

AGENDA

Council Meeting

Monday August 16, 2021 commencing at 6:00 PM

Livestreaming at www.bendigo.vic.gov.au/councilmeeting

*** Broadcast live on Phoenix FM 106.7 ***

VENUE:

www.bendigo.vic.gov.au/councilmeeting

NEXT MEETING:

Monday September 20, 2021

Livestream

Copies of the City of Greater Bendigo Council's Agendas & Minutes
can be obtained online at www.bendigo.vic.gov.au

This Council Meeting is conducted in accordance with the Local Government Act 2020 as amended by the COVID19 Omnibus (Emergency Measures) Act 2020 and Governance Rules 2020

Council Vision

Greater Bendigo - creating the world's most liveable community.

Council Values

Six values inform everything we as Council do in working together to be the best we can for all of our community.

Seeking to achieve the best value for our use of the community's public funds and resources, by:

- We Lead;
- We Learn;
- We Contribute;
- We Care;
- We Respond;
- We Respect.

Goals

- Presentation and Managing Growth
- Wellbeing and Fairness
- Strengthening the Economy
- Environmental Sustainability
- Embracing our Culture and Heritage
- Lead and Govern for All

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1. ACKNOWLEDGEMENT OF COUNTRY

2. TRADITIONAL LANGUAGE STATEMENT

3. OPENING STATEMENT

4. MOMENT OF SILENT REFLECTION

5. LEAVE OF ABSENCE

Cr Rod Fyffe OAM requested Leave of Absence for this Council Meeting (16 August 2021) and Leave of Absence was approved and endorsed at the Council Meeting on 19 July 2021.

6. ATTENDANCE AND APOLOGIES

7. SUSPENSION OF STANDING ORDERS

That Standing Orders be suspended to allow the conduct of the Community Recognition Section and Public Question Time.

8. COMMUNITY RECOGNITION

9. PUBLIC QUESTION TIME

10. RESUMPTION OF STANDING ORDERS

That Standing Orders be resumed.

11. CR WILLIAMS' REPORT

Cr Williams' report was deferred from the last Council Meeting to enable it to be presented in person.

12. DECLARATIONS OF CONFLICT OF INTEREST

Section 130 of the *Local Government Act 2020* (Vic) (**the Act**) provides that a relevant person must disclose a conflict of interest in respect of a matter and exclude themselves from the decision making process in relation to that matter including any discussion or vote on the matter at any Council meeting or delegated committee meeting and any action in relation to that matter.

The procedure for declaring a conflict of interest at a Council Meeting is set out at rule 18.2.4 of the Governance Rules.

Section 126 of the Act sets out that a relevant person (Councillor, member of a delegated Committee or member of Council staff) has a conflict of interest if the relevant person has a **general conflict of interest** or a **material conflict of interest**.

A relevant person has a **general conflict of interest** in a matter if an impartial, fair minded person would consider that the person's private interests could result in that person acting in a manner that is contrary to their public duty.

A relevant person has a **material conflict of interest** in a matter if an *affected person* would gain a benefit or suffer a loss depending on the outcome of the matter.

13. CONFIRMATION OF PREVIOUS MINUTES

13.1. Confirmation of Previous Minutes

The following items as outlined below, were considered at the Council Meeting held on Monday 19 July 2021 at 6.00pm.

RECOMMENDATION

That the Minutes of the Council Meeting held on Monday 19 July 2021, as circulated, be taken as read and confirmed.

Report

Monday 19 July 2021:

Report No.	Item	Recommendation
8.1	150th Anniversary of the Proclamation of the City of Sandhurst	That Council: 1. Formally note the 150th anniversary of the proclamation of Sandhurst (now known as Bendigo) as a City on 21 July 1871, 2. Pay tribute to successive generations who have contributed to the life of the city over that time, 3. Acknowledge that Bendigo has a rich Aboriginal past, present and future and stands on the traditional lands of the Dja Dja Wurrung Peoples and we express our gratitude in the sharing of this land.
15.1	Confirmation of Previous Minutes	That the Minutes of the Council Meeting held on Thursday 24 June 2021, as circulated, be taken as read and confirmed.
17.1	71 Lily Street, Bendigo - Use of Land for a Medical Centre (Allied Health), Alterations and Additions to Buildings, Parking Reduction and Signage	Pursuant to section 61 of the Planning and Environment Act (1987), Council issue a Notice of Decision to Grant a Permit for Use of land for a medical centre (allied health), alterations and additions to buildings, parking reduction and signage at 71 Lily Street, BENDIGO 3550 subject to the conditions at the end of this report.
17.2	Road Discontinuance - Alexandra Street, Eaglehawk	That Council give public notice of the proposed discontinuance of Alexandra Street Eaglehawk described as CA224D Section M at Eaglehawk Parish of Sandhurst and described in Crown Folio Volume 11769 Folio 929, together with approximately 300m ² of Turner Street Eaglehawk adjoining aforesaid CA224D, described and shown attached within Attachment 1.

Report No.	Item	Recommendation
18.1	Greater Bendigo Positive Ageing Advisory Committee - Member Appointments	That Council: 1. Extend the term of all current committee members by one year due to an inability to contribute to the committee due to COVID-19. 2. Thank all community members who submitted applications to join the Positive Ageing Advisory Committee. 3. Appoint to the Positive Ageing Advisory Committee for a three year term: Bernard White, Natalie Stanway, Peter Barrett, Sunnie Watts and Tan See Tuang.
18.2	Closed Circuit Television in Public Places Policy	That Council adopt the Closed Circuit Television in Public Places Policy.
22.1	Delegations and Authorisations Policy	That Council approve the draft Delegations and Authorisations Policy.
22.2	Instruments of Delegation	1. That Council approve the attached S5 Instrument of Delegation dated 21 August 2020. 2. That Council approve the attached S6 Instrument of Delegation which will come into force immediately upon the common seal of Council being affixed to the instrument. 3. That Council approve the attached S18 Instrument of Sub-delegation which will come into force immediately upon the common seal of Council being affixed to the instrument. 4. That Council revoke the attached C2 and C4 Instruments of Appointment and Delegation.
22.3	Audit and Risk Committee Independent Member Remuneration Review	For Council to approve the proposed increase to the ARC Independent Members Remuneration from \$600 (ex. GST) to \$875 (ex. GST) per meeting and the Chair from \$750 (ex. GST) to \$1125 (ex. GST) per meeting which if approved would come into effect from the next meeting scheduled to take place on the 9 September 2021.
22.4	Contracts Awarded Under Delegation Report July 2021	That the contracts awarded under delegation, as outlined in this report, be acknowledged by Council.
28.1 to 28.2	Two (2) Confidential Reports Pursuant to Section 66(2)(a) of the Local Government Act 2020 relating to Council business information	

14. DRAFT COUNCIL PLAN 2021 2025

14.1. Draft Council Plan 2021- 2025 For Exhibition

Author / Responsible Director	Vicky Mason, Director Health and Wellbeing

Purpose

The purpose of this report is to provide an overview of the draft 2021- 2025 Council Plan, and to advise community members of its availability for public feedback for a period of three weeks.

Summary

Over the last ten months Councillors and Council staff have worked with the community to develop a Community Vision and Values and a Draft Council Plan that will guide Council decision making over the next four years.

This draft 2021- 2025 Draft Council Plan reflects the priorities of the new Council whilst building on previous endorsed plans and strategies. It has been developed in alignment with the requirements of the Local Government Act 2020.

The final step in this planning process is to release the final draft for public feedback for a period of three weeks. This will be promoted through local media and be placed on Council's community engagement platform Let's Talk Greater Bendigo.

Feedback will be collated and considered by Council prior to final endorsement at the October 2021 Ordinary meeting of Council.

RECOMMENDATION

That the Greater Bendigo City Council consider the draft Council Plan 2021- 2025 and resolve to advertise it for formal exhibition and submissions from 17 August until 6 September 2021.

Policy Context

In accordance with Section 90 of the Local Government Act 2020 a Council must prepare and adopt a Council Plan for a period of at least the next four financial years after a general election in accordance with its deliberative engagement practices.

A Council Plan must include the following:

- The strategic direction of the Council
- Strategic objectives for achieving the strategic direction
- Strategies for achieving the objectives for a period of at least the next 4 financial years
- Strategic indicators for monitoring the achievement of the objectives

- A description of the Council's initiatives and priorities for services, infrastructure and amenity
- Other matters prescribed by the regulations

A Council must develop or review the Council Plan in accordance with its deliberative engagement practices and adopt the Council Plan by 31 October in the year following a general election.

The Council Plan adopted under subsection 3 (above) has effect from 1 July in the year following a general election.

Background Information

The Local Government Act 2020 (Act) received Royal Assent on 24 March 2020. It is a principles-based Act aiming to remove unnecessary regulatory and legislative prescription. The five principles are:

- Community engagement
- Strategic planning
- Financial management
- Public transparency
- Service performance

The Act drives an integrated approach to planning and reporting to support strategic decision making through:

- Recognising that planning must be holistic and driven by the community
- Providing a comprehensive view of available resources and commitments
- Enabling alignment of objectives and capabilities, and
- Supporting an understanding of medium to long-term implications of decisions on resource allocation and Council performance.

The Act requires Council to develop the following:

Title	Timeframe	Due
Community Vision	10 years	October 2021 (has effect July 2021)
Financial Plan	10 years	October 2021 (has effect July 2021)
Asset Plan	10 years	Adopted by 30 June 2022 (has effect July 2022)
Council Plan	4 years	October 2021 (has effect July 2021)
Revenue & Rating Plan	4 years	Adopt by 30 June 2021 (this was adopted by the City in the June 2021 Council meeting)
Workforce Plan	4 years	31 December 2021
Annual Budget	1 + 3 years	Adopt by June 30 each year (adopted at the June 2021 Council meeting)

The development of the Community Vision, Council Plan, Financial Plan and Asset Plan all require *deliberative engagement* with the community. The Greater Bendigo Community Engagement Policy 2020 provides the following definition of deliberative engagement:

“a method of engagement process with a select group of participants. The process focuses on a defined issue. It weighs up options and provides recommendations to decision-makers”.

Previous Council Decision Dates:

Council endorsed its previous Community Plan 2017 – 2021 in June 2017.

Report

In September 2020 City staff developed a project plan outlining the steps required for Council to meet its strategic planning obligations under the Local Government Act 2020. Supported by Council this involved the development of a comprehensive community engagement plan that provided opportunities for the Greater Bendigo community to contribute to the plan through a 3-stage process over 9 months.

The goals of the community engagement plan were:

1. To build the municipal community's understanding of current Council services, strategy and resources
2. To strengthen trust in Council and its commitment to listening and responding to the municipal community needs
3. Build a more comprehensive understanding of municipal community needs and aspirations to inform the development of short, medium, and long-term strategy.

Commencing in January 2021 Stage 1 sought to understand what the community loves, values and wants to see improved or changed in the future. To assist engagement Council named the project “Imagine Greater Bendigo” and launched its new online community engagement platform “Let’s Talk Greater Bendigo”. A survey was developed that built on the themes from community engagement undertaken over the last few years. Over 1000 people responded to either the short form or long form survey on-line or by completing a post card. Members of our non-English speaking communities were engaged using post cards translated in Karen, Dinka and Dari.

Stage 2 sought to understand the broad range of community needs and priorities in relation to Council’s services and program delivery exploring the key themes and outcomes from Stage 1 engagement. In this stage City staff and Councillors reached out to key stakeholder groups and individuals asking them to identify their top 3 – 5 priorities.

Run concurrently with Stage 2 was a Community Panel where we asked members of the community to come together to deliberate over issues, challenges and opportunities to develop a shared Community Vision and Values and provide input into future Council priorities. Over 15,000 invitations were sent to residents of Greater Bendigo by an independent recruiter. This resulted in 45 adults aged between 25 – 70 agreeing to participate over the two and a half days. They were joined by 20 young people aged between 12 – 25 years who responded to an expression of interest to participate. The panel was independently facilitated by expert community engagement practitioners with the following community vision and values developed:

Greater Bendigo celebrates our diverse community. We are welcoming, sustainable and prosperous. Walking hand in hand with the traditional custodians of this land. Building on our rich heritage for a bright and happy future.

Transparency; sustainability: inclusion; innovation and equity.

Reports from each stage of the community engagement process are available on the Let's Talk Greater Bendigo community engagement platform.

The outcomes from the community engagement process along with consideration of the goals and objectives of current Council endorsed plans and strategies were then shared with Councillors over a series of workshops providing them opportunities to feed in priorities from their own community engagement.

The Council Plan has the following goals and outcomes:

1. Lead and govern for all - A community that works together to achieve our shared vision
2. Healthy, liveable spaces and places - A community where all people can live healthy, safe, harmonious lives in attractive and accessible settings
3. Strong, inclusive and sustainable economy - An inclusive, sustainable and prosperous community where all people can thrive
4. Aboriginal Reconciliation - A community that recognises and respects Aboriginal people and culture and enables the self-determination of Traditional Owners
5. A climate resilient built and natural environment - A community that is connected to healthy regional landscapes, working together to prosper equitably within the capacity of the earth's resources.
6. A vibrant, creative community - A community that inspires a culture of creativity, activates its spaces, nurtures and supports talent, champions inclusion and access and shows the world.
7. A safe, welcoming and fair community - A community where people are respected, safe to participate in all aspects of community life and have equitable access to the resources they need.

The City of Greater Bendigo is on Dja Dja Wurrung and Taungurung country. Both traditional owner groups have Country Plans and Recognition and Settlement Agreements in place. Council is committed to working closely with traditional owners and other Aboriginal and Torres Strait Islanders who live in our City. As part of this commitment the plan is dual named Mir wimbul - Council Plan 2021 – 2025. The meaning of Mir wimbul being close to "community protocol".

A key component of the final Council Plan will be a set of indicators for each outcome area. These will be measured frequently during the life of the plan to ensure our actions and initiatives are moving us toward our desired outcome.

Priority/Importance:

The new Council Plan must be completed and adopted by Council before 31 October 2021.

Timelines:

The exhibition period will run from 16 August to 6 September 2021.

People can make a written submission on this draft via the Let's Talk Greater Bendigo community engagement digital platform or by writing to Council, PO Box 733 Bendigo VIC 3552.

Council will meet on Monday, 13 September to consider and make recommendations for any changes to the draft Council Plan.

Council is expected to meet to adopt the Council Plan on 18 October 2021.

Risk Analysis:

The development of this Council Plan, including the exhibition process, meets legislated requirements.

Consultation/Communication

External Consultation:

Opportunities to provide written submissions on the draft 2021- 2025 Council Plan will be advertised.

Copies of the draft will be made available electronically and in hard copy.

Internal Consultation:

The successive drafts of the Council Plan priorities have been discussed with City staff and members of the Executive Team at every stage and their feedback has been considered by Council and changes made where agreed by Council.

Resource Implications

Preparation of the Council Plan is in accordance with the available budget to prepare the Plan and conduct extensive community engagement to inform its development.

The Financial Plan provides a 10 year financially sustainable projection regarding how the actions of the Council Plan may be funded to achieve the Community Vision.

All actions included in the Plan are separately considered and budgeted through Council's annual budget process.

Attachments

1. Draft Council Plan 2021-2025 (see separate attachment)

14.2. City of Greater Bendigo 10 Year Financial Plan

Author	Nathan Morsillo, Manager Financial Strategy
Responsible Director	Andrew Cooney, Director Corporate Performance

Purpose

To present the draft 10 year Financial Plan developed in accordance with the Local Government Act 2020 to Council for consideration and seek support to release for public feedback for a period of three weeks.

In accordance with sections S89 and S90 of the Local Government Act 2020, Council must develop a Council Plan (four years) by 31 October in the year after a general election.

The Local Government Act 2020 also introduced a requirement for Victorian councils to develop, adopt and keep in force a Financial Plan covering at least the next 10 financial years. The requirements under the new Act mean councils must develop a Financial Plan that is publicly accessible and subject to engagement in accordance with Council's engagement policies.

Summary

The City of Greater Bendigo has prepared the 10 year financial plan to support the Community's vision and Council plan. The Financial Plan outlines the resources required to deliver the Council plan and ensure we are investing in assets the community values; our services remain affordable and accessible for the community; and our organisation remains financially sustainable.

The 2021–22 to 2030–31 Financial Plan is the first to be completed under the Local Government Act 2020, and is required to be adopted by Council by 31 October 2021.

RECOMMENDATION

That the Greater Bendigo City Council consider the draft 10 year Financial Plan and resolve to advertise it for formal exhibition and submissions from 17 August until 6 September 2021.

Policy Context

Community Engagement Policy

The City is committed to good community engagement to inform its plans and projects. This is a challenge across a City with a diverse range of services. The following is a summary of some of the relevant community engagement undertaken to inform the plan.

Stage 1 of the Imagine Greater Bendigo process included "Our financial story" – which can be accessed on the City's "Let's talk" website. It also asked the question "How should Council prioritise which services it delivers to our growing and changing community, while also maintaining infrastructure it is responsible for and investing in new projects as they are needed?".

A wide variety of responses were received and considered. The areas which were included "more often" were:

1. Better scoping, planning, monitoring and evaluation of projects (to avoid cost blow outs and to help prioritisation)
2. Prioritise health and wellbeing/equity
3. Prioritise climate risk/Environmentally Sustainable Design (to address climate change and save on energy costs)
4. Reduce operating costs and improve productivity/efficiency
5. More regular informed community consultation on prioritisation
6. Find more ways to generate income
7. Prioritise investment in rural/suburban areas/outside the city centre and mall
8. Advocate for more state and federal funding
9. Co-management/co-investment of facilities with community.

Stage 1 also asked a question around whether a small increase in rates may be necessary to maintain all current services. The answer to this question was approximately 50% for and 50% against.

Stage 2 of the community engagement plan included a community panel made up of 41 adults and 20 young people. Part of the process included consultation around the theme of "Lead and govern for all". A proposed goal under this theme included:

1. Accountable, financially responsible, equitable, transparent decision making

Relevant supported objectives against this goal are:

- Better long-term scoping, planning, monitoring and evaluation of projects
- Focusing on the sustainability of our infrastructure, improve our renewal and maintenance of current assets.

Legislative Requirements

The Local Government Act 2020 introduces a requirement for Victorian councils to develop, adopt and keep in force a Financial Plan utilising deliberative engagement practices covering at least the next 10 financial years. The financial plan must be prepared in accordance with the Local Government (Planning and Reporting) Regulations 2020.

Background Information

The Local Government Act 2020 (Act) received Royal Assent on 24 March 2020. It is a principles-based Act aiming to remove unnecessary regulatory and legislative prescription. The five principles are:

- Community engagement
- Strategic planning
- Financial management
- Public transparency
- Service performance

The Act drives an integrated approach to planning and reporting to support strategic decision making through:

- Recognising that planning must be holistic and driven by the community
- Providing a comprehensive view of available resources and commitments
- Enabling alignment of objectives and capabilities, and
- Supporting an understanding of medium to long-term implications of decisions on resource allocation and Council performance.

The Act also outlines a set of Financial management principles including:

- Revenue, expenses, assets, liabilities, investments and financial transactions must be managed in accordance with a Council's financial policies and strategic plans
- Financial risks must be monitored and managed prudently having regard to economic circumstances
- Financial policies and strategic plans, including the Revenue and Rating Plan, must seek to provide stability and predictability in the financial impact on the municipal community
- Accounts and records that explain the financial operations and financial position of the Council must be kept.

The Act also provides guidance around financial risk, financial policies, investments, borrowings and accounts and records.

The Act requires Council to develop the following:

Title	Timeframe	Due
Community Vision	10 years	October 2021 (has effect July 2021)
Financial Plan	10 years	October 2021 (has effect July 2021)
Asset Plan	10 years	Adopted by 30 June 2022 (has effect July 2022)
Council Plan	4 years	October 2021 (has effect July 2021)
Revenue & Rating Plan	4 years	Adopted 30 June 2021
Workforce Plan	4 years	31 December 2021
Annual Budget	1 + 3 years	Adopt by June 30 each year

Previous Council Decision(s) Date(s):

16 June 2021 – Ordinary Meeting.

Council resolved to adopt the 2021/2022-2024/2025 Budget.

Note that in this 'implementation year' of the new Local Government Act requirements, with delayed elections in 2020, the 2021/2022 Budget was adopted in advance of finalising the Council Plan and 10 year Financial Plan.

Report

The City of Greater Bendigo has prepared the 10 year financial plan to support the Community's vision and Council Plan. Through the development of the vision, the community has told us their desire for Greater Bendigo to be sustainable, prosperous

and to have a bright and happy future. The Council Plan includes actions to deliver on this vision.

This Financial Plan outlines the resources required to deliver on the Council plan and ensures we are investing in assets the community values; our services remain affordable and accessible for the community; and our organisation remains financially sustainable.

The 2021–22 to 2030–31 Financial Plan is the first to be completed under the Local Government Act 2020 and in accordance with Part 2 of the Local Government (Planning and Reporting) Regulations 2020 for the City of Greater Bendigo. The draft Financial Plan has been developed utilising advice from the Department of Jobs, Precincts and Regions Financial Plan better practice guide ensuring the inclusion of:

- Statements describing the financial resources required to give effect to the Council Plan and other strategic plans of the Council
- Information about the decisions and assumptions that underpin the forecasts in the statements as specified above
- Statements describing any other resource requirements that the Council considers appropriate to include in the Financial Plan
- Any other matters prescribed by the regulations.

It is required to be adopted by Council by 31 October 2021.

The key financial outcomes of the 2021-22 to 2030-31 financial plan have been measured against the financial sustainability targets and indicate an ongoing low to medium risk financial sustainability rating.

Key outcomes include:

- fair and affordable revenue mechanisms with stability in rate increases and rates concentration
- maintaining sufficient working capital (liquidity) to meet our financial obligations
- the allocation of increased funding to meet capital renewal obligations
- ensuring that borrowings meet targets for indebtedness
- the improvement in ongoing underlying operational surplus throughout the life of the Financial Plan.

The plan has been drafted using the majority of the 2021–22 budget as its base year and includes:

- the key financial sustainability risks and issues for the City
- the financial policy statements and strategic actions to address the key issues and risks
- the underlying assumptions underpinning the escalation in revenue and expenditure over the ten-year period
- the financial plan statements
- the financial performance indicators
- financial strategies for rates, borrowings, and reserves.

The City has a commitment to achieving zero carbon through the life of this plan and there are a number of actions in Council plan that will support this aspiration. This will have generational benefit, but also short-term financial cost impacts. The plan that has been developed considers all of these factors and more.

Timelines

The Local Government Act 2020 stipulates that the Council must adopt a 10 year financial plan and Council plan by October 2021.

Conclusion

Council has drafted reports and undertaken significant engagement in preparing the Council Plan and 10 year financial plan. Additional comments and input from the community are welcome as part of the consultation period through to 6 September 2021.

