



Note that minutes are paraphrased to an extent and may not exactly match actual statements.

Project	Hydro Kurri Kurri site redevelopment project	From	Janita Klein
Subject	Community Reference Group	Tel	02 4979 9933
Venue/Date/Time	Thursday 19 February 2015 Hydro offices, Kurri Kurri 6.00pm – 7.30pm	Job No	21/23175
Copies to	All committee members		
Attendees	Mr Richard Brown – Managing Director, Hydro Kurri Kurri Clr Arch Humphery – Maitland City Council Mr Ian Turnbull – Manager Natural Environment Planning, Cessnock City Council Mr Rod Doherty – President Kurri Kurri Business Chamber Mrs Kerry Hallett – Hunter BEC Mr Colin Maybury – Kurri Kurri Landcare Group Mr Toby Thomas – Community representative Mr Andrew Walker – Hydro Kurri Kurri Mr Ian Shillington – Manager Urban Growth, Maitland City Council Mr Bill Metcalfe – Community representative Clr Morgan Campbell – Cessnock City Council Mr Shaun Taylor – Environ Mr Kerry McNaughton – Environmental Officer, Hydro Kurri Kurri Mr Michael Ulph – CRG Chair, GHD Ms Janita Klein – CRG minutes, GHD		
Apologies	Ms Debra Ford – Community representative Mr Brad Wood – Community representative Mr Alan Gray – Community representative		
Observers			

Michael Ulph (Chair)

Welcome and Acknowledgement of Country



Meeting commenced at 6.00 pm

2. Meeting agenda

- Welcome and meeting opening
- Apologies
- Adoption of minutes from the last meeting
- Status update including res parcel 1 works
- DAs to council
- A name (and new brand) for the redevelopment project
- Future community engagement activities/actions
- CRG questions and answers
- General business
- Next meeting / Meeting close

3. Welcome and meeting opening

Michael Ulph welcomes the committee and confirms there are no apologies at present.

Rod Doherty and Bill Metcalfe arrive at 6.04pm.

Councillor Campbell arrives at 6.05pm.

Last meetings minutes

Michael Ulph: There were no action items in the last minutes; all I believe I have to do is add a letter Colin tabled at last meetings minutes, which is the handwritten note from Marcia. I will put this on the minutes.

Minutes moved as a true and correct record by Cllr Arch Humphery and seconded by Kerry McNaughton.

Thank you Arch and Kerry.

Activity Update

Michael Ulph: Richard will give us an update on where we are at right now, including res parcel 1 works.

Richard Brown: There are a few things, actually. Between Andrew, myself and Michael we will go through a few things. It's been nearly three months since we last met. The activity update will include an update on res parcel 1 which we had commenced at the last meeting; the preparations for the remediation activities at the clay borrow pit; our early works planning which we have previously gone through in detail; and demolition planning and approvals. We will also talk in some detail about our thoughts on branding and the reason behind branding this project away from Hydro Aluminium, and that follows neatly onto the community engagement activities we'd like to get into over the coming months.

Res parcel 1

I haven't got any of the early photos here. These are probably from mid-late December last year to yesterday. Here you can see an example of the types of materials deposited in the mine subsidence areas around res parcel 1 at Wangara.

What you may have also seen as your drove in today, near the car park there are big pieces of concrete and refractories which have come from the same place.

All sorts of different things, not only the concrete and refractory material that the smelter placed there to fill the mine subsidence areas. That material had been part of the exercise and you can see this excavator has a construction bucket on it, with holes which are used to sort the soil elements to the larger pieces. Most of this material, the domestic waste and other things, went off to the tip and the concrete and refractory larger pieces were segregated and were placed in the car park. The rest of the soils we placed over the back of the smelter. Both the concrete and the soils will be included in the site remediation project.

Topics

- Activity update
 - Res parcel 1 Remediation
 - Clay Borrow Pit
 - Early Works Activities
- Demolition Planning and Approvals
- A name (and new brand) for the Project
- Future community engagement activities/actions
- Q&A

(2)

Remediation / Demolition Project

- Remediation works have been completed at Res Parcel 1 (see photos).
 - Part A Audit statement from Independent Auditors to follow Validation Report
- Works have commenced at the Clay Borrow Pit
- Early Work packages now being defined.
 - Asbestos removal to commence 23/2
 - Pot superstructure / Subbar removal will follow
- Continuing development on a strategy for the demolition works: what, how, when.
 - Demolition methodology has been largely defined
 - Looking towards starting demolition ahead of main remediation activities
 - Approval through Cesarock Council (Development Application and Statement of Environmental Effects being prepared)
- EIS preparations
 - Concept design for containment cell
 - Consultant studies

HYDRO

Res Parcel 1 - Remediation



HYDRO

Again, here you can see one of the excavators and you can see in the background some of the larger pieces of concrete. This excavator would have been filling one of the trucks to bring this material back to the smelter.

When the holes were excavated, part of the process is that the environmental consultants make an assessment: they take samples of the soil, do chemical analysis, to determine that soil is back to natural ground. When it is back to natural ground the sign off to say that hole can now be backfilled. Because we have an auditor involved in this project, they are also involved in the decision to start backfilling.

This is the area that runs alongside the rail corridor and you can see the fill that's going in here. That fill also has to be certified as natural material, so that also goes through a certification process before it goes into the ground.

This shows part of the filling process. We didn't do any specific compaction other than to use this D6 bulldozer to run over the material. This was sufficient compaction for that area as it is not going to be developed on in any way because of the subsidence and proximity to the rail corridor.

Toby Thomas: Does all this fill come from on site? Or this is imported?

Richard Brown: No, it all comes from Martins Creek. This panoramic shot looks along the area.

Res Parcel 1 - Remediation



Res Parcel 1 - Remediation



Res Parcel 1 - Remediation



Res Parcel 1 - Remediation



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So that's how the area looks as of yesterday. The area has been filled, some drainage has been installed so that whilst the vegetation is being established there's no erosion occurring. These are specific drainage channels. You can see that specific grasses have been planted in this area; this has been seeded by hydro-mulching the surface with some pasture grasses and also some native grasses. Once the pasture grasses bind the surface together, the native grasses will then come through and then hopefully natural regeneration of that area.

Res Parcel 1 - Remediation



Res Parcel 1 - Remediation



Res Parcel 1 - Remediation



Res Parcel 1 - Remediation



What you can see here is called jute-mesh which is anchored to the surface to prevent the topsoil from being eroded away.

Res Parcel 1 - Remediation



This is the other area, what we call the Southern area. What was a surprise to me is that when we excavated the area we removed more material than we had originally identified. You can see in the photo, in the corner there are large pieces of concrete that were pulled out of this area.

This is looking northwards in that same southern area, back to the vegetation. Again the same process, the whole area has been sampled and certified that the material has been removed.

