



PREMIER'S DEPARTMENT
NEW SOUTH WALES

TELEPHONE: (02) 9228 5255
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G.P.O. BOX 5341, SYDNEY 2001



GOVERNOR MACQUARIE TOWER
1 FARRER PLACE
SYDNEY NSW 2000



17 DEC 2002

Mr J Evans
Clerk of the Parliament
Legislative Council
Parliament House
Macquarie Street
SYDNEY NSW 2000

Dear Mr Evans,

Re: Standing Order 18 – Paddington Cottage – Fox Studios

I refer to my letter of 11 December 2002 where I tabled documents from a number of agencies relating to the resolution of the House under Standing Order No. 18 for papers related to the demolition of the Paddington Cottage.

On 12 December 2002 I subsequently tabled a further file located by the NSW Heritage Office and covered by the terms of the resolution.

I have now been provided with documents by the WorkCover Authority of NSW. These documents are attached and are provided for tabling in response to the order.

Any delays are regretted.

Yours sincerely

Col Gellatly
Director General

Received on Tues.
17 December 2002
at 4:00 pm. on behalf
of the Acting Clerk
of the Parliament
M. Wilkinson

DEMOLITION OF THE PADDINGTON PAVILION AT FOX STUDIOS AUSTRALIA
INDEXED LIST OF DOCUMENTS HELD BY WORKCOVER NSW

Date of Creation	Description	Author
10/12/2002	Response to Question Without Notice	WorkCover NSW
11/9/2002	Investigation report	WorkCover NSW
9-20/9/2002	Air sampling and visual inspection result reports	Airsafe Occupational Health Consultants

LEGISLATIVE COUNCIL**QUESTION WITHOUT NOTICE**

PORTFOLIO: Special Minister of State, Minister for Industrial Relations

ISSUE: Demolition of sheds at Fox Studios

Question:

On 30 October 2002, the Hon Patricia Forsyth MLC (Liberal Party) asked the Special Minister of State, Minister for Industrial Relations, Assistant Treasurer, Minister Assisting the Premier on Public Sector Management, and Minister Assisting the Premier for the Central Coast, the Hon J Della Bosca MLC, the following:

1. Will the Minister ask the WorkCover Authority to investigate whether any breaches of the occupational health and safety legislation occurred as a result of the demolition of sheds at Fox Studios between 9 September and 16 September?
2. Did the demolition commence before all approvals had been granted?
3. Did the sheds contain asbestos?
4. Will the Minister order WorkCover to investigate whether fine dust from the demolition escaped onto neighbouring properties, causing possible health risks for neighbours?

Answer:

1. WorkCover visited the site in early October and viewed the clearance certificates for the demolition and removal of materials. They were satisfied that correct procedures had been undertaken by the companies involved and no breaches of Occupational Health and Safety legislation had occurred.
2. Notice was given to WorkCover in more than sufficient time for both the demolition of the buildings and the removal of asbestos from the site.
3. The sheds did contain bonded asbestos, and this was removed by a licensed asbestos removal contractor in the proper manner.
4. As part of the demolition and asbestos removal process the company involved contracted an occupational hygienist to ensure control over any potential atmospheric contaminants. WorkCover is satisfied that neighbours surrounding the site were not exposed to any health risks.

On the 30 October 2002, the Minister responded in the House that he would not request an investigation as WorkCover investigate and inquire into these matters as part of its regular obligations.

WSMS Complaint Report - Reference No: 1-19057
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File Number: 2002/000268	Status: For Review
Folio Number: D02/058584	Managing Unit: Construction Team - Construction Response
Date/Time Received: 11/09/2002 11:14:28PM	Industry Type: Construction
How Received: Phone	Legislation: OHS
Entered By: Kathleen Abrahamson	Receiving Unit: Construction Team - Construction Response
Category: Complaint	Acknowledged By:
Type of Complaint: OH & S	Date Acknowledged:
Details: FOX STUDIOS SYDNEY NSW	

THIS COMPLAINT WAS TAKEN BY J. GJALTEMA.

DEMO OF NISSAN HUTS. COMPLAINANT BELIEVES THAT THEY CONTAIN ASBESTOS AND THEY ARE BEING BROKEN WITH NO PPE FOR THE WORKERS.

4:20PM.-

COMPLAINT LODGED TO EPA BY ANONYMOUS. CONCERNED RE-NO PRECAUTIONS BEING DONE IN THE REMOVAL OF ASBESTOS. A PHOTO WAS SENT TO LINDA ROY, EPA.

Interested Parties Details

Name: JOSEPHINE	Role: Complainant
Address:	At Fault:
	Phone: + () 9360 8763
Contact:	Fax:
E-mail:	
Name: FOX STUDIOS	Role: Party Against
Address: MOORE PARK RD	At Fault:
SYDNEY NSW	Phone:
Contact:	Fax:
E-mail:	
Name: LINDA ROY - EPA POLLUTION LINE	Role: Interested Party
Address:	At Fault:
	Phone: + () 9995 5566
Contact:	Fax:
E-mail:	

Actions Details

Allocated officer:	Michael Connolly	Action Date:	13/09/2002
Type:	Allocate File	Duration:	0.00
Job Type:	Compliance	Completed?	Yes
Task Type:	Investigation		
Description:	JOB ATTENDED TO BY INPS ROD DUBOIS & DAVE FARMER ON SAT OT		

Notes Details**OHSD Complaint Details**

Safety Committee in Place?	Complaint Action:	No Action Taken to Date
Safety Committee Contacted?	Complaint Source:	Member of the Public

