
The Parliament of the Commonwealth of Australia

**Australian Institute of
Police Management
Redevelopment, North
Head, Manly, NSW**
Parliamentary Standing Committee on Public Works

September 2006
Canberra

© Commonwealth of Australia 2006

ISBN 0 642 78816 2 (Printed Version)

ISBN 0 642 78817 0 (HTML Version)



Contents

Membership of the Committee	v
List of Abbreviations	vi
Extract from the Votes and Proceedings of the House of Representatives	vii
List of Recommendations	viii

REPORT

1 Introduction	1
Referral of Work	1
Background	1
Australian Institute of Police Management	1
Location	2
Inquiry Process	2
Inspection and Public Hearing.....	3
2 The Proposed Works	5
Purpose.....	5
Need	5
Scope	6
Options Considered.....	6
Do Nothing	6
Relocate.....	7
Redevelop.....	7
Project Delivery	7
Cost.....	7

3 Issues and Conclusions	9
Options Considered	9
Consultation	9
Community Complaints	11
Environment and Heritage Considerations.....	11
Environment and Heritage Assessments	11
Environment.....	13
North Head Sanctuary.....	15
Heritage	15
Land Use Issues.....	17
Land Use Agreement	17
Commercialisation.....	17
Bushfire Asset Protection Zone.....	18
Site Design Issues	19
Building Footprint	19
Visual Impact	20
Hard Stand Surfaces.....	21
Traffic.....	22

APPENDICES

Appendix A – List of Submissions	25
Appendix B – List of Witnesses.....	27
Appendix C – Submission No. 1 from the Australian Federal Police.....	29
Appendix D – Official Transcript of Evidence	67



Membership of the Committee

Chair Hon Judi Moylan MP

Deputy Chair Mr Brendan O'Connor

Members Mr John Forrest MP

Senator Michael Forshaw

Mr Harry Jenkins MP

Senator Stephen Parry

Mr Bernie Ripoll MP

Senator the Hon Judith Troeth

Mr Barry Wakelin MP

Committee Secretariat

Secretary Mrs Margaret Swieringa

Inquiry Secretary Mr Jason Sherd

Senior Research Officer Mr Raymond Knight

Research Officer Ms Penny Wijnberg

Administrative Officer Mr Peter Ratas



List of Abbreviations

AFP	Australian Federal Police
AIPM	Australian Institute of Police Management
Council	Manly City Council
CSU	Charles Sturt University
DEH	Department of Environment and Heritage
EPBC	<i>Environment Protection and Biodiversity Act 1999</i>
NSW	New South Wales
the Act	<i>Public Works Committee Act 1969</i>
the Foundation	North Head Sanctuary Foundation



Extract from the Votes and Proceedings of the House of Representatives

No 92 Dated Wednesday, 29 March 2006

33 PUBLIC WORKS – PARLIAMENTARY STANDING COMMITTEE –
REFERENCE OF WORK – AUSTRALIAN INSTITUTE OF POLICE
MANAGEMENT REDEVELOPMENT, NORTH HEAD, MANLY, NSW

Mr Nairn (Special Minister of State), pursuant to notice, moved – That, in accordance with the provisions of the Public Works Committee Act 1969, the following proposed work be referred to the Parliamentary Standing Committee on Public Works for consideration and report: Australian Institute of Police Management redevelopment, North Head, Manly, NSW.

Question – put and passed.



List of Recommendations

3 Issues and Conclusions

Recommendation 1

The Committee recommends that the Australian Federal Police as the agency responsible for the redevelopment of the Australian Institute of Police Management undertake further consultation with the Manly City Council and the local community in an attempt to address widespread community concerns regarding the redevelopment.

Recommendation 2

The Committee recommends that the Australian Federal Police use the Ecological Assessment and the Heritage Impact Statement to guide their Master Plan for the Australian Institute of Police Management, and requests that the AFP provide the Committee and the public with copies of these assessments and the Master Plan.

Recommendation 3

The Committee recommends that the Australian Federal Police release the Construction Environment Management Plan to the Committee and to the public, once it has been formulated.

Recommendation 4

The Committee recommends that the Australian Federal Police develop a Conservation Management Plan for the site, and that it provides the Manly City Council with copies of this plan once it has been formulated.

Recommendation 5

The Committee recommends that the Australian Federal Police work with the Manly City Council and other stakeholders to ensure integrated management of North Head.

Recommendation 6

The Committee recommends that the Australian Federal Police use the Heritage Assessments to guide the redevelopment in order to ensure that it has little visual impact on the site, and preserve the existing heritage values of the site.

Recommendation 7

The Committee recommends that the Australian Federal Police clarify with Manly Council the extent of the car parking that will be provided at the entrance to the site, and that efforts be made to ensure that the provision of car parking in this area does not negatively impact on the long-nosed bandicoot population at the site.

Recommendation 8

The Committee recommends that the Australian Federal Police develop a Traffic Management Plan, to manage traffic on North Head during the construction period, and for those occasions when the site is commercially let.

Recommendation 9

The Committee recommends that the redevelopment of the Australian Institute of Police Management proceed at the estimated cost of \$16.224 million.

