



shire of Ashburton
opportunity to community

Snapshot of priority projects

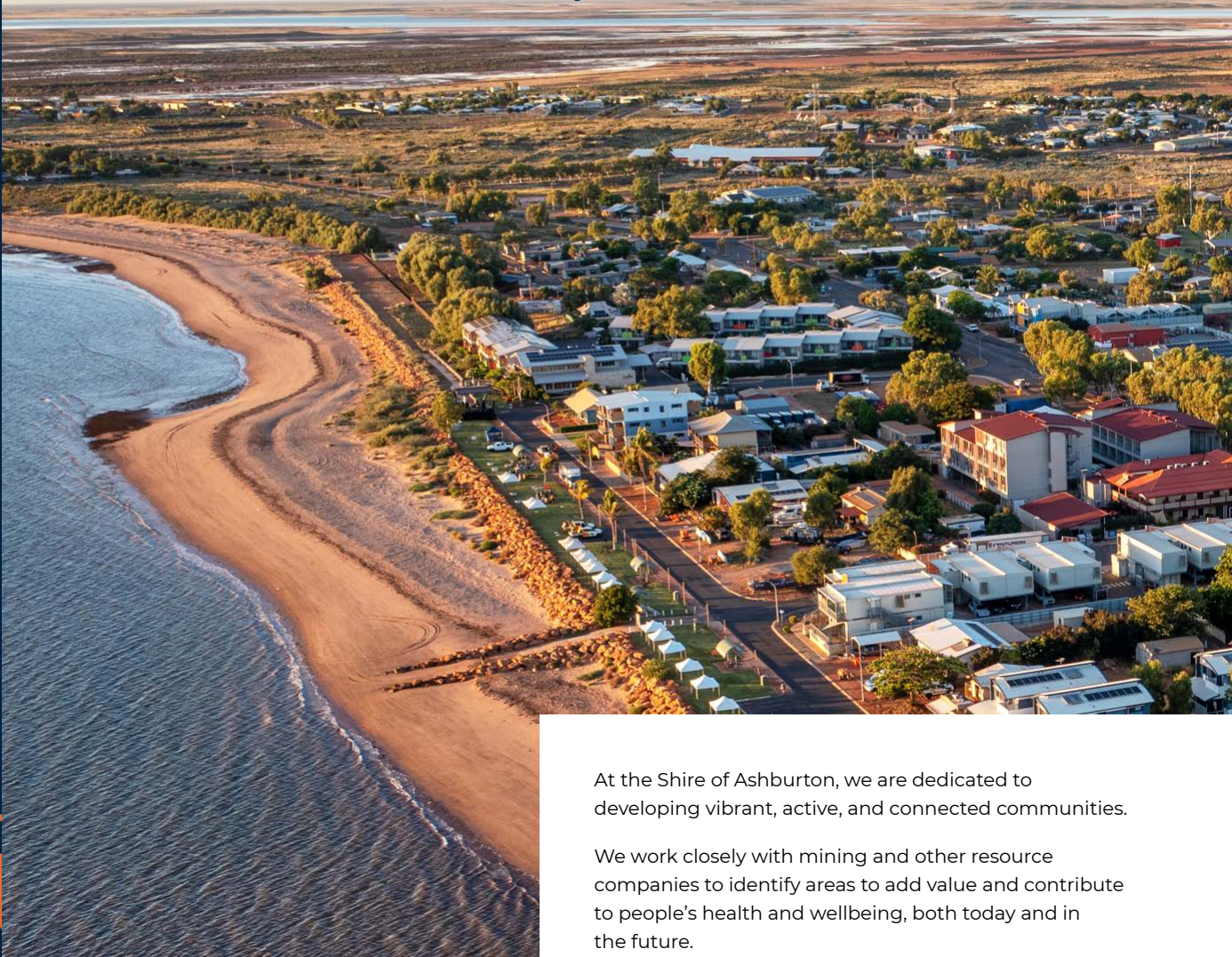
Financial Year
2024/2025 – 2026/2027





opportunity *to community*

We will be a welcoming, sustainable, and socially active district, offering a variety of opportunities to community.



At the Shire of Ashburton, we are dedicated to developing vibrant, active, and connected communities.

We work closely with mining and other resource companies to identify areas to add value and contribute to people's health and wellbeing, both today and in the future.

In our unique Pilbara environment, opportunities can be found everywhere. We believe that social values are worth fighting for, and that everyone deserves to share in the richness created from where we choose to invest, live, and visit.

By delivering opportunity to community, we can all make a real and lasting difference.



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A message from the Shire President

Our Shire plays a vital role, contributing 38.3% (equivalent to \$38.6 billion) to WA's Gross Regional Product and 1.9% to Australia's Gross Domestic Product of \$2.02 trillion, actively shaping our nation's economic future.

While the Shire of Ashburton holds immense potential, the four towns struggle with insufficient funding and infrastructure, hindering our ability to meet the growing demands of industry and change. Challenges include a scarcity of residential and key worker housing, impeding retail and commercial opportunities and limiting our population growth.

Tourism remains a secondary economic driver, attracting approximately 107,108 visitors in 2021. We advocate for support and funding to develop accommodations, recreational activities, local attractions, and eco-tourism projects that showcase our Shire's heritage, culture, and diversity.

Despite these challenges, the Shire is committed to innovation, constantly seeking to improve systems and planning for the future. As our population grows, we look ahead to exciting opportunities planned over the next 20 years and beyond.