Inspector's Report Details

Report Date:	12/12/200	Complainant Informed By:	Phone
Inspector's Recommendation	No Further Action	Informed Date:	14/09/2002
For Review:	Yes	Satisfied:	Unknown
Action Taken:	<p>Inspection in company of Insp. Steve Jones revealed there was a shed to be demolished. Discussed that Workcover had received a complaint associated with the site with James Bramley (Manager Fox Studios) We were then taken up to a shed under demolition by the security guard- Peter Newman.</p> <p>There was no persons on site.</p> <p>Asbestos removal had commenced, there was no evidence of asbestos sheeting laying around the site. The asbestos was being removed by Rainbow Environmental services for the Principle contractor St Hilliers Contracting. Air monitoring was being conducted during removal by Airsafe.</p> <p>Phoned complainant on Saturday 14/09/02, no answer.</p>		

Outcomes Details

Completed Date:		Disputed:	
Time Spent:	0.00	Requested:	
Result:		Determined:	
Priority Issue:		Insurance Comments:	
Comments:			

12/12 2002 THU 15:24 FAX 61 2 43254839

12-12-02;11:31
12-12-02;10:00
23/09/2002 18:05

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ALKENE CONTRACTING

;61 2 98418490 # 2/ 13
1812 93834008 # 4/ 13

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09-SEP-2002 15:48

FROM AIRSAFE

TO ALKENE

P.02/02

JOHN BOWMAN & ASSOCIATES PTY LTD



AIRSAFE

OCCUPATIONAL HEALTH CONSULTANTS A.S.N. 31 079 252 876

95 Beoffie Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9555 9035

**RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE
ASBESTOS DUST AT:**

**FOX STUDIOS, MOORE PARK
BUILDING 36**

Date: September 9, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1988 NIOSH Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

SLIDE No	LOCATION	TIME		FIELDS	CONCENTRATION	
		ON	OFF		FIBRES	FIBRES/ML
05778/1	Western boundary fence	0850	1258	100	0	<0.01
05778/2	Boundary fence - south west corner	0851	1259	100	0	<0.01
05778/3	Southern boundary fence	0852	1300	100	0	<0.01
05778/4	Lunch room	0855	1302	100	0	<0.01

Work in Progress: Air monitoring during the removal of asbestos cement sheets from the western roof section

Note: These results relate only to the sample tested

Comment: These readings are less than 0.01 fibres/ml which is below the detection limit, for para-occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bowman

John Bowman
Managing Director

12-12-02:11:31
12-12-02:10:04
23/09/2002 10:05

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ALKENE CONTRACTING

161 2 98418490
1012 93834005# 3/ 13
5/ 13

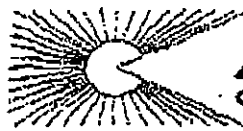
PAGE 08

10-SEP-2002 17:32

FROM AIRSAFE

TO ALKENE

P.01/01


AIRSAFE
 OCCUPATIONAL HEALTH CONSULTANTS

A.S.N. 02 092 252 676

93 Beattie Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9555 9035

**RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE
 ASBESTOS DUST AT:**
FOX STUDIOS, MOORE PARK
BUILDING 36

Date: September 10, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1999 NQHSC Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

SLIDE No	LOCATION	TIME		FIELDS	CONCENTRATION	
		ON	OFF		FIBRES	FIBRES/ML
05778/5	Western boundary fence	0706	1458	100	0	<0.01
05778/6	Boundary fence - south west corner	0707	1459	100	0	<0.01
05778/7	Southern boundary fence	0708	1500	100	0	<0.01
05778/8	Lunch room	0711	1501	100	0	<0.01

Work in Progress: Air monitoring during the removal of asbestos cement sheets from the western roof section.

Note: These results relate only to the sample tested.

Comment: These readings are less than 0.01 fibres/ml which is below the detection limit, for para-occupational sampling, of the Workplace Australia Membrane Filter Method.

Counter: John Bouwman

John Bouwman
 Managing Director

12-12-02:11:31
23/05/2002 10:05

+61295842455

ALKENE CONTRACTING

61 2 98418490
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6/13



AIRSAFE
OCCUPATIONAL HEALTH CONSULTANTS

A.B.N. 55 067 222 870

93 Beattie Street, Balmain NSW 2041

Tel: (02) 9355 9034

Fax: (02) 9355 9035

RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE ASBESTOS DUST AT:

**FOX STUDIOS, MOORE PARK
BUILDING 36**

Date: September 11, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1988 NIOSH Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.


SLIDE No	LOCATION	TIME		FIELDS	CONCENTRATION	
		ON	OFF		FIBRES	FIBRES/ML
05778/9	Western boundary fence	0703	1452	100	0	<0.01
05778/10	Boundary fence - south west corner	0704	1453	100	0	<0.01
05778/11	Southern boundary fence	0705	1454	100	0	<0.01
05778/12	Lunch room	0707	1458	100	0	<0.01

Work in Progress: Air monitoring during the removal of asbestos cement sheet from the western roof section.

Note: These results relate only to the sample tested.

Comment: These readings are less than 0.01 fibres/ml which is below the detection limit, for para-occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bowman


John Bowman
Managing Director

12/12 2002 THU 15:24 FAX 61 2 43254839

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AIKENE_CONTRACTING

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7/13

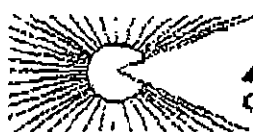
PAGE 06

12-SEP-2002 17:55

FROM AIRSAFE
JOHN BOWMAN & ASSOCIATES PTY LTD 1/46

TO AIKENE

P.01/01


AIRSAFE
 OCCUPATIONAL HEALTH CONSULTANTS

A.B.N. 51 092 251 876

93 Beattie Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9566 9036

**RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE
ASBESTOS DUST AT:**
**FOX STUDIOS, MOORE PARK
BUILDING 38**

Date: September 12, 2002

Client: AIKENE

Job No: 05778

Method: Filters examined in accordance with the 1988 NOHSC Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

SLIDE No	LOCATION	TIME		FIELDS	CONCENTRATION	
		ON	OFF		FIBRES	FIBRES/ML
05778/13	Boundary fence - south west corner	0711	1453	100	0	<0.01
05778/14	Southern boundary fence - west	0712	1454	100	0	<0.01
05778/15	Southern boundary fence - east	0713	1455	100	0	<0.01
05778/16	Lunch room	0714	1456	100	0	<0.01

Work In Progress: Air monitoring during the removal of asbestos cement sheets from the western roof section.

