollution

A quick glance at the Tree Management plan accompanying the DA clearly demonstrates the poor state of the treed landscape of Manuka Oval. Over the years, despite a number of commitments by the sporting bodies charged with the care of the oval, the treed landscape has been virtually ignored. Some ten years ago a significant amount of taxpayers' money

was earmarked for the construction of a new spectator stand, construction of a perimeter fence and the restoration of the landscape surrounds. The stand and the fence were constructed. However, the landscape surrounds continue to deteriorate through abuse and neglect.

The documentation accompanying the DA states as follows:

- A sediment & erosion control plan has not been endorsed by the ACT Environment Protection Authority.
- A statement of compliance from ACTEW is not evident
- The Heritage Council has not provided advice
- A Tree Management Plan has not been referred to the Conservator of Flora & Fauna

In fact, it appears that the assessment of light spill is reliant on the oval having a band of mature trees. This is blatantly, not the case. In addition, the assessment appears to rely on the continued good health of mature trees in surrounding areas.

The light spill assessment notes that Manuka Oval Caretakers Cottage will be significantly affected. However, the assessment also states that:

The proposed lights would have no adverse impact on Parliament House in non- broadcast mode, due to its significantly greater distance from the Oval than the receptors assessed above.

Nevertheless, it is very concerning to read that the targeted light spill will not apply during broadcasting of sporting events. In fact, the document states that, during broadcast mode:

Mitigation measures would be required to minimise the impact of light spill and glare for road users in the vicinity.

In summary, the proposed development does not appear to take adequate account of the heritage values of the oval, the curtilage or the surrounding precincts. The application does not include the restoration of landscape elements which are integral to the oval setting, even though the effects of light spill could be mitigated by mature trees. And, the towers are proposed for installation without any clear commitment to addressing noise pollution, pedestrian numbers and movements, community safety concerns, and significant parking and traffic issues.

**This development application for six light poles and accompanying substations must be refused until such time as a comprehensive Precinct Plan is completed, and reviewed by the NCA, the Heritage Council and other relevant entities. Following these initial steps, a process of effective public consultation must precede a new, all encompassing development application.**



## **Attachment 2**

### **Development Application 20122202**

#### **Public Work – Manuka Oval – Tower Substation**

We object to the proposal for the following reasons:

1. Inconsistency with the nature and scale of the ground
2. Relation to surrounding area
3. The specification of lights

#### **Nature and scale of ground**

The introduction of these lights is unsuitable because they are inconsistent with the nature of Manuka Oval. The modern lights will dominate the ground which has historic features such as the grandstand, scoreboard and caretaker's cottage. The size of the lights in relation to the size of the oval will inevitably change the character of the oval. The introduction of these lights at such a height and in such a style will be completely out of character with this ground.

This is even more unsuitable because of the continuing nature of the Oval as a community oval. The permanency of the lights (against their use) is unsuitable weighed against its multiple uses and the impact on the ground.

The Introduction document to this development proposal states that the wider community wishes to see facilities at the Oval upgraded (such as undercover seating) but are attached to the nature of the Oval as it stands. This is not an endorsement for the lighting as it has been specified.

#### **Relation to surrounding area**

The lights will be inconsistent with the surrounding area. The actual nature of the lights will be inconsistent with the existing skyline of trees and some buildings.

The lights will be visible at significant distances from the Oval because of their height. They will be the highest points in the skyline for a significant perimeter.

They are taller than the 3 churches and all trees in the immediate area. They will interfere with existing vistas of trees, churches and buildings around this area. (This area is promoted through the Canberra Garden City board posted at Manuka, but these lights will be visible from Manuka over any trees and church spires.)

The lights will also be visible from Telopea Park and the foreshore impacting on the quality of these recreation areas. This will impact amenity for the wider community.

#### **Specification of lights**

We object to the lights as specified.

The proposed lights will be the maximum height allowable. Why is this necessary for such a small oval? Particularly given the impact on the oval and the relation to the surrounding area and skyline.

Are alternatives available? Eg retractable lights. This would be more suitable.

Consideration of alternative lighting arrangements for 2013 seems justified given that the amount of future usage has not been established or guaranteed.



13 July 2013

**Florence, Rod**

---

**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Monday, 23 July 2012 5:04 PM  
**To:** Florence, Rod; Maginness, Ron; Ian Smith (ian.smith@cox.com.au)  
**Subject:** Response to objections  
**Attachments:** Response to comments received.doc; DA Objection - [REDACTED].doc; DA Objection - [REDACTED].docx

Greetings

Attached are the objections received to the night lighting DA and the suggested response to which we have to respond. Could you please review/amend.