In Tom Price, our focus is on boosting community resilience and enhancing residents' health and well-being through significant projects like the construction of a new hospital and improvements to Minna Oval. There are promising prospects

for economic expansion in Onslow, through the redevelopment of the foreshore and the establishment of the Onslow Airport Business Precinct. These initiatives aim to foster collaboration among local businesses, government entities, and agencies. Paraburdoo is poised to become a tourism hotspot by developing mountain bike trails to entice adventurers from afar, while Pannawonica will continue its thriving trajectory by nurturing strong partnerships with Rio Tinto.

In presenting this document, we aim to emphasise the benefits derived from critical funding of infrastructure projects and improving livability in the Shire of Ashburton. We hope our partners and the current and future State and Federal Governments recognise that supporting our economy's growth and diversification will contribute to the prosperity of both the WA economy and Australia as a whole, continuing to transform an opportunity into a community.

Audra Smith
Shire President
Shire of Ashburton

Shire of Ashburton Snapshot

A significant contributor to Australia's economy



7,832
resident population

10,000+
est. transit workforce

34
median age

10.5%
Aboriginal & Torres Strait
Islander population

58.1% / 41.9%
male / female



16,352
jobs in Ashburton

\$2,311
median weekly income

63,850
jobs supported in
the Pilbara region

73%
full-time workers

0.8%
unemployment rate



109,000 km²
almost half the size of
the state of Victoria

0.08
population density

Top 3 industries by employment

- 1) mining
- 2) construction
- 3) accommodation;
food & beverage

Gross Regional Product

\$35.9 billion
gross regional product

9.5%
of WA's GSP of \$377.6 billion

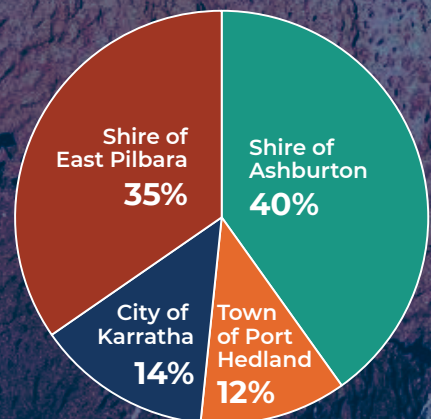
1.7%
of Australia's GDP of \$2.03 trillion

\$43.9 billion
industry output

\$29.4 billion
resource sector output

\$13.3 billion
construction

Pilbara Region Gross
Regional Product



Data Sources:

<https://economy.id.com.au> (2022)

Shire of Ashburton Overnight Visitor Factsheet 2022, Tourism WA Insights and Planning, April 2023



Tom Price Hospital Development Upgrade

Opportunity for change

The aging Tom Price Hospital, now 55 years old, urgently requires an upgrade to provide modern and accessible facilities for the safety, health, and well-being of residents and community members, while reducing the need for travel to other towns and cities for health care consultation and treatment.

The Tom Price Hospital services approximately 3,000 residents of Tom Price, multiple mining sites and camps, and thousands of visitors and tourists to our region each year. In 2019 Council supported the provision of a 10,000 square metre vacant site bordered by East Road, Poinsettia Street and South Street to WA Country Health for the purpose of a new hospital facility.

Initially, the State Government announced funding of \$12.8 million for the project, in addition to a \$20 million contribution from Rio Tinto, totalling \$32.8M. However, unforeseen shifts in building market conditions have imposed substantial cost pressures, affecting numerous infrastructure projects resulting in a substantial shortfall in construction funds. There is an immediate and critical need for additional financial support to ensure the successful and equitable realisation of this essential regional community project.

OBJECTIVE

To secure additional funding and resources to successfully upgrade the aging Tom Price Hospital, ensuring the provision of modern and accessible facilities for residents and community members.

WHAT WE WILL DELIVER

With the upgraded Tom Price Hospital, our community can anticipate a transformative enhancement in healthcare services. The modernised facility will offer state-of-the-art medical equipment and technology, ensuring residents and community members have access to advanced diagnostic and treatment options. The expanded capacity will accommodate the growing healthcare needs of our regional population, while fostering a more comprehensive and responsive healthcare system. Improved infrastructure and facilities will not only elevate the overall patient experience but also attract and retain skilled healthcare professionals.

This upgrade aligns with our commitment to providing accessible, affordable, high-quality healthcare services that enhance the well-being of our community for generations to come.

WHAT DO WE NEED

The Shire of Ashburton requests the Minister of Health to recognise that the Tom Price Hospital upgrade is critical to providing equitable health and well-being services to residents, community members, tourists and service the resource sector's workforce. The need for improved health care may result in a community awareness campaign until the promise is delivered.

PROJECT TIMELINE

Urgent



Addressing the Regional Crisis: Alleviating the Critical Shortage of Key Worker Accommodation

Opportunity for change

Supported by the ongoing resources boom, the population of the Pilbara region has continued to grow over the years. A striking example of this was between 2001 and 2012, where the population increased by 64.5%, compared to a 22% total population growth in WA.

As a result of this growth, the supply of land and housing stock has failed to keep pace with demand, with evidence demonstrating that this demand will only continue to grow. There is a critical shortage of appropriately zoned land and key worker accommodation, resulting in increases in the cost of housing, unsuitable dwelling requirements and affordability issues for our communities. Aged care accommodation demand is also increasing, which will continue to exacerbate the key worker accommodation crisis.

Key workers and contractors across private, public and NGO sectors are currently afforded unsuitable accommodation options. These include motels (impacting tourism) and share lodging, or having to utilise mining services. In short, key worker accommodation issues are greatly constraining the Shire's and other employer's capacity to meet demand and service communities and the Shire is seeking a solution for the community and addressing the regional issue.

OBJECTIVE

To attract and accommodate a capable, skilled and stabilised workforce to service communities and support the ongoing development and growth of our regional centres, while seeking a solution to the housing and employment crisis.

