

NAME: Christopher John Power

ACADEMIC QUALIFICATIONS: Master of Planning, University of Technology, Sydney
Graduate Diploma in Planning, University of Technology Sydney
Certified Town and Country Planner, NSW Local Government Act (1919)
Engineering Surveying Certificate, Sydney Technical College.

PROFESSIONAL AFFILIATIONS: Corporate Member, Planning Institute of Australia

CAREER & SPECIALISED COMPETENCE: Urban, Rural and Regional Planning and Policy
Multi-Disciplinary Environmental Studies
Local government Planning and Management
Environmental Impact Assessment
Expert Testimony

AWARDS: Royal Australian Planning Institute Award for Excellence in Planning - Hastings Section 94 Study, 1993
Landcom Planning Award 2002 – best Graduate Project, coastal management and planning, Master of Planning, UTS

PROFESSIONAL EXPERIENCE

March 2000 to Present CHRIS POWER ENVIRONMENTAL PLANNING

Principal and Director of specialist Environmental Planning practice, undertaking rural, urban and regional planning projects and multi-disciplinary environmental studies.

A representative range of projects undertaken includes:

Shire-Wide DCP, Byron Shire Council

Preparation of a new, comprehensive DCP to accompany Byron Council's Template-based LEP for the Byron Shire.

Part 3A Major Project, Tourist Facility development, Wallis Island, Forster

An eco-tourism project proposed on a highly sensitive site in Wallis Lake. Issues include marine ecology, terrestrial ecology & threatened species, bush fire and emergency evacuation, aboriginal heritage, boating strategy, airstrip & mainland infrastructure. DG EARs issued, ongoing negotiations with Minister for Planning, Department of Planning and DECC.

East Coast Blues & Roots Festival DA, Tyagrah

Preparation of a development application for a permanent site for the Byron Bay East Coast Blues and Roots Festival, to accommodate 20,000 people. Issues included noise, ecology & Nature Reserve impacts, social impact, Flooding, bush fire, emergency & evacuation planning, Pacific Highway access, community consultation.



Court-appointed Expert, subdivision appeal, Yelgun.

Appointed by Land & Environment Court to provide independent expert evidence in relation to a rural subdivision proposal at Yelgun, northern NSW.

Precinct Plan for Arakwal Aboriginal Cultural Centre and Parks and Wildlife Offices and Facilities (Department of Environment & Conservation, Department of Commerce, Arakwal Aboriginal Corporation)

A comprehensive Precinct Plan and rezoning proposal to enable establishment of joint National Parks and Aboriginal Cultural facilities adjoining Arakwal National Park at Byron Bay.

DA for 10-story mixed retail, commercial and residential Tall Building, Wallis Street, Forster (SAF Property Group)

Issues included urban design, architecture, height & compatibility, traffic management and off-site facilities, Coastal Design Guidelines, SEPP 65, Planning Agreement & Department of Planning Tall Building concurrence issues.

Review Council administration of DA for 'Bishopscourt' heritage property at Armidale (Armidale City Council)

A comprehensive process review and advice to Armidale City Council Council regarding Council and staff planning, administrative and Due Process procedures undertaken for a development application on a sensitive heritage site.

DA for sustainability-based Multiple Dwelling & Community Title development within native cypress pine forest, Suffolk Park (K Page)

Issues included vegetation impacts, bush fire management, footprint minimisation, habitat restoration and planning for sustainability in an area designated for biodiversity conservation.

Sustainable planning policies and initiatives to protect sugar growing lands in northern NSW (NSW Sugar Milling Co-Operative Ltd)

Development of strategies and Sustainable Planning policies to assist the sugar industry to protect vulnerable sugar growing lands of northern NSW from inappropriate conflicting development.

Rezoning and LES processes, South Diamond Beach (SAF Property Group)

Residential and tourism rezoning process & Development Principles Plan for sensitive coastal beach-front site. Issues included compatibility with local and DoP coastal planning strategies, habitat management, urban design, coastal access and parklands, retail/commercial facilities, community recreation facilities, riparian and water cycle management.