This shows the same view after it was hydro-mulched. That was taken yesterday morning, and you can see the grass starting to come up. We have kept that natural creek line through there. Probably through this area, not only will we keep that grass but Kerry and I will talk and get some more endemic tree and shrub species and we'll plant that back in. Res parcel 1 is now back to the way we'd like to have it.

Res Parcel 1 - Remediation



Res Parcel 1 - Remediation



Clay borrow pit

The next project is the clay borrow pit, which is the area we excavated clay to cap the waste stockpile. That created a void and over the years since that was excavated, refractory materials from various baked furnace rebuilds and maintenance activities have been deposited up there both on the surface and also in the actual void itself. At the moment we're going through the process

of recovering those refractory materials and the concrete. Again, they will be stockpiled and potentially reused as part of the broader site remediation project as road base or aggregate. The clay borrow pit itself will be excavated, some surface management will be undertaken, and hopefully as the project progresses we'll get approval for the containment cell on this designated site.

One of the first activities started this week, is widening the small vehicle access that goes over the creek. We're going through the widening process so that we can get the earth moving equipment from the clay borrow pit back onto the smelter site.

Early Works – Clay Borrow Pit Remediation

Culvert Upgrade

- An engineering assessment of the condition of the culvert was undertaken to determine its suitability for articulated dump truck traffic.
- The assessment concluded that the existing culvert needed to be widened for safety and loading requirements.



Culvert widening works commenced on 18/2/2015



Demolition

Andrew Walker: From next Monday, we will start removing asbestos from line 1. These photographs show some of the examples where we had asbestos. We have cylindrical fume ducts which are bonded asbestos but there's a seal which is friable. The gaskets on these steel ducts, asbestos cable trays – three kilometres worth of cable trays to be removed – and conduits in the concrete, have asbestos seals. Also, the underfloor trench, concrete lids have an asbestos seal.

We've engaged a company to start that work next Monday. All the asbestos will be double wrapped and stored onsite and in the future will go into the containment cell. We have an Occupational Hygienist engaged to do the air monitoring and routine audits to ensure the guys doing the work use the correct PPE [personal protective equipment] onsite. We also have WorkCover here on Monday for the kick-off meeting.

We've also been separating all the stems of the anode rods from the cast steel yokes so that they can be recycled. We have nearly 11,000 rods and so far we've separated 3,100, or almost 40 per cent.

The next package we're working on is the superstructure removal from the pot rooms. The steel structure from above the pots will be removed and taken to a different building to remove all the steel clamps that cover the busbar. At the moment, we're getting ready to go out to the market with a tender package. We're looking to do a trial of that work with two or three shortlisted tenderers to optimise the method so that we're happy with their safety and performance as well as the

Early Works Planning

- Asbestos removal in Line 1 to commence 23/2/15 – scope includes pot fume ductwork, underground trench covers, cable trays and door cylinder heat shields.
- Asbestos will be double wrapped and stored on site for future disposal in the containment cell.
- Occupational hygienist engaged to do air monitoring and routine audits.
- Workcover will attend site on Monday for the kick-off meeting.



Early Works – Anode Rod Separation

- Anode rod separation is continuing so that the aluminium alloy stems and cast steel yokes can be recycled.
- 3,100 rods have now been separated.



Early Works – Superstructure Removal

- Scopes of work developed for superstructure removal in potlines.
- Currently preparing tender documents to go to the market.
- Planning to do a trial first with two shortlisted tenderers to optimise the work method for safety and efficiency before confirming their price.



Line 1 Superstructure

Line 2 Superstructure



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efficiency of the process.

Michael Ulph: Is the busbar steel?

Andrew Walker: Aluminium. 10,000 tonnes of aluminium busbar. It was all cast here on site for lines 2 and 3. Line one was cast in Canada.

To get ready for this work, we've engaged a crane supplier. They'll be starting shortly to do pre-use inspections and recertify some of the cranes in the pot rooms, and one in the remelt, which is where we're going to be doing all the disassembly. Our care and maintenance team have the crane rigs back up and running. They need that to transfer cranes from lines 2 and 3.

After we've removed the superstructures, we will look at the cathode busbar which will be more difficult to get out. We're currently evaluating different methods to determine the optimum way of doing it. We're either going to do it using manual methods such as lifting it up with overhead cranes, or we will wait until the demolition contractor is engaged to move it using large machines while they are demolishing other buildings. If we do the second option though, we risk damaging the bars which would make it more difficult to recycle. We will weigh up these two different methods.

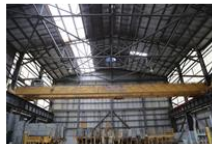
Interim storage of Spent Potlining

We are also working on preparing the bake furnace for the storage of spent potlining. In the pot rooms, once we remove the super structures, we can then de-line the pots. We need somewhere to store the spent potlining and our tin sheds are nearly full, so we're looking to convert the anode baking furnace into a storage area.

Early Works – Crane Recertification

Potroom Cranes

- A crane supplier has been engaged to do a pre-use inspection and to recertify some of the Potroom cranes prior to work commencing on superstructure and busbar removal.
- Crane transporter has been recommissioned by Care & Maintenance Team.



10T Construction Crane in L3N



Crane Transporter



Early Works – Cathode Busbar Removal

Potroom Cranes

- Currently evaluating optimum methods to remove cathode busbars.



Rear Cathode Busbars (L2)



Front Cathode Busbars (L3)



Early Works – Baking Furnace Preparation for temporary Spent Pot Lining Storage

Anode Baking Furnace

- To allow demolition work to proceed, a temporary storage facility for spent pot lining needs to be established.
- A statement of environmental effects has been prepared to go to CCC for a modification application to the 1993 DA for spent pot lining storage on site to permit the use of the anode baking furnace for spent pot lining storage. Must also comply with the CCO.
- Engineering service provider engaged to do a structural assessment and provide drawings for Council of the building modifications required.
- Preparations underway to remove the firing system, packing coke and synthetic mineral fibre in preparation for removing 12,500t of refractories from the furnace.

Anode Baking Furnace during construction in 2004



To this end, we're going to Cessnock City Council with our statement of environmental effects for a modification to the 1993 DA [Development Application] which covered the storage of spent potlining on site. As well as

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that DA we also have to comply with the chemical control order to make sure the spent potlining is kept dry. We've engaged an engineering provider to do a structural assessment and to design some ramps at the far end to get the refractory out and get the spent potlining in. To get ready for that, there is a lot of other work to do: fire systems to be taken out; baking cake to remove; synthetic fibre wool to be taken out; and 12,500 tonnes of refractory bricks to remove.

Containment cell

The next thing is the containment cell. We've received a conceptual design from Environ, and we're now taking this to the market with an Expression of Interest. We're already getting submissions back and from there we will shortlist five or six companies for a tender to do the detailed design and constructability review. There is a

lot of thought needs to go into how we're going to move the materials around the site and how the works will be staged. We will need to store the clay, crushed concrete, and we also need to consider how we will manage the water from rain events we need to be able to manage the water off the capped waste stockpile and containment cell and move a bit of the material across the site.

