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Your Ref: Doc 1684165, 1684077, 1684093

The Executive Director  
Jane Moynihan  
Queensland Floods Commission of Inquiry  
GPO Box 1738  
Brisbane QLD 4001

16 September 2011

Dear Ms Moynihan

**Requirement to Provide Information to Commission of Inquiry and Requirement to Provide Statement to Commission of Inquiry**

I refer to your letter of 23 August 2011 (ref 1684165) and the accompanying Requirements to Provide Information (ref 1684077 & 1684093) issued by Justice C E Holmes for the Queensland Floods Commission of Inquiry.

**Requirement to Provide Information to Commission of Inquiry (ref 1684077)**

Since 1 July 2010 Unitywater has been responsible for managing and maintaining water supply and sewerage infrastructure in the Regional Council areas of Moreton Bay and Sunshine Coast. In accordance with the *South-East Queensland Water (Distribution Retail Restructuring) Act 2009* those Councils still retain Assessment Manager status under the *Sustainable Planning Act*, and receive and decide development applications which include provision of water supply and sewerage infrastructure which will become Unitywater assets. Unitywater provides input into the development applications and liaises with Council and the developers' representatives in order to obtain infrastructure which is fit for purpose and meets the relevant design standards. Unitywater oversees the construction of the water supply and sewerage works components of developments following the issuing of an operational works permit.

The files for development applications for material change of use (MCU), reconfiguring a lot (RAL or REC), and operational works (OPW) are therefore held by the respective Councils, and are stored in electronic form. Internal Unitywater documents relating to Unitywater construction oversight are not forwarded to Council for filing but are kept separately on hard copy files by Unitywater. Unitywater conducted a search of the documentation to the extent that such documents are within its control and where Unitywater could gain access to the Council systems.

***Item 1 a)***

"All files and related documents (including correspondence, reports and meeting minutes) for all development applications including for operational works lodged since 1 July 2010 for the following infrastructure:

- (a) Water and sewer pumping stations."



I enclose a compact disc which includes all of the Council files relating to development applications which have been lodged since 1 July 2010, and for which the provision of a sewage pumping station was proposed or likely to be required at time of application, together with copies of Unitywater internal documents relating to Unitywater processes only, which do not form part of official Council file. The list below is a summary of those applications.

No applications have been received which incorporate new water and sewer pump stations.

**Table 1: Development Application files Relating to Flood Enquiry Request for Information**

| File Number      | Applicant                       | Stage | Location   | Dev Type | Unitywater Received Date | Pump Station   |
|------------------|---------------------------------|-------|--|----------|--------------------------|--|
| DA-19872-2008-DA | THG                             |       | 106-106A Visentin Road, Morayfield                             | RAL      | 10/03/2011               | Approved   |
| DA-25412-2011-DA | DGS Property Group              |       | 423-479 Pumicestone Road, Caboolture                           | MCU      | 13/01/2011               | Approved   |
| DA-25182-2010-DA | Norfolk Estates Pty Ltd         |       | Lot 948 Pettigrew Street, Caboolture                           | RAL      | 4/11/2010                | Pump station may not be required   |
| DA-18550-2007-DA | THG Resource Strategist         |       | Hay Road, Dayboro  | RAL      | 3/06/2011                | External to PIA  |
| DA-24802-2010-DA | Boral ACM                       |       | Lawnton Pocket Road, Lawnton                                   | RAL      | Aug-10                   | Not yet approved   |
| 4125-2004        | Fairmont Group Pty Ltd          | 1     | Pine Rivers Estate, Griffin                                    | OPW      | 11/08/2011               | Not yet approved   |
| 20033-2008       | CSR Building Products Limited   | 1     | Warner Springs, Warner   | OPW      | 14/02/2011               | Not yet approved   |
| 12203-2004       | Peet Caboolture Syndicate Ltd   | 1     | Riverbank Estate, Morayfield                                   | OPW      | 7/10/2010                | Not yet approved   |
| 2010/62-00017    | Jones Flint and Pike            | 12-17 | Parklands Boulevard, Meridan Plans                             | REC      | 31/05/2011               | Pump station no longer required - Overall design has been amended to control the development by gravity                              |
| OPW11/0191       | Tapwood Nominees (No.5) Pty Ltd | 1     | 75 Coonowrin Road, Glasshouse Mountains                        | OPW      | 7/06/2011                | Pump station may not be required - Unitywater is in discussion with the applicant to get the development controlled by gravity sewer |
| OPW11/0272       | Covey and Associates            | 1     | 216 - 266 David Low Way, 61 Wharf Road & 7 Oro Street, Bli Bli | OPW      | 8-Aug-11                 | Not yet approved   |