Public Hearing into reclassification of Council owned land (Byron Shire Council)

Chairperson for a Public Hearing pursuant to the Environmental Planning and Assessment Act, 1979 and Local Government Act, 1993 into proposals by Byron Shire Council to reclassify certain lands from Community to Operational land.

Environmental Review, Fauna Management Proposals, Pacific Highway Upgrade Bulahdelah – Karuah (RTA NSW)

Submission to Planning NSW for approval of the Project by the Minister for Urban Affairs and Planning, dealing with various matters including a review of modified fauna management proposals over a Highway length of 37 kilometres.

EIS for Construction of Sewer Rising Main through SEPP 26 Littoral Rainforest (Byron Shire Council)

Preparation of an EIS for sewer rising main located within a Littoral Rainforest at Broken Head.

Part 5 REF for construction of NPWS Field Service Centre, Arakwal National Park (Department of Commerce, Department of Environment and Conservation)

Preparation of a Review of Environmental Factors to enable approval to be granted for construction of depot facilities to serve the requirements of Arakwal National Park and Cape Byron Marine Park at Byron Bay.

Evaluation of major industrial development application, Murwillumbah (Tweed Shire Council)

Project management of Development Application process for a major industrial subdivision on Council owned land at Wardrop Valley, involving 1.5 million m³ cut and fill to 19m depth. Issues included geotechnics, groundwater/ Acid Sulfate/ pre-loading impacts, acoustics, traffic, ecology, visual impacts and community consultation.

Land and Environment Court Appeal – Byron Gem Resort (Byron Shire Council)

Project management of Development Application and Appeal processes for major Tourist complex. Issues included ecological impacts, Environmental Protection rezoning, riparian protection, flooding, traffic, visual, community liaison, on site sewage disposal, groundwater impacts.

Objection to Solid Waste Landfill EIS, Minimbah NSW (Bundacree Pty Ltd)

Submissions and objections to proposed regional waste depot in Great Lakes Local Government area. Issues included aquifer/ drinking water supply impacts, Threatened Species/ SIS issues, adjoining rural residential rezoning and DCP, statutory procedures, odour/ air quality, Best Practice guidelines, Alternatives investigation, adequacy of EIS.

DA Processing (Hastings & Byron Councils)

Assistance to Port Macquarie Hastings and Byron Shire Councils with DA processing.

Review of Shire-Wide DCP (Byron Shire Council)

Review and update of DCP dealing with all forms of development in Byron Shire. The review addressed requirements for subdivision, residential development, commercial development, vehicle circulation and parking, landscape, coastal issues, flooding, signs and bushfire.

Statement of Environmental Effects and DA for proposed combined walkway/ cycleway, Captain Cook Lookout to The Pass, Cape Byron Headland Reserve (NPWS/ Cape Byron Reserve Trust)

Statement of Environmental Effects and development application for a combined walkway and cycleway in a visually and environmentally sensitive locality at Cape Byron.

Advice on DA, SEE, LEMP and planning requirements for Waste Depot and landfill (Byron Shire Council)

Advice and ongoing liaison with Council's Project Manager on planning requirements, consultant selection and management for SEE and LEMP dealing with proposed changes to Byron Council's waste landfill at Myocum.

Natural Lane Eco-Village Process Consultant (Sustainable Futures/ Byron Council)

Commissioned by Byron Council, in conjunction with Sustainable Futures, to manage community consultation, rezoning and development application processes for Byron Shire's first Rural Eco-Community development at Natural Lane, Broken Head.

July 1999 to March 2000 House Building.

December 1998 to July 1999 **ERM MITCHELL McCOTTER PTY. LTD.**

Senior Consultant based at Lennox Head NSW, responsible for servicing client needs in the NSW Far North Coast and Northern Rivers regions. Specialising in multi-disciplinary Environmental Studies and Urban and Rural Planning Studies.