Consultation/Communication

Internal Consultation:

The successive drafts of the Council Plan priorities and 10 year financial plan have been discussed with City staff and members of the Executive Team and their feedback has been considered by Council and changes made where agreed by Council.

External Consultation:

Opportunities to provide written submissions on the draft 2021- 2025 Council Plan and 10 year financial plan will be advertised.

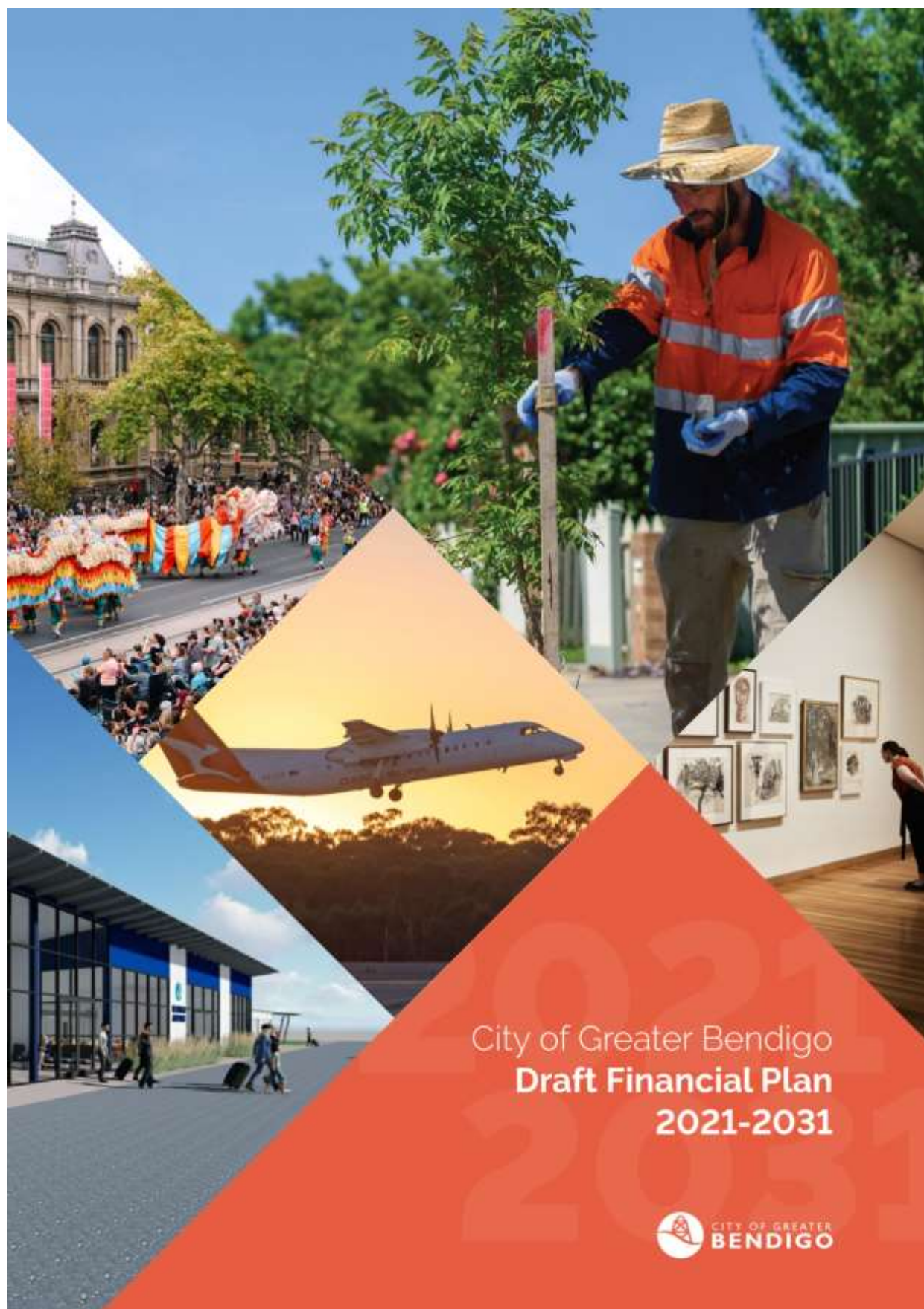
Resource Implications

The Financial Plan provides a 10 year projection regarding how the actions of the Council Plan may be funded to achieve the Community Vision.

Attachments

1. 10 year Financial Plan

Attachment 1 - Draft City of Greater Bendigo 2021/2022 to 2030/2031 Financial Plan



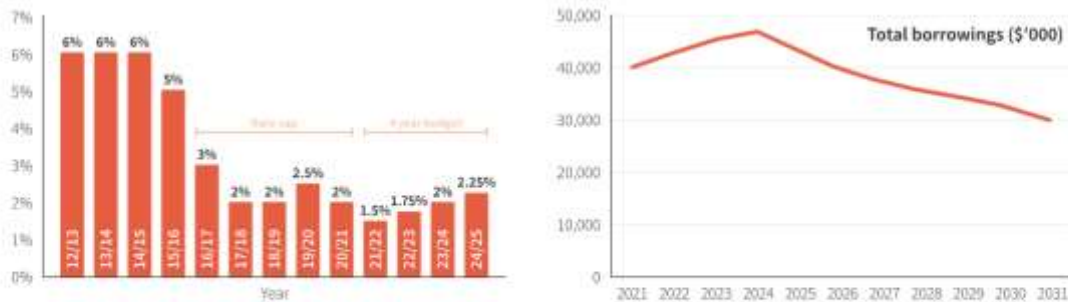
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City of Greater Bendigo Financial Plan at a glance

- \$223.5M in total operating revenue in 2021/2022
- \$158.5M in operating expenditure (excluding depreciation)
- \$66.2M in capital projects (then between \$50M and \$70M annually)
- \$133M in rates and charges (increasing with CPI)
- \$5M-\$10M in borrowings annually after 2021/2022 supporting capital expenditure
- 766 full time equivalent staff in 2021/2022
- Average 1.95% increase on rates (1.5% in 2021/2022 budget)

The City of Greater Bendigo publishes a 10-year Financial Plan to support the community vision and Council Plan. Revenues over the period are forecast to increase from \$223M to \$269M, and borrowings will continue to be used to support capital expenditure. The graph below on the left shows the percentage that rates have increased in past years as well as the projected increase based on CPI for the next four years. The graph on the right shows the projected borrowings for the next 10 years. The City's borrowing policy ensures money is borrowed sustainably, so that future repayments are manageable.



The following categories of service and capital costs are planned in 2021/2022. More details are available in the City's 10-year Financial Plan 2021-2031 at www.letstalkgreaterbendigo.com.au/imagine



A snapshot of other responsibilities:



Executive Summary

The City of Greater Bendigo has prepared the 10 year financial plan to support the Community's vision and Council plan. Through the development of the vision, the community has told us their desire for Greater Bendigo to be sustainable, prosperous and to have a bright and happy future. The Council plan includes actions to deliver on this vision.

Our Financial Plan outlines the resources required to deliver the Council plan and ensure we are investing in assets the community values; our services remain affordable and accessible for the community; and our organisation remains financially sustainable.

Greater Bendigo is growing – our population is currently around 123,000 and forecast to be over 155,000 people by 2036. This growth will provide some additional rate revenue for the City, however additional growth also requires additional investment in assets and services to support the larger population. These additional costs add to what we already invest maintaining our existing \$1.8 billion in assets, and to the costs of delivering services our community values.

The City enters this financial plan in a stable financial position. The City has sufficient cash reserves, a sustainable level of current borrowings and an efficiently sized workforce. This position has been able to be achieved through a level of financial discipline over many previous years. This discipline has included a commitment to reinvest in our asset base; restraint in additional operational expenses; using a mixture of rates, partnerships, Government funding and, where required, debt to fund new asset construction. A high level summary of the City's financial story was produced to support consultation early in 2021, and can be found [here](#).

Interest rates are currently at record low levels but are expected to rise through the life of this plan. The City will continue a restrained approach to debt and only pursue new borrowings where an intergenerational benefit can be proven.

For the City's finances to remain sustainable and our services to remain affordable for the community, this disciplined approach must continue through the life of this plan and beyond. Increases to rate revenue are currently capped under the State Government's *Fair Go Rates* system, determined by the State Minister for Local Government. This significantly limits revenue available to fund new projects and initiatives. There is the ability to apply to operate above the cap; but it would need to be done with the support of the community. This is one option available for the City and the community, as are increases in other fees and charges for services the City provides.

The City must continue to reinvest in our existing assets so our roads, parks, gardens, pools and buildings that we value stay in a condition we are proud of. As we bring on new assets, to remain sustainable we must also review the assets we already have to assess whether they are still valued by the community or could have a different future.

Services also evolve, and the City will assess the performance and future for current services to understand whether they are relevant and whether the City needs to continue to deliver them or whether there is a role for an alternative delivery model. To remain sustainable over the life of this plan, some City services will have to change.

The City has a commitment to achieving zero carbon through the life of this plan and there are a number of actions in the Council Plan that will support this aspiration. This will have generational benefit, but also short-term financial cost impacts. The plan that has been developed considers all of these factors and more.

As part of the plan, the following key documents have been prepared:

- 10 year Financial Statements (Income statement, Balance Sheet, Statement of Changes in Equity, Cash Flow and Capital Works Statement)
- Operational and capital expenditure modelling to guide future budget processes
- 10 year financial sustainability ratios

Through the life of this plan the City forecasts that:

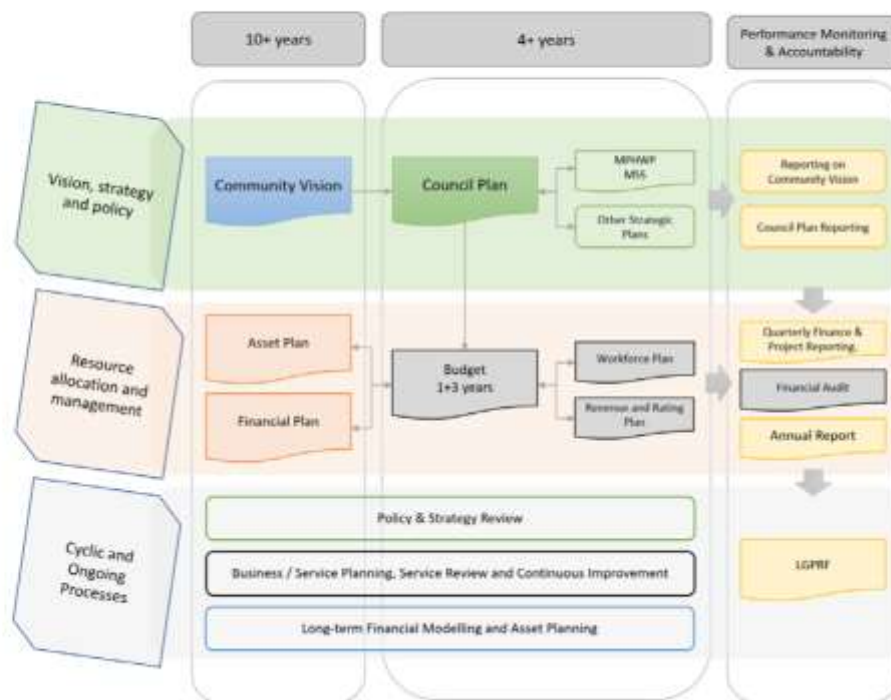
- Rates increases remain with the forecast CPI rate cap
- Asset renewal increases
- Working capital position decreases and still remains strong
- Unrestricted cash reduces over time and still remains strong
- Borrowings as a percentage of rates and charges reduces

The numbers help confirm that the plan outlines a pathway to continue to achieve high levels of service and affordability for the community and maintain financial sustainability for future generations to benefit.

Legislative Requirements

This section describes how the Financial Plan links to the achievement of the Community Vision and the Council Plan within the Integrated Strategic Planning and Reporting framework. This framework guides the City in identifying community needs and aspirations over the long term (Community Vision), medium term (Council Plan) and short term (Budget) and then holding itself accountable (Annual Report).

The following diagram provides an overview of the core legislated elements of an Integrated Strategic Planning and Reporting Framework.



Source: Department of Jobs, Precincts and Regions
 MPHWP – Municipal Public Health and Wellbeing Plan
 MSS – Municipal Strategic Statement
 LGPRF – Local Government Performance Reporting Framework

Community Vision and Strategic Planning Principles

The City's community vision is:

Greater Bendigo celebrates our diverse community. We are welcoming, sustainable and prosperous. Walking hand-in-hand with the traditional custodians of this land. Building on our rich heritage for a bright and happy future.

The City contributes to the achievement of this broader community vision through its Council Plan. The Financial Plan provides a 10 year financial projection regarding how the actions of the Council Plan may be funded to achieve the Community Vision.

The Financial Plan is developed in the context of the following strategic planning principles:

- The City has an integrated approach to planning, monitoring and performance reporting.
- Council's Financial Plan addresses the Community Vision by funding the priorities of the Council Plan. The Council Plan priorities and actions are formulated in the context of the Community Vision.

- The modelled financial statements articulate the resources available over the next 10 years to implement the goals and priorities of the Council Plan to support the Community Vision.
- The City's strategic planning process identifies and addresses risks to financial sustainability (managed as a Strategic Risk of the organisation).
- Reporting on the Financial Plan will provide an opportunity to monitor progress annually, and reviews will identify and adapt to changing circumstances.

Financial Management Principles

The Financial Plan demonstrates the following financial management principles:

- Revenue, expenses, assets, liabilities, investments, and financial transactions are managed in accordance with the City's financial policies and strategic plans.
- Management of the risk to financial sustainability. This is currently rated as a medium risk in the City's Risk Management Framework.
- Financial policies and strategic plans are designed to provide financial stability and predictability to the community.
- The City maintains accounts and records that explain its financial operations and financial position.

Engagement Principles

The City has implemented the following consultation process to obtain feedback from stakeholders:

- Early 2021 community engagement undertaken including a summary *Our Financial Story* document, and questions around future rate increases, services and assets on the *Let's Talk* community engagement platform
- Community Panel involvement by Finance staff, including a community priorities session as part of input to Council planning
- Draft Financial Plan prepared by officers, incorporating community engagement and input
- Draft Financial Plan placed on public exhibition following August 2021 Council meeting for a period of 21 days and calling for public submissions
- The Financial Plan, including any revisions, presented to October 2021 Council meeting for adoption.

Community Engagement will continue with the annual Budget cycle and the Financial Plan engagement will align with the Council term and other strategic planning documents.

Service Performance Principles

The City seeks to provide services on a community needs and value for money basis. The service performance principles are listed below:

- Services are provided in an equitable manner and are responsive to the diverse needs of the community. The Council Plan is designed to identify the key services and projects to be delivered to the community. The Financial Plan shows how the service aspirations within the Council Plan may be funded
- Services are available to the relevant users within the community

- The City delivers quality services seeking to provide value for money to the community. The Local Government Performance Reporting Framework (LGPRF) is designed to communicate the City's performance regarding the delivery of services. Details can be viewed by the public here: <https://knowyourcouncil.vic.gov.au/>
- The City has a customer service charter and engagement framework that considers and responds to community feedback and complaints regarding service provision.

Our current break-down of service expenditure, at a high level is below, and the City continues to engage with the community on which services they prioritise.

WHERE EVERY \$100 OF RATES AND CHARGES GOES



Financial Plan context and challenges

Overview

The City covers a large geographic area of 3,000 square kilometres. While around 85 per cent of the population reside within urban Bendigo, we have a number of unique smaller townships and rural communities which contribute to the rich and diverse fabric of the municipality. Continuing our support for these townships has been a key theme of the consultations.

The City is a regional centre which delivers services for a wider catchment than the municipal boundaries. Examples of these regional services include the Bendigo Art Gallery, Bendigo Airport, Bendigo Livestock Exchange and a number of regional recreation and sporting facilities. These services come at an additional net cost for the City, but also drive economic development and a higher quality of service provision through the region.

Over the coming years the City will be presented with many opportunities and challenges. A stable and sustainable financial position will position the City to best respond to opportunities that are presented.

Further detail on some key challenges that are relevant to long term financial planning are outlined below.

Our Community and Future Growth

The municipality's population has grown to around 123,000 residents and is expected to increase to around 156,000 by 2036. The growth has occurred in the municipality's outer

suburbs including Marong, Maiden Gully, Huntly and Strathfieldsaye and this pattern is predicted to continue into the future

How the City responds to this growth relies on effective planning to ensure timely and coordinated delivery of infrastructure and services to these areas. This planning includes asset and service-based strategies as well as provisions for Development Contributions Plans (DCPs) to support infrastructure delivery through funding partnership arrangements.

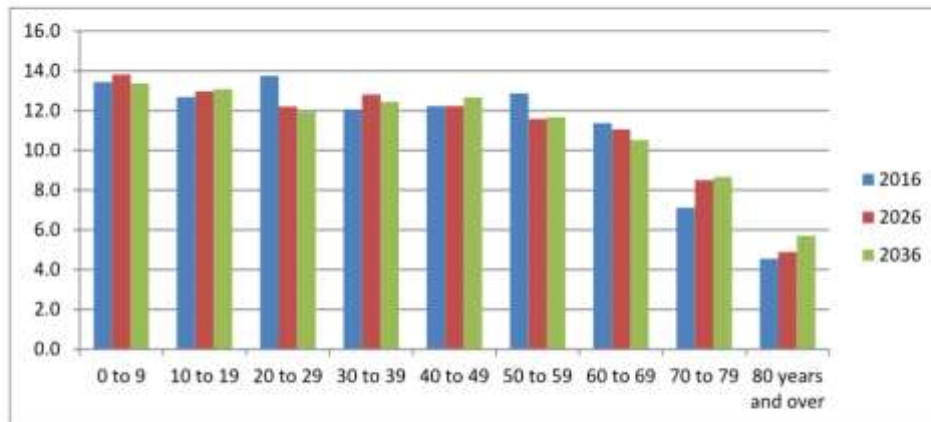
DCPs are a mechanism which shares the costs of certain services across developments through a planning process. All DCPs are subject to the Council's formal approval. This plan includes modelled cost estimates for future DCPs in Huntly, Maiden Gully and Marong.

To sustainably contend with growth, the City must also look for ways to encourage and facilitate behavioural change that considers innovative approaches to infrastructure needs, and reduces the reliance on the supply of costly infrastructure. This could include shared community facilities and, providing alternatives such as greater access to public transport and cycling and walking paths to mitigate challenges associated with increased traffic, reducing the community's reliance on cars.

There are also changing expectations and regulation across community services. For example, public swimming pools now require increased additional supervision and oversight to remain safe. Increased female participation in sport is a wonderful step in the right direction for gender equality. However this is also creating greater demand for additional grounds and appropriate facilities.

Population demographic changes are likely to challenge how the organisation delivers future services and responds to employment needs. The proportion of residents aged over 70 years is expected to grow. This is more pronounced in some communities including in Heathcote where current forecasts suggest that by 2036 around one in four residents will be aged over 70. This may change the municipality's demand for health and wellbeing related services and infrastructure. The proportion of residents of working age (20-64 years) is also expected to decline from 57 to 54 percent, outcomes of which will flow on to Greater Bendigo's workforce.

Percentage of Greater Bendigo's population by age group - forecast changes over time



Our Economy

Greater Bendigo benefits from a strong, diverse and relatively self-contained economy with key industries including manufacturing, construction, finance, healthcare and retail trade. However, this positive economic climate is also experiencing challenges, such as attracting skilled workers for various occupations a relatively high youth unemployment rate and sourcing future industrial land to meet growing industry needs. The City continues to work on actions within the Economic Development Strategy to address these issues.

Bendigo's retail sector is experiencing a period of rapid transformation as technology, record low wage growth, and changing consumer preferences all impact the sector. To support the current business environment through these changes the City Centre needs to evolve and diversify through government and private sector investment. The State Government has committed to significant investment to support the development and transition of the City Centre. The Bendigo GovHub (\$90M), new Bendigo Law Court (\$152M) and expansion of Bendigo TAFE (\$59M) will all be completed over the next four years.

From a built form perspective, positive signs are emerging with new mixed-use buildings being proposed or under construction across central Bendigo. Their continued roll-out will inject new life and a residential population into the heart of Bendigo and make it a much stronger destination and ensure that Bendigo's role as a regional hub is strengthened.

Our Environment and Climate Risk

The City has adopted the *One Planet Living* framework and is committed to implementing this into the City's strategic policy framework and operations. This framework provides a holistic approach to managing the impacts of a changing environment by empowering the community and improving wellbeing as well as improving energy efficiency and reducing waste and water use.

The City has opportunities in planning for this changing environment with potential for longer term cost savings. This will include pursuing a zero-carbon initiative, retrofitting buildings to increase energy efficiency, better utilisation of multiple water sources, planting additional urban street trees and reducing waste through an increased emphasis on our circular economy.

There are immediate and longer-term challenges related to waste. The key capital assumptions within previous waste modelling have been included in the Financial Plan model and are referenced in the assumptions. The current landfill has a limited lifespan, with only a few years of capacity remaining. The Financial Plan includes landfill remediation and early estimates for future waste costs to support our Circular Economy (forecast currently at an additional \$8M over 4 years).

In Victoria we are already experiencing the impacts of climate change, with a temperature increase of over 1° C since 1910, a decrease in average rainfall, and an increased fire danger in spring. We are facing more frequent climatic impacts.

The changing climate will make it more expensive for the City to build and maintain infrastructure and deliver existing services due to:

- damage to property and infrastructure
- rising insurance costs
- increasing energy and water costs to cover the infrastructure needed for increased heating/cooling and water preservation
- demand for additional services, shading and trees to address heat stress, new microbial diseases and mental health issues
- demand for emergency management services to prepare, prevent, respond and recover from the increasing frequency of extreme weather events
- some loss of vegetation, birds and wildlife
- impacts on economic development in areas such as tourism, events and recreational activities.

Council passed a resolution in its previous term which recognised Greater Bendigo is in a state of climate and biodiversity breakdown and acknowledged the urgent need for action as well as the need to contribute to global efforts to reduce greenhouse gas emissions.

The Council Plan includes objectives and actions to prioritise addressing climate risk. These actions will result in benefits for our current community and future generations. This will also require increased investment which has been factored into this Financial Plan.

Our Assets

Provision of infrastructure will remain a delicate balance for the City to consider existing levels of service, increasing community expectations and available resources. Negotiating the current levels of asset-related services identified in the organisation's Asset Management Plans and the required funding to maintain these services in future years will continue to be a challenge. This will require better use of current assets – including community buildings, pools and shared spaces – rather than new or upgraded facilities.