Unitywater

**Legend**

OPW – Operational Works  
MCU – Material Change in Use  
RAL/REC – Reconfiguring of a Lot  
PIA – Priority Infrastructure Area

***Item 1 b)***

“All files and related documents (including correspondence, reports and meeting minutes) for all development applications including for operational works lodged since 1 July 2010 for the following infrastructure:

(b) Wastewater treatment plants.”

No applications have been received which incorporate new wastewater treatment plants.

**Requirement to Provide Statement to Commission of Inquiry (ref 1684093)**

Please find enclosed Statement of Jonathan (Jon) P.C. Black dated 16 September 2011 which gives an account of the topics contained within the above requirement to provide a statement.

I trust that the abovementioned information and that included in the files in the enclosed disc meets your requirements.

Yours sincerely



Jonathan (Jon) P.C. Black  
Chief Executive Officer

Enclosures:



1. Compact Disc Labelled “**Queensland Flood Enquiry 13 September 2011**”
2. Statement of Jonathan (Jon) P.C. Black dated 16 September 2011

IN THE MATTER OF

THE QUEENSLAND FLOODS COMMISSION OF INQUIRY 2011

A COMMISSION OF INQUIRY UNDER THE  
COMMISSIONS OF INQUIRY ACT 1950

AND PURSUANT TO THE COMMISSIONS  
OF INQUIRY ORDER (No. 1) 2011

STATEMENT OF JONATHAN (JON) P.C. BLACK

On the 16<sup>th</sup> day of September 2011, I Jonathan (Jon) P.C. Black of Northern SEQ Distribution-Retailer Authority trading as Unitywater (**Unitywater**), level 1, 33 King Street, Caboolture Qld 4510, say as follows:

**Introduction**

*Current Role*

1. I am currently employed by Unitywater as its Chief Executive Officer and I have held this position since 19 October 2009.
2. Unitywater is the Distributor-Retailer providing water and sewerage services to the Moreton Bay and Sunshine Coast local government areas.
3. The role of Chief Executive Officer requires that I provide strategic leadership, direction and vision to Unitywater.

*Nature of this Statement*

4. This statement is provided to the Queensland Floods Commission of Inquiry pursuant to a "Requirement to Provide Statement" issued by the Commission dated 23 August 2011 (the *Requirement*). The statements I make below are my best recollections of the significant matters referred to in the Requirement.
5. The Requirement details the topics my statement should cover from item 1 through to item 4.

**Item 1: Unitywater water supply and sewerage infrastructure that was affected by flooding during the period 1 December 2010 to 31 January 2011.**

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Filed on behalf of: Northern SEQ Distributor-Retailer trading as Unitywater

