

The Esperance Tanker Jetty Fact Sheet 2016 no.2



Why another Fact Sheet?

Over recent weeks Councillors and staff at the Shire have been asked a number of questions that were not covered in the previous fact sheet. Council felt all community members would benefit from knowing the answers. The second edition incorporates the information requested by the community, and provides additional data to the first edition.

What is going to happen with the timber from the Jetty?

Any usable timber removed during the dismantling process will be stored on shire property until a future use has been determined. The timber can no longer be used for structural purposes, however some can be re-purposed into items like seating, interpretive art works and signage.

This follows on from the work that was undertaken with the dismantling of the first 80 metres of the jetty during the construction of the headland. Jetty timber was used to build the walkway, balance bars and mini picnic tables and seats in the children's playground. Additionally it has been used for interpretive signage and displays along the length of the foreshore.

Council is committed to see as much timber as possible being re-purposed and are hoping to make timber available for use along the foreshore and replacement jetty, private sale with proceeds going towards the replacement or for community groups to utilise in community projects or for fundraising ventures. There are a number of opportunities that need to be explored however these cannot be finalised until dismantling work has commenced and potential designs for a replacement jetty are progressed.

Due to the chemical treatments that were applied, some timber cannot be made available for reuse in either public or private areas. Timber that is deemed unusable will need to be removed to a waste facility.

Why was the foreshore completed first?

The Esperance foreshore was suffering from significant coastal erosion issues that was placing vital infrastructure at risk. The rock wall and retaining walls built along the length of the foreshore from the headland through to the boat ramp, have provided valuable protection for this infrastructure. As a result, not only is The Esplanade road infrastructure no longer under threat, the services that exist underground are now in a more stable environment, this includes gas, fuel, power lines and road drainage. Landscaping work undertaken has enhanced our foreshore by providing our community with a world class waterfront that is used by many community members and visitors daily.



Did you know that every major infrastructure project of this nature must allocate a proportion of their overall budget to artistic elements? This encourages innovative concepts to be developed that further enhance the more practical elements of major construction projects. For the Esperance foreshore this has included interpretative and historical images on the public ablution facilities, two large art pieces in the Whale Tail and the Rudders, and smaller artworks interspersed along the foreshore trails.



Why is the money saved from the Waterfront project being used on a Skate Park?

Through using rock from the Shire Quarry some savings were made during the Waterfront project. At a Special Council Meeting in September 2014 Council agreed to enter into a Financial Assistance Agreement with the State Government to undertake building a new skate park facility from its 2012/13 Country Local Government Fund allocation. There were time restrictions on when it was required to be used, and that it was to be used for the purpose of creating something new (or renewed). Essentially this means it could not be used towards the jetty for maintenance and the time frames for a replacement jetty were out of scope for the grant funding. Council were faced with the choice of using the money on a project that could meet the criteria or return the funds to the state government. Youth facilities, including the skate park, had been identified in the last two community perception surveys as a priority area that needed improvement.

The current skate park has a number of significant issues and a rebuild is the only option. Community consultation was undertaken during 2015 to determine the location and the elements required to build a skate park that would satisfy the broadest set of users. This was successfully completed.

The new skate park will be a part of a youth precinct. This will include infrastructure around the park that enables families to enjoy the area and provide a contemporary youth space that encourages interaction. There will be multiple pathways joining the area with the existing foreshore trails and a link from the Taylor Street jetty thereby improving access for our cruise ship passengers when they disembark and head towards town.

Why not build a jetty that can accommodate cruise ships?

Council understand the desire from the community to build infrastructure that may encourage more visitors to our town. Unfortunately there are no guarantees this would occur as a number of the cruise ships who make their way to Esperance do not wish to pay docking fees. Indications from the majority of the companies that frequent Esperance Port are that they do not support the need for their ships to dock.



The cost to build the type of structure required to berth cruise ships would be far greater than a recreational jetty and would mean the jetty would be considered a commercial structure. A local government cannot control a commercial jetty, it would fall under state government care. While this may seem to be a satisfactory solution, there needs to be an economic return for the state government to be involved in a commercial jetty and access for recreational uses could then be restricted.