The City tests its assumptions and funding strategies related to maintaining existing service levels through asset modelling. This allows the organisation to understand the implications of particular expenditure profiles on the serviceability of its existing asset base and deliverability of related services. As part of this Financial Plan, from 2020/2021 higher annual yearly increases have been applied to investing in renewing and maintaining our existing

assets. As the City's asset modelling improves, in future iterations of the Financial Plan it is intended that growth factors will be applied to reflect expected asset base growth.

The City will work collaboratively across all business units for a framework and set of criteria to assess whether there are some assets in the community that are no longer required and could be deemed as surplus to requirements. This may result in some assets being considered for sale or usage in line with other adopted strategies. Any consideration of disposing of assets will be matched with a level of community engagement and information.

The proposed renewal investment of \$34M currently modelled in the first year of the Financial Plan does not align with modelling which indicates investment of approximately \$40M is required.

Without a level of intervention which includes considering asset consolidation and alternative revenue sources, the gap between the what is required and what is invested will continue to grow.

Another measure of this trend is seen through the VAGO Capital Replacement and Renewal Gap ratios, which for the City over the next four years are indicative of an increasingly insufficient spend on asset renewal. The Financial Plan address this over the life of the plan by increasing renewal funding investment.

The following table provides details on assets which the City has responsibility for that support services to the Community:

Asset Type	Quantity	Value
Sealed roads	1,514 kms	\$524M
Unsealed roads	1,427 kms	\$21M
Kerb and channel	1,222 kms	\$127M
Pathways	897 kms	\$145M
Carparks	79 No.	\$10M
Bridges	91 No.	\$76M
Buildings and structures	1210 No.	\$436M
Swimming pool	28 No.	\$11M
Drainage and stormwater structures	1,225 kms	\$384M
Public furniture	3,193 No.	\$33M
Land improvement	701 No.	\$69M
Other (incl. tram tracks, parking infrastructure, airport, artworks)	-	\$41M
Total:		\$1.877B

Our Strategies, Grants and Partnerships

If all strategies of the City were to be delivered over the next 5-10 years, the City would require new capital expenditure in the order of \$30M-\$40M per annum. Currently the City has modelled capacity to contribute towards new and upgrade projects at around \$4-\$6M per annum.

Previous major projects for the City have cost up to \$35M. These projects have been funded with a combination of Council raising rates to fund a contribution as well as significant State and/or Federal Government funding. However, with the introduction of the rate cap, Council no longer has the ability to raise rates for a specific projects or initiatives without first applying to exceed the rate cap. Future investment decisions in major projects will require the consideration of a number of factors, including re-prioritisation of expenditure commitments.

The ability for many community groups to provide funding towards capital infrastructure is also expected to decline, particularly in areas most needed. The City will investigate ways that it can continue to equitably manage an increasingly competitive funding environment for community facilities.

Our Financial Risk Management

The City uses the VAGO sustainability ratios to assess risk whilst also utilising its own Risk Management framework to document strategic and operational risks. Through the assessment of the internal and external environment that impacts the City, *Financial Sustainability* has been assessed as a strategic risk. There are a number in controls in place to manage this risk. Without these controls and regular assessment, this risk could limit the City's ability to operate for the community.

Below is a summary of causes and controls around the City's financial sustainability strategic risk.

Strategic Risk: Unable to deliver operational capability and maintain expenditure within the available funding, which leads to a financially unsustainable City

Risk causes

- Change in fiscal policy (State or Federal grants)
- Inability to be resilient when faced with a disaster
- Inability to sufficiently fund the renewal of the asset base or reduce the asset base
- Inability to scale operational capability / reduce costs within funding envelope
- Lack of ongoing reviews for service effectiveness, or introduction of transformational efficiencies
- Interest rate rises; labour costs are not controlled; further rate capping
- Increasing and mixed expectations from Community. There are conflicting demands; some seeking increased and diverse services, others seeking a return to more traditional services
- Poor financial and/ or resource management, poor project management, poor compliance.

Controls in place

- 10 year financial plan and 4 year Revenue & Rating Plan which focuses on maintaining good working capital; appropriate reserves and surplus positions
- Procurement and delegations framework
- Advocacy and long term relationships across government and region.
- Service review program
- Strong focus on Asset Management and funding of renewals
- Finance systems; qualified staff across the organisation

- Relevant training and inductions for staff and Councillors

Further background on the issues around rural and regional Council's financial sustainability was tabled in 2018 to the Victoria parliament, and can be accessed here:

<https://www.parliament.vic.gov.au/401-enrrdc/inquiry-into-the-sustainability-and-operational-challenges-of-victoria's-rural-and-regional-councils>

Financial Sustainability Indicators and Policy Statements

The table below provides the City's financial sustainability indicators over the next 10 years based on the modelled financials:

	2020/2021	2021/2022	2022/2023	2023/2024	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	2029/2030	2030/2031
Working Capital											
Current Assets / Current Liabilities	206%	178%	154%	141%	139%	145%	156%	144%	158%	152%	149%
Unrestricted Cash											
Unrestricted Cash / Current Liabilities	96%	93%	71%	65%	66%	67%	71%	58%	72%	67%	63%
Obligations											
Borrowings / Rates Revenue	32%	33%	34%	34%	30%	26%	24%	22%	21%	19%	17%
Obligations (repayments)											
Borrowings repayments / Rates	5%	14%	6%	7%	7%	7%	6%	5%	4%	5%	5%
Indebtedness											
Non-current liabilities / Own Revenue	35%	31%	30%	29%	26%	23%	22%	20%	19%	17%	16%
Asset renewal and upgrade											
Asset renewal / Depreciation	73%	79%	82%	83%	84%	89%	87%	88%	87%	87%	106%
Adjusted underlying result											
Adjusted Underlying surplus/(deficit)	-6.1%	-3.7%	-4.3%	-3.1%	-2.3%	-1.3%	-0.7%	0.2%	0.7%	1.4%	1.6%
Rates concentration											
Rates compared to adj. revenue	70%	68%	68%	69%	69%	69%	69%	70%	70%	70%	70%

The following comments and policy statements support these ratios:

Working capital: The City will ensure sufficient working capital is maintained to meet its obligations as they fall due. The City is forecasting that it will have cash or short-term assets available to convert to cash to meet liabilities. Low risk when assessed using VAGO ratios.

Unrestricted cash: The City will maintain a sufficient level of unrestricted cash to support operations. Low risk when assessed using VAGO ratios.

Indebtedness: The City will apply loan funding to new capital for specific projects after consideration of intergenerational equity, and will maintain total borrowings which are affordable when compared to the income and the growth of the municipality. The City continues to plan to utilise debt to fund new capital expenditure or expenditure which occurs as a result of major disruptions such as COVID. Borrowings are forecast to slowly decrease over time. Low risk when assessed using VAGO ratios.

Asset renewal and upgrade: The City seeks to allocate adequate funds towards renewal capital in order to replace assets and infrastructure as they reach the end of their service life. This ratio indicates that the City will remain in the medium risk category with current settings in the short term. Medium risk when assessed using VAGO ratios, improving through the life of the plan.

Adjusted underlying result: The City seeks to move the adjusted underlying result towards the positive. Currently this result is rated as a high risk when assessed using VAGO ratios. This is primarily because depreciation charges on City assets are high, and by definition underlying surplus removes other (non-ongoing) government funding – on which the City will continue to be dependent. The forward financial plan builds in a gradual improvement in the underlying result over the 10 years.

Rates concentration: Rates compared to adjusted underlying revenue remains steady over time. Low risk per VAGO ratios.

Key Financial Assumptions

The City's Financial Plan incorporates various assumptions:

- Cost increases in relation to inputs, and price increases relating to outputs (refer to the following table)
- CPI per Australian Bureau of Statistics - Victorian economic forecasts
- Rates income continues to be capped in accordance with the Victorian State Government *Fair Go Rates* system
- Continued increase in rateable properties (in line with historical growth)
- Relatively low rates of return on our investment portfolio for the next 2-3 years
- Future loan borrowings for 2021/2022 are based on those recommended to Council as part of the adoption of the 2021/2022 Budget. Modelled future borrowings are identified in the Financial Plan, and will be considered by Council for approval as part of the adoption of each year's Budget
- Operational services in the model have been forecast to continue at similar levels of service – noting the pressures described elsewhere in this document
- Employee costs are determined by the City's Enterprise Agreement, and have been modelled in line with CPI through the life of the plan.

The City has modelled services at relatively similar levels, but also seeks to review these periodically to ensure they are equitable, and provide value. The 10 year plan has materials and services expenses increasing annually (with CPI) to support this objective.

A summary of assumptions is provided in the following table:

2021/2022 - 2030/2031 Indexation Rates for Financial Plan											
Description	Budget 2021/2022 \$000s	2021/2022	2022/2023	2023/2024	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	2029/2030	2030/2031
Council Rates (CPI)	(109,954)	1.5%	1.75%	2.0%	2.25%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Rates - Garbage Charge	(13,704)	18.0%	8.0%	6.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Rates - Recycling & Organics	(9,277)	1.5%	1.75%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Statutory Fees & Fines	(5,429)	1.5%	1.75%	2.0%	2.25%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
User Fees	(29,090)	1.5%	1.75%	2.0%	2.25%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Grants - Operating	(27,620)	1.5%	1.75%	2.0%	2.25%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Grants - Capital	(13,397)	1.5%	1.75%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Contributions - Monetary	(3,453)	1.5%	1.75%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Contributions - Non-monetary*	(15,225)	1.5%	-14.6%	0%	0%	0%	0%	0%	0%	0%	0%
Other Income	(1,174)	1.5%	1.75%	2.0%	2.25%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Employee Costs	73,217	1.7%	3.06%	2.58%	2.68%	2.58%	2.14%	2.14%	2.14%	2.14%	2.14%
Materials and Services	76,347	0.0%	1.75%	2.0%	2.25%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
Depreciation & Amortisation	45,501	1.5%	3.0%	1.5%	3.0%	1.5%	3.0%	1.5%	3.0%	1.5%	3.0%
Other Expenses	6,666	1.5%	1.75%	2.0%	2.25%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%

*Contributions – Non-monetary are projected at \$13M from 2022/2023 onwards. This is the average of the prior five years Contributions.

The City has obligations under the defined benefits superannuation scheme that may result in the need to make additional contributions to the scheme.

Currently the City does not have any outstanding or forecasts any legal proceedings that will significantly impact operations.

Assumptions – capital expenditure

The following assumptions contain significant capital expenditures with a high likelihood of implementation which have been included within the current model. There are a large number of capital projects which will be part of an annual competitive bidding process. This Financial Plan models available capacity for capital expenditure, rather than identifying specific projects.

2021/2022 - 2030/2031 Capital Expenditure										
Category	2021/2022	2022/2023	2023/2024	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	2029/2030	2030/2031
Asset Renewal	34,187	36,238	37,235	39,179	40,739	42,271	43,117	43,979	44,858	55,756
New Capital Investment	31,962	18,318	12,000	7,250	9,840	7,144	10,144	10,144	10,144	10,644
Developer Contribution Plans	150	3,944	5,976	2,553	-	1,849	12,197	1,061	10,988	2,017

The "New Capital Investment" line above includes allocations for projects approved in the current 2021/2022 budget, with approximately \$4M-\$6M unallocated each year over the coming 4 years. Although this varies significantly, each year there are over \$30M in project proposals considered.

Major projects with allocations already approved through the annual budget process include:

- Catherine McAuley College (CMC) joint development
- Kennington Recreation Reserve Pavilion Upgrade

- Bendigo Botanical Gardens Central Hub Design & Construct
- Municipal Baths redevelopment
- Landfill remediation

All of these projects were part of the 2021/2022 budget process, with more details available – including mapping of key projects here: <https://letstalkgreaterbendigo.com.au/budget-2021-2022>

There are a large number of projects that are at various pre-construction stages that will require a level of Council funding and funding from other sources.

These projects include:

- Bendigo Airport terminal and business park
- Bendigo Art Gallery expansion
- National Chinese Museum of Australia expansion
- Central Deborah Gold Mine expansion
- Bendigo Regional Employment Precinct
- Bendigo Showgrounds developments
- Bendigo Livestock Exchange shade structure
- Establishment of additional tracks and trails through Greater Bendigo

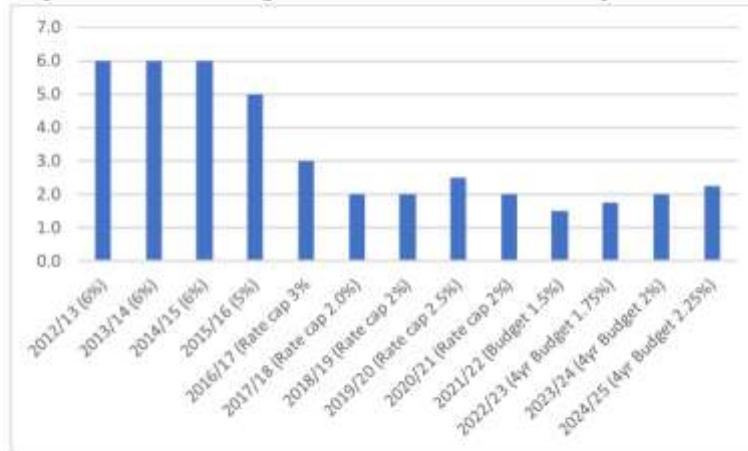
Further details of the assumptions underpinning the Financial Plan Model are provided at Appendix B.

Assessment of the City's projected financial position

The following graphs illustrate the forecast financial position of the City within the Financial Plan model.

Revenues over the period are forecast to increase from \$223M to \$269M, with 60% of this revenue being raise from rates. The Revenue & Rating Plan adopted by Council in June 2021 has more details on the approach the City takes with regards to rates revenue and pricing.

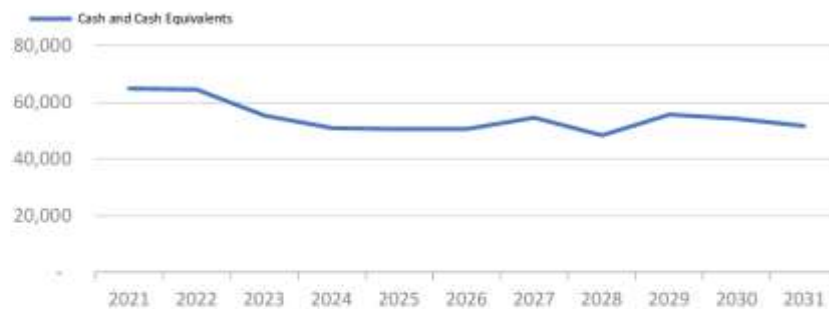
City of Greater Bendigo Rates - Historical and Projected



This graph shows the historical annual rate increase that the City applied as part of the annual budgeting process. For 2021/2022 the City has a 1.5 per cent rate increase in line with the cap set by the State Government under the Fair Go Rates System.

City of Greater Bendigo - cash holdings

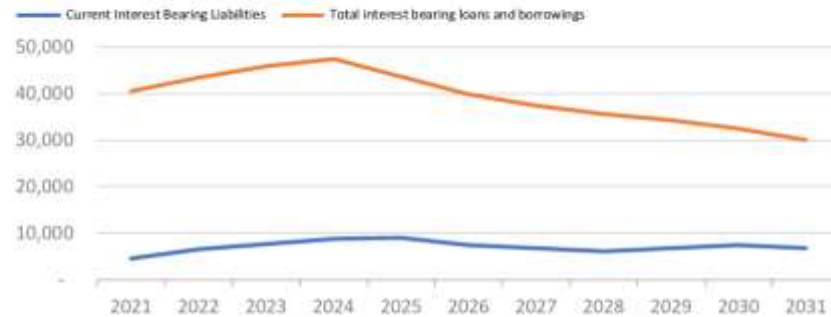
Cash Balance (\$'000)



The City's cash holdings are projected to drop over the next five years due to DCP expenditure and anticipated investment in the City's existing asset base for required renewal expenditure. The current model takes a conservative approach to future debt redraws. The City aims to manage and control expenditure in line with CPI.

City borrowing strategy – supporting capital growth

Borrowings (\$'000)



New capital investment is forecast at \$32M for 2021/2022. Annual new capital investment to 2030/2031 ranges from \$7M to \$18M. In addition to this, estimated Development Contribution Program (DCPs) capital works funded by the City add an additional \$40M to new asset investment over the forecast period. The City plans to continue to borrow to remain within the low risk for liquidity in the VAGO sustainability indicators.

In 2021/2022 the City will make \$16M in loan principal repayments. A proportion of this is planned to be redrawn to maintain cash reserves and support additional capital expenditure. This principal repayment in 2021/2022 includes the repayment of an \$11M interest only loan.

It is important also to note that the City is guarantor on a \$13M loan for the Bendigo Stadium.

A table summarising these modelled borrowings follows:

	2021/2022 - 2030/2031 Borrowings									
	2021/2022	2022/2023	2023/2024	2024/2025	2025/2026	2026/2027	2027/2028	2028/2029	2029/2030	2030/2031
Opening Balance	40,491	43,479	45,784	47,447	43,653	39,736	37,274	35,523	34,317	32,489
New Borrowings	19,462	9,294	9,754	5,254	5,254	5,254	5,254	5,254	5,254	5,254
Loan Repayments	(16,474)	(6,989)	(8,092)	(9,048)	(9,171)	(7,716)	(7,006)	(6,460)	(7,082)	(7,692)
Interest Repayments	(1,586)	(1,463)	(1,438)	(1,330)	(1,152)	(999)	(898)	(852)	(825)	(782)
Closing Balance	43,479	45,784	47,447	43,653	39,736	37,274	35,523	34,317	32,489	30,051

APPENDIX A: Financial Statements

City of Greater Bendigo Budgeted Comprehensive Income Statement

For the ten years ending 30 June 2031

	Forecast Actual	Budget	Projections								
	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31
	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Income											
Rates and charges	126,419	132,935	137,718	142,664	147,474	152,023	156,864	161,397	166,225	171,149	175,801
Statutory fees and fines	4,132	5,429	5,524	5,634	5,761	5,876	5,994	6,114	6,236	6,361	6,488
User fees	20,655	29,090	29,599	30,191	30,870	31,488	32,118	32,760	33,415	34,083	34,765
Grants - Operating	31,717	27,620	28,050	28,549	29,123	29,644	30,176	30,718	31,271	31,835	32,411
Grants - Capital	19,135	13,397	4,998	5,058	5,126	5,189	5,253	5,318	5,384	5,452	5,521
Contributions - monetary	2,000	3,453	3,513	3,584	3,664	3,738	3,812	4,272	4,349	4,429	4,510
Contributions - non-monetary	15,000	15,225	13,000	13,000	13,000	13,000	13,000	13,000	13,000	13,000	13,000
Net gain/(loss) on disposal of property, infrastructure, plant and equipment	(6,217)	(4,100)	(5,000)	(5,000)	(5,000)	(5,000)	(5,000)	(5,000)	(5,000)	(5,000)	(5,000)
Share of net profits/(losses) of associates and joint ventures	94	95	49	46	41	23	41	47	65	65	65
Other income	360	374	500	510	521	532	543	553	564	576	587
Total Income	213,325	223,518	217,951	224,237	230,581	236,513	242,599	249,178	255,510	261,950	267,947
Expenses											
Employee costs	(73,036)	(73,217)	(75,457)	(77,404)	(79,479)	(81,529)	(83,274)	(85,056)	(86,876)	(88,735)	(90,634)
Materials and services	(73,602)	(76,347)	(77,683)	(78,237)	(81,020)	(82,640)	(84,293)	(85,879)	(87,698)	(89,452)	(91,241)
Depreciation	(38,625)	(43,042)	(44,354)	(45,019)	(46,370)	(47,065)	(48,477)	(49,204)	(50,681)	(51,441)	(52,984)
Amortisation - right of use assets	(2,807)	(2,439)	(1,815)	(1,089)	(667)	(438)	(278)	(69)	-	-	-
Bad and doubtful debts	(268)	(335)	(236)	(242)	(248)	-	-	-	-	-	-
Borrowing costs	(1,849)	(1,586)	(1,463)	(1,436)	(1,330)	(1,152)	(989)	(888)	(852)	(825)	(782)
Finance Costs - leases	(296)	(258)	(159)	(97)	(56)	(27)	(11)	(1)	-	-	-
Other expenses	(92)	(4,424)	(6,842)	(7,539)	(7,864)	(7,838)	(8,016)	(8,199)	(8,386)	(8,579)	(8,776)
Total Expenses	(190,375)	(201,679)	(208,009)	(212,045)	(216,833)	(220,689)	(225,347)	(229,406)	(234,493)	(239,031)	(244,417)
Surplus/(deficit) for the year	22,950	21,839	9,942	12,192	13,748	15,824	17,252	19,772	21,017	22,919	23,530
Other comprehensive income											
Items that will not be reclassified to surplus or deficit in future periods:											
Net asset revaluation increment/(decrement)	-	57,124	41,742	63,031	45,042	68,813	47,995	74,932	51,524	81,709	55,283
Total comprehensive result	22,950	78,963	51,684	75,223	58,790	84,637	65,247	94,704	72,541	104,628	78,813

City of Greater Bendigo Budgeted Balance Sheet

For the ten years ending 30 June 2031

For the ten years ending 30 June 2031	Forecast Actual	Budget	Projections								
	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31
	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Assets											
Current assets											
Cash and cash equivalents	64,874	64,638	55,357	51,049	50,396	50,539	54,508	48,237	55,553	54,095	51,793
Trade and other receivables	22,687	13,277	13,308	13,676	14,123	14,761	15,158	15,543	15,998	16,420	16,811
Total current assets	87,561	77,915	68,663	64,725	64,518	65,300	69,667	63,780	71,551	70,515	68,605
Non-current assets											
Trade and other receivables	142	142	142	142	142	142	142	142	142	142	142
Investments in associates and joint ventures	3,339	3,339	3,339	3,339	3,339	3,339	3,339	3,339	3,339	3,339	3,339
Property, infrastructure, plant & equipment	1,632,433	1,723,919	1,787,807	1,869,030	1,924,883	2,005,010	2,063,792	2,162,978	2,227,005	2,331,264	2,409,980
Right-of-use assets	6,775	4,336	2,521	1,452	765	347	69	-	-	-	-
Intangible asset	2,482	2,482	2,482	2,482	2,482	2,482	2,482	2,482	2,482	2,482	2,482
Total non-current assets	1,645,171	1,734,217	1,796,291	1,876,444	1,931,431	2,011,320	2,069,824	2,168,941	2,232,966	2,337,227	2,415,943
Total assets	1,732,732	1,812,133	1,864,953	1,941,169	1,995,950	2,076,620	2,139,492	2,232,720	2,304,519	2,407,741	2,484,548
Liabilities											
Current liabilities											
Trade and other payables	15,856	15,611	16,217	16,597	17,047	17,436	17,799	18,119	18,547	18,932	19,326
Trust funds and deposits	3,372	3,406	3,440	3,474	3,509	3,544	3,579	3,615	3,651	3,688	3,725
Provisions	16,311	16,311	16,311	16,311	16,311	16,311	16,311	16,311	16,311	16,311	16,311
Interest-bearing loans and borrowings	4,552	6,577	7,660	8,615	8,938	7,483	6,773	6,227	6,849	7,459	6,729
Lease liabilities	2,420	1,809	1,063	699	474	312	80	-	-	-	-
Total current liabilities	42,511	43,714	44,711	45,897	46,279	45,086	44,543	44,273	45,358	46,391	46,091
Non-current liabilities											
Provisions	10,745	10,745	10,745	10,745	10,745	10,745	10,745	10,745	10,745	10,745	10,745
Interest-bearing loans and borrowings	35,939	36,902	38,124	38,631	34,714	32,253	30,501	29,295	27,468	25,030	23,322
Lease liabilities	4,377	2,649	1,565	866	392	80	-	-	-	-	-
Total non-current liabilities	51,061	50,296	50,435	50,243	45,852	43,078	41,246	40,040	38,213	35,775	34,067
Total liabilities	93,572	94,010	95,146	96,140	92,130	88,164	85,789	84,313	83,571	82,165	80,158
Net assets	1,639,160	1,718,123	1,769,807	1,845,030	1,903,819	1,988,456	2,053,703	2,148,407	2,220,948	2,325,576	2,404,389
Equity											
Accumulated surplus	789,879	811,700	821,895	836,587	851,578	866,985	882,065	901,838	922,855	945,773	969,304
Reserves	849,281	906,423	947,912	1,008,443	1,052,241	1,121,471	1,171,637	1,246,569	1,298,094	1,379,803	1,435,086
Total equity	1,639,160	1,718,123	1,769,807	1,845,030	1,903,819	1,988,456	2,053,703	2,148,407	2,220,948	2,325,576	2,404,389