Unitywater  
Legal Service  
Level 1, 33 King Street  
CABOOLTURE QLD 4510  
Tel (07) 5431  
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- a. A minimum 'containment' standard for conventional 'gravity' sewers; i.e., sewers configured with sloping pipes and access points (more commonly referred to as manholes) at intervals of not more than 80 metres). These type of sewers comprise the majority of sewers in Unitywater's sewer network and are designed to contain a volume of sewage not less than five times the average dry weather flow in the sewer and when carrying this peak design flow, the surface of the sewage flow at any manhole or other opening to the sewer must not be less than one metre below the finished surface level at that location. This design standard recognises that there will be defects and openings in the sewer through which stormwater runoff and ground water will enter the sewer. Hence, a 'safety factor' of not less than five is applied to contain wet weather flows in the sewer;
  - b. Flood immunity parameters (that is the vertical distance from the defined flood event water level to the level at which the flood water would compromise the asset) for various components of the sewer network; e.g. (amongst others) sewage pumping station wet wells must be finished 300 mm above the 1 in 20 year average recurrence interval flood, sewage pumping station switchboards must be located one metre above the 1 in 50 year average recurrence interval flood;
  - c. Overflow points to relieve the sewer when blockages occur or when flows exceed the carrying capacity of the sewer. These overflow points are designed at locations where it will have minimal effect on people and the environment and where clean up operations may be conducted efficiently;
  - d. A minimum size sewer of 150 mm diameter to minimise blockages;
  - e. Minimum slopes in gravity sewers and across manholes to provide scouring velocity at least once per day to prevent accumulation of fats and solids and thereby ensure minimal potential for restriction of flow or blockage; and
  - f. Sealing (i.e. bolting down) of manhole lids in areas subject to flood to prevent ingress of stormwater and ensure that these lids are not lifted by a surcharging sewer which would create a public safety hazard.
15. To the best of my knowledge and belief Unitywater employs Registered Professional Engineers Queensland to supervise designs and ensure that designs comply with Unitywater's design standards and have regard to flood levels established by the relevant Council.
  16. To the best of my knowledge and belief levels for construction works are set-out with reference to registered survey benchmarks to ensure that the required flood immunity is achieved and that the sewer will function as designed.
  17. To the best of my knowledge and belief assets designed and constructed by developers in accordance with a development approval granted pursuant to the

Council area). The new SCADA system will enable remote monitoring and control of all sewage pumping stations which will provide Unitywater with an enhanced capability to:

- i. Stop and start pumping equipment to prevent/control sewer overflows;
  - ii. Detect high level alarms and initiate responses such as installation of power generators or by-passing pumping; and
  - iii. Detect equipment failure and initiate maintenance response.
- b. Conducting surveys of its sewer network to detect sources of inflow of stormwater to the sewer and is issuing property owners with notices to rectify defects in private plumbing which allow ingress of stormwater or to terminate illegal connections of stormwater drains/downpipes to the sewer;
- c. Where defects are being detected in Unitywater's sewers these defects are inserted into maintenance schedules for repair;
- d. Following minimisation of sewer inflow, Unitywater is then following up with a best practice approach to sewer overflow mitigation. This involves measuring sewer flows during storm events and then using the flow measurements to calibrate hydraulic models which are used, in conjunction with historic rainfall data, to determine what works are required to achieve the desired containment standard. This process is a proven method of identifying the best option for any necessary augmentation of the sewer network and justifying expenditure as prudent and efficient. Unitywater has completed this process in 3 of its 19 sewerage catchments. It is expected that the remaining 16 sewerage catchments will be analysed and addressed in this manner over the next 8 to 10 years. This program of work is being documented as the "Unitywater Sewer Overflow Abatement Strategy". This strategy will justify the operational activity and detail the sequence (priority) in which this work will be undertaken; and
- e. Conducting planned and reactive maintenance of its sewer network to remove chokes and rectify defects to maintain the capacity of the sewer network.
23. To the best of my knowledge and belief Unitywater has established a 5 year planning cycle for review of the capacity of the sewer networks to serve existing and future populations. Unitywater has 19 sewerage catchments and it is Unitywater's intention to prepare a network master plan for each catchment (Master Plan). Currently, Unitywater has Master Plans for 5 sewerage catchments and will complete an additional 4 Master Plans in or around 2011 and 2012. Preparation of these Master Plans will involve building dynamic network models for the catchments of Cooroy Sewage Treatment Plant (STP), Nambour STP, Noosa STP and Coolum STP. This process will result in an improved understanding of the capacity of the existing sewer networks in these catchments and any necessary augmentation requirements.