Richard Brown: So probably just to show what that conceptual design looks like, we have talked a little bit about it in the past. This is essentially the information we will go to these engineers with to say this is the concept for the containment cell. How do you make this?

Bill Metcalfe: Can I ask one question?

Richard Brown: Yes you can Bill.

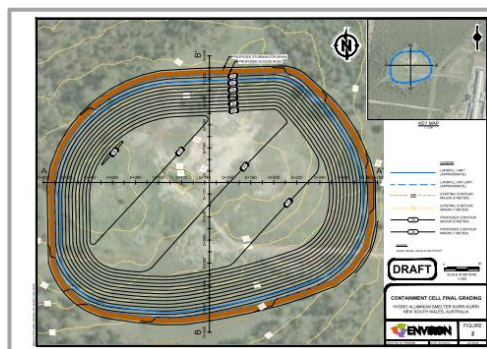
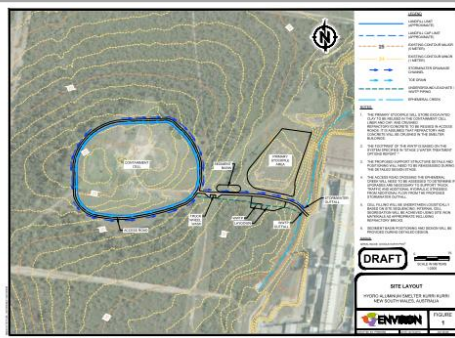
Bill Metcalfe: 12.5 thousand tonnes of brick. Will they go off site or is your plan to put them in the containment cell?

Richard Brown: No not with those bricks. I think what you will probably find is where they come from, they will go back. There is a big hole; the bake furnace is going to be a big hole in the ground.

Bill Metcalfe: But I am saying, of all the product you get off the site you're not going to process anything off site?

Containment Cell Concept Design

- Concept design will now be taken to specialist engineers for detailed design
- Detailed design will be analysed for constructability
- Detailed design and constructability will ultimately be used when procuring the civil works/remediation contract.



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Richard Brown: Where it makes sense we will.	
Bill Metcalfe: I see Tomago process 500 tonnes of SPL each week, and they are sending some to you. I just don't understand what processing something and then containing it for absolute, or is the whole plan to contain everything that's here in one cell?	
Richard Brown: Whatever is here when we're filling the cell essentially that is what we are proposing to go into the cell.	
Bill Metcalfe: Then you're not answering the question. Are you going to process SPL or bricks prior to the containment cell? Or is it designed to take everything that is here now?	
Richard Brown: It's being designed to take everything that is here now on the basis that it is unlikely that any more spent potlining will be processed. I say that and I say it vaguely because it is not in our control. This cell is designed to accommodate, conceptually, over 400,000 cubic metres of material which is twice what we have identified. So it has got contingency for managing unexpected finds.	
Shaun Taylor: I guess at the moment what it is designed to take is the spent potlining that is remaining, the material that is in the capped waste stockpile, the contaminated soils within the site, within the buffer zone, any non-recyclable demolition material. The key streams Richard alluded to, things like concrete, refractories and alike, they will be processed for reuse on site. Be that for building the haul roads, some of it for the containment cell, some of it for filling the number of big voids on the site. The only thing that goes off site is the scrap metal for recycling. All those other materials will be going into the cell.	
Bill Metcalfe: Why wouldn't you recycle concrete?	
Shaun Taylor: That's what we are saying; we will recycle for reuse on the site.	
Bill Metcalfe: When you pull a potline down you're not going to recycle back out through the front gate and put that into the containment cell is that right?	
Richard Brown: No, not in the containment cell. Imagine you have got bake furnace tubs, you've got casting pits you've got all of the dump stations, and you've got all the holes in the ground. You need to fill that with something and concretes a good option for filling those things and the refractories as well. If there's roads to be constructed. We know we have got to build a road to the containment cell; it's a good road base. If there is an excess of concrete, over and above what we would require for those applications then sure, we will look to recycle that off site. But I think the feedback we have had from most of the contractors that we have had discussions with; they have said you will use that on site, if not now as part of this process, then a developer, when they come on site to build a network of roads, then they will use it as well.	
Shaun Taylor: So basically the concrete will be crushed and processed on site to be available for reuse as part of this project, or as Richard said, by a future developer.	
Rod Doherty: So the concrete crushers Concrush down here at Teralba and this mob over here at Mitchel Avenue. So you are going to have a mobile concrete crusher on site?	

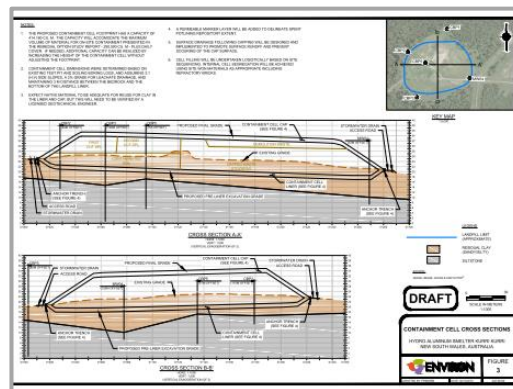
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Richard Brown: That's what I imagine the demolition contractors are going to do. That's what they are down there; they are just mobile crushers that they have on site.

What are some of the key features Shaun in this concept? Probably that's a good one to show I think.

Shaun Taylor: That gives a good cross section of what the cell is looking like so I guess one key thing is; the colours give an indication of the underlying geology of the areas. We have got the grey which is bedrock, on top of that is a layer of very good, highly impermeable clay which makes this location ideal for a containment cell. Both for sourcing material for building the cap and an engineered base but also there will be at least 3 metres of that clay retained on top of the bedrock. There are already natural contingencies built in that location. What will then happen, there will be cutting made into that clay.

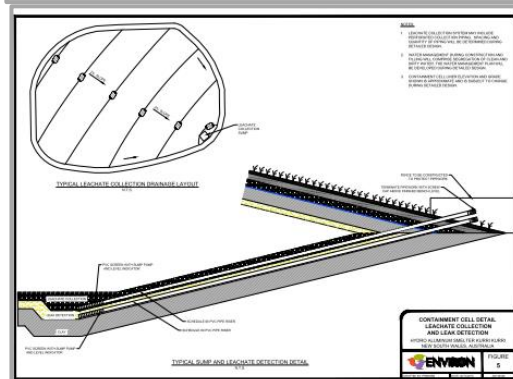
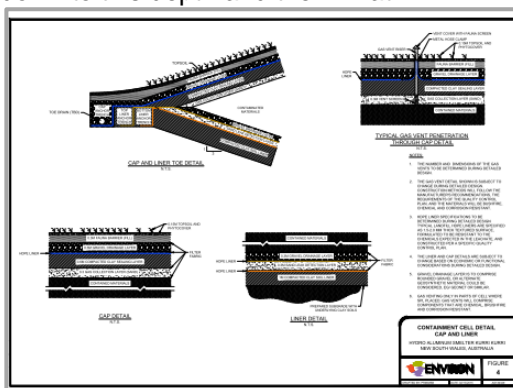


Michael Ulph: So the thin lines are the border of the cell?