October 1997 to November 1998 **SABBATICAL**

October 1992 to October 1997 **ERM MITCHELL McCOTTER PTY LTD.**

Regional Manager, North Coast NSW. Responsible for initiation, development and growth of the NSW North Coast office and for supervision and preparation of urban and rural planning studies and multi-disciplinary environmental and management studies.

A representative range of projects undertaken or supervised includes:

Planning and Environmental Studies

Local Environmental Study Blueys Beach (Great Lakes Council).

Environmental study to examine potential for rezoning for residential purposes of sensitive coastal land.

Taree/Wingham Urban Strategy Review (Greater Taree City Council)

Review of Council's long term urban expansion strategy and recommended short term urban release program.

North Tuncurry Vegetation Study (Great Lakes Council)

Assessment of flora and fauna habitat values and conservation significance, including wildlife corridors and rare plant associations.

Crookwell Development control Plan (Crookwell Council)

Preparation of DCP for Crookwell Town Centre and urban area. Issues included heritage, townscape, pedestrian and vehicle access, development standards, catchment water quality, residential expansion and Industrial development.

Environmental Responsibilities Advice (Nambucca Council)

Advice on the extent and nature of the Council's environment obligations, risks and liabilities, forming Stage 1 of the proposed Environmental Management System for the Council.

Fauna Impact Statement, Dunbogan (Hurd Haulage Pty Ltd)

An FIS examining the impact of a sand extraction operation in a sensitive Coastal environment adjoining Crowdy Bay National Park.

Bonnie Hills Flora and Fauna Investigation (Hastings Council)

Investigation and management recommendations for an environmental study for urban expansion adjoining a littoral rainforest.

Rural Residential Rezoning Proposal, Wingham (Bungay Pty Ltd)

Report on issues relating to proposal for rural residential rezoning, including siltation of Manning River, agricultural viability, flooding and water supply.

Regional Flora Survey and Ecological Assessment for Dunbogan Canal Subdivision (Planning Workshop)

Supplementary investigations following submission of EIS to assess ecological impacts and Regional Flora implications of proposed Canal Subdivision.

Concept Plan, Beach Street Harrington (Harrington Bowling Club Ltd)

Concept plan for expansion of Bowling Club onto adjoining riverfront reserve.

Bushfire Hazard Assessment, Blueys Beach (Private landowner)

Assessment of Bushfire hazard and management recommendations on proposed coastal urban development site.

Agricultural Classification of Land, Lansdowne (G Armstrong)

Investigation and report on boundary between class 3 and class 4 agricultural land to determine potential for rural subdivision.

Johns River Development Principles Plan (Private Client)

Rural Residential development principles and design. Issues included potable and non potable water supply, surface and groundwater management, Koala and fauna habitat, access and subdivision design.

Acoustic Assessment and Application for Amendment of Development Consent, Chatham (Caltex Oil Australia Pty Ltd)

A report and assessment of acoustic impact of fuel depot on adjoining land and application for amendment of development consent.

Odour Investigations, Taree Sewerage Treatment Works (Greater Taree City Council)

Investigations of sources of odour and recommended management strategies relating to treatment works located in a developing urban area.

Highway Bypass Resumption, Taree (Private Landowner)

Assessment of Planning implications of proposed resumption for Highway Bypass through rural land, to assist in assessment of valuation and participation in court proceedings.

Rezoning Application, Hogan Street Harrington (GK Armstrong)

Application for residential rezoning of flood prone land adjoining SEPP 14 Wetlands.

Mingaletta Koala Management Plan (Hurd Haulage Pty Limited)

Preparation of a Koala Management Plan pursuant to State Environmental Planning Policy No. 44 for proposed hardrock quarry.

Feasibility Assessment, Mingaletta Quarry (C and J Berne)

Assessment of Planning and Environmental issues and previous judicial consideration of Proposed hard rock quarry.

Lismore RRR Study (Lismore City Council)

Review of subdivision and residential development policies for NSW provincial city.

Forster Shopping Village Traffic Study (Coles Myer Properties Limited)

Traffic Study for expansion of commercial activities adjoining a regional commercial centre.