WHAT WE WILL DELIVER

A substantial audit of government-owned land, including Reserves and unallocated Crown Land, to identify areas for temporary workers accommodation and suitable areas for immediate development. Key deliverables will also include:

- the use of alternative construction measures to reduce costs and quickly deliver housing product on the ground;
- provision of affordable purchase and rental opportunities targeted to key workers;
- delivery of a wide range of housing types into the marketplace with a focus on one- and two- bedroom dwellings;
- supporting private sector development in regional areas to grow local businesses or diversify;
- provision of local job opportunities.

WHAT DO WE NEED

Request	Other Funding	Council incl Reserves	Estimated Total Cost
State Government to establish a \$20M Key Worker Housing Construction Program	N/A	NIL	NIL

The Shire of Ashburton are seeking a solution, aiming to partner with the State Government to coordinate an accommodation forum involving state agencies and interested private investors with a view to considering key worker accommodation and solve the pressing regional issue.

The Shire of Ashburton seeks support from the Department of Regional Development to endorse the transfer of identified Crown Land to Freehold Title to allow immediate development to address the critical shortage of key worker accommodation across the Municipality and that the West Australian State Government establish a \$20M Key Worker Housing Construction Program to support not-for-profit/non-governmental organisation key workers in Tom Price who are experiencing significant housing and accommodation shortages.

PROJECT TIMELINE

Urgent



Ensuring Water Security: Assessing the Sustainability of Onslow's Water Reserve

Opportunity for change

Recognising water as a precious and finite resource, it is imperative to assess the sustainability and resilience of the current water management system in Onslow.

Onslow's water supply relies primarily on the Cane River Water Reserve, presenting challenges in ensuring long-term sustainability and resilience, particularly in the face of increasing demand and climate variability. To address these challenges and secure Onslow's water future, Water Corporation plans to construct a seawater desalination plant in Onslow. This plant will utilise reverse osmosis technology to produce an additional 1.5 million litres of water per day, providing a climate-independent water source for the community.

OBJECTIVE

To secure a sustainable water future for Onslow, promoting environmental stewardship, consistent water supply for project delivery and fortifying the Onslow community against water-related challenges.

WHAT WE WILL DELIVER

The State Government and the Shire of Ashburton are to partner and develop an integrated water strategy which will encompass future growth for Onslow, respond to industrial and commercial development initiatives and emphasise opportunities for water reuse and sustainability measures.

The proposed desalination plant will include a reverse osmosis seawater desalination plant, intake and outfall pipeline(s) at Beadon Bay, a water tank, pumping station, and a below-ground pipeline connecting the plant to Onslow's water supply infrastructure.

The desalination plant will enhance accessibility to a reliable and sustainable water supply for the community. Residents can depend on a consistent water supply, irrespective of climatic conditions or fluctuations in the Cane River Water Reserve, and the increased water supply will contribute to the livability and amenity of the township and the timely delivery of infrastructure projects in and around Onslow.

WHAT DO WE NEED

Develop an integrated water study for the town of Onslow, working alongside Water Corporation.

PROJECT TIMELINE

Urgent

Enhancing Onslow's Airport Infrastructure



Opportunity for change

The Onslow airport runway, last upgraded in 2013, is nearing the end of its useful life and requires resealing to avoid escalating maintenance costs and deteriorating pavement conditions, posing safety risks.

With passenger numbers surging, the existing infrastructure struggles to accommodate larger aircraft. As the Fokker 100 fleet phases out in favour of heavier, larger models like the Airbus A320 and Boeing 737-700, a stronger pavement and extended longer runway are imperative critical upgrades to ensuring ongoing public safety, regulatory compliance, economic growth and to allow the airport to operate without restrictions.

To address these challenges and seize economic opportunities, major airlines have expressed plans to introduce larger planes, necessitating upgrades to Onslow Airport's facilities. Failure to do so could lead to safety concerns, operational limitations, and stunted economic growth.

Investing in the Onslow Airport upgrade is pivotal to fostering regional economic prosperity and aligns with our commitment to meeting the increased demand in air travel and aviation requirements, supporting tourism growth and driving economic development in Onslow and its surrounds.



OBJECTIVE

The Shire of Ashburton aims to upgrade airport infrastructure to accommodate increased passenger traffic and facilitate economic growth in the region, in line with the growing demands of larger airlines.

WHAT WE WILL DELIVER

The upgraded Onslow Airport will feature expanded terminal facilities, runway reseal, security equipment upgrades and enhanced amenities to provide a seamless travel experience for passengers. The upgrades will include an increase to the size of the runway to either 2,200 metres or 2,460 metres, as well as increasing the width to 45 metres.

The proposed upgrade of the terminal, together with the proposed upgrade of runway and relevant aerodrome infrastructure, will enable a wider range of aircraft to land therefore removing reliance on certain operators as well as restrictions to specific aircraft types. Additionally, this would allow a wider range of carriers to consider routes to Onslow following the proposed upgrades.

WHAT DO WE NEED

Estimated total cost is \$32M - \$50M

The Shire of Ashburton seeks \$5M from the Federal Government to support an upgrade to the terminal for security systems and support the expansion of the security service.

\$10M from the Minister of Transport to support the expansion of the Onslow Airport runway to 2,200m and increase the width to 45m to support the new aircraft models being introduced.

The Ashburton Shire Council will collaborate with industry providers to find a multi-party solution to enhance the community and boost the tourism economy.

PROJECT TIMELINE

2024 – 2026

Ashburton Regional Civic Precinct



Opportunity for change

The current Tom Price Administration building facility was built in 1983 and is no longer fit for purpose.