City of Greater Bendigo
Budgeted Statement of Changes in Equity

	Total \$'000	Accumulated Surplus \$'000	Revaluation Reserve \$'000	Other Reserves \$'000
2020/21				
Balance at beginning of the financial year	1,612,265	795,928	616,385	26,952
Surplus/(deficit) for the year	22,950	22,950	-	-
Net asset revaluation increment/(decrement)	-	-	-	-
Transfer (to)/from reserves	3,945	1	-	3,944
Balance at end of financial year	1,639,160	799,879	616,385	32,896
2021/22				
Balance at beginning of the financial year	1,639,160	799,879	616,385	32,896
Surplus/(deficit) for the year	21,839	21,839	-	-
Net asset revaluation increment/(decrement)	57,124	-	57,124	-
Transfer (to)/from reserves	-	(78)	-	18
Balance at end of financial year	1,718,123	811,700	673,509	32,914
2022/23				
Balance at beginning of the financial year	1,718,123	811,700	673,509	32,914
Surplus/(deficit) for the year	9,942	9,942	-	-
Net asset revaluation increment/(decrement)	41,742	-	41,742	-
Transfer (to)/from reserves	-	253	-	(253)
Balance at end of financial year	1,769,807	821,895	715,251	32,661
2023/24				
Balance at beginning of the financial year	1,769,807	821,895	715,251	32,661
Surplus/(deficit) for the year	12,192	12,192	-	-
Net asset revaluation increment/(decrement)	63,031	-	63,031	-
Transfer (to)/from reserves	-	2,500	-	(2,500)
Balance at end of financial year	1,845,030	836,587	778,282	30,161
2024/25				
Balance at beginning of the financial year	1,845,030	836,587	778,282	30,161
Surplus/(deficit) for the year	13,748	13,748	-	-
Net asset revaluation increment/(decrement)	45,042	-	45,042	-
Transfer (to)/from reserves	-	1,243	-	(1,243)
Balance at end of financial year	1,903,819	851,578	1,023,323	28,918
2025/26				
Balance at beginning of the financial year	1,903,819	851,578	1,023,323	28,918
Surplus/(deficit) for the year	15,824	15,824	-	-
Net asset revaluation increment/(decrement)	68,813	-	68,813	-
Transfer (to)/from reserves	-	(416)	-	416
Balance at end of financial year	1,988,456	866,995	1,092,137	29,334
2026/27				
Balance at beginning of the financial year	1,988,456	866,995	1,092,137	29,334
Surplus/(deficit) for the year	17,252	17,252	-	-
Net asset revaluation increment/(decrement)	47,995	-	47,995	-
Transfer (to)/from reserves	(10)	(2,172)	-	2,172
Balance at end of financial year	2,053,703	882,065	1,140,131	31,506
2027/28				
Balance at beginning of the financial year	2,053,703	882,065	1,140,131	31,506
Surplus/(deficit) for the year	19,772	19,772	-	-
Net asset revaluation increment/(decrement)	74,932	-	74,932	-
Transfer (to)/from reserves	-	-	-	-
Balance at end of financial year	2,148,407	901,836	1,215,063	31,506
2028/29				
Balance at beginning of the financial year	2,148,407	901,836	1,215,063	31,506
Surplus/(deficit) for the year	21,017	21,017	-	-
Net asset revaluation increment/(decrement)	51,524	-	51,524	-
Transfer (to)/from reserves	-	-	-	-
Balance at end of financial year	2,220,948	922,855	1,266,588	31,506
2029/30				
Balance at beginning of the financial year	2,220,948	922,855	1,266,588	31,506
Surplus/(deficit) for the year	22,919	22,919	-	-
Net asset revaluation increment/(decrement)	81,709	-	81,709	-
Transfer (to)/from reserves	-	-	-	-
Balance at end of financial year	2,325,576	945,773	1,348,297	31,506
2030/31				
Balance at beginning of the financial year	2,325,576	945,773	1,348,297	31,506
Surplus/(deficit) for the year	23,530	23,530	-	-
Net asset revaluation increment/(decrement)	55,283	-	55,283	-
Transfer (to)/from reserves	-	-	-	-
Balance at end of financial year	2,404,389	969,304	1,403,580	31,506

City of Greater Bendigo
Budgeted Statement of Cash Flows

For the ten years ending 30 June 2031

	Forecast Actual	Budget	Projections								
	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31
	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
	Inflows	Inflows	Inflows	Inflows	Inflows	Inflows	Inflows	Inflows	Inflows	Inflows	Inflows
	(Outflows)	(Outflows)	(Outflows)	(Outflows)	(Outflows)	(Outflows)	(Outflows)	(Outflows)	(Outflows)	(Outflows)	(Outflows)
Cash flows from operating activities											
Rates and charges	117,320	139,892	137,163	142,186	146,946	151,535	156,346	161,103	165,864	170,612	175,296
Statutory fees and fines	4,164	5,638	5,511	5,624	5,748	5,665	5,968	6,108	6,229	6,354	6,481
User fees	20,832	30,169	29,531	30,134	30,799	31,424	32,083	32,730	33,374	34,047	34,728
Grants - operating	34,181	23,644	27,868	28,499	29,060	29,588	30,147	30,693	31,236	31,804	32,379
Grants - capital	16,940	13,894	5,439	5,050	5,117	5,180	5,249	5,315	5,380	5,448	5,517
Contributions - monetary	2,030	3,453	3,513	3,584	3,664	3,738	3,812	4,272	4,349	4,429	4,510
Interest received	360	374	500	510	621	532	843	553	564	576	587
Trust funds and deposits taken	33	34	34	34	35	35	35	36	36	37	37
Other receipts	23	128	(8)	(7)	(8)	(8)	(4)	(25)	(5)	(4)	(4)
Net GST refund / payment	(86)	-	-	-	-	-	-	-	-	-	-
Employee costs	(72,754)	(73,336)	(75,231)	(77,228)	(79,248)	(81,322)	(83,088)	(84,900)	(86,669)	(88,548)	(90,443)
Materials and services	(60,927)	(76,478)	(77,549)	(79,102)	(80,818)	(82,477)	(84,126)	(85,833)	(87,501)	(89,275)	(91,061)
Other payments	(11,652)	(4,441)	(6,588)	(7,471)	(7,649)	(7,820)	(7,988)	(8,163)	(8,365)	(8,559)	(8,756)
Net cash provided by/(used in) operating activities	50,464	67,163	50,290	51,813	54,167	56,270	58,976	61,870	64,492	67,119	69,271
Cash flows from investing activities											
Payments for property, infrastructure, plant and equipment	(47,162)	(66,289)	(58,500)	(55,211)	(48,982)	(50,579)	(51,264)	(60,458)	(55,184)	(65,990)	(68,417)
Proceeds from sale of property, infrastructure, plant and equipment	1,034	-	-	-	-	-	-	-	-	-	-
Proceeds from investments	61	95	49	46	41	23	41	47	65	65	65
Net cash provided by/(used in) investing activities	(46,067)	(66,204)	(58,451)	(55,165)	(48,941)	(50,556)	(51,223)	(60,411)	(55,119)	(65,925)	(68,352)
Cash flows from financing activities											
Finance costs	(1,849)	(1,588)	(1,463)	(1,438)	(1,330)	(1,152)	(999)	(896)	(832)	(825)	(762)
Proceeds from borrowings	3,000	19,462	9,294	9,754	5,254	5,254	5,254	5,254	5,254	5,254	5,254
Repayment of borrowings	(4,233)	(18,474)	(6,969)	(8,092)	(8,048)	(9,171)	(7,716)	(7,006)	(6,460)	(7,582)	(7,892)
Interest paid - lease liability	(296)	(258)	(159)	(97)	(56)	(27)	(11)	(1)	-	-	-
Repayment of lease liabilities	(2,625)	(2,339)	(1,809)	(1,083)	(898)	(474)	(312)	(80)	-	-	-
Net cash provided by/(used in) financing activities	(6,003)	(1,195)	(1,126)	(956)	(5,880)	(5,570)	(3,763)	(2,731)	(2,058)	(2,852)	(3,220)
Net increase(decrease) in cash & cash equivalents	(1,606)	(236)	(9,281)	(4,308)	(653)	144	3,970	(6,272)	7,315	(1,458)	(2,301)
Cash and cash equivalents at the beginning of the financial year	66,480	64,874	64,638	66,357	61,049	60,396	60,539	64,909	48,237	55,553	54,095
Cash and cash equivalents at the end of the financial year	64,874	64,638	55,357	61,049	60,396	60,539	64,509	48,237	55,553	54,095	51,793

City of Greater Bendigo Budgeted Capital Works Statement

For the ten years ending 30 June 2031

	Forecast	Budget	Projections								
	Actual										
	2020/21	2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31
	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Property											
Land	530	5,950	1,662	-	-	-	-	-	-	-	-
Buildings	10,148	21,143	7,171	15,518	18,213	24,422	20,775	18,936	22,984	33,290	38,021
Total property	14,858	27,093	8,833	15,518	18,213	24,422	20,775	18,936	22,984	33,290	38,021
Plant and equipment											
Plant, machinery and equipment	4,231	3,840	6,296	5,276	4,870	4,891	5,146	6,173	5,597	4,852	5,509
Office equipment, furniture and fittings	515	974	10,028	-	-	-	-	-	-	-	-
Fountains, statues and monuments	-	55	-	-	-	-	-	-	-	-	-
Total plant and equipment	4,746	4,869	16,324	5,276	4,870	4,891	5,146	6,173	5,597	4,852	5,509
Infrastructure											
Land improvements	4,180	6,812	6,602	7,946	4,430	4,208	3,505	10,175	3,799	4,063	3,415
Sealed Roads	8,570	11,640	14,808	16,541	11,428	8,793	12,153	18,360	12,269	11,154	10,029
Unsealed Roads	2,850	3,200	4,193	3,153	3,243	2,924	3,427	4,110	3,727	3,231	3,335
Bridges	510	1,254	750	629	580	523	613	736	667	578	597
Pathways	3,450	3,500	2,651	1,985	1,832	1,652	1,936	2,519	2,106	2,425	1,884
Drainage	1,510	3,160	1,839	1,541	2,298	1,283	1,503	1,803	1,635	4,317	3,480
Public furniture and fittings	1,915	4,771	2,700	2,262	2,088	1,883	2,206	2,646	2,400	2,080	2,147
Total infrastructure	22,985	34,337	33,343	34,057	25,899	21,266	25,343	40,349	28,603	27,848	24,887
Total capital works expenditure	42,589	66,299	58,500	54,851	48,982	50,579	51,264	65,458	55,184	65,990	68,417
Represented by:											
New asset expenditure	-	28,588	21,928	17,706	9,671	9,743	8,860	22,008	11,039	20,817	12,323
Asset renewal expenditure	780	37,388	36,238	37,235	39,179	40,739	42,271	43,117	43,979	44,858	55,756
Asset upgrade expenditure	-	323	334	270	132	98	133	333	166	315	338
Total capital works	780	66,299	58,500	55,211	48,982	50,579	51,264	65,458	55,184	65,990	68,417
Funding sources represented by:											
Grants	7,212	13,091	4,998	5,058	5,126	5,189	5,253	5,318	5,384	5,452	5,521
Contributions	1,185	1,180	1,204	1,228	1,252	1,277	1,303	1,329	1,355	1,383	1,410
Council Cash	27,012	46,078	43,005	39,172	37,349	38,859	39,455	53,557	43,191	53,902	56,232
Borrowings	3,000	5,950	9,294	9,754	5,254	5,254	5,254	5,254	5,254	5,254	5,254
Total capital works expenditure	38,409	66,299	58,500	55,211	48,982	50,579	51,264	65,458	55,184	65,990	68,417

APPENDIX B: Further notes on assumptions

Rating and service charge assumptions

Rates and charges are a significant source of revenue for the City, and planning for future rates revenue is an important component of the Financial Plan. The Victorian State Government established the *Fair Go Rates System* in 2016/2017 which caps the percentage of annual rate increases. The City has a rating structure comprised of ten differential rates based on the purpose for which the property is used. These differentials can be found in the City's Annual Budget.

The City levies a general waste and landfill charge, a recyclable waste charge and an organic waste charge on each residential occupancy. Non-residential properties will also be levied the charges if they use the City's collection service. The charges reflect the cost of providing the service.

Rate and charges income

The City's overall rate income for 2021/2022 is capped to increase by maximum 1.5 per cent and has been modelled at 1.75 per cent in 2022/2023 and 2.0 per cent in future years in line with State Government forecasts. Supplementary rates are expected to remain steady at \$1.6M annually.

Grants – operational

92 per cent of the operational grants for 2021/2022 are recurrent. This is made up of 51 per cent or \$14M of funding from the Victoria Grants Commission for the annual Financial Assistance Grant. Other significant recurrent grants are 16 per cent or \$4.5M for aged care funding and 13 per cent or \$3.6M for local roads.

For future years the Financial Plan Model assumes that the Financial Assistance Grant and Local Roads Grant will remain constant and increase by 1.5 per cent in 2022/2023 and thereafter annually by 2 per cent. With net decreases in population possible in Victoria and nationwide due to COVID, there is a chance these increases could be lower.

The aged care sector is expected to go through significant changes to the market in 2022 and 2023. However, due to it being unclear of the changes, this model has assumed that service levels will remain constant.

Contributions – monetary

For 2021/2022, 40 per cent of contributions are levies that the City collects from developers, 40 per cent are donations to support the operational services and 9 per cent are reimbursements. The City also collects approximately 5 per cent of donations to support the capital and major works program. Contributions are estimated to grow by CPI.

Contributions from Developer Contribution Plans at Huntly are modelled to commence in 2027/2028.

Contributions – non-monetary

The non-monetary contributions are estimated developer gifted assets and found or recognised assets. For 2021/2022 we are anticipating the following assets to be gifted to the City:

- \$2.1M – Land
- \$4.9M – Drainage
- \$2.4M – Footpath
- \$5.2M – Constructed Roads

The Financial Plan Model assumes that \$13M of contributed, gifted or found assets will be recognised annually in the future.

User fees and charges

User fees make up approximately 13 per cent of income the City receives. The Financial Plan Model assumes that services levels will be maintained, with CPI movements (currently frozen due to COVID) changes to user fees and charges.

Employee costs

Employee costs are governed by the City's Enterprise Bargaining Agreement (EBA). The current EBA, which expires in 2021/2022 states that annual salary will increase by 80 per cent of the annual rate capping increase or 1.7 per cent, whichever is the greater. The Model assumes that annual salaries will increase by 2.1 per cent which is made up of 1.7 per cent of annual increase, and relevant superannuation increases.

Materials and services

Operational services in the Model have been forecast to continue at the same level of service with annual increases in line with CPI.

The Model assumes that utility costs will increase annually by 3 per cent. This is based on previous trends where utilities have increased by more than CPI annually.

Other components of the materials are:

- From 2022 – Our Future Workplace rental expenditure is estimated to increase expenditure by more than \$3M per annum.
- Landfill remediation works will add \$4.3M over the next 10 years
- In 2021/2022 the budget has \$4.3M of works will be expended for maintenance and operational works on assets (this hits operational expenses, rather than being capitalised).

Net gain/(loss) on disposal of property, infrastructure, plant and equipment

The loss on sale of an asset is determined when control of the asset has passed to the buyer. Write offs also occur on an annual basis. It is predicted that average annual losses on sale and write off are \$5M.

Asset revaluation

The valuation process for sealed roads, unsealed roads, pathways, bridges and drainage is performed annually whilst public furniture and fittings and land improvements are completed on a three year cycle. Buildings are revalued every two years.

Contingent liabilities risk

The City has guaranteed an \$13M loan as at 31 March 2021 for the Bendigo Stadium.

The City has obligations under the defined benefits superannuation scheme that may result in the need to make additional contributions to the scheme.

Currently the City does not have any outstanding or forecasts any legal proceedings that will significantly impact operations.

Renewal program

As noted earlier in this report, future renewal demand is expected to continue to be above the modelled amounts in the model and will require continual monitoring. The model increases support for renewal funding at a faster pace than the modelled rate cap.

APPENDIX C: VAGO Financial Sustainability Indicators

Indicator	Formula	Description
Underlying result (per cent)	Adjusted net surplus/ total underlying revenue	A positive result indicates a surplus. The larger the percentage, the stronger the result. A negative result indicates a deficit. Operating deficits cannot be sustained in the long term. Underlying revenue does not take into account non-cash developer contributions and other one-off (non-recurring) adjustments.
Liquidity	Current assets/ current liabilities	Measures the ability to pay existing liabilities in the next 12 months. A ratio higher than 1:1 means there is more cash and liquid assets than short-term liabilities.
Indebtedness (per cent)	Non-current liabilities/ own-sourced revenue	Comparison of non-current liabilities (mainly comprised of borrowings) to own-sourced revenue. The higher the percentage, the less able to cover non-current liabilities from the revenues the entity generates itself. Own-sourced revenue is used (rather than total revenue) because it does not include capital grants, which are usually tied to specific projects.
Self-financing (per cent)	Net operating cash flows/ underlying revenue	Measures the ability to replace assets using cash generated by the entity's operations. The higher the percentage, the more effectively this can be done.
Capital replacement	Capital expenditure/ depreciation	Comparison of the rate of spending on infrastructure with its depreciation. Ratios higher than 1:1 indicate that spending is faster than the depreciation rate. This is a long-term indicator, as capital expenditure can be deferred in the short term if there are insufficient funds available from operations, and borrowing is not an option.
Renewal gap	Renewal and upgrade expenditure/ depreciation	Comparison of the rate of spending on existing assets through renewing, restoring, and replacing existing assets with depreciation. Ratios higher than 1:1 indicate that spending on existing assets is greater than the depreciation rate. Similar to the investment gap, this is a long-term indicator, as capital expenditure can be deferred in the short term if there are insufficient funds available from operations, and borrowing is not an option.

Risk assessment criteria for financial sustainability indicators

Risk	Underlying result	Liquidity	Indebtedness	Self-financing	Capital replacement	Renewal gap
High	Negative 10% or less Insufficient revenue is being generated to fund operations and asset renewal.	Equal to or less than 1.0 Insufficient current assets to cover liabilities.	More than 60% Potentially long-term concern over ability to repay debt levels from own-source revenue.	Less than 10% Insufficient cash from operations to fund new assets and asset renewal.	Equal to or less than 1.0 Spending on capital works has not kept pace with consumption of assets.	Equal to or less than 0.5 Spending on existing assets has not kept pace with consumption of these assets.
Medium	Negative 10% to zero A risk of long-term run down to cash reserves and inability to fund asset renewals.	1.0–1.5 Need for caution with cash flow, as issues could arise with meeting obligations as they fall due.	40–60% Some concern over the ability to repay debt from own-source revenue.	10–20% May not be generating sufficient cash from operations to fund new assets.	1.0–1.5 May indicate spending on asset renewal is insufficient.	0.5–1.0 May indicate insufficient spending on renewal of existing assets.
Low	More than zero Generating surpluses consistently.	More than 1.5 No immediate issues with repaying short-term liabilities as they fall due.	40% or less No concern over the ability to repay debt from own-source revenue.	20% or more Generating enough cash from operations to fund assets.	More than 1.5 Low risk of insufficient spending on asset renewal.	More than 1.0 Low risk of insufficient spending on asset base.

APPENDIX D: Glossary of Terms

Asset renewal - Expenditure on an existing asset which returns the service potential or the life of the asset up to that which it had originally. It is periodically required expenditure, relatively large (material) in value compared with the value of the components of the asset being renewed. As it reinstates existing service potential, it has no impact on revenue, but may reduce future operating and maintenance expenditure if completed at the optimum time.

Asset upgrade - Expenditure which enhances an existing asset to provide a higher level of service or expenditure that will increase the life of the asset beyond that which it had originally. Upgrade expenditure is discretionary and often does not result in additional revenue unless direct user charges apply. It will increase operating and maintenance expenditure in the future because of the increase in the asset base.

Asset expansion - Expenditure which extends an existing asset, at the same standard as is currently enjoyed by residents, to a new group of users. Expansion expenditure is discretionary which increases future operating and maintenance costs because it increases the City's asset base, but may be associated with additional revenue from the new user group.

Base Services Budget – Plan of services and to be funded for the financial year.

Borrowing strategy - A borrowing strategy is the process by which the City's current external funding requirements can be identified, existing funding arrangements are managed, and future requirements monitored.

Capital works program - Capital works projects that will be undertaken during the 2021/2022 year.

City - City of Greater Bendigo.

Community Plan – Means a Council Plan prepared by the Council under Section 125 of the Local Government Act 2020. This document sets out the strategic objectives of the Council and strategies for achieving the objectives as part of the overall strategic planning framework required by the Local Government Act. Known as the Community Plan at the City.

Developer Contribution Plans (DCP) – A mechanism used to levy new developments for contributions to planned infrastructure needed by future community. These result in capital project costs for the City, as well as receipts from developers as part of developing "new" areas.

Financial sustainability – A key outcome of the strategic resource plan. Longer term planning is essential in ensuring that a Council remains financially sustainable in the long term.

