

# Brown Hill Keswick Creek Stormwater Project

## Project Update March 2025

### Welcome

Significant construction progress has been made in both Lower and Upper Brown Hill Creek in recent months to take advantage of the dry weather before winter flows commence. The Audit and Risk Committee have been focussing on review of the Board's strategic and operational risks, WHS policies and procedures, and preparation of the annual budget for 2025/26.

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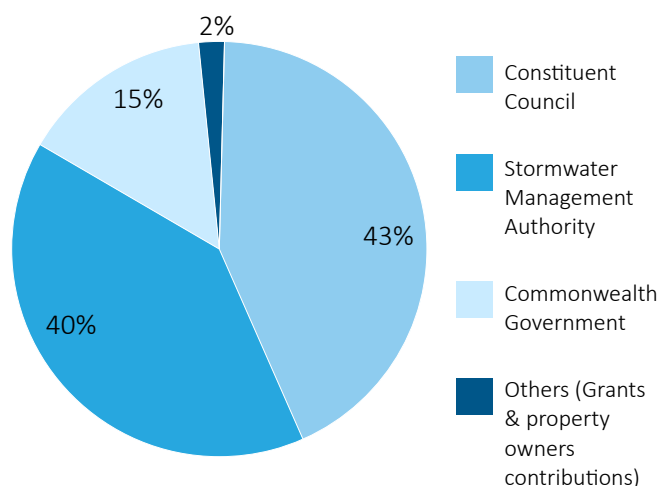
# Financial Summary

## Capital Funding Summary as at 28 February 2025

Capital funding to 28 February 2025 includes:

- \$32.2m from the 5 Constituent Councils – the Cities of Adelaide, Burnside, Mitcham, Unley and West Torrens.
- \$29.9m from the Stormwater Management Authority.
- \$11.6m from the Commonwealth Government, being portion of a total \$21.6m commitment provided under 3 grant programs.
- \$1.1m from other sources including property owner contributions to projects and smaller State Government grant programs.

Capital Funding Contributors



## 2024/25 Operating Summary as at 28 February 2025

|                    | Actual YTD       | Budget YTD       | Variance \$      |
|--------------------|------------------|------------------|------------------|
| Income             | \$1,203,857      | \$972,019        | \$231,838        |
| Expenses           | \$580,304        | \$651,580        | (\$71,276)       |
| <b>Net Surplus</b> | <b>\$623,553</b> | <b>\$320,439</b> | <b>\$303,114</b> |
| Depreciation       | \$152,058        | \$160,000        | (\$7,942)        |



The Board recently endorsed the draft annual budget for 2025/26. This budget aligns with the long-term financial plan adopted in November 2024 and sees commencement of construction in 4 new locations.

# Maintenance and Operating Report for Completed Works

## Maintenance Responsibility for Completed Works

| Stage           | Sub-project <sup>1</sup>                      | Responsibility for Maintenance <sup>2</sup>                                                                                          |
|-----------------|-----------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Flood Detention | Ridge Park Flood Control Dam                  | City of Unley                                                                                                                        |
|                 | Glenside Flood Detention Basin                | BHKCSB – stormwater infrastructure delivered under the plan.<br>City of Burnside – all non-stormwater assets located on site.        |
|                 | Pakapakanthi Wetland and Kurangga Creek Works | BHKCSB – stormwater infrastructure delivered under the plan.<br>City of Adelaide – all existing and non-stormwater assets on site.   |
| LBHC            | LBHC – Daly Street Bridge                     | BHKCSB – stormwater infrastructure delivered under the plan.<br>City of West Torrens – road components of the project.               |
| UBHC            | UBHC Area 1 Everard Park                      | BHKCSB – stormwater infrastructure delivered under the plan (culvert).<br>City of Unley – ground level shared use path improvements. |
|                 | UBHC Diversion – DIT Culvert                  | DIT                                                                                                                                  |
|                 | UBHC Hawthorn Reserve                         | BHKCSB – stormwater infrastructure delivered under the plan.<br>City of Mitcham – all existing and non-stormwater assets on site     |

<sup>1</sup> Projects that remain within the contractors maintenance and defects period are not yet listed above.