Chris

**Chris Purdon - Director**



**Purdon Associates Pty Ltd**  
3/9 McKay Street, Turner ACT 2612  
T: 6257 1511 M: 0407 257 100  
[www.purdon.com.au](http://www.purdon.com.au)

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DA 201222020

B4 S15 New South Wales Cres.  
GRIFFITH

PUBLIC WORK - MANUKA OVAL - TOWER - SUBSTATION.

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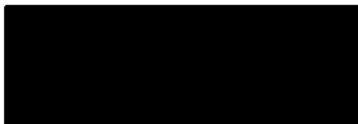
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**This development application for six light poles and accompanying substations must be refused until such time as a comprehensive Precinct Plan is completed, and reviewed by the NCA, the Heritage Council and other relevant entities. Following these initial steps, a process of effective public consultation must precede a new, all encompassing development application.**





## **Development Application 20122202**

### **Public Work – Manuka Oval – Tower Substation**

We object to the proposal for the following reasons:

1. Inconsistency with the nature and scale of the ground
2. Relation to surrounding area
3. The specification of lights

#### **Nature and scale of ground**

The introduction of these lights is unsuitable because they are inconsistent with the nature of Manuka Oval. The modern lights will dominate the ground which has historic features such as the grandstand, scoreboard and caretaker's cottage. The size of the lights in relation to the size of the oval will inevitably change the character of the oval. The introduction of these lights at such a height and in such a style will be completely out of character with this ground.

This is even more unsuitable because of the continuing nature of the Oval as a community oval. The permanency of the lights (against their use) is unsuitable weighed against its multiple uses and the impact on the ground.

The Introduction document to this development proposal states that the wider community wishes to see facilities at the Oval upgraded (such as undercover seating) but are attached to the nature of the Oval as it stands. This is not an endorsement for the lighting as it has been specified.

#### **Relation to surrounding area**

The lights will be inconsistent with the surrounding area. The actual nature of the lights will be inconsistent with the existing skyline of trees and some buildings.

The lights will be visible at significant distances from the Oval because of their height. They will be the highest points in the skyline for a significant perimeter.

They are taller than the 3 churches and all trees in the immediate area. They will interfere with existing vistas of trees, churches and buildings around this area. (This area is promoted through the Canberra Garden City board posted at Manuka, but these lights will be visible from Manuka over any trees and church spires.)

The lights will also be visible from Telopea Park and the foreshore impacting on the quality of these recreation areas. This will impact amenity for the wider community.

#### **Specification of lights**

We object to the lights as specified.

The proposed lights will be the maximum height allowable. Why is this necessary for such a small oval? Particularly given the impact on the oval and the relation to the surrounding area and skyline.

Are alternatives available? Eg retractable lights. This would be more suitable.

Consideration of alternative lighting arrangements for 2013 seems justified given that the amount of future usage has not been established or guaranteed.



13 July 2013

Comment	Response
The Da was not referred to several entities before being lodged	The Parks and Recreation Zone Development Code allows applications to be either referred to entities before lodging a DA and if this has not occurred ACTPLA will circulate an application to the relevant entities. The latter approach was adopted for this application.
The light spill assessment is reliant on having a mature band of trees, which is not the case.	P20 states that the light spill assessment assumes that there are ' <i>no physical barriers between the light source and the recipient. It includes the shading effects of surrounding buildings, but does not include the shading effect of trees or other obstacles. Manuka Oval is surrounded by a band of mature trees. These would have the effect of reducing the intensity of light reaching adjacent properties below that indicated in the following assessment</i> '.
The targeted light spill will not apply during broadcasting of sporting events	AS4282 which documents the lighting standard for non-broadcast mode and specifically does not apply to broadcast mode. The proposed mitigation measures are intended to minimise impacts in broadcast mode.
The proposed development does not take adequate account of the heritage values of the oval and the surrounding precincts.	A Statement of Heritage Effects undertaken as part of the DA concluded that the proposed lighting would not have an adverse impact on the heritage values of the Oval or the surrounding heritage areas.
The lights will be visible at significant distance from the Oval and are inconsistent with the skyline of trees.	Although the lights are higher than other buildings or structures in the area, they will be screened from many areas by the existing mature landscape.
The lights will be the maximum height permissible.	The height of the lights is determined by the requirement to achieve adequate lighting levels on the surface and to also minimise light spill to surrounding areas.
Different arrangements should be provided for lighting in 2013 given that future use has not been established or guaranteed.	It has not been possible for Canberra to participate in some competitions and especially games such as 20/20 cricket because of the lack of broadcast standard lighting. The installation of the lights will enable Canberra to compete for major cricket events and will also enable some AFL games to be played at night.