**IN THE MATTER OF**

**THE QUEENSLAND FLOODS COMMISSION OF INQUIRY**

**A COMMISSION OF INQUIRY UNDER THE  
COMMISSIONS OF INQUIRY ACT 1950**

**AND PURSUANT TO THE COMMISSIONS  
OF INQUIRY ORDER (No. 1) 2011**

**STATEMENT OF JONATHAN (JON) P.C. BLACK**

**INDEX OF ANNEXURES**

| <b>Annexure No.</b> | <b>Document</b>                                       | <b>Date</b> |
|---------------------|---|-------------|
| JB-01               | Insurance Claim Data – Flood Event 10/11 January 2011 | Undated     |
| JB-02               | Table of Sewer System Capacity Issues                 | Undated     |

## Annexure "JBO1"

## Sewer System Service Deficiencies

| Area  | Known System Deficiency  | Planned Action  | Status   |
|---|--|---|--|
| Maroochydore Coastal Sewerage System. (Sewerage system which serves Alexander Headlands, Mooloolaba and parts of Maroochydore.) | Capacity to serve forecast growth.<br><br>Wet weather overflows. | Construction of works to rectify system deficiencies.   | Needs Analysis approved.<br><br>Business Case approved.<br><br>Detailed Planning and design in progress.   |
| South Buderim   | Wet Weather Overflows.   | Diversion of flow to Kawana STP to provide sufficient capacity in capacity to contain five times average dry weather flow.  | Business case for stage 4 upgrade of Kawana STP will be considered by the Unitywater Capital Works Committee (sub committee of the Unitywater Board) in September 2011. Subject to approval of the Capital Works Committee, detailed design and construction will occur in 2011/12 and 2012/13. Diversion to provide wet weather flow capacity will proceed in 2014. |
| Golden Beach, Caloundra<br><br>Dicky Beach, Caloundra   | Wet Weather Overflows.   | Construction of a temporary overflow point at North Street, Caloundra to minimise risk to public health until L1 sewage pumping station and rising main is upgraded   | Planning Report completed<br><br>Compilation of business cases are in progress to justify expenditure in accordance with requirements of the economic regulator. (Subject to approval of business cases works are planned for 2012/13 and 2013/14).  |
| Kallangur   | Wet Weather Overflows from sewage pumping station SPS107         | Construct a containment pond in the 2011/12 as a short term solution<br><br>Bypass sewage pumping station SPS107 with a connection to a trunk gravity sewer as soon as development downstream permits completion of the planned works | Design of containment pond completed<br><br>Compilation of business case in progress<br><br>Design of downstream trunk sewer completed.  |
| Brendale STP Catchment  | Wet Weather Overflows.   | Augmentation of sewer network to provide containment standard   | Detail planning work is completed.<br><br>Compilations of business cases are in progress to justify expenditure in accordance with the requirements of the economic regulator.   |
| Murrumba Downs STP Catchment  | Wet Weather Overflows.   | Augmentation of sewer network to provide containment standard   | Detail Planning work is completed.<br><br>Compilations of business cases are in progress to justify expenditure in accordance with requirements of the economic regulator  |



Annexure "JB02"

Insurance Claim Data - Flood Event 10/11 January 2011

| SUMMARY - FLOOD DAMAGE CLAIM |                 |                                      |                 |
|------------------------------|-----------------|--------------------------------------|-----------------|
|                              |                 | SUB TOTALS                           | TOTALS          |
| FIELD COSTS                  | Northern Region | \$ 12,301.06                         | \$ 861,988.12   |
|                              | Southern Region | \$ 849,687.06                        |                 |
| CORPORATE COSTS              | Whole Region    | \$ 429,967.57                        | \$ 429,967.57   |
|                              |                 | Total Costs - Insurance Claim        | \$ 1,291,955.69 |
|                              |                 | Less Insurance Excess                | \$ 100,000.00   |
|                              |                 | Expected Reimbursement from Insurers | \$ 1,191,955.69 |