The current building facility cannot provide the function of a contemporary facility building nor can it accommodate the size of Council's office-based workforce. Tom Price also has no capacity to provide suitable accommodation for key community services, other government service providers or business enterprises which continues to have a detrimental impact on livability, sense of place and quality of amenity. Council approved concept plans for a new Regional Civic Precinct in April 2023 with an estimated cost of approximately \$25 million. The purchase of Lot 400 in Tom Price can assist with this project development.

OBJECTIVE

To provide a contemporary working environment that will assist the Shire to attract and retain key employees and service providers, while creating a Civic Precinct for Tom Price and its surrounds. In line with Council's vision and the Strategic Community Plan 2022-2032, future proofing our towns will remain a priority.

WHAT WE WILL DELIVER

Establish the Ashburton Regional Civic Precinct at Lot 400 in Tom Price with the aim to create a Civic Precinct that co-locates numerous community groups and government service providers. The design and functionality of the precinct reflects the objectives outlined in the economic strategy and provides the opportunity to secure co-located, long-term leasing agreements with government/community entities enabling consistent and sustainable service provision.

The proposed facility is critical to delivering a contemporary and relevant working environment, aligning with the Shire's goal of attracting and retaining key employees and services essential for realising Council's vision of providing opportunities to the community. By prioritising the development of a regional precinct, we will not only enhance the workplace environment for all co-located services, but also ensure the long-term sustainability and adaptability of our towns, improve civic engagement, and drive our ongoing commitment to future-proofing our community and building resilience.

WHAT DO WE NEED

The Shire of Ashburton to secure State Government funding to support the development and construction of the Ashburton Regional Civic Precinct, which provides for the co-location and long-term lease agreements from other government agencies and community organisations.

PROJECT TIMELINE

2028

Develop the Arts and Cultural Centre in Onslow



Opportunity for change

Creative industries offer incredible value to people and communities, as well as significant economic, tourism, health, and social benefits.

Creativity also allows our diverse culture and stories to thrive, reflecting our community's beliefs, values and heritage. Despite all this, there is currently limited capacity and coordinated support provided to local or regional artists, limited opportunities to showcase innovative or quality works, and limited visitor access to a diverse range of arts and cultural experiences or activities.

Along with proven economic and tourism benefits, a strategic and coordinated approach to the arts will enable stronger collaboration and partnerships for all, increased levels of appreciation and belonging, and improved physical and mental health. Combined, this will contribute to a thriving local economy and cultural life in Onslow.

The Shire of Ashburton has instigated concept plans for the development of the property in Onslow, known as the "Cartoon Tank". The property is located quite centrally within the Town of Onslow and is approximately 1.2 hectares in size. The Arts and Cultural Centre will be based around the iconic Cartoon Tank, proposing a precinct which will include; the incorporation of old machinery into landscape for historical context, a painting/mural reflecting war scenes, a café, consideration of a nature playground, implementation of a 3-phase power and charging facilities, shaded areas with artistic elements and the development of interactive historical theme.

OBJECTIVE

To provide a community Arts and Cultural Centre that delivers high-quality and diverse arts, cultural and creative experiences and activities and play, while ensuring ongoing social and economic value to the local community.

WHAT WE WILL DELIVER

A one-stop hub celebrating art and culture of Onslow, while inviting tourists and locals to stop by the centre and explore the immersive experiences and attractions, ensuring performance, music, art and culture can be celebrated and enjoyed.

Request	Other Funding	Council incl Reserves	Estimated Total Cost
\$15M	NIL	NIL	\$15M

The Shire of Ashburton is pursuing funding from prominent industry stakeholders like the Regional Arts Fund and the Arts Activities in Regional Communities grant, aiming to secure \$12M for the creation of an immersive and architecturally impressive attraction. This project encompasses the development of a car park, sewage infrastructure, and an art display, promising a dynamic visitor experience.

PROJECT TIMELINE

Design and construction of the new Arts and Cultural Centre is reliant upon funding availability, with completion proposed for 2024 – 2025.



Ashburton Ranges Mountain Bike Trail

Opportunity for change

The Ashburton Ranges Mountain Bike Trail (MTB) is an opportunity to galvanise the connectivity and recreational opportunities within the towns of Tom Price and Paraburdoo.

The development of high-quality mountain bike trails will cater to a diverse range of users, offering adventure and nature appreciation experiences within the existing Pilbara landscapes. This project will promote outdoor recreation, boost tourism, and enrich the cultural and recreational offerings of the region, ultimately contributing to the economic and social development of Tom Price and Paraburdoo.

OBJECTIVE

To provide a world-class outdoor, recreation and nature-based experience connecting the towns of Tom Price and Paraburdoo, increasing visitors to Ashburton and showcasing our region globally while enhancing the livability of our communities.

WHAT WE WILL DELIVER

The integration of the MTB trails will seamlessly connect with existing walking, cycling, trail biking, driving, 4WD, and horse trails, creating a cohesive recreational network accessible to a diverse range of users. By focusing on the towns of Tom Price and Paraburdoo, the project aims to enhance the livability of these communities by providing residents with accessible outdoor recreational opportunities that promote health and well-being.

The development of high-quality MTB trails will serve as a compelling drawcard for visitors, encouraging them to extend their stay and explore the region's natural beauty. By offering unique riding experiences spanning 2-3 days, including Aboriginal tourism experiences, bike touring, and heli biking, we will position Tom Price and Paraburdoo as premier adventure tourism destinations.

Our goal is to establish the MTB trail system as a regionally significant attraction, renowned for its adventure and nature appreciation opportunities. Through careful planning and execution, we seek to create an iconic destination that celebrates the rugged beauty of the Pilbara region while providing unforgettable experiences for visitors.