**Florence, Rod**

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Thursday, 9 August 2012 11:54 AM  
**To:** NGACTION; O'Leary, Shane  
**Cc:** Maginness, Ron; Friedewald, Greg; Florence, Rod; McNulty, Hamish; Ian Smith  
**Subject:** RE: MANUKA OVAL

Also working on separate response in relation to the specific email

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**From:** Guthrie, Neale [mailto:Neale.Guthrie@act.gov.au]  
**Sent:** Thursday, 9 August 2012 11:50 AM  
**To:** O'Leary, Shane  
**Cc:** Maginness, Ron; Friedewald, Greg; Chris Purdon; Florence, Rod; McNulty, Hamish; Ian Smith  
**Subject:** Re: MANUKA OVAL

Shane

Chris is working on some words already on this for these groups.

Do you want to respond or let Chris do it as planned?

Regards

Neale Guthrie  
General Manager  
Venue and Event Services  
Tourism, Sport and Events Division  
Economic Development Directorate

02 6207 2294

Sent from my iPad

On 09/08/2012, at 11:42 AM, "O'Leary, Shane" <Shane.O'Leary@act.gov.au> wrote:

Hi there,

I would like to reply to this note quickly, positively, and to be able to offer a meaningful way in which this offer can be accepted – and that we are at the ready to engage and update them (1) with what is planned for the 18<sup>th</sup>; and (2) a path/plan of how they can/will be consulted and able to contribute to future plans.

Can I please have headline points and our most appropriate contact point asap AND an assurance my request for meaningful contact and ongoing engagement will be honoured?

There is goodwill in this note below that we should respond to and act accordingly ie not allow it to be eroded through no or inappropriate action.

Many thanks!

Kind regards,

Shane

Shane O'Leary | Executive Director  
Phone 02 6205 8294 | Fax 02 6205 0629 | Mobile 0409 751 725 OR 0419 031 834  
Tourism, Events and Sport | Economic Development Directorate | ACT Government  
Level 8, 220 Northbourne Ave Braddon ACT 2612 |  
Locked Bag 2001 Civic Square ACT 2608 | [www.act.gov.au](http://www.act.gov.au)

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**From:** [REDACTED]  
**Sent:** Thursday, 9 August 2012 11:32 AM  
**To:** O'Leary, Shane  
**Cc:** [REDACTED]  
[REDACTED] KBRG parking  
**Subject:** MANUKA OVAL

Hi Shane

You and your team gave the Kingston and Barton Residents Group Inc a very useful presentation about the Manuka Oval lights on 18 June at Easts.

Now that the DA has been called in by Simon Corbell I would like to ask that we be given the opportunity to contribute our local knowledge to the traffic and parking arrangements, especially as 400 extra seats have been approved.

I have copied in the President of the Inner South Canberra Community Council [REDACTED] and the President of the Griffith and Narrabunda Community Association [REDACTED]. The others are KBRG Committee members.

Regards

[REDACTED]  
Acting President  
Kingston and Barton Residents Group Inc.

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## Florence, Rod

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Thursday, 9 August 2012 1:49 PM  
**To:** Florence, Rod  
**Subject:** RE: Advising the bodies corporate of the decision - llights

Thanks

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**From:** Rod Florence [mailto:R.Florence@canberrastadium.com]  
**Sent:** Thursday, 9 August 2012 12:41 PM  
**To:** Chris Purdon; Shane O'Leary (shane.oleary@act.gov.au); Ron Maginness (ron.maginness@act.gov.au); NGACTION  
**Cc:** Matthew Elkins; Friedewald, Greg (Greg.Friedewald@act.gov.au)  
**Subject:** RE: Advising the bodies corporate of the decision - llights

Chris

We weren't planning on having the map in the Canberra Times. We think the map would need to be around half a page to ensure resolution adequate for reading.

We are considering an announcement in the Community Notice Board section of the CT on the 18<sup>th</sup> promoting the map and the free shuttle buses from the City and Woden.

Thanks

Rod

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**From:** Ian Smith [mailto:Ian.Smith@cox.com.au]  
**Sent:** Thursday, 9 August 2012 11:28 AM  
**To:** Chris Purdon; Rod Florence; Shane O'Leary (shane.oleary@act.gov.au); Ron Maginness (ron.maginness@act.gov.au); NGACTION; Hamish McNulty (hamish.mcnulty@act.gov.au)  
**Cc:** Kate Gray (kgray@lovellichen.com.au)  
**Subject:** RE: Advising the bodies corporate of the decision - llights

Chris,

Construction will hopefully commence in the next week or so, but visible structures will take longer.

Might be worth noting that the temporary seating will not increase venue capacity as they are replacing standing room areas?

IS.