Note: These results relate only to the sample tested.

Comment: These readings are less than 0.01 fibres/ml which is below the detection limit, for para-occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bowman

John Bowman
Managing Director

12/12 2002 THU 15:24 FAX 61 2 43254839

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23/09/2002 10:30

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ALKENE CONTRACTING

61 2 98418490
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3/13

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12-SEP-2002 15:36

FROM AIRSAFE
JOHN BOJWMAN & ASSOCIATES PTY LTD 1/AS

TO ALKENE

P. 01/02



AIRSAFE

OCCUPATIONAL HEALTH CONSULTANTS

A.S.N. 33 092 257 874

93 Beattie Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9555 9035

September 13, 2002

Mr Bill Snell
Alkene
17 Norman St,
Peakhurst NSW 2210
Ph: 95472397 Fax: 95472348

INSPECTION REPORT : FOX STUDIOS, MOORE PARK
BUILDING 38

In response to a request from Alkene, Airsafe conducted a visual inspection at the above site following the removal of asbestos materials.

The scope of work required Alkene to remove:

- Asbestos cement roof sheets from the western half of Building 38.

A detailed inspection of the above area, following removal procedures, revealed that the asbestos containing materials specified had been removed to a satisfactory industry standard.

Please note: Asbestos cement downpipes remain in situ. Removal of asbestos cement sheets has commenced on the eastern half of Building 38.

Important Note : This inspection report covers the areas stated above. Airsafe takes no responsibility for any asbestos or other contamination found within the soil, the sub surface or other areas of the property not stated above.

Inspected and reported by:

Sharon Vinton B.Sc(Env. Bio)
Airsafe Occupational Health Consultants

12/12 2002 THU 15:24 FAX 61 2 43254839

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:012 93824009 # 9/ 13

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ALKENE CONTRACTING

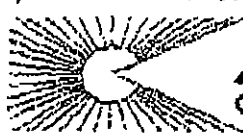
PAGE 05

13-SEP-2002 15:36

FROM AIRSAFE
JOHN BOWMAN & ASSOCIATES PTY LTD (A/C)

TO ALKENE

P.02/02



AIRSAFE

OCCUPATIONAL HEALTH CONSULTANTS A.B.N. 33 092 257 074

95 Seattle Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9555 9035

**RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE
ASBESTOS DUST AT:**

**FOX STUDIOS, MOORE PARK
BUILDING 36**

Date: September 13, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1988 NIOSH Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

SLIDE No	LOCATION	TIME		FIELDS	CONCENTRATION	
		ON	OFF		FIBRES	FIBRES/ML
05778/17	Boundary fence - south west corner	0704	1428	100	0	<0.01
05778/18	Southern boundary fence - west	0705	1429	100	0	<0.01
05778/19	Southern boundary fence - east	0706	1430	100	0	<0.01
05778/20	Lunch room	0707	1432	100	0	<0.01

Work in Progress: Air monitoring during the removal of asbestos cement sheets from the eastern roof section.

Note: These results relate only to the samples tested.

Comment: These readings are less than 0.01 fibres/m³ which is below the detection limit, for para-occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bowman

John Bowman
Managing Director

12-12-02:11:31
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ALKENE CONTRACTING

PAGE 05

13-SEP-2002 15:35 FROM AIRSAFE
JOHN BOUWMAN & ASSOCIATES PTY LTD VAI TO ALKENE P. 02-9556
AIRSAFE
OCCUPATIONAL HEALTH CONSULTANTS A.S.N. 13 092 288 836

93 Beattie Street, Balmoral NSW 2041

Tel: (02) 9556 9034

Fax: (02) 9556 9038

**RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE
ASBESTOS DUST AT:**

**FOX STUDIOS, MOORE PARK
BUILDING 36**

Date: September 12, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1988 NOHSC Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

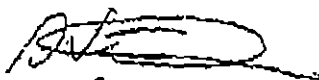
SLIDE No	LOCATION	TIME		FIELDS	CONCENTRATION	
		ON	OFF		FIBRES	FIBRES/ML
05778/17	Boundary fence - south; west corner	0704	1428	100	0	<0.01
05778/18	Southern boundary fence - west	0705	1429	100	0	<0.01
05778/19	Southern boundary fence - east	0706	1430	100	0	<0.01
05778/20	Lunch room	0707	1432	100	0	<0.01

Work in Progress: Air monitoring during the removal of asbestos cement sheets from the eastern roof section.

Note: These results relate only to the sample tested.

Comment: These readings are less than 0.01 fibres/ml which is below the detection limit, for para-occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bouwman



John Bouwman
Managing Director

12/12 2002 THU 15:24 FAX 61 2 43254839

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23/09/2002 10:05

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ALKENE CONTRACTING

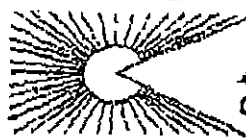
PAGE 04

15-SEP-2002 15:38

FROM AIRSAFE

TO ALKENE

P.01/01



AIRSAFE

OCCUPATIONAL HEALTH CONSULTANTS A.M.N. 33 092 22 876

93 Beattie Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9555 9035

**RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE
ASBESTOS DUST AT;**

**FOX STUDIOS, MOORE PARK
BUILDING 36**

Date: September 16, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1988 NOHSC Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

SLIDE No	LOCATION	TIME		FIELDS	CONCENTRATION	
		ON	OFF		FIBRES	FIBRES/ML
05778/21	Boundary fence - south west corner	0701	1345	100	0	<0.01
05778/22	Southern boundary fence - west	0702	1345	100	0	<0.01
05778/23	Southern boundry fence - east	0703	1347	100	0	<0.01
05778/24	Lunch room	0705	1349	100	0	<0.01

Work in Progress: Background air monitoring.