Old Bar Open Space Study (Greater Taree City Council)

An assessment of existing and future open space requirements for the Old Bar Coastal Village Area.

Hawks Nest Environmental Study (Great Lakes Council)

Assessment of ecological, flooding, drainage, groundwater, geomorphology and coastal processes for proposed urban expansion area in a local environment.

Wauchope Traffic Study (Hastings Council)

Traffic assessment and management plan for Wauchope Urban Area and CBD.

Minnamurra Tea Tree Plantation (Cassegrains)

Statement of Environment Effects for establishment of a large Tea Tree plantation on low lying land in the Maria river catchment. Major issues included Acid Sulphate Soils, flooding, drainage, use of chemicals and impacts on neighbours.

Richmond River Rural Residential Development Strategy (Richmond River Shire Council)

Preparation of a strategy for Rural Residential Development within Richmond River Shire, in accordance with Rural Settlement Guidelines for the New South Wales North Coast.

Taree City Bike Plan (Greater Taree City Council)

Development of a Bicycle Plan and Implementation Program for the Greater Taree City LGA.

Yamba Traffic Study (Maclean Council)

Traffic Study of Yamba Urban Area and its environments, identification of existing and future road hierarchy, identification of management works and costs and background report for section 94 Roadworks Plan.

Environmental Impact Assessment and Management

EIS for upgrading the Pacific Highway from Karuah to Bulahdelah (NSW Roads and Traffic Authority)

Project Director for preparation of Environmental Impact Statement for upgrading of 37 kilometres of the Pacific Highway on the NSW mid north coast. The upgrade includes construction of new dual carriageways and associated intersections, bridges, fauna crossings, rest areas and environmental management measures.

Manning River Dredging EIS (Peakhurst Properties Pty Ltd)

Preparation of EIS for dredging sand from the Manning River at Harrington to provide fill material for proposed subdivision.

Assessment of Waste Management Facility Development Application (Hastings Council)

Assessment of Development Application, Environment Impact Statement and Fauna Impact Statement together with public submissions for a proposed Regional Waste Facility to service the Hastings Local Government Area.

Mingaletta Quarry EIS (Hurd Haulage Pty Ltd)

Environmental Impact Statement for extraction and processing of 9.2 million tonnes of greywacke over 25 years, together with associated railway siding.

Objection to EIS Proposals for Pacific Highway Deviation, Coffs Harbour (O'Donnell and Hanlon)

Preparation of submission to Roads and Traffic Authority (RTA) objection to impacts of highway upgrading proposal on approved residential development.

Manning River Stabilisation Advice (Greater Taree City Council)

Advice on policies and methods of stabilising eroding river banks on the Manning River.

Sweet Pea Rehabilitation and Landscape Plan (Private Client)

Rehabilitation and Management Plan for sand extraction operating in a visually sensitive area.

Beechwood Timbers Sawmill EIS (Beechwood Timbers Pty Ltd)

EIS for expansion and modification of existing sawmill adjoining rural residential development.

Grants Head Quarry EIS (Hurd Haulage Pty Ltd)

EIS for extraction of conglomerate from coastal quarry near Port Macquarie.

Harrington Back Channel Management Plan and EIS (Greater Taree City Council)

Development and Management Proposals and subsequent EIS for dredging of part of the back channel on the Manning River at Harrington.

Wingham Abattoir Pollution Reduction Program (Wingham Beef Exports)

Pollution Reduction Program for beef abattoir adjoining an urban area on the New South Wales Mid North Coast. Project involved identification and quantification of pollutants and wastes and assessment of impacts on the environment, together a program and schedule of works to reduce pollution to acceptable levels.

Dunbogan Sand Extraction EIS (Hurd Haulage Pty Ltd)

EIS for extraction of sand from an environmentally sensitive hind dune area adjoining State Environmental Planning Policy 14 Wetlands and Crowdy Bay National Park.