Shaun Taylor: Yes. This is the line showing the bedrock and the clay. This dashed line is showing the existing ground surface. What will then happen is there will be excavation occurring down to this depth and then what will

happen, the next slide will show the cross section of the actual layers. They will start building these layers. What we have got here is the base. We have the compacted clay, the leak detection layers, drainage layers. In between these layers there is the HDPE liners and the filter fabric as well.

As you can see there are several layers just in the base itself which is something that wasn't done when the capped waste stock pile was put in place. It was basically placed on the ground, with perhaps part on a small slab. On top of that you have also got similar on the surface as it was on the base. You have got a gas collection detection layer, compacted clay seal, a drainage layer and then what we call a fauna barrier to



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<p>stop things like rabbits, wombats or other things causing a problem. Then you have the grass layer on top. Where it ties in there is also going to be drainage at the side to capture water and drain it away from the site. That's where the two layers tie in together.</p>	
<p>We also have as part of the contingency, the cell has been designed so that leachate is not generated but as a contingency, in the event it is generated, that there is a leachate detection mechanism so it can be pumped out and treated at a treatment plant. Between the nature of the material and the design of the cell it is not expected that leachate will be generated. It is not like a typical landfill where you design with that in mind this has been designed with no leachate generation in mind but with having that contingency built into it. As you can see basically grading down at that low point we have that leachate.</p>	
<p>Michael Ulph: Any questions about that?</p>	
<p>Bill Metcalfe: What's the cost of processing all the SPL versus putting it in containment?</p>	
<p>Richard Brown: The cost of processing depends on how much we process. If we process it all, it is a lot more. That's one of the factors we talked about previously is that's one of the considerations. What we don't have control over is the time it takes. There is no point in processing it and leaving it sitting in sheds for the next 50 years if there is no outlet for it.</p>	
<p>Bill Metcalfe: I thought the Chinese would buy as much as you need.</p>	
<p>Richard Brown: The spent potlining? That's not our experience otherwise I would have thought of that. If there was value in it.</p>	
<p>Bill Metcalfe: I don't mean SPL that's got to be processed I'm just curious.</p>	
<p>Richard Brown: There are two elements to the spent potlining. There is the first and second cuts. The first cut is valuable to people because of its calorific value. It's got energy values. Its value to someone is only based on the cost of energy. So if energy prices are low then it's our experience that the demand for these alternative fuels, of which processed spent potlining is one, basically disappears. So we have seen over years the consumption of spent potlining through the processing on site here peak and trough. There have been years when there has been none processed.</p>	
<p>Bill Metcalfe: Does Regain still process?</p>	
<p>Richard Brown: Regain are still onsite.</p>	
<p>Bill Metcalfe: Are they processing?</p>	
<p>Richard Brown: They are processing material through this plant but I doubt it's Kurri's.</p>	
<p>Colin Maybury: Say that again.</p>	
<p>Richard Brown: I doubt it is Kurri's spent potlining. Remember that the plant on site is not a treatment plant. It's a fine grinding plant and a batching plant. The treatment happens at Tomago. The heat treatment.</p>	
<p>Bill Metcalfe: Don't Tomago send some to Weston Aluminium?</p>	
<p>Richard Brown: Tomago? I am talking out of school here because I don't know the contractual details but I am aware they have sent some material to Weston yes. I don't know how much, I don't think it is a lot.</p>	

Toby Thomas: Second cut.

Richard Brown: That's the second cut

Bill Metcalfe: First cut?

Richard Brown: No second cut to Weston. Weston have got a licence and they have the licence to process second cut spent potlining not first cut.

Bill Metcalfe: I don't know about that I'll check that out.

Shaun Taylor: I guess their approval they got in 2012, they are just processing the dross. What they got approval to do was to treat up to 30,000 tonnes of aluminium dross and/or second cut spent potlining.

Michael Ulph: Any other questions?

DAs to council

Richard Brown: Another key aspect of what we are working on at the moment is this reuse of the land and the rezoning that's preceding that. I guess where that is at is that we are currently finalising the consultant studies that will feed into the planning proposal. So really the outstanding ones that we are getting the finishing touches on are traffic and social and economic impact. That will join a long list of other studies that will inform the planning proposal. We are hoping that planning proposal will be submitted into council in March. It depends when we get some of these finalised reports back.

Rezoning - Planning

- Finalising consultant studies (remaining : traffic, social and economic impact)
- Aiming for Planning proposal (rezoning) to be submitted to council in March.
- Biodiversity assessments (species specific) are still being finalised
 - No unexpected findings to date
 - Consultation with Cessnock Council and OEH will follow to commence Bio-certification process.

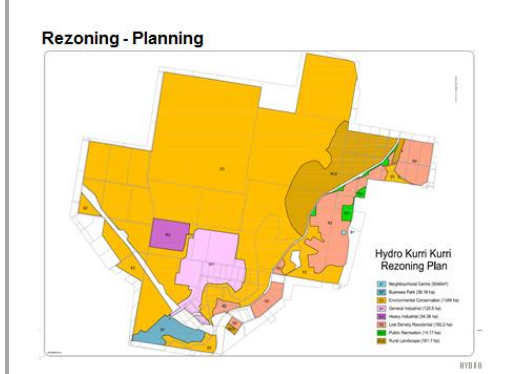
The biodiversity assessment, that's a key issue in terms of getting certainty on the development, as you'll recall from previous meetings. We are still doing the work on preparing a bio certification process in conjunction with council and OEH. We have done all the ecosystem assessments to work out what ecosystems are on site and how the credit calculations between conservation and development will need to be in balance. We are now required to do species specific assessments, so looking at all the endangered species, both flora and fauna. That's just about finished they are still doing some field work over the next couple of weeks. So far there hasn't been any unexpected findings, we haven't found anything we weren't already aware of. We don't expect the species surveys will have a great impact on the proposed footprint.

You might recall, Shannon showed at the last meeting or one before, the rezoning master plan. Just to go through the same features again. Around the smelter site, that will be proposed to be rezoned as general industrial land with a portion of heavy industrial off to the side where we are proposing to put the containment cell. The reason behind the heavy industrial zoning is, if you recall, the discussions we had as to if there are industries out there or users of land that require a buffer. A bit like the smelter did when it was first established here. They can be located at the back of the site and they will have a natural buffer to other developments.

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The area on the southern side of the Hunter Expressway on Hart Road. We are proposing as a B7 zone or a business zone to give a bit more diversity of the products for employment around the smelter footprint. The residential zoning proposal will be more or less along the eastern side of the rail corridor between Cliftleigh and Gillieston Heights as well as a section near the TAFE in Loxford. The majority of the rest of the site with the exception of the flood free land that exists up in the current Wangara we will look to have zoned as E2 land but that will form the basis of the biobank site under the bio certification process. In terms of the total land holdings of around 2000 hectares over 1300 hectares will be forming part of the conservation outcome for the development on the site.