Infrastructure - Physical assets of the entity or of another entity that contribute to meeting the public's need for access to major economic and social facilities and services.

Land Development Strategy - The City of Greater Bendigo is working in partnership with the Victorian Planning Authority (VPA) to develop an Industrial Land Development Strategy to drive the future of industry in Bendigo.

Financial Plan – The Financial Plan is a 10 year tool to assist the City can continue to deliver these high quality services.

Financial Plan model – The Financial Plan model is a financial tool to assist the City to continue to deliver these high quality services.

Financial Plan document– Is a detailed document that explains the City's 10 year Financial Plan.

New assets - New assets do not have any element of expansion or upgrade of existing assets. New capital expenditure may or may not result in additional revenue for the City and will result in an additional burden for future operation, maintenance and capital renewal.

One Planet Living Framework - One Planet Living, to reflect the City's commitment towards creating a liveable municipality within the capacity of the earth's resources.

Restricted Cash – Restricted cash are funds set aside for specified purposes in accordance with various legislative and contractual requirements.

Road Management Act - The purpose of this Act which operates from 1 July 2004 is to reform the law relating to road management in Victoria and to make relating amendments to certain Acts, including the Local Government Act 1989.

The Act - Local Government Act 2020.

Unrestricted cash and investments - Unrestricted cash and investments represents funds that are free of all specific Council commitments and are available to meet daily cash flow requirements and unexpected short term needs.

Valuation of Land Act 1960 - The Valuation of Land Act 1960 requires the Valuer-General to cause a general valuation of rateable land to be made as at 1 January in each calendar year.

14.3. Draft Greater Bendigo Health and Wellbeing Plan 2021 - 2025

Author/ Responsible Director	Vicky Mason, Director Health and Wellbeing

Purpose

The purpose of this report is to provide an overview of the draft Greater Bendigo Health and Wellbeing Plan 2021- 2025, and to advise community members of its availability for public feedback for a period of three weeks.

Summary

Over the last ten months staff from across the City have worked with key partners to review the Greater Bendigo Health and Wellbeing Plan 2017 – 2021. Together there has been reflection on learnings from work undertaken over the last four years, changes in population demographics and issues and changes in national, state and local policy. This has been brought together with outcomes from the Imagine Greater Bendigo community engagement process leading to the development of the Draft Greater Bendigo Health and Wellbeing Plan 2021 – 2025. This will now be made available for public feedback via the Let's Talk community engagement platform with submissions open until the 6 September 2021. Feedback will then be considered by Council prior to finalisation and endorsement of the plan in October 2021.

RECOMMENDATION

That the Greater Bendigo City Council consider the draft Greater Bendigo Health and Wellbeing Plan 2021- 2025 and resolve to advertise it for formal exhibition and submissions from 17 August until 6 September 2021.

Policy Context

Community Plan Reference:

City of Greater Bendigo Community Plan 2017-2021:

Goal #2	Wellbeing and Fairness: Inclusive policies, partnerships and projects that improve learning opportunities and health. Increasing access and building better connections and quality of life for all
Objectives	2.1 Create a much healthier Greater Bendigo 2.2 Promote positive wellbeing across the Greater Bendigo community 2.3 Promote community connection 2.4 Support positive learning and development for residents of all ages and all abilities 2.5 Create proud and safe public places and commercial areas.

Greater Bendigo Health and Wellbeing Plan 2017 – 2021

Domains:

- Healthy and well
- Safe and secure

- Able to participate
- Connected to culture and community
- Liveable

Background Information

The Victorian Public Health and Wellbeing Act 2008 (the Act) mandates that Local Governments have a responsibility to protect, improve and promote public health and wellbeing within their municipalities. As part of the requirements of the Act Councils must prepare a Municipal Public Health and Wellbeing Plan (MPHWP) every four years within 12 months of the council elections. The Act mandates the plan must:

- Include an examination of data about health status and health determinants in the municipal district
- Identify goals and strategies based on available evidence for creating a local community in which people can achieve maximum health and wellbeing
- Provide for involvement of people in the local community in the development, implementation and evaluation of the public health and wellbeing plan
- Have regard to the State Public Health and Wellbeing Plan
- Specify how the council will work in partnership with the Department of Health and Human Services and other agencies undertaking public health initiatives, projects and programs to accomplish the goals and strategies identified in the plan

The Victorian Climate Change Act 2017 requires that every MPHWP also considers the short- and long-term impacts of climate change in relation to health and wellbeing priorities. In addition, in May 2017 the then Victorian Department of Health and Human Services (now Department of Health) advised the need to incorporate actions focused on preventing and responding to family violence in the catchment.

The Act does allow Councils to incorporate the Municipal Public Health and Wellbeing Plan into the Council Plan subject to DHHS approval. Regardless of whether the Plan is incorporated or not, it is good to ensure that common language and priorities are reflected in both plans.

The current Greater Bendigo Health and Wellbeing Plan 2017 – 2021 (Plan) was endorsed by Council in October 2017. It utilises the domains within Victorian Public Health and Wellbeing Outcomes Framework outlining agreed priorities under each domain. It also includes a Framework for Action to assist in ensuring evidence based best practice approaches to the work.

The Municipal Public Health and Wellbeing Plan is a whole of community plan not just a Council plan so needs to be developed in partnership with the community and organisations who can influence community health and wellbeing. The aim of the final plan is to align strategic objectives with those in the Community Vision and Council Plan.

Previous Council Decision(s) Date(s):

The Greater Bendigo Health and Wellbeing Plan 2017 – 2021 was endorsed by Council in October 2017.

Report

A significant amount of work has been undertaken since the 2017 – 2021 plan was finalised including the development of a range of specific policies, strategies and programs including:

- Greater Bendigo Food Systems Strategy
- Greater Bendigo Healthy Food and Catering Policy
- Walk, Cycle Greater Bendigo
- Greater Bendigo Coalition for Gender Equity Strategy
- Northern Victorian Integrated Emergency Management Plan
- All Ages All Abilities Action Plan
- Greater Bendigo Volunteering Strategy
- Greater Bendigo Community Engagement Policy
- Connect Greater Bendigo
- Reconciliation Plan: Barpangu
- Healthy Greater Bendigo
- Healthy Heart of Victoria

A number of other plans also include objectives focused on improving community health and wellbeing including:

- A Stronger Greater Bendigo: Economic Development Plan
- Greater Bendigo Environment Strategy
- Greater Creative Bendigo
- Greater Bendigo Integrated Transport and Land Use Strategy
- Greening Greater Bendigo
- Greater Bendigo Planning Scheme

A number of others are currently being updated including:

- Greater Bendigo Human Rights Charter
- Greater Bendigo Cultural Diversity and Inclusion Plan

With so much strategy in place it was determined not to make significant changes to the 2021 – 2025 Greater Bendigo Health and Wellbeing Plan, to continue to use the domains from the Victorian Public Health and Wellbeing Outcomes Framework, and work to strengthen existing efforts, evaluation and partnerships.

In reviewing the plan, the requirements as outlined above were undertaken including creating a 2021 Health and Wellbeing Data Profile, reviewing current national, state and local policy and undertaking an evaluation of the previous plan. The findings from this work together with outcomes from the Imagine Greater Bendigo community engagement process were utilised to develop an Issues and Opportunities Paper for further stakeholder consultation, most particularly with the Project Reference Group (see Consultation/Communication). Feedback led to the following changes.

- Structure
 - Incorporation of the Community Vision and Values
 - A proposed shared mission
 - Improved descriptions of each outcome area
 - Identification of Areas for Action rather than priorities
 - Use of more simplified language
- New/changed Areas for Action
 - Oral health
 - Elder abuse
 - Socio-economic disadvantage
 - Gender equity
 - Strengthening the voice of community in policy, planning and programs
 - Aboriginal and Torres Strait Islander Reconciliation
 - Access to affordable, safe and secure housing
 - Access to quality public open space
- Alignment with the Environment Strategy
 - Zero carbon
 - Circular economy
 - Sustainable and Active Transport
 - Water Sensitive Bendigo
 - Thriving landscapes and ecosystems
- Framework for our work together
 - Removal of “our focus” and “our settings and environments”
 - Changed “our enablers” to “supports”
 - Shared leadership and governance
 - Capability building
 - Community contributions
 - Financing and resource allocation
 - Media and communications
 - Data, evidence and learnings from others
- Principles outlined in the new plan include:
 - Recognise that health is everyone’s business
 - Promote social justice
 - Work in partnership
 - Share learning

- Include all ages, abilities, genders and cultures
 - Incorporate universal design
- Approaches to the work will continue to be:
 - Systems thinking
 - Collective impact
 - Place making
 - Strengths based
 - Risk management
 - Monitoring, evaluation and learning

Priority/Importance:

The development of a four-year Municipal Public Health and Wellbeing Plan is a requirement of all Victorian local governments to be finalised by the October of the year following the Council election.

Timelines:

Following the final community consultation on the draft plan, any necessary changes will be incorporated with the final draft being presented at the October 2021 Council meeting for endorsement.

Risk Analysis:

As highlighted above, Council has legislated responsibilities under the Victorian Public Health and Wellbeing Act to protect, improve and promote public health and wellbeing within their municipalities. The Local Government Act 2020 also discusses Council's role "is to provide good governance in its municipal district for the benefit and wellbeing of the municipal community.

Consultation/Communication

In September 2020 City staff developed a project plan outlining the steps required for Council to meet its strategic planning obligations under the Local Government Act and the Public Health and Wellbeing Act 2008. Supported by Council this involved the development of a comprehensive community engagement plan that provided opportunities for the Greater Bendigo community to contribute to planning through a 3-stage engagement process.

Titled "Imagine Greater Bendigo" the goals of the community engagement plan were:

1. To build the municipal community's understanding of current Council services, strategy and resources
2. To strengthen trust in Council and its commitment to listening and responding to the municipal community needs
3. Build a more comprehensive understanding of municipal community needs and aspirations to inform the development of short, medium, and long-term strategy.

Commencing in January 2021 Stage 1 sought to understand what the community loves, values and wants to see improved or changed in the future. To assist engagement Council named the project "Imagine Greater Bendigo" and launched its new online community engagement platform "Let's Talk Greater Bendigo". A survey was developed

that built on the themes from community engagement undertaken over the last four years. Over 1000 people responded to either the short form or long form survey on-line or by completing a post card. Members of our non-English speaking communities were engaged using post cards translated in common community languages.

Stage 2 sought to understand the broad range of community needs and priorities in relation to Council's services and program delivery exploring the key themes and outcomes from Stage 1 engagement. In this stage City staff and Councillors reached out to key stakeholder groups and individuals asking them to identify their top 3 – 5 priorities.

Run concurrently with Stage 2 was a Community Panel where members of the community came together to deliberate over issues, challenges and opportunities to develop a shared Community Vision and Values and provide input into future Council priorities. Over 15,000 invitations were sent to residents of Greater Bendigo by an independent recruiter. This resulted in 41 adults aged between 25 – 70 agreeing to participate over the two and a half days. They were joined by 20 young people aged between 12 – 25 years. The panel was independently facilitated by expert community engagement practitioners with the following community vision and values developed:

Greater Bendigo celebrates our diverse community. We are welcoming, sustainable and prosperous. Walking hand in hand with the traditional custodians of this land. Building on our rich heritage for a bright and happy future.

Transparency; sustainability; inclusion; innovation and equity.

Reports from each stage of the community engagement process can be accessed on the Let's Talk Greater Bendigo community engagement platform.

The outcomes from each stage of the planning process including those from the community engagement were shared with a Health and Wellbeing Plan Project Reference Group. Chaired by the Mayor, the following organisations and groups were invited to participate:

- Access Australia
- Bendigo and District Aboriginal Corporation
- Bendigo Community Health Service
- Bendigo Education Council
- Bendigo Health
- Bendigo Loddon Primary Care Partnership
- Centre for Non-violence
- Coliban Water
- DELWP Regional Office
- Department of Transport Regional Office
- Department of Education & Training Regional Office
- Department of Health, Regional Office
- Haven Home Safe
- Heathcote Health
- Latrobe University

- Loddon Campaspe Multicultural Services
- Murray Primary Health Network
- RANCH / Bendigo Neighbourhood Houses
- Regional Development Victoria
- Shine Bright
- Sport & Recreation Victoria Regional Office
- Sports Focus
- Women's Health Loddon Mallee
- Victoria Police Bendigo Office

Meetings of the Project Reference Group were held in February, April, June and July to coincide with key project milestones. Most meetings were held face to face except for July.

The Project Reference Group has agreed to take on the role of Governance Group post endorsement of the plan and will meet quarterly to review outputs, exchange ideas and strengthen joint understanding of the work.

In late 2020 the City of Greater Bendigo was successful in receiving a VicHealth Local Government Partnership Grant. The aim of the grant was to strengthen engagement of children in Council's planning with a focus on the Health and Wellbeing Plan. To date over 250 children have been engaged. A report from the consultation will be shared with Council once finalised. Key themes from this work have been fed into the final draft plan.

Internal Consultation:

A Draft Plan on a Page has been shared extensively across the organisation to seek input into agreed areas for action.

Much of the work for this plan was led by an Internal Health and Wellbeing Working Group comprising staff from across the organisation who have met regularly since the 2017 – 2021 plan was developed.

Publication

Once finalised the Greater Bendigo Health and Wellbeing Plan 2021 – 2025 will be graphically designed and published on-line with relevant links to supporting data and principles on a designated Health and Wellbeing webpage. A poster of the Plan on a Page will be created for distribution to key stakeholders.

Resource Implications

The additional costs of delivering the 2021 – 2025 Greater Bendigo Health and Wellbeing Plan have been found from existing operational budgets. The costs for the Imagine Greater Bendigo community consultation were also met internally.

Attachments

1. Draft Greater Bendigo Health and Wellbeing Plan 2021 – 25

Attachment 1 - Draft Greater Bendigo Health and Wellbeing Plan 2021 – 25

Draft Greater Bendigo Health and Wellbeing Plan 2021-25

Municipal Public Health and Wellbeing Plan

City of Greater Bendigo

August 2021

Acknowledgement of Country:

The City of Greater Bendigo is on Dja Dja Wurrung and Taungurung Country.

We would like to acknowledge and extend our appreciation to the Traditional Owners of the land.

We pay our respects to leaders and Elders past, present and emerging for they hold the memories, the traditions, the culture and the hopes of all Dja Dja Wurrung and Taungurung Peoples.

We express our gratitude in the sharing of this land, our sorrow for the personal, spiritual and cultural costs of that sharing and our hope that we may walk forward together in harmony and in the spirit of healing.

Draft Greater Bendigo Health and Wellbeing Plan 2021-25

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Draft Greater Bendigo Health and Wellbeing Plan 2021-25

INTRODUCTION

The Greater Bendigo Municipal Health and Wellbeing Plan (the Plan) will guide the City of Greater Bendigo (the City) and its partners in working to improve the health and wellbeing of our community over the next four years. The Plan was developed following a review of relevant Federal, State and Local government policy, analysis of local health and wellbeing data, engagement of the community and key stakeholders, and identification of local health and wellbeing issues. The Plan sets out areas for action and a framework to guide the work. An action plan setting out work that will be led or supported by the City will be developed over the next 18 months.

The [World Health Organization](#) defines health as a state of complete physical, mental and social wellbeing and not merely the absence of disease or infirmity. Health and wellbeing are created in our day-to-day lives – where and how we live, work, play, grow and age. Lots of things impact on our health and wellbeing, including income, housing and education, access to nutritious food, parks and public transport, being free from discrimination and violence, having strong connections with family, friends and the community, and having opportunities to be physically active. The air we breathe, water we drink, the climate we live in and the overall health of our planet have a major impact too. Smoking, excessive alcohol consumption and drug use can also have a significant effect on our health.

Figure 1: The wider determinants of health

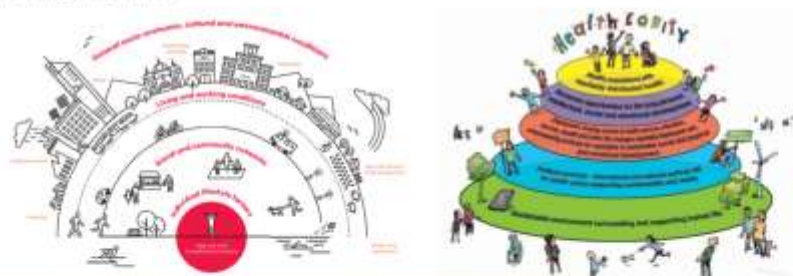


Figure 1 Source: Victorian Public Health and Wellbeing Plan 2019-23 (Adapted from Oakliff & Whitehead 2018)

Figure 2: By Simon Kneebone in Baum (2020) The New Public Health

Good health and wellbeing are important to everyone and enable people to participate fully in community life. They are essential for a welcoming, sustainable and prosperous community. Everyone in our community has the right to access the resources and environments necessary for a long and healthy life. Yet many in our community face multiple barriers to achieving good health and wellbeing. Local Government, community organisations, businesses and community groups all have responsibilities and a role to play in addressing these barriers and supporting equitable improvements to community health and wellbeing. This can be through changes to policy, community action, improving our neighbourhoods and environment, and cultural and behavioural change.

The Victorian Public Health and Wellbeing Plan states: A comprehensive approach is required to plan for and deliver improved public health and wellbeing outcomes for all Victorians. To achieve this, we must:

- drive action towards the factors that contribute most strongly to the burden of disease and health inequalities
- ensure all parts of the sector work together towards clear outcomes
- take into consideration the wider determinants of health, both social and economic, in how we design and deliver public health and wellbeing interventions

Local Governments is well placed to lead and partner with a wide range of local and State and Federal government stakeholders to create the conditions for health equity, recognising that we all have different areas of influence:

Draft Greater Bendigo Health and Wellbeing Plan 2021-25

	Socio-ecological approach	Behavioural approach	Medical approach
Program development and evaluation	Healthy public policy: creating environments and settings that support health and wellbeing	Built environment: creating environments and settings that support wellbeing and health promotion	Community action for social and environmental change
Examples of local action:	Health education and health literacy	Health information and social marketing	Immunisation, screening, risk assessment and surveillance
Specific programs require:	Developing healthy and equitable public policy – in legislation, policy, strategic planning and decision-making frameworks.	Creating communities that support people to live their lives to the fullest.	Creating a community that is empowered, socially connected, fair and inclusive.
• Social research	• Land use and public space planning	• Access and inclusion programs	• Health protection
• Designing and implementing action plans	• Urban design	• Community grants	• Increasing health, financial and digital literacy
• Monitoring and evaluating actions and outcomes and applying the lessons to future work	• Climate adaptation	• Community events	• Food safety
	• Walking and cycling tracks and trails	• Community emergency management	• Control of infectious disease
	• Libraries		• Environmental health
			• Influencing social values and building community-wide knowledge
			• Cultural safety
			• Gender equity
			• Aboriginal reconciliation
			• Climate action
			• Waste management
			Quality and evidence-informed service provision, such as:
			• Maternal and child health
			• Immunisations
			• Community aged care services
			• Childcare

BACKGROUND

Under the [Public Health and Wellbeing Act 2008](#) (the Act) Local Government has a responsibility to protect, improve and promote public health and wellbeing within its municipality.

The Act sets out the following functions for Councils:

- Create an environment that supports the health of members of the local community and strengthens the capacity of the community and individuals to achieve better health
- Initiate, support and manage public health planning processes at the Local Government level
- Develop and implement public health policies and programs within the municipal district
- Develop and enforce up-to-date public health standards and intervening if the health of people within the municipal district is affected
- Facilitate and support local agencies whose work has an impact on public health and wellbeing to improve public health and wellbeing in the local community
- Co-ordinate and provide immunisation services to children living or being educated within the municipal district
- Ensure that the municipal district is maintained in a clean and sanitary condition

Councils must prepare a Municipal Public Health and Wellbeing Plan every four years within 12 months of Council elections. The plan is a strategic document that sits alongside and integrates with the Community Vision, Council Plan and Municipal Strategic Statement. Like the Community Vision, the Municipal Health and Wellbeing Plan is a whole-of-community plan that provides guidance and leadership to all stakeholders.

Under the Act the plan must:

- Include an examination of data about health status and health determinants in the municipal district
- Identify goals and strategies based on available evidence for creating a local community in which people can achieve maximum health and wellbeing
- Provide for the involvement of people in the local community in the development, implementation and evaluation of the public health and wellbeing plan
- Specify how the Council will work in partnership with the Department of Health and Human Services and other agencies undertaking public health initiatives, projects and programs to accomplish the goals and strategies identified in the public health and wellbeing plan

The [Victorian Climate Change Act 2017](#) requires that all Municipal Public Health and Wellbeing Plans consider the short and long-term impacts of climate change in relation to health and wellbeing priorities, reflecting its status as the greatest threat to global health in the 21st century (World Health Organisation). The Department of Health guidance on tackling climate change and its impacts on health highlights that 'the earth is warming at an unprecedented rate as a result of increasing concentrations of greenhouse gases in the atmosphere...Without urgent action from all levels of society to mitigate and adapt to climate change, it is evident that the health, safety and wellbeing of Victorians, particularly those most vulnerable, is at risk now and into the future.'

Draft Greater Bendigo Health and Wellbeing Plan 2021-25

The Department of Health provides Local Government with guidance to assist with Municipal Public Health and Wellbeing planning. In May 2017 additional advice was provided regarding Councils' responsibilities about preventing and responding to family violence and the need to incorporate relevant actions into Municipal Public Health and Wellbeing Plans. Under the Disability Act 2006, a Council must prepare a Disability Action Plan to reduce barriers in accessing goods, services and employment, promoting inclusion and participation and addressing discrimination faced by people with a disability. Other relevant obligations include promoting gender equality and conducting gender impact assessments under the Gender Equality Act 2020, and responsibilities to consider, promote and protect human rights under Victoria's Charter of Human Rights and Responsibilities.

IDENTIFYING OUR OUTCOMES

The Victorian Public Health and Wellbeing Outcomes Framework will continue to guide the goals and objectives for the Plan. The framework brings together indicators drawn from multiple data sources that can help track whether prevention efforts are improving the health and wellbeing of Victorians over time. Use of the framework and other key strategic indicators will enable Council to benchmark progress and outcomes and identify priority areas for action.