Note: These results relate only to the sample tested

Comment: These readings are less than 0.01 fibres/ml which is below the detection limit, for para-occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bouwman

John Bouwman
Managing Director

12/12 2002 THU 15:24 FAX 61 2 43254839

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12-12-02:11:31 ;
23/09/2002 18:05

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ALKENE CONTRACTING

PAGE 02

19-SEP-2002 16:29

FROM AIRSAFE
JOHN BOWMAN & ASSOCIATES PTY LTD

TO ALKENE

P.01.01



AIRSAFE
OCCUPATIONAL HEALTH CONSULTANTS

A.S. 30 67 762 876

93 Beattie Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9555 9035

RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE ASBESTOS DUST AT;

FOX STUDIOS, MOORE PARK BUILDING 36

Date: September 18, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1988 NIOSH Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

SLIDE No	LOCATION	TIME		FIELDS	CONCENTRATION	
		ON	OFF		FIBRES	FIBRES/ML
05778/25	Boundary fence - south west corner	0710	1422	100	0	<0.01
05778/26	Southern boundary fence - west	0711	1423	100	0	<0.01
05778/27	Southern boundary fence - east	0712	1424	100	0	<0.01

Work in Progress: Air monitoring during the removal of asbestos cement roof sheets from the eastern half of Bldg 36

Note: These results relate only to the sample tested.

Comment: These readings are less than 0.01 fibres/ml which is below the detection limit, for para-occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bowman

John Bowman
Managing Director

12/12 2002 THU 15:25 FAX 61 2 43254839

61 2 98418490 # 11/ 13

12-12-02:11:31

012 93034009 # 12/ 13

23/09/2002 18:05 +612955842455

ALKENE CONTRACTING

PAGE 03

20-SEP-2002 19:43

FROM AIRSAFE
JOHN BOUWMAN & ASSOCIATES PTY LTD

TO ALKENE

P.01/01



AIRSAFE
OCCUPATIONAL HEALTH CONSULTANTS

A.B.N. 55-202 182 874

93 Beattie Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9555 9035

**RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE
ASBESTOS DUST AT;**

**FOX STUDIOS, MOORE PARK
BUILDING 35**

Date: September 18, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1988 NOMSC Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

Slide No	Location	Time		Fields	Concentration	
		On	Off		Fibres	Fibres/ml
05778/28	Boundary fence - south west corner	0727	1515	100	0	<0.01
05778/29	Southern boundary fence - west	0729	1516	100	0	<0.01
05778/30	Southern boundary fence - east	0728	1517	100	0	<0.01
05778/31	Lunch room	0731	1518	100	0	<0.01

Work in Progress: Air monitoring during the removal of asbestos cement sheets from the east half of Bld 35

Note: These results relate only to the sample tested.

Comment: These readings are less than 0.01 fibres/ml, which is below the detection limit for para-occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bouwman

JOHN BOUWMAN
Managing Director

12/12 2002 THU 15:25 FAX 61 2 43254839

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12-12-02;11:31 ;
22/09/2002 18:38

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ALKENE CONTRACTING

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PAGE 03

13/ 13

20-SEP-2002 17:31

FROM AIRSAFE

TO ALKENE

P.02-02


AIRSAFE
 OCCUPATIONAL HEALTH CONSULTANTS

A.S.N. 23 092 252 876

93 Beattie Street, Balmain NSW 2041

Tel: (02) 9565 9034

Fax: (02) 9565 9034

**RESULTS OF BACKGROUND AIR MONITORING FOR AIRBORNE
 ASBESTOS DUST AT:**
**FOX STUDIOS, MOORE PARK
 BUILDING 38**

Date: September 20, 2002

Client: Alkene

Job No: 05778

Method: Filters examined in accordance with the 1988 NQMSC Guidance Note on the Membrane Filter Method and Airsafe Laboratories Procedure 101.

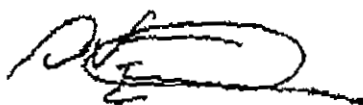
Slide No	Location	Time		Fields	Concentration	
		On	Off		Fibres	Fibres/mL
05778/32	Boundary fence - south west corner	0720	1415	100	0	<0.01
05778/33	Southern boundary fence - west	0721	1416	100	0	<0.01
05778/34	Southern boundary fence - east	0722	1417	100	0	<0.01
05778/35	Lunch room	0723	1418	100	0	<0.01

Work in Progress: Air monitoring during the removal of asbestos cement sheets from the east half of Bld 38.

Note: These results relate only to the sample tested.

Comment: These readings are less than 0.01 fibres/mL, which is below the detection limit for para - occupational sampling, of the Worksafe Australia Membrane Filter Method.

Counter: John Bouwman


 JOHN BOUWMAN
 Managing Director

20-SEP-2002 17:31 FROM AIRSAFE TO ALKENE P.02/02
JOHN SCHWARTZ & ASSOCIATES PTY LTD



AIRSAFE
OCCUPATIONAL HEALTH CONSULTANTS

A.P.N. 33 092 802 476

98 Seattle Street, Balmain NSW 2041

Tel: (02) 9555 9034

Fax: (02) 9555 903

September 20, 2002

Mr Bill Snell
Alkene
17 Norman St,
Peakhurst NSW 2210
Ph: 95472391 Fax: 95472348

INSPECTION REPORT : FOX STUDIOS, MOORE PARK
BUILDING 36

In response to a request from Alkene, Airsafe conducted a visual inspection at the above site following the removal of asbestos materials.