<sup>2</sup> Responsibility for clearing blockages within the creek is always the responsibility of the property owner.

## 2024/25 Maintenance & Operating Budget to 28 February 2025

|                                       | YTD Actual       | YTD Budget       | Variance \$       |
|---------------------------------------|------------------|------------------|-------------------|
| Glenside Detention Basin <sup>1</sup> | \$81,746         | \$102,900        | (\$21,154)        |
| Pakapakanthi Wetland <sup>2</sup>     | \$98,841         | \$105,000        | (\$10,159)        |
| Other Works <sup>3</sup>              | \$491            | \$6,667          | (\$6,176)         |
| <b>Total</b>                          | <b>\$177,078</b> | <b>\$214,567</b> | <b>(\$37,489)</b> |

<sup>1</sup> First GPT clean for 2024/25 was undertaken from 12th to 16th August and the next clean was completed in November 2025. A further clean is scheduled in the coming weeks, ahead of winter.

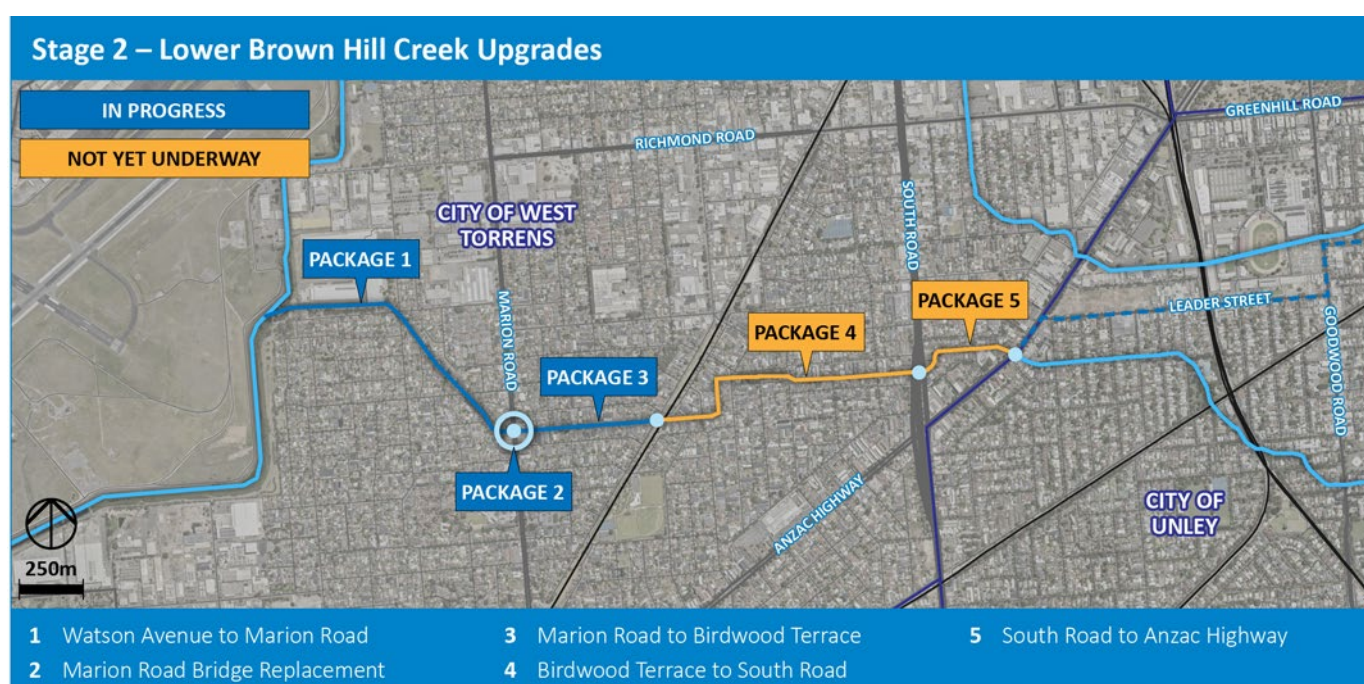
<sup>2</sup> Wetland maintenance is being provided under a services agreement in accordance with a defined maintenance schedule with scope for one-off requirements on an as-needs basis. Replanting occurred in October 2024.