Victorian Health and Wellbeing Outcomes Framework:

Domain 1: <i>Victorians are healthy and well</i>	Domain 2: <i>Victorians are safe and secure</i>	Domain 3: <i>Victorians have the capabilities to participate</i>	Domain 4: <i>Victorians are connected to culture and community</i>	Domain 5: <i>Victoria is liveable</i>
Victorians have good physical health Victorians have good mental health Victorians act to protect and promote health	Victorians live free from abuse and violence Victorians have suitable and stable housing	Victorians participate in learning and education Victorians participate in and contribute to the economy Victorians have financial security	Victorians are socially engaged and live in inclusive communities Victorians can safely identify and connect with their culture and identity (indigenous)	Victorians belong to resilient and liveable communities Victorians have access to sustainable built and natural environments

The following page provides a high-level summary of the draft Greater Bendigo Health and Wellbeing Plan 2021 – 2025 using this framework. The plan aligns with the Community Vision developed as part of the Imagine Greater Bendigo process. The areas for action have been identified as those things that we need to concentrate on changing if we are to improve the health and wellbeing of the Greater Bendigo community. The breadth of areas highlights the fact that protecting, promoting, and preventing ill-health is everyone's business, no one group or organisation can do this on their own, reinforcing why this must be a whole of community plan. These areas for action are supported by a Framework for strengthening our work together. This includes the following: *

Community values – these were developed by members of our community through a process of deliberative engagement to guide action to achieve the community vision

Principles – these will inform decision making and prioritisation of actions

Approaches – these are the recognised best practice approaches in working to improve community health and wellbeing at a community and/or whole-of-population level

Supports – these are the key factors that will support the work

Following the summary plan on a page, this document describes how the plan was developed, provides a short justification for each action area, outlines some key evaluation questions we will use to guide our monitoring, evaluation and learning plan and the final proposed governance structure to steward the plan over the next four years. Once finalised it is the City's intention to publish this plan digitally so additional resources and ideas can be added as we learn together. A summary Plan on a Page will be available for hard copy printing.

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DRAFT GREATER BENDIGO HEALTH & WELLBEING PLAN 2021 – 2025

*Community vision - Greater Bendigo celebrates our diverse community. We are welcoming, sustainable and prosperous. Walking hand in hand with the traditional custodians of this land.
Building on our rich heritage for a bright and happy future.*

MISSION: WORKING TOGETHER TO STRENGTHEN COMMUNITY HEALTH AND WELLBEING

Outcome	Healthy and well	Safe and secure	Able to participate	Connected to culture and community	Liveable
Description	The Greater Bendigo community has good physical and mental health	The Greater Bendigo community lives free from violence and abuse, is protected from environmental risks and is supported to live affordably	The Greater Bendigo community has the capability to participate and contribute to the local economy and community life	The Greater Bendigo community is socially engaged and inclusive, and is a place where people can safely identify and connect with their culture and identity	The Greater Bendigo community is resilient to a changing climate, and has access to the natural environment and quality public space for enhanced health and wellbeing
Areas for action	Healthy eating, food insecurity and sustainable food systems Oral health Increased physical activity and reduction of sedentary behaviour Mental wellbeing Sexual and reproductive health Harm from: - Tobacco - Alcohol - Other drugs - Gambling	Violence against women and children Elder abuse Community safety Crime and anti-social behaviour Health protection Community-based emergency management planning and responses Socio-economic disadvantage	Early years learning and development Educational attainment Inclusive employment Gender equity Health, financial and digital literacy Positive ageing Empower children and young people Strengthening the voice of community in policy, planning and programs	Access and inclusion for people who: - Are culturally diverse - Have a disability - Identify as LGBTQIA+ Aboriginal reconciliation Social connection and reduction of loneliness	Zero carbon Circular economy Sustainable and active transport Water Sensitive Bendigo Thriving landscapes and ecosystems Heat health Access to: - Health and community services - Integrated community facilities - Affordable safe and secure housing - Quality public open space Access to technology and information and connectivity

FRAMEWORK FOR STRENGTHENING OUR WORK TOGETHER

Community values	Transparency	Sustainability	Inclusion	Equity	Innovation	
Principles	Recognise that health is everyone's business	Promote social justice	Work in partnership	Share learning	Include all ages, abilities, genders and cultures	Incorporate universal design
Approach	Systems thinking	Collective impact	Place making	Strengths-based	Risk management	Monitoring, evaluation and learning
Supports	Shared leadership and governance	Capability building	Community contributions	Financing and resource allocation	Media and communications	Data, evidence and learnings from others

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HOW THE PLAN WAS DEVELOPED

The plan was developed by:

- Reflecting on, evaluating and learning from the Greater Bendigo Health and Wellbeing Plan 2017-2021
- Reviewing Federal, State and Local government policy and legislation
- Recent community engagement, including the Imagine Greater Bendigo project
- A survey and workshops with community stakeholders to identify lessons from the previous plan, emerging priorities, and governance approaches
- Research and analysis of health and wellbeing data and indicators
- Development of an issues and opportunities paper and inviting submissions

A City of Greater Bendigo Internal Working Group and an External Project Reference Group provided strategic input and leadership for this work. Early engagement for development of the new plan highlighted broad support for the overall structure and approach of the 2017-2021 plan, therefore the process focussed on keeping the current domains and considering ways to strengthen the areas for action and framework for our work together. The process highlighted support for continuation and strengthening of a coordinated local prevention effort, highlighting and supporting the contribution of all partner organisations.

Evaluation

A measurement, evaluation and learning (MEL) process was retrospectively undertaken to learn from the Greater Bendigo Public Health and Wellbeing Plan 2017-2021 and inform the 2021-2025 plan. Recommendations included the need to strengthen the focus on climate change, capability building, adequate resourcing and local partnerships. The MEL report highlighted the need to more clearly define the principles and approaches, build capability across the community to apply these principles and approaches, and increase the focus on monitoring and evaluation including benchmark indicators.

EXISTING STRATEGY

The City, together with partner organisations and the community, has recently developed numerous strategic plans that guide the work undertaken across the five health and wellbeing domains, including:

- Cultural Diversity and Inclusion Plan (currently under review for update)
- Walk Cycle Greater Bendigo 2019
- Northern Victorian Integrated Emergency Management Plan 2017
- Northern Victorian Emergency Management Cluster Heatwave Plan 2019
- All Ages All Abilities Action Plan 2019
- Community Volunteering Strategy 2019-2023
- Greater Bendigo Environment Strategy 2016-2021
- Explore, Engage, Empower - Greater Bendigo Youth Strategy 2017-2021
- Barpangu (Build together) - Greater Bendigo Reconciliation Plan 2021-2025
- Greater Bendigo Coalition Gender Equity Strategy 2020-2025
- Greater Bendigo Economic Development Strategy 2020-2030
- Food System Strategy 2020-2030
- Greening Greater Bendigo 2020-2050
- Greater Creative Bendigo Strategy
- Greater Bendigo Public Space Plan 2019
- DRAFT Social Justice Framework
- DRAFT Affordable Housing Action Plan
- Managed Growth Strategy (in development)

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- Community Hub Strategy (in development)
- DRAFT Community Buildings Policy

The importance of implementing these plans, strengthening collaboration, and monitoring, evaluating, learning and adapting was reinforced through the review and engagement process.

COMMUNITY ENGAGEMENT

The Imagine Greater Bendigo community consultation process informed the development of the Community Vision, Council Plan, and Municipal Public Health and Wellbeing Plan. It built on the engagement undertaken to develop many of the above plans and strategies asking the community what they value. A three-stage process was utilised.

In Stage 1 (February-March, 2021) we asked:

- What makes Greater Bendigo a great place to live now?
- What would make Greater Bendigo an even better place to live 30 years from now?

We also asked 'When you image a future in Greater Bendigo, what do you value for a.....':

- A healthy, liveable community
- A strong, inclusive, and sustainable economy
- Aboriginal reconciliation and celebration of diversity
- A healthy natural environment that promotes resilience to a changing climate
- A vibrant, creative community
- A supportive community and social environment

A Healthy, liveable community

The impacts of COVID-19 appear to have re-shaped the community's priorities, as well as provided new insights and opportunities. In previous engagement residents said they valued:

- Cool, shady and green streets with accessible parks and play spaces
- Access to affordable, healthy food
- Walking and cycling paths for people of all ages and abilities
- Growing more food locally in schools, community gardens and on farms
- Affordable, safe and secure housing
- Better access to public transport and walking and cycling paths to move around
- Better access to health services for older residents

These seven areas were all reinforced in new survey responses, and six new areas were identified:

- Environmental sustainability
- Community facilities – sport and recreation
- Social inclusion and connection
- Education, training, and employment
- Planning and urban sprawl, density and walkable neighbourhoods
- More support for rural areas and smaller communities

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A Supportive Community and Social Environment

In previous engagement community members said they value:

- Family-friendly events and activities for people from different generations
- Working together to address loneliness and social isolation
- Improving support and services for mental health, homelessness and financial stress
- Working together to make Greater Bendigo feel safe and welcoming for all and preventing family violence
- Improving internet access, especially for rural residents and households with no internet
- The way the community has banded together during COVID-19
- Support for community sport, recreation and community groups to increase social connection after COVID-19

These themes were reinforced in survey responses:

- There was strong support for community sport, recreation and community groups to increase social connection after COVID-19. This included the need to support volunteers and volunteering, and provide community facilities and hubs that enable social connection
- Working together to make Greater Bendigo feel safe, welcoming and inclusive for all was also a strong theme, with an increased focus on inclusion. Prevention of family violence and the need to address safety in Hargreaves Mall and the City centre was also mentioned.
- Working together to address loneliness and social isolation. Support for older residents and rural and isolated people were strong sub-themes in these responses. Opportunities for children and older people to come together was also mentioned.
- Improving access to internet and phone networks was interrelated with the focus on rural and isolated people under the loneliness and social isolation theme

In Stage 2 Council facilitated a deliberative community engagement panel attended by 41 adults and 20 young people. Their goal was to develop a community vision and values for Greater Bendigo along with providing input into recommended priorities for the Council Plan.

Greater Bendigo Community Vision:

Greater Bendigo celebrates our diverse community. We are welcoming, sustainable and prosperous. Walking hand-in-hand with the traditional custodians of this land. Building on our rich heritage for a bright and happy future.

Greater Bendigo Community Values:

- *Transparency*
- *Sustainability*
- *Inclusion*
- *Innovation*
- *Equity*

Reports on the outcomes of the Imagine Greater Bendigo process can be accessed at <http://letstalkgreaterbendigo.com.au>

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Targeted engagement with children

In 2020 Council received a grant from VicHealth to strengthen its engagement with children. Around 250 children have been involved in these conversations to date and the key themes are strikingly similar to the above, with children prioritising:

- Parks and gardens
- Open spaces with trees
- Cultural activities
- Playgrounds and water parks
- Walking and cycling paths
- Community food gardens
- Support for homeless people
- Access to healthy food

Staff compared the responses from the All Ages All Abilities engagement two years ago and found that children's priorities had noticeably changed with a focus on the things that were taken away from them during the COVID-19 lockdowns and restrictions.

Data analysis

Analysis of the Greater Bendigo data profile supported the community's feedback for a renewed focus on areas such as mental wellbeing, sustainable environments and community connectedness. It was also a reminder these are not the only areas requiring support. We know our community has increased rates of obesity and chronic disease, a higher number of vulnerable children and family violence incidents than the Victorian average and poorer oral health. We have reduced rates of STIs, improved physical activity levels and seen a slight reduction in female smokers, but we can't afford to lose focus on these areas now. The following opportunities have been identified by the City, partner organisations and stakeholders:

Advocacy opportunities:

- Water security, access, planning and usage, aligning with Water Sensitive Bendigo
- Influencing how the new State Government's Public Health Units operate in the region
- A stronger regional approach with increased partnerships, information and resource sharing
- Social prescribing
- Digital access and inclusion
- Social housing
- Transport
- Stronger land use policy to promote healthy food environments

Education opportunities:

- Use the implementation of the Domestic Wastewater Strategy to communicate the relationship between climate change and health
- Build understanding of the circular economy and how it benefits the community and influences health and wellbeing

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Identified areas to be strengthened include:

- Equitable access to services and infrastructure
- Being an inclusive city and welcoming diversity
- Gender equality
- Emergency preparedness – looking after the community's physical and psychological safety and needs during an emergency and during recovery
- COVID-19 recovery – responding to new opportunities for funding and an increased awareness of the function and importance of health protection
- Community connectedness through community hubs, social opportunities, and support for organisations and groups
- Provision of social infrastructure
- Promotion of business as usual and strategic work undertaken by the City to protect and promote community safety and security, particularly with respect to safe and secure food, water, environment, housing, early years learning and development, education and employment
- Understanding the relationship between climate change and health
- Cultural safety of City services for Aboriginal and Torres Strait Islander people and inclusion in opportunities
- Community safety with a focus on responding to anti-social behaviour in the public domain and the use of illicit drugs

As a result, the new plan strengthens the focus on community connectedness, environmental sustainability, climate change, and accessible and liveable communities. The process also highlighted the need to strengthen our focus on advocacy and education and simplify some of the language in the current plan. This feedback will also be factored into development of the City's Health and Wellbeing Action Plan and hopefully also the planning and action of our partners.

At the same time as developing this plan, Council has been refreshing the Environment Strategy. The priorities identified from the work for this strategy will also be reflected in the plan.

HEALTH & WELLBEING POLICY INFLUENCE

To inform the development of the plan, a review of key Federal, State and Local government policy documents was undertaken. It highlighted an increased focus over the last few years on:

- Gender equality
- Mental health
- Obesity
- Family violence
- Prevention and health protection
- Climate change
- Aboriginal reconciliation and self-determination
- Affordable housing
- Social procurement
- Addressing inequality
- COVID-19 recovery
- Structural changes across Victoria, such as the establishment of Public Health Units

It also highlighted that the outcomes of the Royal Commission into Victoria's Mental Health System, the Royal Commission into Aged Care, the Royal Commission into Disability and the impending State Disability Plan will

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influence future priorities. Due to COVID-19 there is a lot of change, resulting in a rapidly changing policy context. As a result, a flexible approach and ability to respond and adapt will be important.

A key strategy that the plan needs to align with is [Koolin Balit](#) (healthy people in Boonwurrung language). It is the Victorian Government's 10-year strategy (2012-2022) that commits the health system to improve the length and quality of life of Aboriginal people in Victoria. Koolin Balit provides a clear path forward to achieving significant and measurable outcomes in Aboriginal health. Barpangu, the City's Reconciliation Plan 2021-2025, picks up on key elements of this strategy.

Victorian Public Health and Wellbeing Plan 2019-2023

A further key influence for the plan is the [Victorian Public Health and Wellbeing Plan 2019-2023](#). It outlines a vision, 10 action areas and four priority focus areas (in bold), as set out below:

A Victoria free of the avoidable burden of disease and injury, so that all Victorians can enjoy the highest attainable standards of health, wellbeing and participation at every age.

- **Tackling climate change and its impact on health**
- Reducing injury in the community
- Preventing all forms of violence
- **Increasing healthy eating**
- Decreasing the risk of drug-resistant infections in the community
- **Increase active living**
- Improving mental wellbeing
- Improving sexual and reproductive health
- **Reducing tobacco-related harm**
- Reducing harmful alcohol and drug use.

Greater Bendigo Council Plan 2021-2025

In October 2021, the Greater Bendigo Council will endorse its new [Council Plan](#) (Council Plan) for 2021-2025. The Council Plan takes an integrated approach that is in alignment with the domains and areas for action of the Health and Wellbeing Plan. The Council Plan outcomes and strategic directions reflect community engagement priorities and existing strategy:



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ISSUES AND OPPORTUNITIES PAPER

[An Issues and Opportunities paper](#) was developed summarising many of the findings above. This was circulated to key stakeholders and promoted through the Let's Talk Greater Bendigo community engagement platform.

Responses to the paper highlighted the need to focus on:

- Universal design and improving the liveability of our buildings
- Oral health promotion and health literacy
- Building community capacity in respectful relationships/consent and a trauma-informed approach
- Supporting community-based planning and encouragement for individual/grassroot actions

Areas to further strengthen that emerged from submissions included:

- Our local approach to neighbourhood density and walkability
- Increased focus on food security
- The way we manage communications with the community on climate change
- Increased civic participation with access to opportunities to participate, to information and to contribute to the community
- Positive ageing with a focus on digital literacy, isolation and loneliness, and greater voice in policy and decision making
- Systems change and collective impact
- Advocacy opportunities for community safety and the built environment
- Help for the most vulnerable communities in addressing racism and inequities
- Responding to high STI rates

Feedback also provided ideas for action planning and implementation.

GOVERNANCE

Project Reference Group

In January 2021 invitations were sent to leaders from 25 organisations and community groups who were identified as having a key role in promoting community health and wellbeing, inviting them to participate in a series of four Project Reference Group workshops to inform and lead the development of the new plan. Membership included:

- Bendigo Health
- Bendigo Community Health Services
- Heathcote Health
- Women's Health Loddon Mallee
- Bendigo Loddon Primary Care Partnership
- Bendigo District Aboriginal Corporation
- Loddon Campaspe Multicultural Service
- Centre for Non-Violence
- Haven; Home, Safe
- Goldfields Libraries
- Coliban Water
- Shine Bright Early Years Manager

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- Sport and Recreation Victoria
- Sports Focus
- Neighbourhood Houses
- Bendigo RSL
- Department of Health and Department of Families, Fairness and Housing
- Mayor and City staff

This group provided input into evaluation, the draft outcomes, objectives, framework for action and governance.

Backbone support

The City of Greater Bendigo Health and Wellbeing Working Group, with membership from across the organisation, led the development of the plan. This group will guide future implementation of initiatives internally.

Areas for Action

Outcome 1: **Healthy and well**

The Greater Bendigo community has good physical and mental health.

Areas for action

Healthy eating and food security

Greater Bendigo's Food System Strategy vision: Greater Bendigo's food system is healthy, equitable and sustainable, and supports the local economy, culture, and health and wellbeing of our communities. Overweight and obesity (8.4 per cent) and dietary risks (7.3 per cent) are the second and third greatest risk factors causing chronic disease in Australia, behind tobacco. Food insecurity and poverty are major barriers to healthy eating and healthy weight, and the current industrial food system is contributing to the poor health and wellbeing of people and the planet.

• Healthy eating

Healthy eating is vital for optimal growth, development and health throughout life and contributes to physical vitality, mental health and social wellbeing. Around 60 per cent of Greater Bendigo adults are overweight or obese and public health experts highlight that 'only a comprehensive suite of food and social policies, that protect the economic and physical accessibility of healthy diets for all' has the potential to change the picture.¹

• Food insecurity

To be food secure means being able to regularly buy nutritionally adequate, culturally acceptable, safe foods from non-emergency sources like the supermarket or greengrocer. People who are food insecure are less likely to have the resources to eat a healthy diet and have poorer physical and mental health outcomes. Over 10 per cent of Greater Bendigo residents experience food insecurity, meaning they have run out of food and could not afford to buy more at least once throughout the past year. This is more than double the state average, and in some parts of Greater Bendigo it is closer to 1 in 5. Bendigo FoodShare reports demand for food relief increased by 40% during the COVID-19 pandemic.

• Sustainable Food Systems

Our current globalised food system creates multiple challenges for society. This includes year-round access to seasonal foods that are transported long distances, purchasing from a small number of large retailers and buying more processed foods with less nutritional value. This system creates a disconnect between the community and local

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producers and makes it easier for people to consume foods without the opportunity to develop skills to grow and prepare food. Greater Bendigo's Food System Strategy aims to strengthen and support a sustainable local food economy that enables the growth, production and sale of healthy food locally, support local food growing, and producing, sourcing, cooking and sharing knowledge, skills, and culture, and reduce and divert food waste from landfill.

•Physical activity

The health benefits of regular physical activity include improved physical health, reduced risk of developing major chronic diseases, managing body weight, and helping prevent and manage mental health problems.

Overall 57.3 per cent of Greater Bendigo residents meet physical activity guidelines, which is higher than the Victorian average (48.1%). For both men and women, rates of physical activity drop as people age and a lower proportion of men and women aged 70+ meet the guidelines.

Over half of Greater Bendigo residents want to do more physical activity, and this is particularly true for women aged 18-49, men aged 35-49, people who are struggling to make ends meet, and those who experience poor health and/or low life satisfaction.

People who require assistance with daily activities and those who report low life satisfaction are significantly more likely to be sedentary and report significantly poorer health outcomes. People who are struggling financially (49.7%) and people who speak a language other than English at home (43.8%) are significantly less likely to do sufficient physical activity. They are also more likely to want to increase the amount of physical activity they do. Cost was the most significant barrier to being more physically active for people who are experiencing financial hardship. Poor health and disability were the biggest barriers for those aged 70 years and over, and people who require help with daily activities.

Oral health

Oral health refers to the condition of a person's teeth and gums, as well as the health of the muscles and bones in their mouth. Poor oral health - tooth decay, gum disease and tooth loss - may result in a person experiencing pain, discomfort and feelings of embarrassment. They may also choose to avoid eating some foods and taking part in certain activities. Poor oral health is also associated with a range of diseases and conditions, such as heart and lung diseases, stroke, low birthweight and premature births. The rate of preventable hospitalisations for dental reasons is higher for children in Greater Bendigo than the state average (5.03 per 1,000 people compared to 3.6 per 1,000 across Victoria). While over 90% of Victorians have access to fluoridated water, some areas in Greater Bendigo do not. Fluoride promotes dental health by strengthening the tooth enamel, making it more resistant to tooth decay.

Mental wellbeing

Mental wellbeing has been defined as 'a state of well-being in which every individual realises his or her own potential, can cope with the normal stresses of life, can work productively and fruitfully, and is able to make a contribution to her or his community.'

Overall, 7.5 per cent of residents report low life satisfaction and this correlates with significantly poorer overall health and wellbeing. Members of the LGBTQIA+ community and low-income households reported significantly lower levels of life satisfaction. Those with high incomes were more likely to report high or very high levels of life satisfaction.

Greater Bendigo has an above average proportion of people who experience anxiety or depression compared to the Victorian average, and the proportion of people in Greater Bendigo with depression or anxiety has increased from 28% in 2014 to 36% in 2017. Diagnosed conditions are more common for women than men. The proportion of

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people reporting high or very high levels of psychological distress has also increased from 8.7% in 2017 to 20.3% in 2021.

Mental wellbeing has been significantly affected by COVID-19, with a survey conducted to identify community impacts for the Greater Bendigo Relief and Recovery Plan highlighting 'a level of highly distressed and overwhelmed people wondering what the future will hold'.

Sexual and reproductive health

Sexual health is a crucial element of health and wellbeing, requiring respect, safety and freedom from discrimination and violence. It is critically influenced by power dynamics, gender norms and expectations, and is expressed through diverse sexualities (World Health Organization 2015). The pregnancy rate for women under 19 years in Greater Bendigo is higher than the state average and rates of sexually transmitted infections are high among some populations in Bendigo.

Harm from:

- ***Tobacco***

Tobacco usage remains one of the leading causes of death and disease in Victoria. It is linked to coronary heart disease, lung cancer and chronic obstructive pulmonary disease. In Greater Bendigo 10.6% of residents smoke compared to 16.7% of Victorians.