WHAT DO WE NEED

Rio Tinto is one example of an advocate and significant stakeholder in the future development of mountain biking in the region. Future planning of MTB trails will include an integrated approach of public and private partners, including State and local government agencies, land managers and native title holders, as well as the business and corporate sector.

The Shire of Ashburton seeks a reserve to be created by Department of Planning, Lands and Heritage to assess and identify the easement of Tom Price and Paraburdoo.

The Shire of Ashburton also seek to establish partnerships with the Department of Biodiversity, Conservations and Attractions (DBCA) and the Pilbara Development Commission (PDC) to develop the Ashburton Ranges Mountain Bike Trail as a regional asset to compliment our tourism strategy.

PROJECT TIMELINE

2025 – delivered in multiple stages.



Development of Dreamers Hill Convention Centre and Amphitheatre in Onslow



Opportunity for change

A beautiful natural asset, Dreamers Hill is renowned for its spectacular 360-degree views over land and sea, with uninterrupted viewing of the sunset and the moon over the ocean.

The ambiance and graceful setting of the peninsula is second to none. Designed as a destination for locals and visitors, the development of Dreamers Hill would be guided by the Traditional Owners and the cultural and heritage considerations of the land.

Amphitheatre (Stage 1)

Dreamers Hill is located adjacent to proposed tourism accommodation and facilities, providing several exciting future opportunities as a must-visit cultural and tourism destination. The outdoor amphitheatre will enable access for cultural experiences with Traditional Owners, Astrotourism experiences, the staircase to the moon phenomenon, and significant community events. The Dreamers Hill Amphitheatre will include terraced seating, local art, picnic area, walk-way, landscaping and connected space for events and functions with the convention centre, celebrating the Onslow scenery and becoming a must-visit for local and visitors alike.

Convention Centre (Stage 2)

Design and construction of the Dreamers Hill Convention Centre as a state-of-the-art conference facility servicing the Shire of Ashburton and act as a central meeting place for the Pilbara, Gascoyne, and Kimberley regions.

With capacity for up to 300 people and capability for conferences, break out meetings, exhibitions and events, the Convention Centre would overlook both the Onslow townsite while being able to enjoy vast ocean views.

OBJECTIVE

To create an Aboriginal culture and nature-based experience for both the local community and tourists in Onslow. This involves developing various amenities and facilities at Dreamers Hill, including terraced seating, a Thalanyji Yarning Circle, local art installations, a picnic area, walkways, landscaping, and space for events and functions. Additionally, infrastructure such as a car park and public toilets will be provided to enhance accessibility.

WHAT WE WILL DELIVER

The establishment of the Dreamers Hill Convention Centre will serve as a venue for events, functions, meetings, and various activities for locals and visitors. This project highlights the site's scenic location overlooking Beadon Bay, Sunset Beach, and the Indian Ocean, and emphasises its suitability for both leisure and work-related tasks.

WHAT DO WE NEED

Request	Other Funding	Council incl Reserves	Estimated Total Cost
\$10M	Mineral Resources have committed \$15M to the project.	NIL	\$25M

The Shire of Ashburton is pursuing funding from prominent industry stakeholders like the Regional Arts Fund and the Arts Activities in Regional Communities grant, aiming to secure funding to support this project.

PROJECT TIMELINE

2025–26

Upgrading Onslow's Key Transport Modes in Response to Economic, Tourism and Community Demand

Opportunity for change

Given Onslow's prime coastal location, short flight path from Perth and growth as a regional economic pillar, by investing in transport modes and improved connectivity, Onslow and its surrounds will continue to stimulate economic growth, improve supply chain efficiencies, increase tourism opportunities and recognise Onslow's position as a dynamic commercial and community hub.

In the air domain, expanding and modernising the local airport facilities will facilitate seamless air travel, promoting increased tourism, business ventures - small and large scale, and overall integrated transport connectivity through the runway expansion and upgraded security services. Future-proofing Onslow is not a vision anymore - the future has arrived.

On land, investing in an upgraded road network is critical to servicing local requirements but also the demands associated with commercial and recreational needs, in particular the resource sector. CZR are seeking to develop Onslow and Twitchin Road to be used as an industry type road, expanding the overtaking lanes to develop the shortest pit to port distance in the industry, with iron ore transported 150 kilometres from the mine site to the port. In a world first, the product will be transported by jumbo autonomous road trains via a dedicated fenced and sealed haulage road. Once the product reaches the Port of Ashburton, it will be shipped via fully enclosed transhippers to Capsize vessels anchored 40 kilometres off the coast. Yardie Landing is to also be considered as a prospective Heavy Industry Site. These improvements will not only progress the movement of residents and visitors but also support the efficient, safe and scalable transportation of intrastate and interstate goods, materials and product. The achievement of both capability and livability in Onslow needs to be strategic and structured to ensure success long term.



At sea, optimising maritime infrastructure, such as the port facilities, implementing super yachts and developing the Airlie Island case study can unlock new avenues for trade, commerce and tourism. A well-equipped port aligns with Onslow's potential as a regional economic powerhouse, promoting the efficient movement of goods and services and expanding tourism opportunities and attractions.

OBJECTIVE

Establish a transport study which will enhance Onslow's transportation infrastructure comprehensively across air, land, and sea, fostering economic growth, improving accessibility and solidifying the town's status as an essential and thriving regional hub.

WHAT WE WILL DELIVER

Through strategic investment in modernising airport facilities, upgrading road networks and maritime infrastructure, in addition to the ability to ensure the efficient movement of goods and services, we will deliver an ability to be agile and respond to emerging needs, while still providing its residents and tourists an exceptional experience and thriving sense of place.