<sup>3</sup> Other includes any operating and maintenance requirements that don't relate to the wetland or Glenside site.

# Lower Brown Hill Creek Packages 1 -3

Packages 1 to 3 of the Lower Brown Hill Creek Upgrade will involve doubling the flow capacity of a 1.7-kilometre-long section of channel beginning at the south-eastern corner of Adelaide Airport and ending at Birdwood Terrace. The channel is primarily situated within a 12-metre-wide drainage corridor owned by City of West Torrens.

The upgrades will comprise a 6- 6.8 metre wide by 1.8 metre high rectangular concrete channel (or an equivalent sized covered culvert) and the upgrade of four crossings using either box culverts or single span bridge structures.



## Key Messages

The Early Contractor Involvement phase has concluded for all remaining work packages, construction contracts are in place, and works are well underway. Significant achievements in recent months include:

|                                                                                                                                                                                         |                                                                                                                           |                                                                                                                                  |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------|
| ✓ Securing DIT's approval for the proposed timing, staging and traffic management for works at Marion Road and completing the new culverts on the western side of the road on schedule. | ✓ Coordinating the interface between the BHKC culvert upgrades and SA Water's water trunk main relocation at Marion Road. | ✓ Securing APA Gas' consent for the proposed work method and temporary support to the gas transmission main at Birdwood Terrace. |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------|

# Lower Brown Hill Creek Packages 1 -3 continued...

## Recent Works and Focus Areas

### Recent activities

- Completion of manufacturing of all precast culvert arches.
- Completion of all minor service authority relocation works (except SA Water).
- Award of construction contracts for Packages 1E, 2 and 3A to Camco and commencement of construction.
- Obtained DIT approval to commence works on the Marion Road crossing (Package 2) in the December school holidays, completion of culvert construction on western side of road in February, and handover of site to SA Water's contractor for the water trunk main relocation.
- Award of construction contract for Package 3B to Beltrame Civil, following an Early Contractor Involvement process that resolved the protection method for the gas transmission main at Birdwood Terrace, allowing works to commence with consent from APA Gas.

### Upcoming Works

- SA Water's contractor to complete the water trunk main relocation.
- Camco to re-commence culvert construction on eastern side of Marion Road crossing (Package 2).
- Camco to complete channel construction for Package 1E and continue works on Package 3A.
- Beltrame to continue works on Package 3B.

## Stakeholder Management

A significant notification and engagement exercise was undertaken in the lead-up to the works for the Marion Road Crossing, including:

- notification to all major stakeholders.
- use of variable message sign boards on adjoining arterial roads.
- 24/7 project phone during the works.
- suburb-wide letterbox drops in Netley and North Plympton in December 2024 and March 2025 to inform residents of the status of the works and changes to traffic management.

A relatively small number of directly impacted property owners agreed to enter Licence Agreements prior to the commencement of construction. Notices of Intention to Enter and Occupy Land were issued to other owners to enable secondary safety fencing to be installed on private property. One-on-one engagement with directly adjoining property occupants is ongoing.



*Marion Road Crossing Works*

# Upper Brown Hill Creek Area 3, Millswood

The capacity of the section of Brown Hill Creek from just downstream of Regent Street to Malcolm Street Millswood is being upgraded, including upgrade of the Regent Street culvert. The creek passes through several privately owned properties and the project team have been engaging closely with owners over the course of the design development and during construction.