It is always pertinent to look forward and build something that meets the needs of our community not only now but into the future. A jetty that docks cruise ships is not a sustainable asset for our community. Not only is the initial cost prohibitive the ongoing costs to ensure it is maintained would be a significant drain on municipal funds.



Can we have a bonfire as a way of remembering the moment we had to say goodbye?

There are three significant reasons that this cannot be the way the jetty is demolished. Firstly some sections of the jetty have been treated with chemicals to prolong their life in a harsh marine environment. This includes Petro chemicals and CCA (Copper Chrome Arsenic) which become highly toxic when released into the atmosphere in the form of smoke and ash. Swallowing only a few grams of this ash can be extremely harmful.

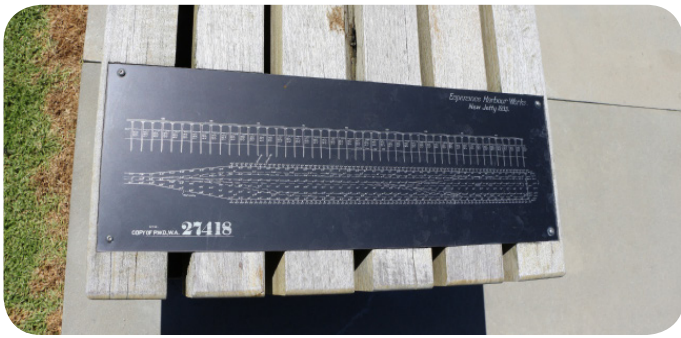
Secondly there is a great deal of community interest in obtaining or re-purposing the timber on the jetty where possible. A bon fire would not allow this to happen.

The third reason a bonfire is not an option is due to pieces of the jetty possibly becoming detached during the process and then become floating debris in our bay. This creates marine safety issues for both commercial and recreational users.

Can the defence force be asked to undertake the demolition as part of a training exercise?

While marine infrastructure has been demolished by our defence force in the past this is not a viable option for the Tanker Jetty. Its location in the bay, the depth of the water around it and its connection to the headland create a number of safety and potential damage issues.

As mentioned a fire is not an option and blowing up a jetty, while looking spectacular, does potentially mean a large amount of debris floating around. This would also damage the timbers which could be re-purposed.



Has Council ever considered a toll being placed on the jetty to contribute towards maintenance costs?

The Busselton Jetty is often used as a benchmark for the Esperance Tanker Jetty by the community. Unfortunately this is not an even comparison. The provision of significant state funding has allowed the jetty to be rebuilt, operate and incorporate an underwater aquarium and provide a mini rail service along its length. There were 400,000 visitors to the Busselton jetty in 2011. The use of a toll on this jetty generates an income that contributes to the maintenance of the jetty (approximately \$650,000 [Busselton Jetty Strategic Plan 2012-2017](#)). The cost is \$3 per day for everyone 17 and over. There are additional costs to use the train and to visit the Underwater Observatory.

Esperance, as a district, has an estimated 160,500 visitors each year, Council currently feel that a toll to use a replacement recreational jetty would disadvantage our everyday community users. With our lower visitation numbers it is believed it would not generate enough income to support charging all users when the predominate user would be an Esperance resident. Community consultation in 2013 also indicated that a toll was not a preferred choice. However this question will be put to the community who can then lead the discussion with Council.

What community engagement will there be?

Councillors are always available to talk and forward ideas to. Council Corner will be set up at the Condingup Fair, Yabby Classic and at the Museum markets during February and March. A survey will be available at Council Corner and online. This is a fantastic opportunity for you to come along and have a chat, ask some questions, hear the answers and most importantly pass on your views.

There are a number of diverse and varied opinions about what should be built, where it should be built, what it should include and how much it should cost. Council need to determine what the community need is with respect to a replacement facility. This need will be matched with the funds available to build the jetty and our ability to sustainably pay for its maintenance.

Will Council recognise the heritage value of the iconic Tanker Jetty?