The scope of work required Alkene to remove:

- Asbestos cement roof sheets from the eastern half of Building 36.
- Asbestos cement downpipes surrounding the building.

A detailed inspection of the above area, following removal procedures, revealed that the asbestos containing materials specified had been removed to a satisfactory industry standard.

Important Note : This inspection report covers the areas stated above. Airsafe takes no responsibility for any asbestos or other contamination found within the soil, the sub surface or other areas of the property not stated above.

Inspected and reported by:

Sharon Vinton B.Sc(Env. Bio)
Airsafe Occupational Health Consultants

File: # 07/01028.

From: Mark Robinson <robinson@smartchat.net.au>
To: Susan Macdonald <macdons@heritage.nsw.gov.au>
Date: Tuesday, 28 May 2002 14:49:51
Subject: Fox Studios - Report re conditions of DA consent

Dear Susan.

Fox Studios (FSA) have provided (by fax) a copy of a letter from Godden Mackay Logan to the Regional Director of planningNSW about three conditions of consent to DA 18 - conversion of the 'backlot', including the Commemorative Pavilion into film production studios. These conditions deal with the following:

7. protection of Busby's Bore
8. works to the Commemorative Pavilion
9. provision of a report on proposals to ensure compliance with conditions 7 & 8.

GML's letter is intended to satisfy condition 9.

It is not clear whether any other conditions recommended on behalf of the HC were imposed by the Minister.

In my opinion the GML report deals appropriately and adequately with conditions 7 & 8, provided that suitable on-site supervision is provided.

The Fox letter does not ask for a response. I take it that planningNSW has not sought advice on the issue.

The options for the Heritage Office are to:

1. note the information provided, but not provide a response
2. provide written advice of the above conclusion to planningNSW, or
3. provide such advice to FSA.

I recommend option 1 at this stage, and option 2 if advice is requested by planningNSW.

M Robinson

Our ref: S01/02355

Your Ref: H97/01028, 01/IDA/059, 01/IDA/067

3 May 2002



A236315

HRL 16941.

1. R McDougall
2. S. McDonald.

1
completed H97/01028.

Mr Reece McDougall
Director
NSW Heritage Office
Locked Bag 5020
PARRAMATTA NSW 2124

Attn: Lannie Purcell

Dear Mr McDougall

RE: DEVELOPMENT APPLICATION NO: 332-11-01- WORKING STUDIO PRECINCT, FOX STUDIOS – Expansion of Professional Studios (former Backlot area) & NO: 333-11-2001 – SUBDIVISION – 2 Lots comprising Working Studio Precinct & Family Entertainment precinct

The above mentioned Development Applications submitted by Fox Studios Australia Pty Ltd have been granted conditional consent by the Minister for Planning. The consent is on the basis of the attached Notice of Determination of Development Applications.

Should you have any enquiries regarding the above matter, please contact Ms Alix Hussey on 9762 8113 or email alix.hussey@planning.nsw.gov.au

Yours sincerely,

for Robert Black
Director
Urban Assessments

ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979

DETERMINATION OF A DEVELOPMENT APPLICATIONS

No. 332-11-01: Expansion of Professional Studios in Former Backlot Area, and

8

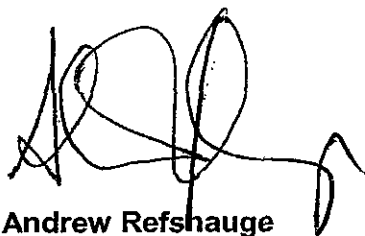
333

No. ~~302~~-11-01: Subdivision into 2 lots – Working Studio Precinct and Family Entertainment Area

I, the Minister for Planning, pursuant to section 80(1)(a) of the Environmental Planning and Assessment Act 1979 and clause 8 of State Environmental Planning Policy No.47 – Moore Park Showground, determine the development applications referred to in Schedule 1 by granting development consent to the application subject to the conditions of consent in the attached Schedule 2 (DA 332-11-01) and Schedule 2 (DA 333-11-01).

The reasons for the imposition of conditions are to:

- Minimise the impacts of the development on the environment.
- Ensure the amenity of residential areas is maintained.
- Ensure appropriate use of the site.
- Provide for public access to items of heritage significance on the site.



**Andrew Refshauge
Minister for Planning**

Sydney 23 APRIL 2002

**NOTES RELATING TO THE DETERMINATION OF DEVELOPMENT
APPLICATIONS No. 332-11-01 and No. 333-11-01**

To ascertain the date upon which the consent becomes effective refer to Section 83 of the Act.

To ascertain the date upon which the consent is liable to lapse refer to Section 95 of the Act.

The applicant should ensure that all additional consents and agreements are obtained from other authorities as relevant.

If the applicant is dissatisfied with this decision, section 97 of the Environmental Planning and Assessment Act, 1979, gives the applicant the right to appeal to the Land and Environment Court within 12 months after the date on which the applicant received this notice.

Any advice or notice to the consent authority shall be served on the Director-General of the Department of Planning.

SCHEDULE 1

APPLICATION MADE BY: DA 332-11-01 : Fox Studio Operations Pty Ltd
DA 333-11-01 : Fox Studios Australia Pty Ltd

TO: Minister for Planning

DEVELOPMENT APPLICATION: DA 332-11-01 and DA 333-11-01

ON LAND BEING: Fox Studios Australia, DP 861843

FOR THE CARRYING OUT OF:

- Expansion of the Professional Studios into the former Backlot area of Fox Studios Australia; and
- Subdivision into 2 lots – Working Studio Precinct and Family Entertainment Precinct.

