

# COC LIMITED

"PRESERVING LITHGOW'S UNIQUE RAIL AND INDUSTRIAL HERITAGE"

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Andrew Muir  
Group Manager Environment & Development  
PO Box 19  
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## **Lithgow Power Station Site Lot 931 DP 868140**

Hi Andrew

Further to my previous correspondence and our ongoing discussions with respect to acquiring the former Lithgow Power Station site via a long term lease for tourism related purposes.

COC Limited's interest in the site is driven by a number of factors all of which are predicated around the need to find storage space for locomotives and rolling stock awaiting long term restoration and a place to store spare parts and equipment to keep the tourist railway operating into the future. There may also be an opportunity to develop a Museum to house a substantial collection of NSWGR passenger cars on the site in conjunction with our activities as well as an interpretive centre to show case the history of the Power Station site.

Since our most recent meeting to discuss the heritage report prepared by Christo Aiken for the site we had embarked on preparing the CMP and the HIS. However last week we were approached by Mr. Peter Kirk of Peter Kirk Earthmoving to ascertain if we were interested in receiving upwards of 6000 tonne of clean certified fill for the site from a road works project on the Bells Line of Road. Mr. Kirk who has supplied the validation certificates (from Downer) for the fill has indicated that he is prepared to arrange for the delivery, spreading and compacting of the certified fill as well as taking care of the sedimentation control of the area free of charge for the museum project.

Unfortunately this stroke of good fortune has come too early in our timeline as COC has no rights to the site. However it is too good of an opportunity for Council as the owner of the land and us as the possible end users not to seek Councils approval to lodge a DA in the first instance to accept the much need fill for the lower section of the site.

As the records show Pacific Power removed a tremendous amount of soil from various sections of the area as part of the remediation process before the site was handed over to Lithgow City Council.

As it stands there was no obligation on Pacific Power's behalf to restore the land form back to its original state prior to remediation. Consequently today we are left with a large area of land that is essentially unuseable unless a large amount of suitable fill is brought in which would equate to many thousands of dollars in transport costs.

Whilst we continue to work on the necessary documentation for our overall plans for the Lithgow Power Station site to be presented to Council in coming weeks, we therefore seek Council's support in making moves to take advantage of the opportunity that has presented itself. As you would also appreciate this offer is not open ended in that the project has a limited timeframe and the fill must be removed within a given period. We have also sought the advice of our heritage consultant who is familiar with the site and has offered some advice in a separate email.

The transformation of this site from a weed infested, liability ridden area into a potential tourism site with obvious community benefits is going to take some time and money to achieve and will be a work in progress for a number of years. However the offer of clean fill will certainly put the lower section of the site in good stead to advance the project.

We thank you for taking an interest in our project and look forward to a positive outcome.

Kind Regards,

*Michael J Wilson JP*

(MICHAEL J. WILSON JP)

**Chairman**

### **COC Limited**

**(Incorporating the Registered Business Units)**

Eskbank Rail Heritage Centre

Wolgan Valley Wilderness Railway

Wolgan Valley Wilderness Rail Trail

### **Eskbank Locomotive Depot & Museum Limited Lithgow State Mine Railway Limited**

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