- ***Alcohol***

Excessive alcohol consumption can contribute to the likelihood and frequency of being involved in violence. Alcohol is consumed more frequently and in higher amounts by males than females and declines with age. In Greater Bendigo 58.8% of residents engage in binge drinking (four or more standard drinks in a day) at least once a year, compared to 41.8% of Victorians. Binge drinkers were more likely to also report overweight/obesity, lower fruit and vegetable consumption, and smoke.

- ***Other drugs***

Misuse of drugs affect individuals, their families, their friends and their community. We see the impact of drug misuse in our health system as well as many other areas in the community, including law enforcement, family violence response and community perceptions of safety. Engagement with young people indicated significant concerns regarding the use of illicit drugs in the Greater Bendigo community.

- ***Gambling***

Gambling related harm affects not only the people who gamble, it can be experienced by family members, other relatives, friends, employers and workmates of those who gamble. In Greater Bendigo people lost over \$50M on poker machines in 2018/2019 and this reduced to \$37.4M in 2019/2020 with COVID-19 related closures. There are 7.2 poker machines per 1,000 adults in Greater Bendigo, compared to the state average of 5 machines per 1,000 adults. The two geographic areas with significantly higher rates of weekly gambling are Strathdale and Kangaroo Flat; each have two venues with poker machines and a much greater density of poker machines than Greater Bendigo generally.

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Outcome 2: Safe and secure

The Greater Bendigo community lives free from violence and abuse, is protected from environmental risks and is supported to live affordably.

Violence against women and children

Women and children have the right to feel safe in their home and their relationships. In Greater Bendigo there are higher rates of family violence compared to the state average and violence against women is still a leading cause of ill-health, disability and premature death for women aged 15 to 44 years.

Elder abuse

Elder abuse is any act causing harm to an older person and is carried out by someone they know and trust, such as family and friends. It is a form of family violence, in that most perpetrators are family members. Research from Australia and overseas shows that around 5% of older people may be experiencing elder abuse. The real number may be higher because many people feel they cannot speak up.

Community safety

Crime and antisocial behaviour

Antisocial behavior incorporates a range of behaviours from minor offensive or harmful acts, to more serious criminal activity. Antisocial behaviour can have a negative impact on community perceptions of safety and people's quality of life. Individuals who engage in antisocial behaviour risk becoming excluded from important support mechanisms such as school, their families and service providers. They also risk coming into contact with the criminal justice system. There are approximately nine criminal offences per 100 adult residents each year in Greater Bendigo.

Health protection

Health protection builds the capacity of people to make healthy decisions, through increasing health literacy in early years, libraries, immunisations, food safety and environmental health services. The importance of high-quality health protection services has been highlighted in the response to the COVID-19 pandemic.

Community based emergency management planning

The incidence of emergency incidents such as bushfire, flood, pandemic and drought is increasing. It is important that the community is prepared for such events and has systems in place to support relief and recovery.

Socio-economic disadvantage

In 2018 the National Centre for Social and Economic Modelling, in partnership with the Victorian Council of Social Service, published a report on poverty in Victoria. Data modelled on the 2016 ABS census indicated that approximately 10,500 people living across Greater Bendigo were living in poverty. The report looked at measures of poverty after housing costs are considered. Poverty can lead to an inability to pay for food, shelter, clothing or healthcare, exclusion from social activities and/or severe stress from chronic insecurity. Data for Greater Bendigo indicated that poverty is experienced in all areas of the City. There is a direct relationship between poverty and health outcomes.

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Outcome 3: Able to participate

The Greater Bendigo community has the capability to participate and contribute to the local economy and community life.

Early years learning and development

The early years of every child's life are crucial for their healthy growth, wellbeing and development throughout life. Early years learning and development lays the foundations for future stages of life and has a significant impact on future life experiences. The Australian Early Childhood Development Census indicates that 22.5% of Greater Bendigo prep-aged children are vulnerable in one or more areas (Victoria 19.9%) whilst 12.5% are vulnerable in two areas, higher than the Victorian average (10.1%).

Educational attainment

Education is associated with better health throughout life. It equips people to achieve stable employment, have a secure home, provide for families and cope with ill health. Locally 67.7% of 20 – 24-year olds have completed year 12 or equivalent, a measure of future life success. This is compared with 74.4% for Victoria.

Inclusive employment

Having secure employment affects many aspects of our lives. Aside from the obvious financial benefits and the security this brings, employment brings stability to relationships and families, opportunities for personal growth, allows us to connect with other people and gives us greater choice when making decisions. Inclusive workplaces are characterised by respect and where all individuals' unique perspectives, ideas and contributions are recognised and valued. A number of groups within the community have poorer employment outcomes, such as people with a disability and people with English as a second language.

Health, financial and digital literacy

Literacy is an important determinant of health and wellbeing across the lifespan. Literacy used to refer only to the ability to read and write, but the concept has evolved to focus more broadly on a person's ability to understand and act on information that is needed to function well in society and the role of institutions and health promoters in making information more accessible and understandable. Lower levels of health and financial literacy have been linked to poorer health outcomes and economic disadvantage throughout life.

Digital literacy has become an essential competency for life in the 21st century. The Australian Digital inclusion index, which includes measures of access, affordability and ability, indicates that whilst digital inclusion is improving there is a substantial and widening gap for some groups. Similarly, this is aligned to other health indicators with socio-economic outcomes. In 2021 the index was 63.1 for Victoria overall, however in north-west Victoria, an area including Greater Bendigo, it was 55.8. Access was similar however affordability and ability were significantly lower.

Positive ageing

Being healthy and active throughout life will assist people to be healthy and independent as they age. Positive ageing implies people will continue to participate and contribute socially and economically to the community as they age.

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Youth empowerment

Empowering and inspiring youth to shape the world they live in is a principle of Greater Bendigo's Youth Strategy 2017-2021. Including young people in decision making and providing them some control of their lives are important aspects of youth empowerment that promote health and wellbeing. Young people feel less valued by society than adults in Greater Bendigo.

Strengthening the voice of community in policy, planning and programs

Ensuring community voices are heard when developing policy, planning and programs leads to more appropriate and effective services for everyone. It can lead to better outcomes in health and social change, leading to increased life satisfaction and feelings of being valued by society.

Outcome 4: Connected to culture and community

The Greater Bendigo community is socially engaged and inclusive, and is a place where people can safely identify and connect with their culture and identity.

Access and inclusion for people who:

- *Are culturally diverse*

It is important that all residents, regardless of their cultural background, have equal opportunities to participate in the community free from discrimination and fulfil their cultural and religious human rights. Whilst the proportion of residents born overseas living in Greater Bendigo is low compared with other parts of Victoria, this is rapidly changing. Cultural safety is achieved through mutual respect for another's worldview and development of shared understanding about social and cultural practices.

- *Have a disability*

People with a disability experience much poorer health outcomes than members of the general community so require a special focus within the health and wellbeing plan. More than 6% of the Greater Bendigo community need assistance with core tasks and it is estimated that another 14.5% have some form of disability that impacts on how they move around, access information and/or interact with other community members.

- *Identify as LGBTIQIA+*

The LGBTIQIA+ community experiences higher rates of discrimination and social exclusion, particularly young people who experience poorer physical and mental health outcomes within our community. The LGBTIQIA+ community have lower life satisfaction and are less likely to feel valued by society, which are indicators of mental wellbeing.

Aboriginal Reconciliation

Due to the impacts of colonisation, Aboriginal people experience significantly poorer health outcomes than the general community. As reflected in Victoria's Aboriginal Health Strategy (*Koolin-Balit*) and the City's Reconciliation Plan (*Barpangu*), community leadership in program design and decision making, improving cultural safety of mainstream organisations, and supporting Aboriginal community-controlled organisations are key enablers in improving Aboriginal health and wellbeing outcomes.

Koolin Balit incorporates the holistic definition of health used by the Aboriginal community-controlled sector. This acknowledges that there are broader social determinants of health and that addressing Aboriginal disadvantage is also a priority health issue. At least 1.7% of the Greater Bendigo community are Aboriginal.

Build community resilience

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- *Strengthen community participation and belonging*

To live in a socially inclusive society means feeling valued, respecting each other's differences and having our basic needs met so as we can live in dignity. When we are socially connected, we get to interact with others in the community and can make decisions together and in each other's best interests. This provides a sense of belonging, which is an important part of having good health and wellbeing. In Greater Bendigo, 75 per cent of residents feel part of the community.

- *Increase social connection and reduce loneliness*

Despite Greater Bendigo being a vibrant place that offers a wide range of opportunities for socialising, playing, and attending sport or artistic events, some people are isolated, they don't mix with other people or they say they are lonely. Minority groups, including people living with a disability or mental illness, or people from cultural groups that differ from the majority sometimes find it especially hard to feel they belong in our community.

Outcome 5: Liveable

The Greater Bendigo community is resilient to a changing climate and has access to the natural environment and quality public space for enhanced health and wellbeing.

Zero carbon

Zero carbon is about mitigating the impacts of climate change by rapidly reducing our greenhouse gas emissions to zero to ensure a safe climate future. The Greater Bendigo community is currently responsible for more than 1.8 million tonnes of carbon emissions per year. We can reduce our emissions by transitioning away from fossil fuels, increasing our use of renewable energy, reducing our waste products, implementing environmentally sustainable design, choosing active modes of transport and low emissions vehicles.

Circular economy

Transitioning to a circular economy means moving away from the linear approach to taking resources out of the ground, making them into products for use, and then ultimately discarding of them into landfill or low-value recycling. The Eaglehawk landfill is due to reach capacity in 2022/2023, to prepare for this the City is taking steps to build a 'circular economy' for the region to future-proof our relationship with waste.

Sustainable and active transport

In Greater Bendigo, the motorised transport network is used by greater than 85% of the population. Throughout the Greater Bendigo region, the active transport network is under performing and there is low participation (less than 8%). Social, sustainable transport improves health and wellbeing by increasing active travel. This has multiple benefits as it improves mental wellbeing, whilst also reducing the health costs and personal impacts of sedentary lifestyles.

Water Sensitive Bendigo

Water services provide reliable, safe, high-quality drinking water, water for primary production and wastewater treatment, all of which are essential for good public health and wellbeing. The future availability of water for Greater Bendigo will be challenged by population growth, whereby the population is expected to nearly double to 250,000 by 2056. This challenge will be exacerbated by the impacts of climate change including a decrease in annual rainfall, increase in the frequency and duration of drought, increase in extreme rainfall events and subsequent flooding.

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Thriving landscapes and ecosystems

The Greater Bendigo region covers an area of 3,048km² with an extensive network of national and regional parks, crown land reserves, public forests and private land. Natural ecosystems give significant benefits to the community of Greater Bendigo. Connection to nature underpins our communities, providing us with places (and things) to explore, learn from and enjoy. Our wellbeing, creativity, health and intelligence are increased through connection to the natural world. People who connect with the natural world are more likely to be advocates for our environment. The importance of our parks and open space was a consistent message received through the community engagement process.

Heat health

As the temperature rises, the human body must work harder to cool itself and maintain a healthy temperature. Extreme heat can affect everyone although some members of the community are at greater risk of heat-related illnesses due to a range of social, economic and environmental factors. These include the elderly, young children, those with existing medical conditions and those with limited adaptive capacity to respond to heat.

Greening Greater Bendigo is a 50-year strategy that begins to address this by planting trees and creating shade, with priority placed on areas that are most vulnerable to heat. The strategy aims to increase tree canopy cover from 20.4% at present to 25% by 2030.

Access to services, facilities and basic needs

Where we live has the potential to improve or reduce our quality of life. The design of streets, access to local shopping and recreation facilities, shade and footpaths can make a place appealing and healthier to live in. Similarly, standard features in housing design can make a home more comfortable and less expensive to live in.

- *Health and community services*

Provision of and access to conveniently located health and community services and information are important for people to maintain a healthy life. These services are provided by a wide range of organisations across Greater Bendigo however they do tend to be clustered in the urban areas making accessibility more difficult for residents living in rural areas.

- *Integrated community facilities*

Integrated community facilities play an important role in creating healthy communities through enhancing wellbeing, building social networks and offering a space for community to learn and work. Good, integrated community facilities strengthen community ties and place that are valued by the community.

- *Transport*

Access to transport is important to people's health and wellbeing and their ability to participate in society. Diverse transport options are required in diverse communities like Greater Bendigo. Modes of transport like walking, riding, catching the bus or train can significantly improve our health and wellbeing, and can improve the environment and road safety. Affordable and accessible transport options are particularly important for young people, the elderly, people with a disability and people on low incomes.

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- *Affordable safe and secure housing*

A good quality, secure home is important to our wellbeing. Appropriate housing helps us maintain a job, keep families safe, raise happy and healthy children, better enjoy the lifestyle we want and contribute to society in ways we would like. In Greater Bendigo, 8.5% of households experience mortgage stress, whilst 31.7% experience rental stress. This means they spend more than 30% of their income on housing costs.

Within Greater Bendigo, the shortage of affordable and social housing and high rental costs mean disadvantaged people are more likely to become homeless.

- *Quality public open space*

Providing access to quality public open spaces encourages people to be active and supports mental wellbeing. Having access to quality open space was identified by our community as a priority for a healthy liveable community. Around 90% of people living in Greater Bendigo use open spaces, with 60% using open spaces weekly or more often.

- *Technology and information*

Technology and information provide connection with friends and family and sharing of information. Access to technology and information are not evenly distributed across Greater Bendigo, with availability and cost preventing some in the community from accessing it.

FRAMEWORK FOR ACTION

In developing the previous Greater Bendigo Public Health and Wellbeing Plan, it became apparent that we needed a framework for our shared action to ensure that our initiatives were evidence-based and targeted appropriately. The framework has been updated based on the engagement and review process and includes the following:

Community values

The Community Vision developed by a youth and adult community panel as part of Imagine Greater Bendigo is supported by five values – transparency, sustainability, inclusion, innovation and equity – that will help guide decisions to achieve the vision. The panellists' descriptions of these values are outline below and a definition is proposed that builds on this:

	Community panel description	Proposed definition
Transparency	<i>Encapsulates honesty and accountability, integrity and clarity of language to make sure that we are using understandable, clear and concise language</i>	People should be able to follow and understand the decision-making process. This means that they will be able to clearly see how and why a decision was made, what information, advice and consultation was considered, and which legislative requirements (when relevant) were followed.
Sustainability	<i>With a focus on our built and natural environment, our health, our economy and our heritage</i>	Meeting the needs of the present without compromising the ability of future generations to meet their own needs ⁱⁱ
Inclusion	<i>Capturing our cultural and community diversity. Anything that sets one person or group apart.</i>	Creating access to opportunity, addressing structural inequalities, tackling unconscious bias and developing inclusive organisations ^{iv}
Equity	<i>To help provide support and to give that opportunity to all to be part of this community.</i>	An equitable society is one in which we can all participate and prosper. The goals of equity are to create conditions that allow us to reach our full

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	Community panel description	Proposed definition
		potential. In short, equity creates a path from hope to change ^v Societies who experience higher levels of inequity (a steeper social gradient) also experience higher levels of poor health and wellbeing ^{vi}
Innovation	To help with growth, including creativity, adaption, continuous improvement and efficiency for the City and the greater community, Greater Bendigo, as we continue to evolve and prosper.	The design and implementation of new solutions involving conceptual, process or organisational change, which ultimately aim to improve the welfare and wellbeing of individuals and communities ^{vii}

Principles

Recognise that health is everyone's business:

- health is influenced by a wide range of social, economic, political, cultural and environmental factors. All members of our community have a role in influencing and shaping improved community health and wellbeing. We need to involve the community and people from a wide range of sectors in efforts to improve community health and wellbeing.

Promote social justice:

- everyone deserves equal rights and opportunities, including the right to good health. Many people in our community face barriers to good health that are avoidable and unjust. We need to adopt a social justice approach to address these barriers and focus on access, equity, inclusion and human rights.

Work in partnership:

- To have an impact on the factors that shape the health and wellbeing of our communities, collective efforts by multiple stakeholders are needed. We recognise the importance of working in partnership and continuously improving how we go about it.

Share learning:

- As part of our commitment to working in partnership to improve community health and wellbeing, we recognise the importance of building a culture of learning and inquiry.

Include all ages, abilities, genders and cultures:

- a person's experience is shaped by multiple factors (including gender, ethnicity, class, age, sexuality, geographic location, age, disability and religion). These overlapping characteristics can result in advantages and disadvantages that require attention in our work.

Incorporate universal design:

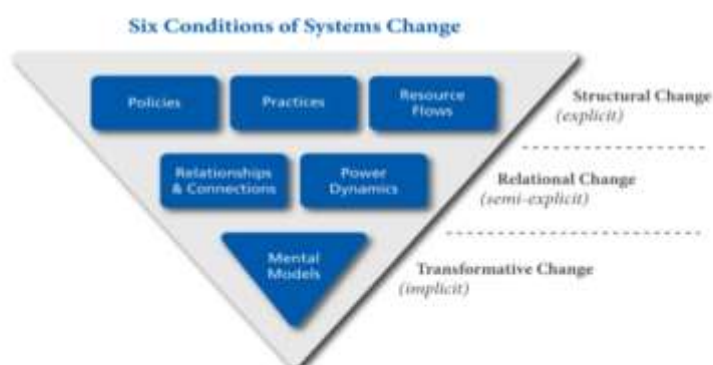
- promote design of an environment so it can be accessed, understood and used to the greatest possible extent; in the most independent and natural manner possible; in the widest range of situations without the need for adaptation, modification, assistive devices or specialised solutions, by any persons of any age, size or having any physical, sensory, mental health, or intellectual ability or disability.

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Approach

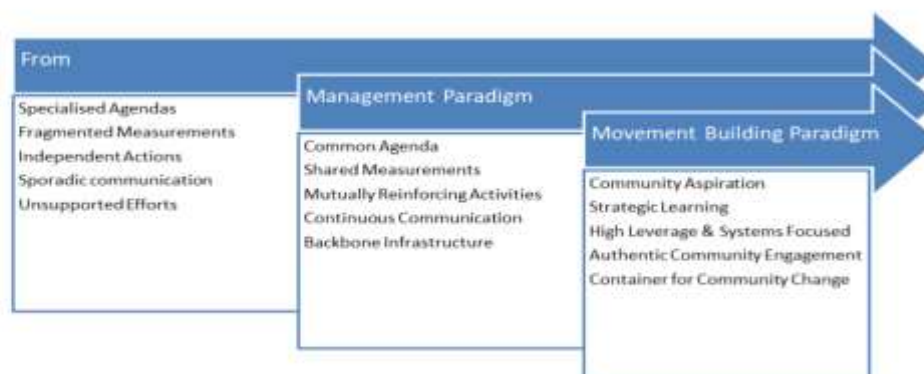
Systems thinking:

- Systems thinking is an approach to problem-solving that views 'problems' as part of a wider, dynamic system. It involves building understanding how things influence one another as part of a whole in order to bring about systems change. Systems change needs to be addressed at a variety of levels.



Collective impact:

- Collective impact brings people together, in a structured way, to achieve social change on complex issues. It is an evolving approach and components include:



Placemaking:

- An approach to the planning, design and management of public spaces that draws on a local community's assets, inspiration and potential to create good public spaces that promote people's health, happiness and wellbeing

Strengths based:

- Approaches that look for opportunities to complement and support existing community or individual strengths and capacities as opposed to focusing on problems or what is lacking.

Risk management:

- The practice of identifying potential risks in advance, analysing them and taking precautionary steps to reduce or minimise the risk.

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Measurement, evaluation and learning (MEL):

- a systematic approach to enquiry to assist decision making. It involves: *Measurement*: ongoing collection of and/or drawing insights from data. *Evaluation*: collecting information and then making a judgement to answer some predetermined and defined questions. *Learning*: integrating data and evaluative thinking to adapt strategies in response to what is learnt

Supports

The following factors support the work we do together across the Greater Bendigo community.

- Shared leadership and strategic thinking
- Community groups and organisations
- Financing and resource allocation
- Media and communications
- Learning and development

MEASUREMENT, EVALUATION AND LEARNING

With the Greater Bendigo Health and Wellbeing Governance Group as the main audience, the purpose of the measurement, evaluation and learning (MEL) approach will be to have readily available data and judgment of that data to inform how the 2021-2025 plan supports our efforts.

Both agile and traditional methods will seek to answer the following key questions:

1. How well does the plan fit with and add value to what is already in place?
2. How well are we upholding our principles?
3. How well are we reflecting our community values?
4. To what extent are the approaches impacting our action areas?
5. What are the impacts, positive and negative; intended and unintended; direct and indirect produced by the plan on people, place and / or planet?

The Governance Group will develop an annual report on progress against these questions.

GOVERNANCE

Improving health and wellbeing is a shared responsibility across all levels of society. Good governance of collective efforts to improve health and wellbeing has itself been identified as an important determinant of health and wellbeing. Managing or solving complex public health challenges requires broad, collaborative and innovative approaches that may demand societal-level change.

Members of the Project Reference Group who guided the development of this plan will become the Greater Bendigo Health and Wellbeing Governance Group. They will meet quarterly to share the outcomes of initiatives, identify opportunities for collaboration, build our collective capability, and discuss new and emerging issues.

¹ Christina Zorbas, Kathryn Backholer and Anna Peeters 'To address social inequities in obesity, let's focus on housing and education' [The Conversation](#)

² Governance Institute of Australia cited in Baum, Frances. 'Governing for Health: Advancing Health and Equity through Policy and Advocacy. 2019. Oxford Scholarship Online. Chapter 9: Local Government and Health Governance.

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ⁱⁱⁱ [International Institute for Sustainable Development](#) (also the definition used in Newcastle 2030 plan)

^{iv} [Victorian Government: Everybody Matters: Inclusion and Equity Statement](#)

^v [Victorian Government: Everybody Matters: Inclusion and Equity Statement](#)

^{vi} [OECD Definition of Social Innovation](#)

14.4. Draft Climate Change and Environment Strategy - release for community consultation

Author	Liam Sibly, Acting Manager Climate Change and Environment
Responsible Director	Vicky Mason, Director Health and Wellbeing +

Purpose

To present the draft Climate Change and Environment Strategy, and seek Council endorsement to commence community consultation.

Summary

The draft Climate Change and Environment Strategy (2021-2026) sets the future direction for Council's actions and investment relating to environmental sustainability. This strategy builds upon the 2016-2021 Environment Strategy, and the updated strategy has incorporated several improvements including: refining the focus of Council's actions; increasing accountability; and strengthening alignment to the forthcoming Council Plan and Municipal Public Health and Wellbeing Plan. The updated strategy also includes a stronger focus on climate change, as a means to elevate Council's response to this critical issue. Collectively, these improvements are endeavoring to enable significant progress for a more sustainable Greater Bendigo.

The draft strategy has been co-designed by staff and consultants - RMCG. The draft strategy has also been informed by feedback collected from the Imagine Greater Bendigo process, advice from the Sustainability and Environment Advisory Committee, and interviews with partner organisations and Traditional Owners.