Dunbogan Quarry Environmental Management Plan (Hurd Haulage Pty Ltd)

An implementation plan to ensure responsible ongoing environmental management and monitoring of sand extraction operation.

Clause 64 Assessment, Billinudgel to Chinderah Pacific Highway Deviation EIS (RTA)

Assessment of EIS and public submissions and preparation of report for determination of EIS by Chief Executive of the RTA.

Melinga Quarry Statement of Environmental Effects (K and R Newby)

Environmental assessment and development application for quarry expansion pursuant to State Environmental Planning Policy No. 37.

Mingaletta Quarry Environmental Management Plan (Hurd Haulage Pty Ltd)

A detailed plan outlining procedural, monitoring and reporting requirements to ensure compliance with conditions of consent, environmental statutes and current Best Practise for proposed Hardrock Quarry.

Kew Quarry Statement of Environmental Effects (Hurd Haulage Pty Ltd)

Environmental assessment and development application for quarry expansion pursuant to State Environmental Planning Policy No. 37.

Irrigation Site Investigations (Hastings Co-op Ltd)

Site investigation of a rural property to determine minimum area and wet weather storage requirements for irrigation of waste water from Hastings Dairy Co-op factory.

Richmond River Northern Training Wall REF (Department of Land and Water Conservation)

Review of Environmental Factors for repair and upgrading of the Northern training wall to the Richmond River at Ballina.

Socio Economic Studies

Development feasibility, Local Commercial Centre Hallidays Point (Mr J Dixon)

A report assessing development feasibility and making recommendations on nature and extent of commercial development for a local shopping centre. The report included an economic assessment of commercial development as compared to residential development on the site.

Section 94 Contributions Study and Plan (Hastings Council)

Background report and section 94 contributions plan for car parking, water and sewerage, community facilities, open space and bushfire resources. This project won a Royal Australian Planning Institute Award for Excellence in Planning (1993).

Objections to Regional Shopping Centre Development (Webb Brothers)

Objection to rezoning and Development Applications for major shopping centre development proposal. Issues included social and economic impacts, parking, traffic, urban design and planning.

Taree Highway Service Centre Study (Greater Taree City Council)

Assessment of economic, social, ecological, archaeological, planning and traffic implications of proposed service centre adjoining the Taree Traffic Relief Route, Pacific Highway.

East Perth Concrete Plants Planning Study (MRWA and East Perth Redevelopment Authority)

A study which assessed the impacts of the Perth City Northern Bypass on existing concrete plants in East Perth and evaluated options for provision of concrete plants to service the Perth central business district.

Richmond River Section 94 Plan (Richmond River Shire Council)

Developer Contributions Plan for large government area on the North Coast of New South Wales.

Lakes Way/Pacific Highway Connection Economic Assessment (Great Lakes Council)

Cost benefit analysis and socio-economic evaluation of a proposed road linking the southern end of the Lakes Way with the new Pacific Highway deviation.

June 1981 to October 1992

GREATER TAREE CITY COUNCIL

Director City Planning and Building Services, May 1991 to October 1992. Responsible to the Council for all environmental planning, development assessment and building functions. Management of Division comprising 25 staff, including seven planners and seven building surveyors.

Chief Town Planner, December 1981 to May 1991. Responsible to council for management of all environmental planning and development assessment functions.

Town Planner, June 1981 to December 1981. Primarily responsible for strategic planning.

A representative range of projects undertaken or supervised is as follows:

Urban and Environmental Planning:

Draft Greater Taree City Wide Local Environmental Plan and Development Control Plan (1992): modern, consolidated local environmental plan and development control plan for the Greater Taree local government area.

Taree/Wingham Urban Growth Plan (1990): long term urban expansion, infrastructure and servicing proposals for the Taree, Wingham and nearby urban areas.

Wingham Urban Area Environmental Study and Local Environmental Plan (1987)

Diamond Beach Environmental Study and Local Environmental Plan (1984)

Hallidays Point/Redhead Environmental Study and Local Environmental Plan (1983)

Various local environmental plans and development control plans for urban expansion/release areas, rural residential release areas and industrial areas, City of Greater Taree.