BUILDING CODE OF AUSTRALIA BUILDING CLASSIFICATION: Class 5 (DA 332-11-01)

DETERMINATION MADE ON: 23 April 2002

DETERMINATION: Consent is granted subject to the conditions in the attached Schedule 2 (DA 332-11-01) and Schedule 2 (DA 333-11-01).

SCHEDULE 2: CONDITIONS OF CONSENT DA 332-11-01

GENERAL

1. The development in DA No. 332-11-01 shall be carried out generally as described in Statement of Environmental Effects to accompany a development application for the inclusion of part of the Former Backlot into the Working Studio Precinct at Fox Studios Australia and its conversion to Professional Studios and related facilities (prepared by BBC Consulting Planners for Fox Studio Operations Pty Ltd, dated November 2001).

MODIFICATION TO THE MASTERPLAN (DA 1/96)

2. In accordance with section 80A(1)(b) of the Environmental Planning and Assessment Act, 1979 DA 1/96 (Masterplan Consent) is modified in accordance with the condition to this development consent set out below:

Condition 1 of the consent granted by the Minister on 3 May 1996 is amended by deleting the definition for "DA No. 37/96" and replacing it with the following:

"DA No. 37/96" is the DA for the Family Entertainment Precinct and Studio Tour Area approved by the Minister for Urban Affairs and Planning on 24 April 1997 as amended by DA No. 56/97, DA No. 29/98, DA No. 180-09-99, DA 382-11-00 and DA 332-11-01.

3. Condition 1 of DA 37/96 which was granted consent by the Minister on 22 April 1997 is amended by inserting the following definitions in alphabetical order:

"DA No. 18" as referred to in the SEE for DA 332-11-01 means the detailed DA submitted by Fox Studios Australia and referred to as DA No. 332-11-01 by PlanningNSW.

"SEE for DA No. 332-11-01" means the document titled 'Statement of Environmental Effects to accompany a Development Application for the inclusion of part of the Former Backlot into the Working Studio Precinct at Fox Studios Australia and its conversion to Professional Studios and Related Facilities' prepared by BBC Consulting Planners dated November 2001.

HERITAGE

(Conditions 4 and 5 are Heritage Council of NSW, general terms of approval)

4. Public access to Shaft 19 of Busby's Bore and the associated interpretative display shall be provided on a minimum of four days per year. The applicant shall consult with the Centennial Park and Moore Park Trust (CPMPT) about the timing of the occasions and the practical arrangements to be employed. Fox Studios Australia (FSA) shall publicise the occasions by giving advance notice in a Sydney-wide newspaper and to the CPMPT.
5. In addition to Condition 5, the applicant shall provide reasonable access to Shaft 19 of Busby's Bore and the associated interpretative display at other times for appropriate special interest groups by prior arrangement.
6. In conjunction with the time periods for public access to Busby's Bore required in Condition 4, the applicant shall provide public access from Bent Street to the exterior of the Commemorative Pavilion (displaying the decorative Stained-glass map of Australia) if requested by participants.
7. The applicant shall ensure that Busby's Bore is appropriately protected from any damage during demolition, fitout and operational uses of the adjacent areas.

8. Works undertaken to the internal fabric of the Commemorative Pavilion must be undertaken in a manner which:
 - a) will not damage the original design features of the building, and
 - b) enables future removal of any additions without damage to the original internal fabric.
9. Prior to works being undertaken within the Commemorative Pavilion or the Bent Street Stand, the applicant is to provide the Director-General and the Heritage Office with a report, prepared by a suitably qualified heritage consultant, detailing work methods and materials to be used to ensure compliance with conditions 7 and 8 of this consent.
10. The applicant is to ensure that, in accordance with the Heritage Interpretation Strategy, approved by the Director-General on 4 December 1996:
 - Significant buildings will be plaqued, providing information on their history and significance, and
 - A set of engraved metal plaques will be located throughout the site identifying and celebrating former uses and events associated with particular buildings or structures.

An occupation certificate for the subject buildings shall not be issued until evidence is provided to the Director-General that the plaques have been installed.

CONSTRUCTION and DEMOLITION

11. The applicant is responsible for ensuring that all construction work is undertaken in accordance with the Demolition, Fitout and Associated Traffic Management Strategy prepared for Fox Studios (November 2001) which is appended to SEE for DA 18.

NOISE MANAGEMENT

12. The Commemorative Pavilion which will be converted to a new sound stage is to be insulated to ensure that noise generated from operations within the building shall not exceed the Maximum Noise Planning Level (MNPL) at the nearest residential receiver as approved in the Noise Management Strategy Part 1: Working Studio Precinct.
13. The applicant shall, at all times, comply with the requirements of the Noise Management Strategy Part 1: Working Studio Precinct and the Outdoor Filming and Outdoor Events Management Strategy Part A: Working Studio Precinct.

LIGHTING

14. The applicant shall comply with the requirements of the Lighting Management Strategy to minimise light spill and its impacts and to utilise energy efficient lighting.
15. Backlighting of the decorative stained-glass map of Australia must be constructed in a manner which will not cause damage to the window or internal building fabric should future removal be required.

PARKING

16. The applicant shall comply with the requirements of the Parking Management Strategy (approved in November 1999).

PRESCRIBED CONDITIONS

17. The development shall comply with the relevant prescribed conditions of development consent under clause 98 of the Environmental Planning and Assessment Regulation 2000.
18. Before any construction works commence the applicant must appoint a PCA, who will be responsible for ensuring that all works are carried out in accordance with the approved plans and specifications.

Note:

(In accordance with the Heritage Council of NSW, general terms of approval)

19. This approval shall be void if the activity to which it refers is not physically commenced within five years after the date of the approval or within the period of consent specified in the relevant development consent granted under the Environmental Planning and Assessment Act, 1979, whichever occurs first.