Toby Thomas: Can you just show me where to Kurri speedway sits on that.

Richard Brown: The Kurri Speedway sits, probably straddles that part there. Our intention with the Kurri Speedway at this stage is that the land; we'll propose to rezone it but we will retain a contractual arrangement with the speedway for as long as they require the speedway. Whether that is 10 years, 50 years, 100 years. That's our thought process, nothing has been finalised. It's probably not even something we have talked too much to them about.

Our thought process is that we would like to retain that as a community asset if that is what they would like to continue to do. Hydro or the entity that would have the long term ownership of the containment cell will look to have long term ownership over the land. Have a peppercorn lease over the land with the speedway and if they decide at some point in the future that's not for them, or the speedway is no longer interesting or viable, then that land is available for development consistent with the rest of the land around that.


Bill Metcalfe: I can tell you now the speedway is very good for Kurri.

Richard Brown: I agree with that.

Arch Humphrey: It's starting to get discussed a bit now. It was brought up at our 2040 meeting last week.

Richard Brown: We have had some discussion with Tony and with Peter about the speedway and what our plans are. At the moment they have got a lease on the site with us and we just have to work through some of the specifics with ownership and title and how we would do that. Philosophically we think that there is plenty of land available for development on this site so it's not like there's so much need for land developed for industrial purposes that you can't have half a hectare or two hectares set aside until the very end or, if ever. So it's not going to change the value of the land as such. If that is something that the community thinks is a valuable asset, then we are happy to support that.

Arch Humphrey: Are you saying that part of the E2 and part of the

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<p>industrial?</p> <p>Richard Brown: I haven't got the actual overhead but it will sit, if you can see there, Dickson Road and it runs through there, it is in that last lot there.</p> <p>Rod Doherty: Where is the Junior Motorcycle Club?</p> <p>Richard Brown: It is in this flood zone up here. So it's not developable in any case.</p> <p>An interesting question about the impact of that and a conservation outcome, which is something I haven't really thought about.</p> <p>Rod Doherty: There's no thoughts now, that I have said to people about the residential development. If it gets a guernsey it will drive the speedway out.</p> <p>Richard Brown: I guess that is an issue then that needs to be considered in that rezoning placement.</p> <p>Bill Metcalfe: It's like airports, if you buy a place there and [then complain].</p> <p>Kerry Hallett: Yes but not everybody thinks like that. If you are going to buy it cheap.</p> <p>Richard Brown: That's a strategic question for council when they make an assessment on this.</p>	
<p>A name (and new brand) for the redevelopment project</p> <p>Ok, so you will recall at the end of our last meeting, and at the start of these meetings, we feel it is important for us, and Hydro and it's important for the community to start and think about this site differently from the past. It has had its past; it's been an integral element of the Kurri community, probably broader than that. Now we think it's time for the smelter side of things and the mindset of the smelter being crucial, to start and move into the past.</p> <p>We talked about how we can discuss this project which has got the elements of the rezoning and the future land development, the remediation of the site, conservation of all that land and how we can discuss that as one project but not refer to it all the time as the former Hydro smelter site. So we wanted to come up with a name or a brand that we can start and discuss these things in the future. I think someone, and you will see what I mean in a minute, someone talked to me and said it's a bit like a child's name, something that you just put a tag on and it doesn't seem like it fits but after a period of time we expect that the name and the brand will just start to equal the project and they become one in the same thing.</p> <p>When we talked about it last time a lot of people talked about the geographical nature of the project. It was a bit hard to put it all into one box because it's in Loxford, it's in Gillieston Heights, it's in Sawyers Gully it's in Loxford all those sorts of places. I think the overriding thing is that, the smelter, if you asked anybody from, specifically outside of this area; 'Where's the smelter?' It's in Kurri Kurri. It's associated with Kurri Kurri, if you said it's in Loxford, you wouldn't get too many people know where that was or even</p>	

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have heard of it. I think from a geographical perspective I think Kurri Kurri suits.

From the theme or the overarching ambition of the project as well, there were lots of words given around how we are changing from something of the past to a new future. I think even the word phoenix was given and I think that is a really good analogy for what we are doing here. It was a smelter that is basically going to be torn down and from that a new future or developments can be born out of that again. 'Phoenix' has, from a branding perspective probably got some benefits but there are other phoenixes around. From the discussion, we took to name the project is basically "Re-growth".

"ReGrowth Kurri Kurri" as a name for the project.

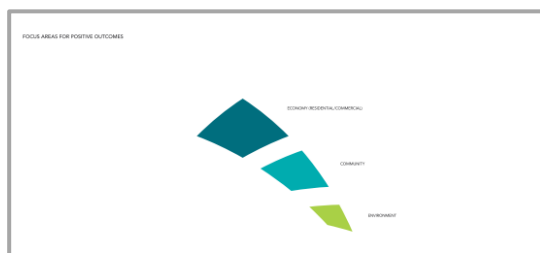
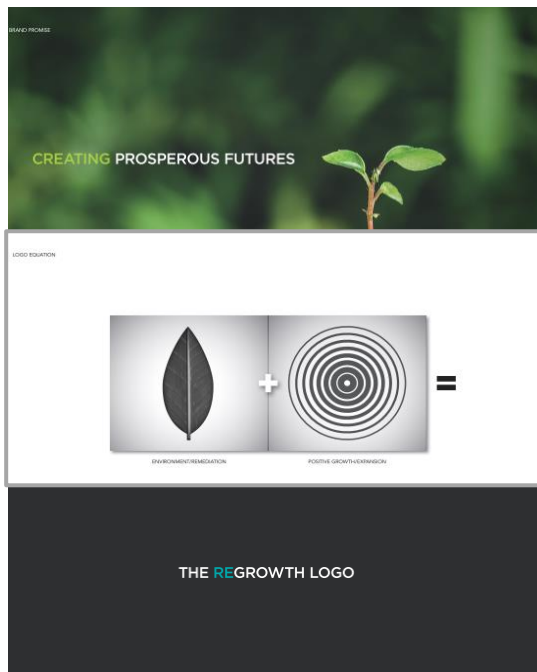
Based on that we looked to get some consultants involved to give us an image or a brand. A brand image for this Regrowth Kurri Kurri project. I can show you. So they took Michael and I on this wonderful journey, sat us down in front of this screen and told us how they had reached this wonderful brand.

This I like, this is something I did like that they said.

When we discussed with them a brief about what this project is, about their interpretation of our brief was that, what we are looking to do is *create prosperous futures*.

I think that sums it up. What we are trying to do here is to allow for people to be involved in this site again, be it through employment or through living or enjoying the conservation outcome and hopefully that brings some prosperity to those individuals but also the community.