Ian Smith - Director



### Cox Architecture

22 Jardine Street, Kingston ACT 2604 Australia  
 E: [Ian.Smith@cox.com.au](mailto:Ian.Smith@cox.com.au) | T: +61 2 6239 6255 | M: +61 437 037 981 | W: [coxarchitecture.com.au](http://coxarchitecture.com.au) | [Disclaimer](#)

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**From:** Chris Purdon [mailto:chris.purdon@purdon.com.au]  
**Sent:** Thursday, 9 August 2012 11:20 AM  
**To:** Rod Florence (r.florence@canberrastadium.com); Shane O'Leary (shane.oleary@act.gov.au); Ron Maginness (ron.maginness@act.gov.au); Neale Guthrie (Neale.Guthrie@act.gov.au); Hamish McNulty (hamish.mcnulty@act.gov.au)

**Cc:** Ian Smith; Kate Gray ([kgray@lovellchen.com.au](mailto:kgray@lovellchen.com.au))  
**Subject:** Advising the bodies corporate of the decision - llights

Hi

You may recall that we discussed sending an email to the bodies corporate once the DA was approved. The following is the proposed wording. Could you please review and confirm that it is OK to sent out. I would also propose sending it to the Manuka Business Association.

Thanks

Chris

Greetings

You may recall that I contacted you when the development application was lodged for the installation of broadcast lights at Manuka Oval. I am now writing to advise that the development application has been approved by the Minister for Planning, Simon Corbell. The decision also approved the temporary installation of 400 seats which are to be erected on the eastern side of the Oval.

It is anticipated that construction of the lights will commence in October (is this correct?) and is to be completed in time for the cricket match in February 2013 between Australia and the West Indies.

You may also be interested to know that following comments, the ACT Government is producing a plan identifying the location of available parking areas in the vicinity of the Oval. The plan also notes that parking restrictions are to be enforced. The parking plan will be advertised in the Canberra Times prior to the AFL game on 18 August 2012. It is also intended that the plan be distributed to surrounding residents and businesses so that they are aware of actions the government is taking to managing spectator parking at major events at the Oval.

Please do not hesitate to contact me if you have any queries.

**Chris Purdon - Director**



**Purdon Associates Pty Ltd**  
3/9 McKay Street, Turner ACT 2612  
T: 6257 1511 M: 0407 257 100  
[www.purdon.com.au](http://www.purdon.com.au)

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**Florence, Rod**

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**From:** Chris Purdon [chris.purdon@purdon.com.au]  
**Sent:** Friday, 10 August 2012 7:12 PM  
**To:** NGACTION; Ian Smith (ian.smith@cox.com.au); Florence, Rod; Shane O'Leary (shane.oleary@act.gov.au); Maginness, Ron; Hamish McNulty (hamish.mcnulty@act.gov.au)  
**Subject:** Ministerial Call-in - lights  
**Attachments:** Call-in Letter.pdf

Letter attached from the Minister re the call-in for your records

Chris

**Chris Purdon - Director**



**Purdon Associates Pty Ltd**

3/9 McKay Street, Turner ACT 2612

T: 6257 1511 M: 0407 257 100

[www.purdon.com.au](http://www.purdon.com.au)

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**Simon Corbell MLA**

ATTORNEY GENERAL  
MINISTER FOR POLICE AND EMERGENCY SERVICES  
MINISTER FOR THE ENVIRONMENT AND SUSTAINABLE DEVELOPMENT

10 AUG 2012

MEMBER FOR MOLONGLO

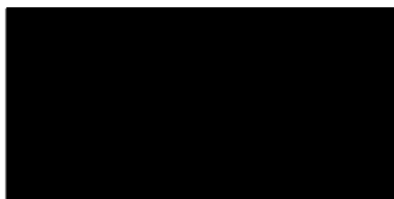
Ms Sue Cutler  
Purdon Associates Pty Ltd  
3/9 McKay Street  
TURNER ACT 2612

Dear Ms Cutler

I refer to Development Application No. 201222020 that you lodged with the planning and land authority (the Authority) on 21 June 2012. The development application seeks approval for the construction of six (6) lighting towers for television broadcasting and associated works, including two sub-stations and associated cabling, and in addition 400 temporary seats, for Manuka Oval in Griffith.

Under section 158 of the *Planning and Development Act 2007*, I directed the Authority to refer this application to me for my consideration. Under section 159 of the Act I have decided to consider the proposal on the basis that there will be a substantial public benefit. The construction of the lighting towers will provide a significant enhancement of the premier AFL and cricket ground in the Territory and will allow night games to be played at Manuka Oval that can be broadcast nationally and internationally.

Yours sincerely



Simon Corbell MLA  
Minister for the Environment and Sustainable Development

8.8.12

ACT LEGISLATIVE ASSEMBLY

London Circuit, Canberra ACT 2601 GPO Box 1020, Canberra ACT 2601  
Phone (02) 6205 0000 Fax (02) 6205 0535 Email corbell@act.gov.au