Council strongly support recognising the history of the jetty. The re-purposing of timbers in interpretative signage will be undertaken very like that which has taken place already on the headland and along the foreshore. It would be wonderful to inform you of all the fantastic ways the timbers can be used on a replacement jetty, however this cannot happen at this point in time as we do not know what a replacement jetty will look like. The Esperance Waterfront project was awarded a commendation from the Heritage Council in 2015 for the heritage interpretation of the historic value of the Tanker Jetty and the Esperance Foreshore.

Council are keen to hear concepts and innovative ideas on how the history of the jetty influenced the growth of our town and how it has been utilised in more recent years as a recreational jetty.

Please contact your councillors or send in your ideas to the shire. All proposals need to take into account a number of environmental challenges, longevity of items, community safety and cost (both initially and ongoing)

What can I do to help?

There is no denying it, funding is required for a replacement to be built. However every community member and visitor can help by showing support and writing to your local and federal members requesting funding, raising funds that can be used towards a replacement and being actively involved and informed in engagement activities that assist Council in making positive decisions moving forward.

Fundraising efforts are well received by other levels of government when applying for grant funding. They highlight a community that is prepared to work towards achieving a desired outcome for the benefit of everyone. The community have raised approximately \$45,755 to date and this is currently being held in the Tanker Jetty Reserve. Do you have any creative ideas on how to fund-raise for a replacement? Community donations and letters of support are viewed favourably by all external funding sources and show a united front to the people outside the Esperance Region.



What does it mean when Council mentions priority projects?

All Local Governments have a number of projects being planned at the same time. These projects can be of a diverse nature and while some may have an impact on the whole community others may have a more direct impact on a smaller section. There are times when prioritising projects needs to occur when limited resources are available.

There are a few large projects and a number of smaller projects that are being planned or are underway at the moment. The most notable to the community will be the need for a new Waste Management Facility, a replacement Tanker Jetty, the Indoor Sports Stadium and the Town Centre Revitalisation project. These are all priorities and at times may have access to different funding programs. Council make decisions based on the options available.

However it is important for all community members to recognise that a new Waste Management Facility is a priority project that is a need for the community. It is vital that a new facility be built and ready for use by August 2019. If no funding is made available, a loan may be required, which will mean a higher ongoing cost to run the facility. Decisions must be made taking into account financial sustainability, community need and community want. Some of these decisions are not easy and some sections of the community will have a completely different priority to others.



How does this affect the replacement jetty? It means that Council have recognised this project is a priority and it is identified in all local and regional strategic plans. It also means resources will continue to be applied to engage with the community on future designs, developing construction drawings and sourcing funding opportunities.

Why didn't the Council spent the \$1.9m, from the Tanker Jetty Reserve, on maintaining and repairing the jetty?

This money has predominately been generated over the last few years. Council have been actively setting aside money for the future replacement of the jetty. over the last few years. From the 2012/13 to 2014/15 financial years over \$1.2 million was added to the reserve. This includes annual allocations, rock royalties from quarry rock, money from the Tanker Jetty Donations Reserve (\$45,755) and interest.

Council intend to use these funds to leverage funding from other levels of government. Unfortunately the deterioration of the Tanker Jetty has meant some of these funds need to be used to remove the jetty prior to commencing construction of a replacement. The removal and replacement was always intended to be one project. In previous years Council have quoted potential costs of a new jetty including the costs of removal of the existing jetty.



Where to from here?

Council needs your input to determine what a replacement structure could look like. You will be given information on the cost constraints and limitations and this combined information will be forwarded to jetty designers. Concept plans will be drafted and turned into engineers drawings which will include full costings with a couple of variables. This is required if we are to obtain grant funding from other levels of government.

During this process Shire staff will continue to make applications to current funding programs. The project will continue to be recognised in all local and regional strategic plans (a requirement when applying for state funding). Unfortunately Council cannot give you a timeline for construction. Council can currently commit \$2m towards a replacement jetty and any additional funds will need to be sourced prior to a replacement jetty being commenced.