So they have taken this creating prosperous future as a brand promise and they have looked at it and said there are two main elements. One is the environmental side of things, so the conservation and remediation and the other is about the growth and development of the site. The community being a part of that process, now the magic occurs, they add 'that' and 'that' and they come up with a logo.



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So what you will start to see, unless anybody has any violent objections, is that we will start to use that branding on our communiques, on our websites, on fact sheets, and various things. So as an example and maybe Michael you can talk about the next phase of the engagement activities and how this will flow into that.

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Future community engagement activities/action



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Michael Ulph: We are looking to ask the community what they think about the various parts of the project. Clearly we are looking to rezone some areas for residential development and there needs to be DA's for that, there needs to be consultation for that and we want to get in as soon as we can and put more effort into asking the community, what they think.

So we are looking to develop some ads, some fact sheets, more information on the website and so on that ask people what they think about residential development around Clifftleigh, or residential development around Gillieston heights or commercial development on the smelter site, or conservation land. But also what they think about how the history of the smelter should be remembered, things like that.

We are looking to come up with a suite of communication devices that basically ask the community to provide more input into this process. When they come out, you are likely to be asked more questions about it hopefully.

You might find more people in the streets asking you what is going on or giving you suggestions about what they think.


We are also looking to create some videos that do a bit better job of explaining what is going on because you can only put so much in an add. People only have an attention span to read certain things on a website. But if you can stick it into a short video it's a lot easier to get people's attention. These days, 70% of people look at social media on their phone. You can post videos online and people can look at them on the bus, and that makes it very accessible.

Arch Humphrey: How do you market residential land in Gillieston Heights under that [brand]?

Community Engagement Activities

- Preparation of fact sheets, flyers, posters and digital media (video) outlining all aspects of the project.
 - Rezoning – Employment
 - Rezoning – Residential
 - Conservation
 - Remediation
- Advertisements in local papers to direct people to website and Youtube for more information. Asking "What do you think?" to they can give feedback through established channels (mail, email, phone, CRG)
- Community "Drop-in" sessions to be held Onsite / Kurri / Weston.



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<p>Michael Ulph: No you don't.</p> <p>Hydro is not trying to sell residential land.</p> <p>They are trying to explain the process they are going through. A developer in the future will have that job and it's unlikely they will want to use that same branding. This branding is to talk about the project as it sits. We sit around a table and talk about it. It's about remediation, it's about demolition, it's about redevelopment and rezoning, it's about conservation and it's about remembering the history of the site. All those elements. We are not expecting Hilton Grugeon, or any of his colleagues will try and embrace this branding.</p> <p>Rod Doherty: In respect to say the Gillieston Heights land I guess that less than 1% of the population would even know that it was owned by Hydro Aluminium.</p> <p>So if you went out there and tried to talk to community groups about this. People can't even grasp the fact now that, we are out there talking to the community, that there is 2000 hectares there. They can't grasp that, they only see the physical site. That's all they see, they don't see anything else.</p> <p>Michael Ulph: That's right, so something like a video is an easy way to show, "here is the Hunter Valley", and if you compare say the footprint covered by Newcastle and the footprint covered by Kurri aluminium smelter and buffer zone, there's not a lot of difference. They are similar in size. We are talking about a large piece of land. You can illustrate those things with a video and you can drill down into more detail about specifics. Over time we are hoping to develop a suite of short videos that can show people with questions about the site and then lead them into asking questions and getting more detail.</p> <p>Rod Doherty: I think if you are going to market the project, one of the things I have seen on YouTube in recent weeks, while this is controversial, take an old daggy block of land like this and you can create the vision. New industry and residential, you can actually do a virtual redevelopment of the site in a 3D rather than just a flat plan like you have got presently.</p> <p>Kerry Hallett: Isn't that what they did with the freeway?</p> <p>Rod Doherty: Yes but there is also a couple of YouTube videos about what Newcastle railway station would look like as a big markets and things like that. They are the sensible things where people can start to visualise, what perhaps might be.</p> <p>Michael Ulph: Yes. So that's the current thinking. We are really interested in your feedback right now if you have got any.</p> <p>Ian Shillington: I guess just the comment in terms of council they have the normal process for exhibition of any plans. I suppose this compliments and pre-empts that?</p> <p>Michael Ulph: That's right. With an EIS or a DA or any approval process the more information you can get at the front of it [the better]. We started these conversations six meetings ago by saying that it's early days. In some senses in terms of the environmental impact assessment it's still pretty early days.</p>	

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<p>Things such as DA's and some other things have shorter time frames. But it is important that we get that feedback in that can help to inform the documents that are produced by the consultants.</p>	
<p>We are also looking to have some drop-in sessions over the last little while where we will put this sort of information up, show the videos, show the maps and so on and have Hydro people and other specialists along to discuss any issues or any questions. Anything that people want to talk about and that will also feed into the process.</p>	
<p>I'm thinking maybe we might have a barbie or something like that and possibly one here, at Kurri, one at Weston and take it to the people as well to make it more accessible. With a drop-in session what you generally do is you have it over a period of hours and people come and go as they please so we are not all waiting for one big town hall meeting and people can ask their own individual questions and get their own individual customised responses to their questions.</p>	
<p>Arch Humphrey: When you're marketing Kurri Regrowth and somebody away from here says 'well I have heard about Kurri Regrowth. What's it about?' Won't the focus go back to – it's the redevelopment of the smelter site. Don't you need to get some pinnacle that you market and it spreads from that? You have to try and get away from the smelter. It represents what the biggest thing you are trying to market is the smelter land. You don't want somebody who knows nothing about it say 'what is it?' and the first thing they hear is the redevelopment of the smelter.</p>	
<p>Bill Metcalfe: What's the plan for taking the bath and pads out?</p>	
<p>Richard Brown: It's part of the project that Andrew was talking about with the, oh the bath in the pots?</p>	
<p>Bill Metcalfe: It's got to be bath in delivered pots if they haven't skimmed them.</p>	
<p>Richard Brown: No most of that came out actually.</p>	
<p>Bill Metcalfe: When you pulled the anodes out, what are you going to do with the metal pads?</p>	
<p>Richard Brown: It's all sitting up in bags up there we are looking for a smelter that is interested in buying it or receiving it.</p>	
<p>Bill Metcalfe: So what are you going to do with the metal pads are you going to process that?</p>	
<p>Richard Brown: There is not much metal pad left in it but what there is we will sell it. Go out to a scrap tender and sell it.</p>	
<p>Bill Metcalfe: That should be a fair bit.</p>	
<p>Michael Ulph: Is that relevant to this conversation? Or is that more general business?</p>	
<p>Richard Brown: Sorry Chair.</p>	
<p>Michael Ulph: I'm just wondering I didn't know if you were going to bring that back in.</p>	
<p>Bill Metcalfe: Well it's about Kurri Regrowth isn't it? Jobs and stuff like that. I was curious what they were going to do with the metal pads; you can't put</p>	