## Key Messages

The channel upgrades at 14 Malcolm Street have reached Practical Completion and the landscape reinstatement (fencing and planting) has been scheduled for Autumn.

All works between Malcolm Street and Regent Street will then be in the Defects Liability and Maintenance Phase.

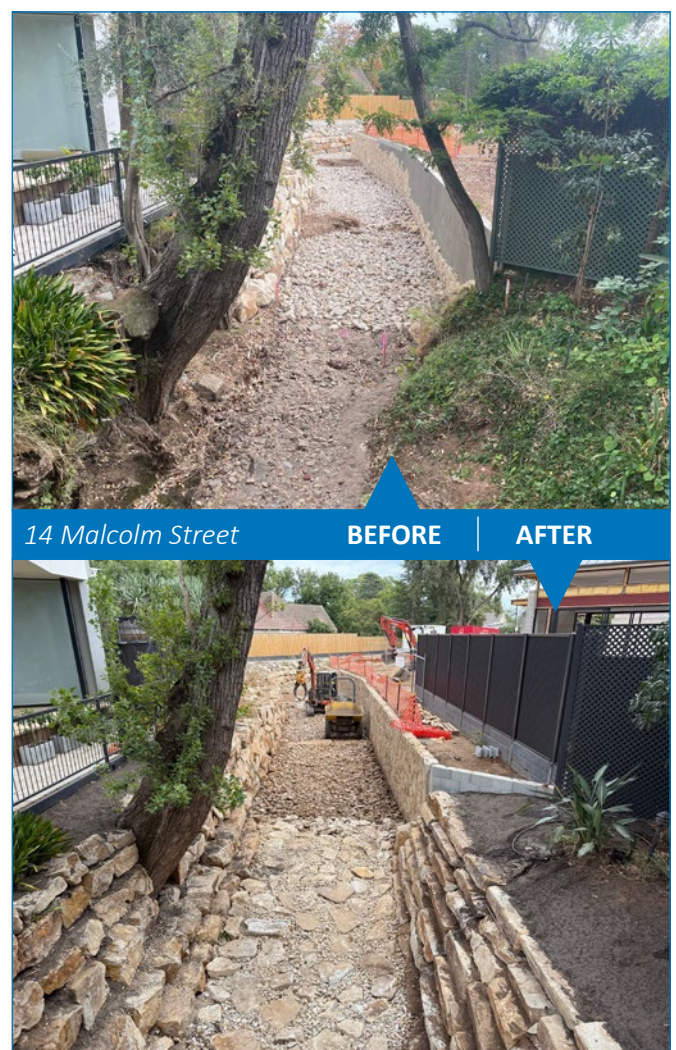
## Recent Works and Focus Areas

### Recent activities

- Completion of channel upgrades at 14 Malcolm Street.
- Construction of new shade structure at 14 Avenue Street.
- Landscape maintenance for properties between Avenue Street and Regent Street.

### Upcoming works

- Completion of landscape reinstatement (fencing and planting) at 14 Malcolm Street.
- Completion of new shade structure at 14 Avenue Street.
- Landscape maintenance for properties between Malcolm Street and Regent Street.