SCHEDULE 2: CONDITIONS OF CONSENT DA 333-11-01

1. The development must be carried out generally in accordance with Development Application DA 333-11-01, as described in Fox Development Application No.19 – Statement of Environmental Effect to Accompany a Development Application for the Subdivision of Fox Studios Australia into two lots to separately comprise the Working Studio Precinct and the Family Entertainment Precinct.
2. A separate application is to be submitted to the PCA for approval of the final plan of subdivision in accordance with Part 4A of the Environmental Planning and Assessment Act 1979.
3. Documentary easements for services must be created over the appropriate lots in accordance with section 88B of the Conveyancing Act 1919.
4. Prior to the issue of a subdivision certificate, the Applicant shall obtain a compliance certificate under section 73 of the Sydney Water Act 1994.
5. Construction activity must be undertaken in a manner that will not damage any Sydney Water sewer adjacent to the proposal.

HERITAGE

(Conditions 6 and 7 are Heritage Council of NSW, general terms of approval)

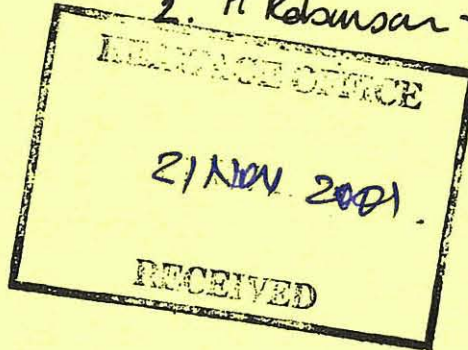
6. Public access to Shaft 19 of Busby's Bore and the associated interpretative display shall be provided on a minimum of four days per year. The applicant shall consult with the Centennial Park and Moore Park Trust (CPMPT) about the timing of the occasions and the practical arrangements to be employed. Fox Studios Australia (FSA) shall publicise the occasions by giving advance notice in a Sydney-wide newspaper and to the CPMPT.
7. In addition to Condition 6, the applicant shall provide reasonable access to Shaft 19 of Busby's Bore and the associated interpretative display at other times for appropriate special interest groups by prior arrangement.
8. In conjunction with the time periods for public access to Busby's Bore required in Condition 4, the applicant shall provide public access from Bent Street to the exterior of the Commemorative Pavilion (displaying the decorative Stained-glass map of Australia) if requested by participants.



A233289

HRL 14939

- 1. S Macdonald
- 2. M Robinson - IPA



Department of Urban Affairs and Planning

Ms Rosalind Strong
Director
NSW Heritage Office
Locked Bag 5020
PARRAMATTA NSW 2150

Contact: A.Hussey
Our reference: 332-11-2001 &
333-11-2201

Dear Ms Strong

Rec No D200523

RE: DEVELOPMENT APPLICATION No's: 332-11-2001 & 333-11-2001 – FOX STUDIOS – WORKING STUDIO PRECINCT (Former Backlot inclusion & Subdivision)

The Department of Urban Affairs and Planning has received the above applications from Fox Studios Australia pursuant to section 91 of the Environmental Planning and Assessment Act 1979.

Please find enclosed two cheques totalling \$500.00 from the applicant. A copy of the DA and supporting documentation will be forwarded to you shortly.

Yours sincerely,

2 DAS

for Robert Black
Director
Urban Assessments

16 NOV 2001

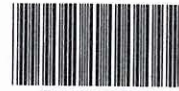
Sydney Region Central
Ground Floor
26-32 Pymont Bridge Road
PYRMONT NSW 2009

Telephone: 9338 9320
Facsimile: 9338 9350

Our ref: S02/01059

17 June 2002

Reece McDougall
NSW Heritage Office
Locked Bag 5020
PARRAMATTA
NSW 2124



HERL 17665

1 - S Macdonald
2 - M Reardon
1
IDA?

Dear Mr McDougall,

RE: DEVELOPMENT APPLICATION NO: 189-6-2002- Demolition of the Paddington Pavilion (Building 36) and three sheds (Buildings 40, 41 and 42) and the erection of a craft shop in the Working Studio Precinct at Fox Studios Australia

Planning NSW has received the above development application from BBC Consulting Planners, under section 78A of the Environmental Planning and Assessment Act 1979.

State Environmental Planning Policy No. 47 – *Moore Park Showground* applies to the proposal and the Minister for Planning is the consent authority. Your comments on this proposal are invited.

The proposal is for the demolition of the Paddington Pavilion (Building 36) and three sheds (Building 40, 41 and 42) and the erection of a craft shop in the Working Studio Precinct at Fox Studios Australia.

A copy of the Development Application is enclosed for your information. Comments on the Development Application would be appreciated as soon as possible but no later than **19 July 2002**.

Should you have any inquiries relating to this matter, please contact Alix Hussey on 9762 9114 or e-mail alix.hussey@planning.nsw.gov.au

Yours sincerely,

A handwritten signature in black ink that reads 'R. Black'.

Robert Black
Director
Urban Assessments



Development application

Department of Urban Affairs and Planning

Date received: 12/6/02 DA no: 189-6-2002

The consent of the Minister for Urban Affairs and Planning is needed if you want to carry out certain types of development, such as development the Minister has declared to be of state significance. If the Minister's approval is needed, you can use this form to apply for development consent. The DA Supplement that accompanies this form will help you complete the application.

To complete this form, please place a cross in the boxes and fill out the white sections as appropriate. To minimise delay in receiving a decision about your application, please ensure you submit all relevant information. When your application has been assessed, you will receive a notice of determination.