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that in a containment cell.	
Rod Doherty: We were talking about the processes of rebranding the land. One of the things they have done in Newcastle is with the BHP site they named it Steel River and they marked it as so. Everyone knew it will still part of the old BHP site but they created a brand new name and marketed it Steel River. It took eons for Steel River to actually kick and start to grow. But the thing was, it worked well by just giving it a name. You can't give it a Hydro name or a BHP type name but certainly I don't disagree with ReGrowth Kurri Kurri. Geographically people can connect it to the township of Kurri Kurri.	
Richard Brown: It is difficult to...	
Arch Humphrey: Don't you really need to. If somebody said 'what's Kurri Regrowth all about?' It's about environment, lifestyle and employment. You are right away from what it was. Whoever is interested, they say we know where Kurri is, it's a large environmental area, which it is, it's a large employment area, which it is and it's a lifestyle that a lot of people want. That is what I was saying before. Unless you can link that with something that has nothing to do with the smelter so that person who knew nothing about the background will say we want to set up a business that needs a buffer zone we are interested in the environmental side of it or interested in the lifestyle side of it.	
Michael Ulph: I tend to think that we don't necessarily want to shy away from the history of the site, that there is a smelter here. A large part of this project is actually working with the smelter site and remediating it, demolishing it, over time will be a major focus. When this site is demolished and that big chimney stack comes down that will be front page news. I don't think Hydro is looking to hide the fact there is a smelter here or even skew it. The demolition and remediation of this site is the enabler for everything else. You have to have a site that's remediated before you can do the other things. So that's vitally important.	
Arch Humphrey: Sure	
Michael Ulph: With that said, we are looking to go into the detail and have separate ads about separate things, separate factsheets that detail bits of activity so people can understand what's the residential outcome likely to be, what's the commercial outcome and hence employment outcome and conservation outcome and the rest of it. But I certainly take your point.	
Richard Brown: I think Arch's point, what's it about? is good. These are the things it is about but what is it? Well it is the demolition and remediation and rezoning, they are practical things but what is it about? What are you aiming to achieve?	
Michael Ulph: There will be lots of similarities in some of these ads. If you look at the left hand side on the bottom It says Hydro is looking to rezone land on and around the smelter site and south to the Hunter Expressway to commercial zone.	
Richard Brown: It may or may not say those exact words.	
Michael Ulph: This is a dummy ad the design house has put together. And then 'What do you think?' So it does say that Hydro is looking to do it. There will be another one that is similar and it might be in the same paper and you turn the page and see the other add, virtually the same but talks about something different. There will be those linkages and it will do it over time,	

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<p>especially the locals will get an understanding of the whole package. That is the plan, but it's certainly open to tweaking.</p> <p>Arch Humphrey: It's only the examples that look at lead in Newcastle, look at asbestos, where asbestos has been mined or there's any contamination of asbestos. There and you take here with fluoride – you don't want anything, we understand it is a smelter site, the marketing of the opportunities of Kurri Regrowth is the thing really needs to be concentrated on.</p> <p>As soon as you go back to, nobody is trying to say it was never a smelter but there were some downsides. We have heard about the waste and there are people who are sensitive to that. When you turn round the environmental side of that which has got a tremendous environmental side, tends to sort of balance that out rather than it being like Pasminco lead problems but just look at that, look at how long it's gone on for and look where it is at now. That's a bloody nightmare.</p> <p>Rod Doherty: There's also a beat up by the Herald too.</p> <p>Arch Humphrey: How do you control that? That's the problem.</p> <p>Michael Ulph: So that's the current thinking. Thanks for your input. If you have any other input. Please send us a line or give us a call, I'd really appreciate that. If you think there is something we are missing or another component of that messaging we are missing, any detail.</p> <p>Rod Doherty: You need a Trademark for all that stuff before people steal it.</p> <p>Michael Ulph: Yes, but look it's a short term thing, it's not a long term thing, we are not expecting a land developer to grab it.</p> <p>Richard Brown: That's pretty much it in terms of that. Michael?</p> <p>Michael Ulph: Alright, thanks Richard.</p>	

CRG questions and answers



Michael Ulph: The next part of the agenda is to take questions and answers from the community reference group. You have had months now to meet members of the community, talk to them, find out what their questions are and bring them to this forum. Have we got any questions?

Rod Doherty: I have got a question to ask. First up, we wrote a letter to Richard on the 20th of November where we, we being our business community. Suggesting that this 2 year planning phase and 5 year demolition phase, and suggesting that some of the plant can be reused economically and thinking about that, while this demolition and rehabilitation is going on we

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are going to allow the speedway to operate. We are not shutting the speedway down whilst all this goes on so what our letter was with you guys was to say can we set up some dialogue with you guys to think about, can some parts of the smelter be used right now during the planning phase, it could be the sports grounds for example. That could be useful right now for some kind of facility.	
Richard Brown: The answer is yes, of course.	
Rod Doherty: We need to sit down and have a talk with you guys about that because this might sit here for 10 years before anything really starts to happen. We don't want to see that happen where as you guys are maintaining parts, mowing lawns, whatever it is and nothing is happening.	
Kerry McNaughton: Rod, Weston Bears are still using the playing fields for pre-season training. Shane Johnson approached me.	
Rod Doherty: Is the Pony Club still using land?	
Kerry McNaughton: No	
Rod Doherty: Are the Scouts still using land?	
Kerry McNaughton: Yes. With the close of business, the uses of the buffer zone haven't changed as such. If the community wants access to playing fields we still accommodate. Nothing has changed in that area.	
Richard Brown: And if there are buildings on site that people need temporary use of, if it is practical or not we have a meeting room there. If people wanted to have a meeting or something that's something we can look at.	
Rod Doherty: So personal training centre now not occupied at all?	
Richard Brown: No. we will be moving some of Kerry up there into the lab and some IT stuff so when we start to do some demolition, turning power off the site, which will start to limit the ability to do that. But as examples, based on the discussion you had with someone from the Uni that they are looking to do some experimental work and they are looking for a facility. We have had some discussions with them, but whether that actually gets off the ground there are other factors. But we are willing to talk to people and look at those opportunities on a case by case basis.	
Toby Thomas: So the arrangements with Transpacific, are they there for a long lease?	
Richard Brown: No that's an example of where they have been on a long lease but have actually talked us down in terms of their lease period. But we have a need for that building for part of the demolition process. Where Andrew was talking about the super structures and removal of that, we need a workshop, large workshop space where we can do some of that activity so that's where we are going to do that. TIS are currently looking for a new home essentially. In the meantime we have said to them there are things we can do. If you need office space for example then come and use our offices and things like that.	
Rod Doherty: So will you make a point to see us?	
Richard Brown: Yes.	
Michael Ulph: Any other questions around the room?	