PROJECT TIMELINE

Ongoing





Development of Economic Businesses

Opportunity for change

Recognising the need for sustainable business growth and diversification throughout the Shire of Ashburton, there is a call to action to assess and enhance the current business landscape.

By fostering an environment that encourages entrepreneurship, innovation and investment, the Shire aims to attract and support diverse economic ventures, employment and training opportunities. This proactive approach aligns with the overarching goal of creating a robust and resilient economy, providing employment opportunities and ensuring the Shire's prosperity and agility in the face of evolving economic dynamics.

Endorsed by Council in December 2023, the Shire of Ashburton adopted the Small Business Friendly Charter. The adoption and signing of the Western Australian Small Business Friendly Local Governments Charter is part of our commitment to supporting the local business community in each of our four towns.

This initiative, developed by the Small Business Development Corporation (SBDC), formally acknowledges local governments that are demonstrating, or working towards, 'better practice' in engaging with their small business community.

By signing the Charter, the Shire of Ashburton commits to assisting small businesses by recognising small business as an important stakeholder, having a focus on customer service, consulting regularly, limiting unnecessary administrative burdens, paying businesses on time and working together on proactive initiatives each year.

OBJECTIVE

Drive economic growth in the Shire of Ashburton through the strategic development of diverse and sustainable businesses across our region, for our communities.

WHAT WE WILL DELIVER

The Shire of Ashburton will facilitate the delivery of economic businesses by actively promoting and supporting entrepreneurship, innovation and investment within the community. This will involve creating a robust business environment supported by streamlined regulatory processes, access to business development resources and actively engaging with stakeholders to identify and encourage diverse economic ventures. The Shire is committed to implementing strategies that attract and nurture businesses, fostering a resilient and thriving business economy for sustained prosperity in the region.

WHAT DO WE NEED

The Shire of Ashburton seeks funding from the State Government to support research and develop initiatives suited for small businesses servicing each of the four Pilbara towns.

PROJECT TIMELINE

Ongoing



Minna Oval Upgrades

Opportunity for change

Expanding Minna Oval to enhance sports facilities that accommodate popular and emerging sports is a priority for the Tom Price community.

OBJECTIVE

To create enhanced amenities and facilities at Minna Oval, providing a more diverse range of sporting options for the Tom Price community.

WHAT WE WILL DELIVER

To upgrade the existing oval to accommodate a greater range of sporting and recreational activities, while developing a wide range of inclusive play spaces and facilities for all ages and abilities. This will be reflected in the establishment of a sports club as well as enhancing the existing oval.

WHAT DO WE NEED

Request	Other Funding	Council incl Reserves	Estimated Total Cost
\$15M	\$10M commitment by Rio Tinto	\$5M allocation in the 2023/24 budget	\$15M

The State Government to contribute \$5M to the Community Sporting and Recreation Facilities Fund to provide much-needed sports options in Tom Price.

PROJECT TIMELINE

2024 – 2025



Construct a new Onslow Airport Business Precinct (OABP)



Opportunity for change

Onslow has experienced significant growth in recent years. However, current infrastructure is failing to keep up with demand.

There is limited freehold land available for commercial development, and no commercial buildings or infrastructure available or suitable for general office accommodation. An exciting opportunity exists to support community and commercial growth through the development of localised and serviced commercial land. This would allow service providers that support or service the airport and other allied industries (such as border control, quarantine, and immigration), to be based in Onslow for the delivery of more cost-effective and efficient commerce solutions.

OBJECTIVE

To promote the region as a business destination, respond to business demand and support ongoing economic growth, the Onslow Airport Business Precinct will provide serviced commercial land for lease or sale to meet industry and service demand.