1. Details of the applicant

Mr Ms Mrs Dr Other

First name: ROD Family Name: ALLAN Company/Organisation: FOX STUDIOS AUSTRALIA

Unit/street no.: BUILDING 16 Street name: DRIVER AVENUE

Suburb/town: MOORE PARK State: NSW Postcode: 1363

Daytime telephone: (02)9383 4136 Fax: (02)9383 4007 Mobile: 0407 028 877

Email: roda@fox.com

2. Identify the land you propose to develop

Unit/street no.: Street name: FOX STUDIOS AUSTRALIA, DRIVER AVENUE

Suburb/town: MOORE PARK Postcode: 1363

Lot no.: 1 Section:

DP/MPS no.: 861843 Volume/folio:

You can find the lot no., section, DP/MPS no. and volume/folio details on a map of the land or on the title documents for the land. If you need additional room, please attach a schedule and/or a map with these details.

3. Describe what you propose to do

DEMOLITION OF BUILDING 36, THREE STORAGE SHEDS (BUILDINGS 40, 41 AND 42), THE RAMP TO A REDUNDANT PEDESTRIAN GATE ADJACENT TO BUILDING A3 AND A SMALL TICKET BOOTH AT THE TOP OF THIS RAMP. ERECTION OF A NEW CRAFT SHOP, ALL AT FOX STUDIOS AUSTRALIA.

3. continued

Will this involve:

- erecting, altering or adding to a building or structure
 - Is it a temporary building or structure? Yes No
- subdividing land
- subdividing a building into strata units
- demolition
- changing the use of land or a building or the classification of a building under the Building Code of Australia (without building, subdividing or demolishing)
- other work (without building, subdividing or demolishing)?

4. Staged development

You can apply for development consent for only part of your proposal now, and for the remaining part(s) at a later stage.

Are you applying for development consent in stages?

No

Yes Please attach:

- information which describes the stages of your development;
- a copy of any consents you already have for part of your development.

5. Plans of the land and development

You need to provide a number of plans that show what you intend to do. Section 2 of the DA Supplement sets out which plans to provide and the details to include.

Please attach:

- a site plan of the land, drawn to scale (3 copies)
 - plans or drawings of the proposal, drawn to scale (3 copies)
- and, where relevant:
- an A4 size plan of the proposed building and other structures on the site
 - a plan of the existing building, drawn to scale.

6. Environmental effects of your development

To assess your proposal, we need to understand the impacts it will have. Depending on the nature and scale of your proposal, you need to provide one or more of the statements listed below to explain the environmental effects of your proposal. See section 3 of the DA Supplement.

Is your proposal designated development?

Yes Please attach an environmental impact statement.

No Please attach a statement of environmental effects.

Is your proposal likely to significantly impact on threatened species, populations, ecological communities or their habitats?

Yes Please attach a species impact statement.

No

7. Concurrences from state agencies

Do you need the concurrence of a state agency to carry out the development? See section 4 of the DA Supplement.

No

Yes Please list any agencies whose concurrence you need.

Please attach sufficient information for the agency(s) to assess your application.

8. Approvals from state agencies

If you need a development consent and one or more of the approvals listed in Attachment A of the DA Supplement, your development is known as integrated development. The relevant state agency will be involved in the assessment of your proposal. See section 5 of the DA Supplement.

Is your application for integrated development?

No

Yes

Please submit Attachment A of the DA Supplement with your application and attach:

- sufficient information for the approval body(s) to assess your application
- additional copies of your application for each agency. We can tell you the number that will be needed.

9. Supporting information

You can support your application with additional material, such as photographs, including aerial photographs, slides and models to illustrate your proposal. Please list what you have attached:

(SEE ATTACHED STATEMENT OF ENVIRONMENTAL EFFECTS)

10. Application fee

For development that involves a building or other work, the fee for your application is based upon the estimated cost of the development. If your application is for integrated development, you need to include \$250 for each agency that will look at your proposal. If your development needs to be advertised to the public you may also need to include an advertising fee. We will help you calculate the fee for your application. (Advertising fees attract GST, all other fees do not).

11. Signatures

The owner(s) of the land to be developed must sign the application.

If you are not the owner of the land, you must have all the owners sign the application. If the land is Crown land, an authorised officer of the Department of Land and Water Conservation must sign the application.

As the owner(s) of the above property, I/we consent to this application.

Signature:

(SEE ATTACHED LETTER)

Name:

Date:

Signature:

Name:

Date:

The applicant, or the applicant's agent, must sign the application.

Signature:



Name, if you are not the applicant:

BOB CHAMBERS

In what capacity are you signing, if you are not the applicant:

APPLICANT'S TOWN PLANNER

Date:

7/06/2002

12. Privacy policy

The information you provide in this application will enable us and any relevant state agency to assess your application. If the information is not provided, your application may not be accepted. Your application will be advertised to the public for comment if the development is designated development or advertised development. Please let us know if the information you have provided in your application is incorrect or changes.

13. Lodgement

Before submitting your application, please ensure you have attached all the information the consent authority needs to assess your proposal. You can use the following checklist. Please place a cross in the box next to any items you have attached.

Land details

- A map that sets out the lot DP/MPS and volume/folio numbers
- A schedule that sets out the lot DP/MPS and volume/folio numbers

Staged development

- Information which describes the stages of the development
- A copy of any consents already granted for part of the development

Plans

- A site plan of the land (3 copies) — required for all applications
- Plans or drawings of the proposal (3 copies) — required for all applications
- An A4 size plan of the proposed building and other structures on the site
- A plan drawn to scale of the existing building

Environmental effects

- An environmental impact statement for a designated development proposal
- A statement of environmental effects — required for all applications that are not designated development
- A species impact statement

State agency concurrences and approvals

- Additional information required by the agencies from which you need concurrence
- Attachment A of the DA Supplement
- Additional information required by the agencies you have identified in Attachment A of the DA Supplement
- Additional copies of your application for each of those agencies

Supporting information

- Other material to support your application, such as photos, slides and models

Application fee

- Your application fee — required for all applications