Insurance Claim Data - Flood Event 10/11 January 2011

| FIELD COSTS - ASSETS    |                           |   |   |  |  |                             |                            |                            |       |                                  |                     |
|-------------------------|---------------------------|---|---|--|--|-----------------------------|----------------------------|----------------------------|-------|----------------------------------|---------------------|
| NORTHERN REGION         |                           |   |   |  |  |                             |                            |                            |       |                                  |                     |
| Sewage Treatment Plants |                           |   |   |  |  |                             |                            |                            |       |                                  |                     |
| Asset                   | Location                  | Comment   | Preventative maintenance plans in place?                                      | If Yes, provide date of last inspection (dd/mm/yy) | Damage repaired or replaced                        | Photographs available?      | Unitywater Contact Details |                            | Costs |                                  |                     |
|                         |                           |   |   |  |  |                             | Name/Position              | Contact Phone              |       |                                  |                     |
| Coolum Beach STP        | 3 Marsh Rd, Coolum Beach. | Electrical surge damaged aerators and bioreactors | Yes   | 01/03/11   | F  | No                          | -                          | -                          | \$    | 2,141.74                         |                     |
|                         |                           |   |   |  |  |                             |                            |                            |       | <b>SUBTOTAL</b>                  | <b>\$ 2,141.74</b>  |
| Sewage Pumping Stations |                           |   |   |  |  |                             |                            |                            |       |                                  |                     |
| New Asset ID            | Old Asset ID              | Location  | Comment   | Preventative maintenance plans in place?           | If Yes, provide date of last inspection (dd/mm/yy) | Damage repaired or replaced | Photographs available?     | Unitywater Contact Details |       | Costs                            |                     |
| MTN008                  |                           | Karawatha Dve, Mountain Creek.                    | Water ingress pump circuit breaker blown - 1 pump damaged and repaired.       | Yes  | 11/11/10   | R                           | No                         | -                          | -     | \$                               | 7,321.32            |
| 8L1131                  | SFS131                    | Oro St, Blf Blf.                                  | The station switchboard was inundated and was repaired, inspected and tested. | Yes  | 05/01/11   | F                           | No                         | -                          | -     | \$                               | 2,838.00            |
|                         |                           |   |   |  |  |                             |                            |                            |       | <b>SUBTOTAL</b>                  | <b>\$ 10,159.32</b> |
|                         |                           |   |   |  |  |                             |                            |                            |       | <b>CLAIMS COST TOTAL - NORTH</b> | <b>\$ 12,301.06</b> |

Insurance Claim Data - Flood Event 10/11 January 2011

**CORPORATE COSTS**

Extra Expense\*

| Item                 | Comment  | Unitywater Contact Details                      |               | Costs                |
|----------------------|--|---|---------------|----------------------|
|                      |  | Name/Position                                   | Contact Phone |                      |
| 3rd Party Costs      | Sewer Surcharge/Water Inundation - Affected Customers Accommodation Costs  | [REDACTED] - Management Accountant              | [REDACTED]    | \$ 550.87            |
| 3rd Party Costs      | Sewer Surcharge/Water Inundation - Reimbursement to affected customers   | [REDACTED] - Management Accountant              | [REDACTED]    | \$ 10,000.00         |
| Unitywater           | Accommodation Costs  | [REDACTED] - Management Accountant              | [REDACTED]    | \$ 320.51            |
| Media Costs          | Advertising costs associated with our services during this time/ creation of emergency homepage on web for major events. | [REDACTED] - Communications & Marketing Manager | [REDACTED]    | \$ 39,008.35         |
| Retail Costs         | Account issue delayed by 1 week - delays in receiving 1 weeks revenue/interest upon                                      | [REDACTED] - Chief Financial Officer            | [REDACTED]    | \$ 16,000.00         |
|                      | Setup of after hours call centre - Brisbane service impacted by floods   | [REDACTED] - Customer Relations                 | [REDACTED]    | \$ 6,779.71          |
| Workforce Capability | Payroll - Field Staff at 4th February 2011   | [REDACTED] - Management Accountant              | [REDACTED]    | \$ 357,308.13        |
| <b>SUBTOTAL</b>      |  |   |               | <b>\$ 429,967.57</b> |

\* means the reasonable and necessary expenses in excess of normal incurred by the Insured during the period of interruption to temporarily;

(a) continue as nearly normal the conduct of the Insured's business

(b) use the property of the Insured