WHAT WE WILL DELIVER

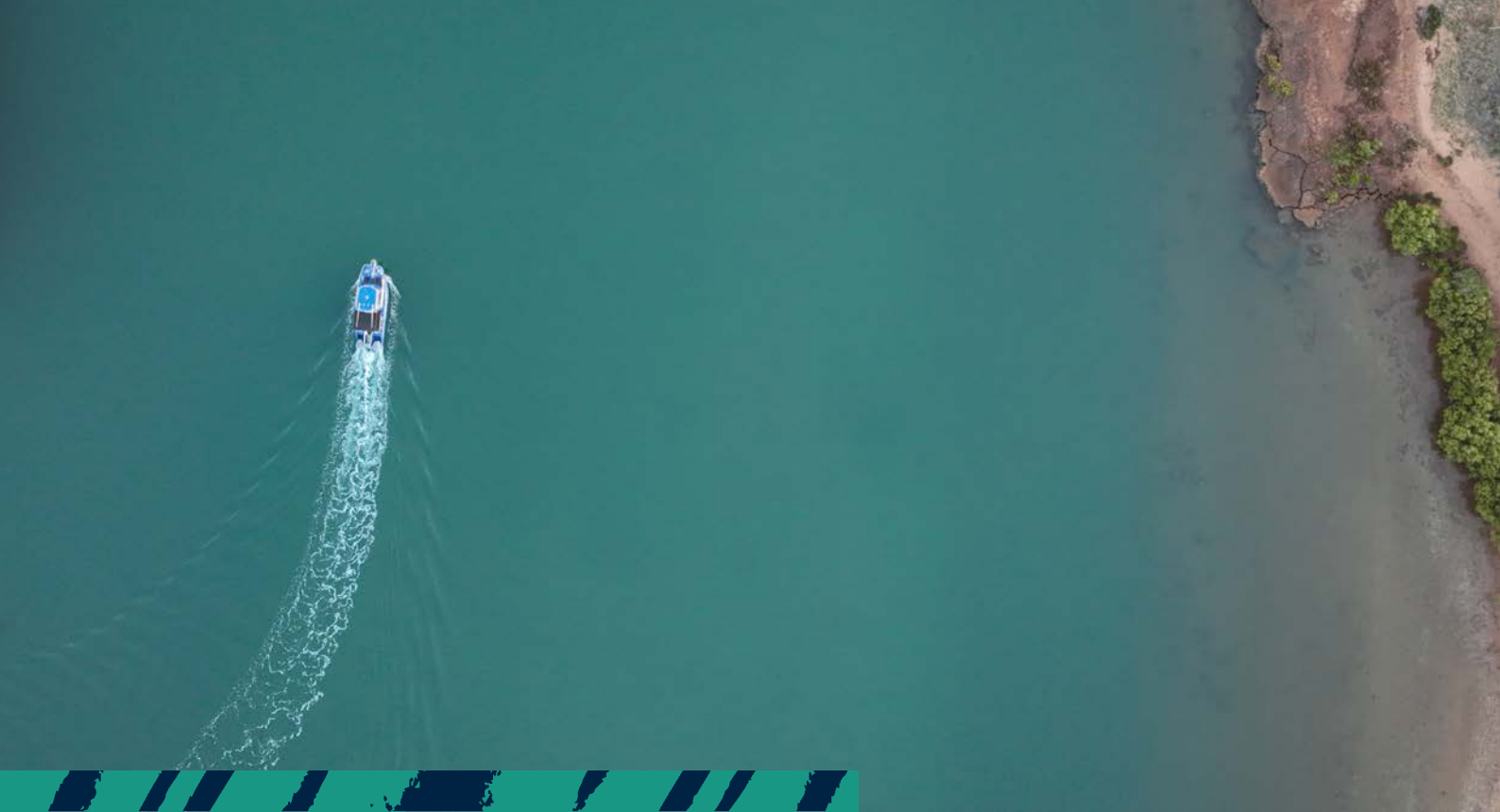
The Shire will provide sub-division services on 24.6 ha of Shire-owned land for commercial lease or sale. This new OABP will be adjacent to the Onslow Airport to attract aligned industries and businesses, including warehousing and distribution, freight and logistics, light industry, government agencies, corporate office accommodation, and new enterprises. This will not only help to meet current demand but will drive economic growth and community opportunities well into the future.

Request	Other Funding	Council incl Reserves	Estimated Total Cost
\$20M	NIL	\$4M	\$TBA

The Shire of Ashburton request the Minister for Regional Development, Agriculture and Food and Ports to recognise that the Onslow Airport Business Precinct is a strategic asset for Onslow and requests that government agencies consider as a priority new development opportunities for the Precinct. Design and construction of the OABP is reliant on funding.

PROJECT TIMELINE

Ongoing



Onslow Community Boating Precinct

Opportunity for change

Onslow is the gateway to offshore tourism sites and provides access to world-class fishing and diving from the Mackerel and Montebello Islands.

This location offers unique tourism opportunities, including charter boat fishing and diving trips. Access to this marine haven is from Onslow's Beadon Creek Boat Harbour, which is managed by the Department of Transport (DoT). The harbour has grown from a small local facility into a strategic destination.

In support of the community expectations arising from the extensive engagement process, funding for Stage 2 is currently being confirmed, and includes fully serviced boat pens, loading berths, public amenities, sealed car park, development of leased areas and other drainage and infrastructure works. Stage 3 will provide economic and community benefits to the region.

OBJECTIVE

To secure funding for Stage 2 and 3 of the Community Boating Precinct within the Beadon Creek Boat Harbour.

WHAT WE WILL DELIVER

Completion of Stage 2 supported by a strategic approach to Stage 3 of the Beadon Creek Boat Harbour development.

WHAT DO WE NEED

Request	Other Funding	Council incl Reserves	Estimated Total Cost
\$7.5M	TBA	\$3.3M	\$15M

PROJECT TIMELINE

- ✓ Stage 1 completed August 2023
- ✓ \$15M required to complete all of Stage 2
- ✓ Stage 3 will also see a portion of land available for development for community groups such as Volunteer Marine and Rescue.
- ✓ Stage 3 \$TBC



Develop the Pilbara Inshore Island Conservation and Eco-Tourism Project

Opportunity for change

The Pilbara Inshore Islands Nature Reserve comprises over 170 islands, islets and rocks, and spans the area between Exmouth Gulf and Cape Preston. Many of the islands are protected as nature reserves, home to migratory shorebirds, marine turtles and seabirds. The islands also offer incredible tourism value.

Tourism is a key economic driver for the Shire. There were approximately 365,000 visitors to the Shire in 2019 (Tourism Research Australia, 2020), which provided an economic benefit of over \$150 million – almost 30% of the total output of the Pilbara region. The Department of Biodiversity, Conservation and Attractions (DBCA) released the Pilbara Inshore Islands Nature Reserves and Proposed Additions Draft Management Plan in September 2020 (Draft Management Plan). This has created a potential change of status for the islands, with the potential to inhibit tourism numbers by up to 36,000, at a loss of \$15 million to the local economy.

The Draft Pilbara Inshore Island Management Plan (DBCA 2020) identified that Airlie Island is one of three islands that have the most challenges for long-term management of conservation values.

The Shire of Ashburton is seeking to develop designated camping and day use areas on select islands such as Airlie Island to minimise camping and use outside of designated areas of higher natural values and significance, thereby reducing disturbance, abandonment of shore bird chicks and risk of introducing pests.

Airlie Island is classified as a contaminated site with an updated investigation required to understand the current levels of contamination. Recent site visits revealed that the Island has introduced weed species and infrastructure not removed during oil and gas decommissioning including concrete pads, pylons and considerable portions of the bund wall.

