

## Cethana Pumped Hydro Project



# Housing a future workforce

## Assessing Hydro Tasmania's Gowrie Park land

Hydro Tasmania's proposed pumped hydro project at Cethana will create hundreds of jobs. Therefore, we'll need to build a workforce accommodation facility to house the construction workforce safely and comfortably, with minimal impact to the community and the environment.

We looked at a range of accommodation options – the project site, other Hydro-owned land, local housing, and short-term accommodation within the region.

Our minimum requirements were:

- Within a 30-minute drive of the Cethana Project
- Minimum of 8 hectares of usable land
- Clear access to a main road
- Relatively level terrain
- Preference for previously disturbed land with minimal native vegetation.





## Assessing Hydro Tasmania's Gowrie Park land

Some people have asked why we can't build on Hydro Tasmania-owned land at Gowrie Park.

We did look at this option, and while there may be some potential advantages in terms of opportunities for local workers, these were outweighed by safety, environmental, operational and regulatory constraints.

The land isn't suitable because of:

- Insufficient land area:
  - Due to several site constraints (such as threatened vegetation communities, existing infrastructure, setbacks and buffers, flood-prone areas, and road easements), it didn't meet the minimum land requirement of 8 hectares.
- Local planning controls:
  - The land is zoned "utilities" under the planning scheme, which prohibits residential development.
- Safety:
  - Challenging road conditions (steep grades, narrow winding sections on Cethana Road)
  - A history of accidents on the access routes
  - More traffic on local roads
  - Extended travel times contributing to worker fatigue.
- Wildlife impacts: More traffic will increase the risk of roadkill of threatened fauna species.

