



Australian Government

Department of Infrastructure and Transport

**This is a Meeting
Brief for
Information**

For: The Hon Anthony Albanese MP	eWorks Number	Ministerial action required by:
Cc: Mike Mrdak	04694-2012	12 October 2012
Division: NB-II		Reason for Deadline:
		Meeting is set for 15 October 2012

SUBJECT:	Moorebank Intermodal Terminal (IMT)
MEETING WITH:	The Hon. Bradley Hazzard MP
DATE/TIME:	Monday 15 October 2012, 9:30am
VENUE:	Commonwealth Parliamentary Office

Purpose of Meeting

The Hon. Bradley Hazzard MP, NSW Minister for Planning and Infrastructure, is meeting with you to discuss the progress of the Moorebank Intermodal Terminal project.


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SIMTA Proposal

7. SIMTA's development application, including its Environmental Impact Assessment is with the NSW DP&I.
8. The Department of Defence has exercised its first lease renewal option for the Defence National Storage Distribution Centre and advised SIMTA accordingly. The lease extension runs to March 2018.
9. This means that a substantial portion of the SIMTA property will not be available for SIMTA's proposed development. It is not known whether SIMTA will amend its application to account for the smaller available land area.
10. In addition, you may wish to note that the Commonwealth Steering Committee overseeing the Moorebank Project recently considered the SIMTA request for land owner's consent and concluded that at present, it was not appropriate to consent to the SIMTA railway proposal. The Committee subsequently advised Qube Logistics (representing SIMTA) that the Commonwealth is not prepared to give consent at present to its Concept Plan or its request to access Commonwealth land to facilitate rail connections to the Southern Sydney Freight Line.
11. The Commonwealth's concept plan for the Moorebank IMT is part of a larger single block of land upon which the School of Military Engineering is located. The potential for requirements to be imposed on the Commonwealth through the planning process means that the Commonwealth, as owner of the land, has discretion how to use the land for the benefit of the IMT and in meeting any planning requirements, such as environmental offsets.

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Division: NB-II Action Officer: Richard Wood Contact No. : 02 6274 7413	NOTED / PLEASE DISCUSS ANTHONY ALBANESE / /
Approved by: Andrew Jaggers Signature:  11.10.12 Contact No.: 02 6274 7631	

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Attachment A

Talking Points

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5. MPO and its advisers assessed the option of the SIMTA proposal. It was concluded that an open tender for the larger SME block with room for both an IMEX and an interstate provided the best opportunity for achieving national benefit. The main issues identified by KPMG and confirmed by Greenhill Caliburn were:
 - i. Lack of certainty that SIMTA could proceed according to its stated timeline if, Defence does not relinquish part or all of its lease of the site in the timeframe required by SIMTA and SIMTA is unable to successfully manage a range of other pre-requisites (for example,