With the level of contamination, remaining industry infrastructure and likely prevalence of invasive weeds, Airlie Island presents as a logical candidate for a locally driven and managed case study into how Eco-Tourism can assist in conservation.

Alternatively, the Shire will work with the Western Australian Government and departments to determine the most feasible islands for greater tourism utilisation.

OBJECTIVE

To seek support of the Western Australian Government through the New Tourism Investment Committee of Cabinet to develop Airlie Island or other suitable islands accessible off the coast of Onslow as a first stage project.

WHAT WE WILL DELIVER

The Shire will develop the management plans and business cases required for investment. This will be performed in collaboration with the community and Western Australian Government departments.

Airlie Island –The Project

Stage 1 of the Airlie Island Eco-Tourism Concept includes self-contained camping locations, ocean moorings and a conservation boardwalk.

Stage 2 for Investigation: Glamping ECO-Tourism Experience.

The Shire will:

- Conduct on-site updated Environmental Assessments for Airlie Island (Updated information on level of contamination, introduced weeds, remaining infrastructure including bund walls, pads and pylons).
- Develop a Conservation Management Plan for Airlie Island or the most feasible island/s.
- Develop Eco-Tourism Business Case (Stage 1 & Stage 2) – Opportunities to facilitate business development and co-management.

WHAT DO WE NEED

The Shire of Ashburton seeks to work with the Western Australian Government through the New Tourism Investment committee of Cabinet to coordinate the tourism investment opportunity in the Pilbara Inshore Islands which involves working with:

- Department of Biodiversity, Conservation and Attractions;
- Department of Transport;
- Department of Jobs, Tourism, Science and Innovation;
- Department of Water and Environmental Regulation;
- Department of Energy, Mines, Industry Regulation and Safety.

PROJECT TIMELINE

Ongoing



Onslow Foreshore Revitalisation

Opportunity for change

One of the unique qualities of Onslow is the breathtaking foreshore encompassing Sunset Beach. With spectacular views of the Indian Ocean and endless beach, it's an important part of the outdoor experience for both residents and visitors to Onslow.

The vision for the Onslow Foreshore and Sunset Beach Revitalisation project includes a coordinated design strategy that activates the beachfront and significantly improves the beach experience. Offering modern public amenities to locals and visitors alike, proposed outcomes of the project include way finding signage; cultural, heritage and biodiversity interpretive information; car parking; beautification of surrounds landscaping; public seating; shade structure; public art; boardwalk and pedestrian pathways; improved lighting; and multipurpose areas with capacity for events. A kiosk / tearoom is also proposed. Another main feature of the revitalisation project is a surge / retaining wall to offer storm protection and provide greater resilience along the foreshore.

Activation of this area will encourage healthy living and participation and align with Onslow's strong sense of place and identity, whilst catering to a variety of activities and experiences.

OBJECTIVE

To revitalise the Onslow Foreshore to drive long-term tourism and community opportunities.

WHAT WE WILL DELIVER

A Foreshore Masterplan that will drive benefits in the areas of culture, tourism and local employment, delivered in close consultation with the community and key stakeholder groups such as the Buurabalayji Thalanyji Aboriginal Corporation (BTAC). The Shire aims to develop a Coastal Hazard Assessment Strategy to assess hazards and reduce risks to a range of assets.

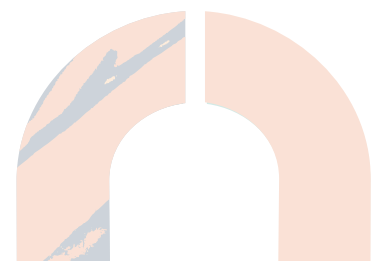
WHAT DO WE NEED

Request	Other Funding	Council incl Reserves	Estimated Total Cost
\$29M	NIL	\$1M	\$30M

The Shire are advocating State and Federal Government to provide an additional \$10M towards the sea wall project which is currently on hold.

PROJECT TIMELINE

2026 – 2027





Community Lifestyle and Infrastructure Plan

Opportunity for change

The Shire of Ashburton showed rapid population growth to 2016, but this growth has slowed considerably since then. This is especially evident in the towns of Tom Price and Paraburdoo.

The Community Lifestyle and Infrastructure Plan (CLIP) is being developed by the Shire of Ashburton to look at how infrastructure can be improved, and how life in the towns can be enhanced in the future.

The CLIP will be a fundamental guiding document in shaping the future of Tom Price and in developing opportunities for the future of Paraburdoo. It will form the basis of partnership agreements between the Shire of Ashburton, Rio Tinto Iron Ore and the Australian Government. The CLIP is set to include plans to upgrade community facilities, infrastructure development, residential development, economic growth and tourism and employment opportunities.

Delivery of projects in Tom Price and Paraburdoo include; Activation of the Village Green, Local Business Investment, New Shire Administration and Library, Astrotourism, Town Centre Walking and Cycle Plans, Recreational Drainage Corridors, Integrated Water Management Strategy and Mountain Bike Trails.

OBJECTIVE

To establish the base strategies and plans to support the future of Tom Price, and to identify options and strategies to sustain Paraburdoo.

WHAT WE WILL DELIVER

The Shire of Ashburton will work closely with local communities and stakeholders to identify key locations for development. Following this, concept testing and further engagement will be undertaken to develop a final draft of the CLIP.

WHAT DO WE NEED

Request	Other Funding	Council incl Reserves	Estimated Total Cost
\$10M – \$100M	TBA	N/A	N/A

PROJECT TIMELINE

Adopted by Council in 2023, the CLIP has been endorsed and is in the final stages of design, layout and styling in accordance with the Shire's standards of publications. Once this has been completed, it will be published and implemented.

- Implementation 2023-2033







shire of Ashburton
opportunity to community

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