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<p>Colin Maybury: Only an answer, we had a meeting last night, as you know, and it was decided that we would do some testing of acid remediation of the SPL. The acid would be available and I think that is going forward and I hope we can work it out and it can be done satisfactorily and it can be done successfully because I think it is far far better to treat the SPL before it goes into the ground or if it goes into the ground then just to leave it as toxic as it is.</p>	
<p>Morgan Campbell: Who had the meeting?</p>	
<p>Colin Maybury: Sorry?</p>	
<p>Morgan Campbell: Who had the meeting?</p>	
<p>Colin Maybury: Kurri Kurri Landcare and the smelter.</p>	
<p>Michael Ulph: Did you want to expand on that?</p>	
<p>Richard Brown: In terms of the meeting as such. And why we had the meeting with Landcare. We had some feedback at previous CRG meetings that there were issues being discussed that were not relevant to the CRG terms of reference in terms about the process going forward. So we invited Landcare to a meeting where we could discuss some of those issues.</p> <p>As part of that discussion and probably an idea that Col's been talking about for a little while, he's raised an issue about whether there is a possibility of doing something differently with the spent potlining. It's an idea that conceptually or specifically hasn't been done before. The proposal, if you want to talk to it Col, is about using the acidic mine discharge to neutralise the alkaline nature of spent potlining. We said that we would continue to work with Col and that concept to see what could come of it essentially. Those sorts of things, types of things have been tried in the past without success but there is maybe a different way of looking at it. The material might be different so the first step is that we will be doing some testing of the discharge and doing a theoretical analysis of it. I think that is information we can share with the CRG when that information comes through.</p>	
<p>Bill Metcalfe: Richard, how did your sale of the engineering equipment go?</p>	
<p>Richard Brown: Well we had nearly 700 lots and I think probably all but about two or three we sold at varying prices. Some of it was bargain basement stuff but we got some good prices for things. We are planning a version two of that. I'm not exactly sure when that will be. I think it is the back of March.</p>	
<p>Bill Metcalfe: Is that with Grays online?</p>	
<p>Richard Brown: It will be with Grays again. Yes.</p>	
<p>Rod Doherty: Who wants the buzz bars?</p>	
<p>Richard Brown: If we can keep it internally we will. The ideal place for it to go would be to Tomago. Because you don't have the issues about shipping and logistics.</p>	
<p>Arch Humphery: Melt it down?</p>	
<p>Richard Brown: Yes it will be melted down.</p>	
<p>Michael Ulph: Can it not become a big sculpture?</p>	

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<p>Shaun Taylor: There is 10,000 tonnes of it.</p> <p>Richard Brown: It is a big sculpture.</p> <p>Kerry Hallett: It's a huge sculpture.</p> <p>Richard Brown: So yes it went well. What will happen is there will probably be at least another two of those auctions. We will have one coming up and there will be another one that will be predominantly around the store and the stock that we have got in the store. Then between now and hopefully the middle of the year we will be engaging the services of a company to market and sell the plant and equipment. We just sold the drills, and lathes and hand tools and various bits and pieces. We need the help of a professional company that markets ingots or ten kilo casting machines. Rotary breaking specialist equipment and then we will give that as much time as we have got in terms of trying to sell that.</p> <p>What we are finding which is understandable, is that times are tough all over the place. Aluminium industries are doing things pretty tuff generally. There is interest defiantly; interest in some of the equipment but it is very specific. As you well know the plan as it's been constructed evolves over time so you kind of shoe horn things in. there is very kittle of the shelf equipment. So if somebody is interested in buying it, they have to look at the costs of getting it out, the costs of modifying it and the costs of reinstalling it. So we have to take those, we and the potential buyers have to take those factors into consideration before there is an agreement to sell things.</p> <p>We have sold various bits and pieces now to Tomago and to NZAS, Bell Bay and there've been bits of plant that we have sold on and we will continue to do that.</p> <p>Bill Metcalfe: Have you talked to Alcoa about the shutdown of Geelong?</p> <p>Richard Brown: I have had a couple of discussions with the project director. Not a lot.</p> <p>Bill Metcalfe: Are they doing a similar type thing [to] here? They have pulled it down at Geelong.</p> <p>Richard Brown: Yes they are. Very similar things actually. It's interesting, Andrew talked about.</p> <p>Rod Doherty: But they spent the 42 million they got from Labor.</p> <p>Richard Brown: That went very quickly I think.</p> <p>Colin Maybury: Are they making a containment cell?</p> <p>Richard Brown: They have on site containment of waste material, yes.</p> <p>Rod Doherty: And we got \$40,000 dollars.</p> <p>Richard Brown: Don't know if they are planning on renewing that or just retaining it. I don't know. But I was going to say, Andrew is talking about the temporary storage of spent potlining here to allow the demolitions to proceed.</p> <p>Bill Metcalfe: They can't do that.</p> <p>Richard Brown: Well they can actually.</p> <p>Bill Metcalfe: Can they? I thought they had above ground...</p> <p>Richard Brown: What they have is the potline basement is actually a tub so</p>	

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they are actually looking to dismantle one potline and put it back.	
Andrew Walker: In their old line?	
Richard Brown: The other thing, again an interesting comparison you hear about when you start to do these things. We talked about the smelter in England. The Lynemouth smelter. Sister plant to this, shut only about 6 months earlier than this plant and they are looking to do identically what we are planning to do in terms of the temporary storage of spent potlining. They are emptying the bake furnace to store it in there. Independent places coming up with similar concepts. We must be thinking along the right lines.	
General business	
Michael Ulph: Any further questions, or discussion?	
I'll just say any other business?	
Well thankyou.	
Next Meeting	
Michael Ulph: The next item and the last item is to discuss the next meeting date. Speaking to Richard earlier he thinks having another meeting next month would be appropriate. Any discussion around the room about that?	
Are we all happy to meet again in a month's time?	
Ok I am proposing the 26 th of March if that works with you? Which is the last Thursday of the month.	
Morgan Campbell: I'll have to be an apology for that.	
Rod Doherty: I might be too.	
Michael Ulph: Any more? Or we might look at changing.	
Rod Doherty: I'll just let you know, I might be away. I think I am away.	
Morgan Campbell: I'm sure I could find another Councillor.	
Michael Ulph: Ok.	
Rod Doherty: Are we allowed to do that?	
Michael Ulph: Indeed, if you let me know that would be fabulous.	
Rod Doherty: I'll just let you know. If I'll be on holidays.	
Morgan Campbell: Once I tell them about the jam drops it will be fine.	
Michael Ulph: Indeed, take one with you.	
Morgan Campbell: I've never known a councillor to knock back a free feed.	
Bill Metcalfe: Hey Richard, will you be changing your clothes to ReGrowth Kurri Kurri? That's a question.	
Richard Brown: I don't know.	
Michael Ulph: You could find a local merchandiser.	
Alright with that I will close the meeting at 7:16pm.	
Thanks all again for your attendance today.	



Notes	Action
We will get the minutes to you in due course.	
The next meeting will be on Thursday 26 March 2015 6:00pm – 7:30pm	
NOTE: Meeting changed to Tuesday 17th March 6:00 – 7:30pm	

Janita Klein

GHD – Stakeholder Engagement and Social Sustainability