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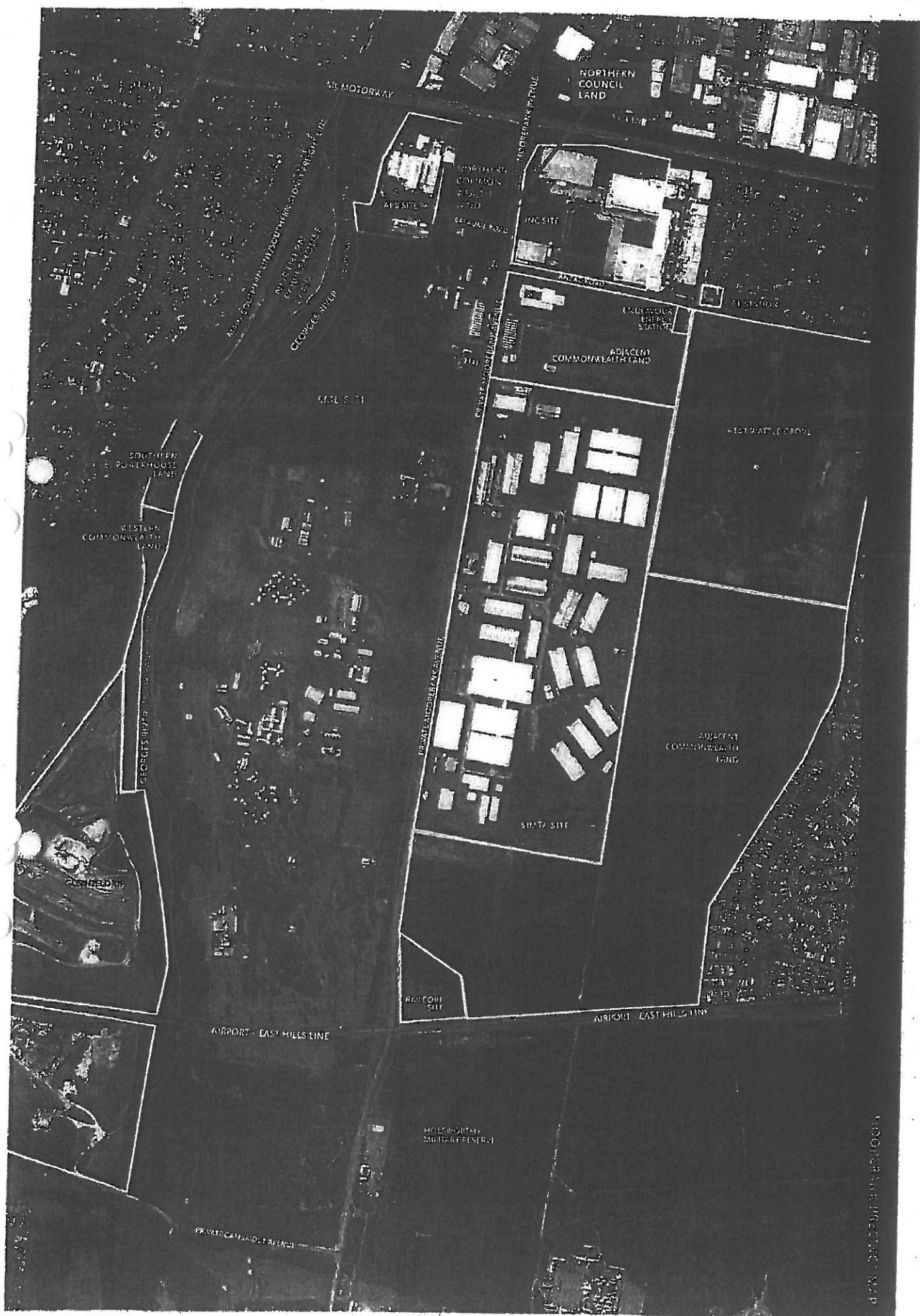
environmental and planning approvals; rail corridor access; road, rail and port infrastructure enhancements; train paths; financing requirements; etc.).

- ii. Lack of certainty that SIMTA could deliver its proposal at no cost to Government as the proposal did not include funds for necessary supporting infrastructure including rail spur and supporting road upgrades including Moorebank Avenue. These issues have since been raised in Transport for NSW's submission to the NSW Department of Planning in response to SIMTA's draft Environmental Assessment.
- iii. Lack of control and uncertainty over the scale, nature and rate of ramp-up of the services that would be developed.
- iv. Site is smaller and does not allow for a full service interstate terminal development.
- v. Site is landlocked and requires multiple approvals from other landowners (NSW, federal and private) to access the Southern Sydney Freight Line.

Moorebank Intermodal Terminal vicinity map



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|--------------------|--------------------------------|-----------------------------------|-----------|
| Moorebank prec not | School of Military Engineering | Cumberland & South passenger line | Main road |
| Commonwealth land | SIMTA DNSDC facility | East Hills passenger line | River |



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