Management of Consultant Studies:

Taree City Study (1991)

Purdon Associates Pty Ltd, Transport Environment Consultants, Gardner Brown Planning Consultants, Sutters Architects Snell.

Greater Taree Aboriginal Heritage Study (1991)

National Heritage Studies Pty Ltd.

Greater Taree Heritage Study (1990).

Sutters Architects Snell.

Greater Taree Waste Management Strategy, Bucketts Way Depot Environmental Report and Quarry EIS (1988).

Mitchell McCotter & Associates Pty Ltd.

Wingham Urban Conservation Area Study (1986).

Latona, Masterman and Associates.

Greater Taree rural Land Environmental Study (1984).
Davenport, Campbell and Partners Pty Ltd.

Harrington Environmental Study (1983).
Gutteridge Haskins and Davey.

Environmental Assessment:

Expansion of Old Bar Commercial Centre (1991).

Aluminium Can Manufacturing Plant for Containers Packaging Pty Ltd, Taree (1990).

Expansion of K-Mart Shopping Centre, Taree (1990).

Asphaltic Concrete Plants for Pioneer Asphalt Pty Ltd and Bitupave Ltd, Kolodong (1990).

Excavation of Material and Subdivision within a Designated Wetland at Harrington (1990).

Filling and Development within SEPP 14 Wetlands, Old Bar (1987).

Hard Rock Quarry, Wyan Holdings Pty Ltd, Possum Brush (1985).

Canal Subdivision and Dredging of the Manning River at Harrington.

Sand and Gravel Extraction from Manning River at Tinonee (1982), Taree (1983), Charity Creek (1987) and Wingham (1989).

Hard Rock quarry, Jandra Blue Metals Pty Ltd, Possum Brush (1982).

Various major residential, industrial, rural-residential and rural subdivisions, City of Greater Taree.

Policy and Management Studies:

Initiation of Local approvals Review Program Processes for Greater Taree city Council (1992).

Organisation Development and Management Planning, Greater Taree City Council (1991 - 1992).

Provision Standards for support Services, Housing for Aged and disabled Persons (Greater Taree city Council, 1991).

Old Bar Coastline Management Plan (1990).

Greater Taree Interim Flood Plain Management Policy (1987).

Greater Taree Industrial Development Code (1985).

Greater Taree Landscape Code (1985).

Greater Taree Group Housing Development Code (1984 - 1992).

Greater Taree Vehicle Parking & Access Policy (1984 - 1992).

Greater Taree Rural Lands Development Policy (1984).

Expert Testimony:

Preparation and presentation of evidence in the NSW Land and Environment Court in relation to various designated and non-designated development appeals and valuation hearings.

November 1973 to June 1981 CAMPBELLTOWN CITY COUNCIL

Three years Deputy Chief town Planner, one year Acting Deputy Chief Town Planner, three years member of Strategic Planning Project Team. Strategic Planning, development control and planning management in large, metropolitan growth centre during major expansion/development phase.

August 1972 to November 1973 LIVERPOOL CITY COUNCIL

Engineering Assistant subdivision, road and drainage design, local government engineering.

**February 1972 to August 1972 REEVES SMITH CONSTRUCTIONS, CIVIL
ENGINEERING CONTRACTORS, SYDNEY**

Estimator/Surveyor. Estimating, tendering, setting out and supervision of civil construction works.

**September 1970 to February 1972 MILLER AND STEWART CONSULTING
SURVEYORS, COFFS HARBOUR**

Engineering Surveyor - Responsible for subdivision planning, survey, engineering design and construction supervision.

**January 1966 to September 1970 WALLIS & MOORE (INCORPORATING
CHALMERS AND FINNEY), CONSULTING
SURVEYORS AND ENGINEERS, SYDNEY**

Trainee Engineering Surveyor. Cadastral, engineering and mining surveying, with emphasis on subdivision planning, survey and engineering design.