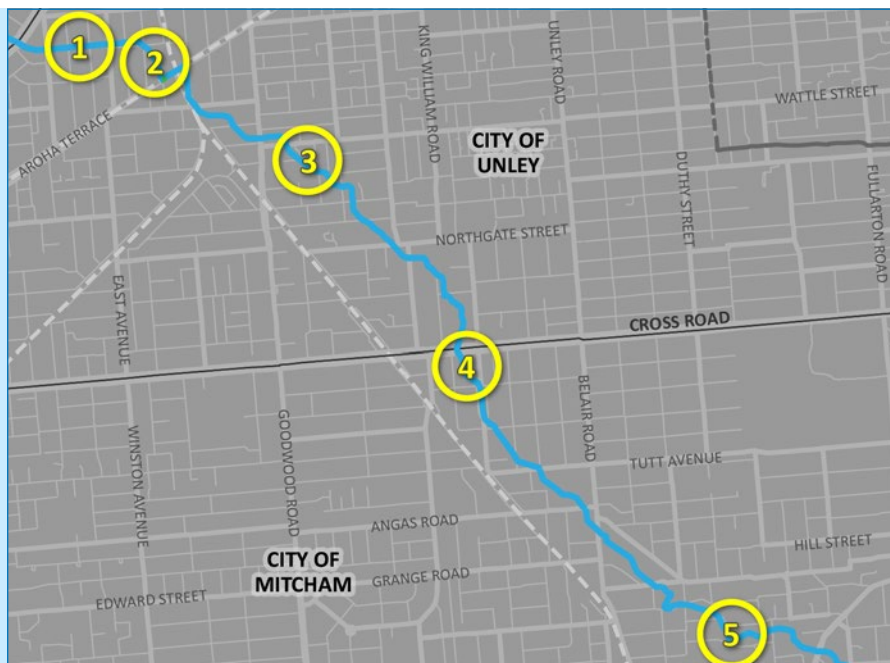


# Upper Brown Hill Creek Commonwealth Funded Projects

Five Upper Brown Hill Creek sub-projects have been funded by the Commonwealth Government's Urban Rivers and Catchments Program and Disaster Ready Fund and are scheduled for construction in the 2025/26 financial year, with the option to extend the on-ground works into 2026/27 if required.

The works will include upgrades through both private property and public open space and are located within the Cities of Unley and Mitcham as follows:

1. UBHC Area 1 – Third Avenue to Leah Street, Forestville
2. UBHC Area 1 – Forestville Reserve
3. UBHC Area 2 – Orphanage Park
4. UBHC Area 5 – Cross Road to Hampton Street, Hawthorn
5. UBHC Area 6 – Betty Long Gardens



## Private Property Interface

Based on lessons learned from past projects, efforts have been made to refine and standardise the process for engaging with property owners, including preparation of the following documents:

- A standard template for the *Memorandum of Understanding* that confirms a property owner's intention to collaborate with BHKC representatives throughout the design process and to enter a voluntary agreement with the Board to deliver the works once the designs are finalised.
- A standard template for the *Agreement and Licence to Occupy and Carry out Works*.
- A Design Guide which is used to coordinate input from property owners during the design process and to ensure consistency in the application of design techniques and materials. The Design Guide illustrates the suite of 'standard' options for channel walls, safety fences, pedestrian bridges and plantings, while providing opportunities for property owners to contribute towards 'value-add' options if they wish.

# Upper Brown Hill Creek Commonwealth Funded Projects

## Design Update

The Board's landscape architects, Aspect Studios and Oxygen, have completed preliminary photomontages and landscape designs based on the preliminary civil engineering designs. The ecological, environmental and geotechnical investigations have been completed. A constructability review and preliminary staging plan has been developed.

## Next Steps and Community Consultation

A site briefing was provided to City of Unley's Ward Councillors at Orphanage Park in late November 2024. A formal presentation of the preliminary designs for Wilberforce Walk, Forestville Reserve and Orphanage Park will be provided to staff and Elected Members from the City of Unley in April 2025, followed by a series of community information sessions. Outcomes from this consultation will enable the detailed designs to be finalised.

A formal presentation of the preliminary designs for Betty Long Gardens will be provided to staff and Elected Members from the City of Mitcham in April 2025, followed by a community information session.

All property owners affected by the works between Cross Road and Hampton Street, Hawthorn and in Betty Long Gardens have received the draft MoU, preliminary designs and supporting reports. Most property owners have also met with the Program Manager and Oxygen's Landscape Architects to refine the landscape designs. The collaborative process and Design Guide has been well received by property owners and the project team will now seek to execute the MoUs and work through the detailed designs with continuing input from the property owners.