The combination of staff expertise and community input provide a solid foundation for the development of the draft Climate Change and Environment Strategy (2021-2026). However, it is now time to seek feedback to further refine the draft strategy. A communication and engagement plan has been developed to guide the approach to collect feedback from stakeholders and the community. This includes a three-week community consultation period between 17th August and 7th September 2021.

RECOMMENDATION

That the Greater Bendigo City Council consider the draft Climate Change and Environment Strategy (2021-26) and resolve to advertise it for formal exhibition and submissions from 17 August until 6 September 2021.

Policy Context

The draft Climate Change and Environment Strategy aligns and progresses the following strategic initiatives:

- [City of Greater Bendigo Community Plan 2017-2021](#) - specifically Goal 5 - Environmental Sustainability
- City of Greater Bendigo Community Plan 2022- 2026 - specifically Outcome 5 - *A climate resilient and healthy landscape*
- [Environment Strategy of Greater Bendigo](#) (2016-21)
- Climate and Biodiversity Breakdown resolution (August 2019)

Background Information

The process to review and renew the 2016-2021 Environment Strategy commenced in January 2021. Consultants - RMCG were employed to assist facilitate and co-design the strategy. An internal governance model was established to co-design and oversee the strategy's development.

Councillors have been engaged three times during the process to develop the draft strategy. This includes:

- 26 April 2021 - where the review findings of 2016-21 Environment Strategy were presented to Councillors. The project process and timelines were also presented.
- 28 June 2021 - where the draft targets and flagship projects were discussed with Councillors.
- 2 August 2021 - where the draft strategy and flagship projects were workshopped with Councillors.

Report

Priority/Importance: High

Timelines:

- Commence community consultation on 17th August 2021 and finish on 7th September 2021.
- Collate feedback and refine the draft strategy and present back to Councillors on 27th September.
- Seek endorsement of the Climate Change and Environment Strategy on 18th October 2021.

Report:

The draft Climate Change and Environment Strategy (2021-2026) sets the future direction for Council's actions and investment relating to environmental sustainability. This strategy builds upon the 2016-2021 Environment Strategy, and the updated strategy has incorporated several improvements including:

- developing clear and measurable targets to focus Council's actions and investment;
- aligning the targets to the new community vision for increased 'line of sight' and integration with the Council Plan;
- strengthening governance and reporting arrangements to oversee progress and resource allocation;
- developing new flagship projects to drive high-impact projects; and
- refining the focus of the One Planet Living Framework to 6 actions areas, which includes: Zero Carbon, Circular Economy, Biodiversity and Regeneration, Water Sensitive Bendigo, Sustainable and Active Transport, and Sustainable Food Systems.

The updated strategy also includes a stronger focus on climate change, whereby there are specific targets and actions to mitigate and adapt to climate change. Additionally,

'Climate Change' has been included within the strategy title, as a means to elevate Council's response to this critical issue. Collectively, these improvements are endeavouring to enable significant progress for a more sustainable Greater Bendigo.

The draft strategy has been co-designed by staff and consultants - RMCG, which has resulted in staff developing the strategy's targets and priority actions.

The draft strategy has also utilised the feedback collected from the Imagine Greater Bendigo process, advice from the Sustainability and Environment Advisory Committee, and interviews with partner organisations and Traditional Owners. This includes incorporating the themes identified through deliberative engagement, and the feedback collected via the online survey and listening posts which in turn has informed the design of the targets and priority actions.

The combination of staff expertise and community input provide a solid foundation for the draft Climate Change and Environment Strategy (2021-2026). However, it is now time to seek final community feedback to refine the draft strategy. A communication and engagement plan has been developed to guide the delivery of a three week consultation process starting on 17th August 2021.

Risk Analysis:

The main risks regarding the release of the draft Climate Change and Environment Strategy (2021-2026) include:

1. Budget and implementation risk about creating unrealistic expectations about Council's ability to deliver an ambitious strategy with limited resources. To manage this, resourcing will be identified in the coming months by developing an implementation plan and operational budget for 2022/23 and beyond.
2. Reputational risks about the potential perceptions that the strategy was developed with limited stakeholder and community involvement. This risk will be managed by articulating how community input from the Imagine Greater Bendigo process was used to inform the strategy. The risk will be further managed by holding a stakeholder workshop, which will develop the implementation plan.
3. Reputational risks about the potential perceptions that Council is not acting to the required scale, speed and impact on climate change and biodiversity breakdown. The draft strategy is attempting to address this risk by setting a progressive and ambitious direction for environmental sustainability. Strong leadership from Councillors and staff to implement the strategy will further address this risk.

Consultation/Communication

Internal Consultation:

Governance groups have been established to oversee and co-develop the strategy. This includes:

- A cross-organisational Project Working Group who has co-designed the strategy with RMCG. The PWG has been deeply involved in the thinking and writing of the targets and priority actions.
- A Project Control Group to oversee the strategy's development and assist engage EMT and Council; and

- The Sustainability and Environment Advisory Group to provide input into the strategy's development and provide a direct link to Council

The Operational Leadership Team were engaged in the strategy development, and they identified the 'Be the Change' flagship project.

It is proposed to undertake additional internal engagement in parallel with the external engagement activities.

External Consultation:

The development of the strategy has incorporated feedback collected from the Imagine Greater Bendigo community engagement process. This includes the themes identified in the deliberative engagement process, and the feedback collected via the online survey and listening posts. The community feedback has informed the design of the targets and priority actions in the draft strategy.

A community poll was also undertaken during the Sustainable Living Festival (27 March 2021). This poll asked community members to vote on their favourite Flagship Project'.

Representatives from partner organisations were interviewed about the current Environment Strategy and asked about what the updated strategy should include. The organisations that were interviewed include North Central Catchment Management Authority, Dja Dja Wurrung, Coliban Water, Loddon Campaspe Regional Partnership and Central Victoria Greenhouse Alliance.

Staff from the Dja Dja Wurrung Clans Aboriginal Corporation and Taungurung Land and Waters Council were also consulted. These staff identified the need to appropriately engage Traditional Owners, and they recommended that a 'strategic anchor' be included in the strategy. This strategic anchor will commit Council to undertake a genuine co-design process and to commit to a long term partnership to heal country together.

Resource Implications

The draft Climate Change and Environment Strategy has been developed within current operational budget allowances. It is anticipated that there will be future operational budget bids to support implementation informed by the development of an appropriate action plan.

Budget Allocation in the Current Financial Year: Environment Strategy is currently allocated \$190k per year

Attachments

- A. Draft Climate Change and Environment Strategy (2021-2026)
- B. Communication and Engagement Plan

Attachment A - Draft Climate Change and Environment Strategy (2021-2026)



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Glossary

Circular Economy (CE)	A circular economy designs out waste and pollution, keeps products and materials in use and regenerates natural systems. It aims to create society wide benefits by decoupling economic activity from the consumption of finite resources and designing waste out of the system.
City	City of Greater Bendigo
CO₂	Carbon dioxide, a greenhouse gas
CSIRO	Commonwealth Scientific and Industrial Research Organisation
DELWP	Department of Environment, Land, Water and Planning
E-waste	Electronic waste
Embodied carbon	Embodied carbon means all the CO ₂ emitted in producing materials. It's estimated from the energy used to extract and transport raw materials as well as emissions from manufacturing processes.
EPA	Environment Protection Authority
EV	Electric vehicle
FFG Act	Flora and Fauna Guarantee Act 1988
GDP	Gross domestic product
ITLUS	Integrated Transport and Land Use Strategy
MEPS	Minimum Energy Performance Standards
NCCMA	North Central Catchment Management Authority
PfIR	Power it From the Rooftops
RP	Reconciliation Plan
SDG	Sustainable Development Goals are 17 goals adopted by the United Nations aimed at ending poverty, protecting the planet and ensuring that by 2030 all people enjoy peace and prosperity
UNESCO	United Nations Educational, Scientific and Cultural Organization
VECO	Victorian Electricity Collaboration
VMIA	Victorian Municipal Insurance Authority
VPP	Virtual Power Plant
WSUD	Water sensitive urban design
Virgin materials	Previously unused raw material, such as non-recycled timber, steel or plastic
Zero carbon	No net release of carbon dioxide into the atmosphere

Traditional Owners

The City of Greater Bendigo is located on the traditional lands of the Dja Dja Wurrung and the Taungurung Peoples of the Kulin Nation. They are the traditional custodians of this land. We recognise their continuing connection to land, waters and culture, pay our respects to their elders past and present.

We express our gratitude in the sharing of this land, our sorrow for the personal, spiritual, and cultural costs of the sharing and our hope that we may walk forward together in harmony and in the spirit of healing. Moreover, we are thankful for the knowledge and insight that Traditional Owners and other Aboriginal and Torres Strait Islander people contribute to our shared work.

Dja Dja Wurrung

The lands and waters across the City of Greater Bendigo are and always have been Dja Dja Wurrung Country. Dja Dja Wurrung Country is a mosaic of cultural landscapes crafted over thousands of generations. Cultural landscapes are the product of the skills, traditions, and technology of Djaara (people) and reflect our way of engaging with the world.

Djaara are forest gardeners: the environment is our garden, and our cultural practices are our management tools. Forest gardening, or our contemporary cultural land management, will produce co-benefits to the wider community such as increased biodiversity, landscape restoration and revegetation.

However, current land use and foreign cultural values have resulted in our cultural landscapes being overgrown and turned upside down. Therefore, reinserting Djaara in Djandak (Country) through sole management and joint management arrangements, will restore and heal Crown Land for the benefit of all Greater Bendigo residents. The primary indicator of healthy Country, healthy people and landscape or ecosystem health is Djaara in Djandak.

~ Dja Dja Wurrung Clans Aboriginal Corporation

Taungurung

Taungurung Country is the cultural landscape north of the Dividing Range, bounded by the Campaspe River in the west, and the Ovens River in the east. The Taungurung People have always cared for Country, and our knowledge and skills are deeply bound in our cultural practices. Taungurung People know what Country needs to be healthy.

Taungurung People have cultural law to carefully care and protect our clans and Country. These cultural practices have allowed us to live in harmony with Country for millennia. We have provided food and fibre to meet the needs of our People and keep Bunjil's creations abundant and healthy.

Colonisation dispossessed and oppressed Taungurung People and destroyed Country and food systems, yet our People remain resilient and proud. Our People have never ceded our intrinsic rights and obligations to care for Country, Culture and People.

The Taungurung Land and Water Council are determined to Heal Knowledge and Heal Country, so that Taungurung People and cultural practices are embedded throughout the cultural landscape. Supporting self-determination is a fundamental act to reconciliation.

~ Taungurung Land and Water Council

This strategy

This Strategy is an investment in regenerating and protecting our natural environment, but it goes beyond that. It is an investment that will improve community health and resilience, reduce power bills, increase the attractiveness of our landscapes, reduce pressures on social services and hospitals, increase economic opportunities and secure our local food network.

This Strategy was developed in consultation with the community of Greater Bendigo, agencies, stakeholders, and Council staff.

The Climate Change and Environment Strategy has six action areas, which collectively contribute to all seven outcomes in the Council Plan. The contribution of the City of Greater Bendigo Climate Change and Environment Strategy to achieving our community vision is to: reach **zero carbon** emissions, create a **circular economy**, have an **active and sustainable transport** network, support **sustainable food systems**, have **water sensitive** places and communities, and **regenerate biodiversity** in natural environment and green spaces.

Vision

The 2021-26 Climate Change and Environment Strategy has been designed to align with the community vision for Greater Bendigo. This recognises that the success of Greater Bendigo is inextricably tied to the health of our environment and the sustainability of our systems. Without these, we cannot have a healthy, sustainable and prosperous community.



A shared effort

This Strategy was developed in consultation with the community of Greater Bendigo, agencies, stakeholders, and Council staff.

Development of the strategy commenced with a review of 2016-2021 Environment Strategy. We consulted with councillors and staff from across the organisation and external stakeholders such as Traditional Owners, government agencies and community groups about Council's progress to date. This gave us a strong foundation for areas where we could improve for the next five years.

To inform the content for the strategy, we reflected on the community engagement from Imagine Greater Bendigo including the new Community Vision. We further talked with our stakeholders and partner organisations to identify opportunities for alignment to achieve shared goals. This included: Dja Dja Wurrung Clans Aboriginal Corporation, Taungurung Land and Waters Council, Department of Environment, Land, Water and

Planning, North Central Catchment Management Authority, Regional Roads Victoria, Coliban Water and Central Victorian Greenhouse Alliance.

We also established a project working group of experienced professionals across Council to co-write this strategy. That included staff who work in the fields of health and wellbeing, biodiversity, parks and open space, transport, economic development, emergency management and climate change. Together we wrote and contributed to the goals, actions, and targets in the Climate Change and Environment Strategy.

Once developed, the Strategy was released by Council for broader community consultation.

This approach enabled us to seek the input of all our stakeholders, our staff, and our Greater Bendigo community. This Strategy ensures that Council can advocate for change, influence stakeholders to achieve our shared goals and change what is within our control

Evolved One Planet Living Framework



The 2016-2021 Environment Strategy was designed using the One Planet Living principles as a framework for action. The One Planet Living principles, developed by Bioregional, are based on the understanding that environmental sustainability is more than protecting the natural environment.

While all ten principles are considered in the Climate Change and Environment Strategy, the strategy will focus on the six action areas shown on the left. The

sustainable buildings and materials being consolidated into zero carbon and circular economy.

The other three One Planet Living principles (shown below) have been incorporated into the Climate Change and Environment Strategy principles, which shaped the development of goals and targets:

- Health and happiness
- Equity and local economy
- Culture and community

This approach will allow the Climate Change and Environment Strategy to complement rather than overlap with other key Council strategies like the Economic Development Strategy and the Health and Wellbeing Plan.



Principles

Each action area in the renewed Climate Change and Environment Strategy has been developed to ensure positive contribution to consideration of the following three **One Planet Living** principles:

	Health and happiness	Encouraging active, sociable, meaningful lives to promote good health and well being
	Equity and local economy	Creating bioregional economies that support sharing, equity, diversity, employment, emergency response, and fair trade
	Culture and community	Respecting and reviving local identity, wisdom and culture; encouraging the involvement of people in shaping their community and creating a new culture of sustainability

This strategy has also considered the **principles within the Local Government Act 2020**, in particular:

- Priority is given to achieving the best outcomes for the municipal community including future generations
- Economic, social, and environmental sustainability of Greater Bendigo (including climate change risk) is promoted
- Regional, state, and national plans are considered
- We consider the resources needed for effective implementation
- Strategic planning addresses the Community Vision
- The community is engaged in strategic planning and strategic decision making
- That innovation and continuous improvement are to be pursued
- We provide for ongoing monitoring of progress and regular reviews to identify and address changing circumstances and achievements¹

And finally, the strategy has been developed to uphold the five endorsed **community values within the Community Plan (2021-2025)**:

Transparency Sustainability Inclusion Innovation Equity

¹ Local Government Act 2020 principles (not all are listed)

Sustainable Development Goals

The United Nations Sustainable Development Goals (SDGs) set global 2030 targets for all countries aimed at ending poverty, protecting the planet, and ensuring that by 2030 all people enjoy peace and prosperity.

In September 2015, Australia was one of 193 countries to commit to the Sustainable Development Goals (SDGs). All stakeholders, including governments, civil society and the private sector, are expected to contribute to the realisation of these goals.

As such, each of the action area of this strategy contains a figure describing which SDGs they contribute to.



The case for investing in action

Greater Bendigo is an attractive and welcoming regional city surrounded by rural settlements. We have beautiful city parks, access to forests, a diverse economic base, growing population and a nationally acclaimed arts and culture scene.

Our communities, like other communities around the world, continue to be confronted by challenges associated with climate change, loss of biodiversity, depletion of natural resources, landfill closure and water scarcity.

In the first Environment Strategy, released in 2016, the City recognised that the challenges that confront us are not only a threat to the health of the natural environment, they also threaten human health and the wealth and liveability of our city and settlements.

This strategy has been designed to contribute to the whole community vision of Greater Bendigo, not just the aspects relating to environmental sustainability. It considers ways to achieve equity while reaching zero carbon, inclusion while restoring ecosystems, Aboriginal reconciliation while fostering sustainable food systems.

Greater Bendigo is already seeing the vast benefits that came from enacting the 2016 Environment Strategy. In partnership with community and other stakeholders, the City has invested in initiatives like Greening Greater Bendigo, bike paths along urban corridors, supported Dja Dja Wurrung to heal water at Wanyarram Dhehk, and commenced food and organics kerbside collection. These initiatives are changing our communities for the better, socially, economically, culturally and environmentally.

Council's investment in environmental sustainability is certainly an investment in regenerating our natural environment, but it goes beyond that.

This strategy is an investment that will improve community health and resilience, reduce power bills, increase the attractiveness of our landscapes, reduce pressures on social services and hospitals, increase economic opportunities and secure our local food network.

There is still a lot to do if we are to meet the challenges of our times and avoid the worst of the negative outcomes, but if we act now, we will reap the benefits. Each chapter of this strategy contains a case for investment and action in zero carbon, circular economy, sustainable and active transport, sustainable food systems, water sensitive Bendigo and biodiversity and regeneration.



Climate change & biodiversity risk and action

For thousands of years, a stable climate allowed humankind to flourish due to regular seasons for food production and natural reproductive cycles. This is now changing, and climate change and biodiversity breakdown now threatens the ecosystems that support life on earth. We need to act now to reduce human impacts to climate whilst also protecting and restoring our ecosystems.

How does this affect the City of Greater Bendigo?

Local Councils are at the forefront of climate action and under the new *Local Government Act 2020*, it is a requirement that all Councils consider climate and environment risks, including mitigation and planning for climate risks. These considerations must be embedded across Council's services, strategies, policies and processes.

In August 2019, the Council passed a resolution seeking urgent action to avoid the worst impacts of climate change and biodiversity breakdown. The resolution recognised that the climate change will pose a serious risk to the health and wellbeing of the people of Greater Bendigo, especially to the vulnerable and disadvantaged members of our community.

This strategy has been designed to support action to mitigate against climate change through reducing carbon emissions and sequestering carbon. It further includes action to adapt to climate change, as our communities and ecosystems must transition to a harsher climate. By adapting early, we can reduce our exposure to climate risks. Failure to do so, will exacerbate risks for current and future generations. This strategy along with the climate and environment working group will provide a strong base for Council to plan and communicate climate risk.

Climate Change impacts

Greater Bendigo has already experienced an increase in temperatures in recent decades and it will continue to get warmer and drier into the future. Greater Bendigo will also experience more extreme weather, increased bushfire risk and intense storms yet less annual rainfall. Figure 1 shows the projected climate change impacts for Greater Bendigo.

The impacts of climate change have far-reaching implications to human health, natural systems, economics and communities. Below and overleaf describes specific impacts to key sectors of our community.



Figure 1: Greater Bendigo future climate projections²

Human health impacts

Human health and life will be directly impacted by climate change, extreme heat and prolonged heatwaves are major risks to the mortality of the elderly and vulnerable members of our community. Reducing urban heat through planting street trees, constructing and retrofitting well-designed buildings and developing urban wetlands are just some of the required adaptation actions to cool urban areas.

Financial impacts

The Victorian Municipal Insurance Authority - the Victorian Government's insurer and risk adviser, points out that climate change risks include both physical risks and transition risks³ to any organisation or community. Both have flow-on financial impacts, across the categories of revenues, expenditures, assets and liabilities, and capital and financing.

² Projections from (Clarke JM, Grose M, Thatcher M, Round V & Heady C. 2019. Loddon Campaspe Climate Projections 2019. CSIRO, Melbourne Australia)

³ VMIA, Climate Change Risk Management Guide

Physical risks arise from changes in the frequency and severity of extreme weather events and long-term changes in weather patterns.

Transition risks arise from social and economic changes associated with adjusting to the low- carbon economy including policy, legal, technology, market, reputation, social and financial risk.

For Greater Bendigo, longer-term economic impacts of climate change include increased costs to maintain green spaces, faster deterioration of infrastructure and higher costs for water dependent industries. This strategy incorporates ways to adapt to a warmer drier future and to use the challenges as an opportunity to create a zero carbon economy.

Economic impacts

The industries most vulnerable to the effects of climate change are similar to those affected by Covid-19 economic risks and economic disruption risks. They include: agriculture, construction, manufacturing, tourism and mining sectors. Aside from manufacturing, these industries are not the key industries in Greater Bendigo⁴. Greater Bendigo, therefore, is well placed to plan ahead and support the continued development of a low emission economy. Deloitte Access Economics⁵ estimated that Australia's low emission economy is worth \$680 billion and would consist of 250,000 extra jobs by 2070 (Australia wide figures).

The economic impacts of both the physical risks and transition risks and their compounding effects on health and wellbeing will need to be considered in all future planning. Climate change damage impacts how land is used, how people work and how money is spent.

"Climate change is not a scenario. It is the baseline for decision making."

- Deloitte Access Economics, 2020

Food supply impacts

Food supply systems may be temporarily disrupted by extreme weather or become permanently unviable due to long-term climate shifts, contributing to food insecurity and lost livelihoods. Evolving our food systems to be more resilient to climate change

⁴ <https://www.rdv.vic.gov.au/victorias-regions/bendigo>

is a critical adaptation action, while modifying our eating preferences to choose more locally based and plant rich diets is a critical climate mitigation action.

Biodiversity and disease impacts

Shifting climate patterns further risk the natural reproductive cycles of our ecosystems. The extent of impacts are not yet fully known but have potential to contribute to a significant decline in biodiversity. This shift may result in further extinctions of native fauna and flora, whilst seeing an increase in disease carrying insects like mosquitoes and lead to an increase in infectious diseases. To reduce these ecosystems impacts and the associated impacts to human health, there is an urgent need to restore habitats and manage threats to biodiversity. This includes trialling novel conservation approaches such as rewilding and supporting regenerative land practices.

Mental health impacts

For First Nations people, landscape degradation, loss and disruption of native bush foods and medicines has a detrimental impact on physical, mental and spiritual health. In fact, the mental health and wellbeing of all people is negatively impacted by ecosystem decline, heatwaves and extreme weather that prevent cultural and social events, limit access to natural places or damage infrastructure, community services and recreation facilities.

Compounding social factors

Social factors further compound climate change impacts. Factors such as age and gender, health status, socioeconomic status, access to public services and transportation, social capital and housing infrastructure will influence the extent to which climate change impacts are felt by individuals and communities. This demonstrates that the impacts of climate change will not be shared uniformly across communities and the more vulnerable populations are likely to be most impacted. This includes people with disabilities and pre-existing or chronic medical conditions, low-income earners, those with limited English, First Nations people, children, pregnant women and the elderly.

⁵ A New Choice Australia's climate for growth. Deloitte Access Economics, November 2020

A lot has changed in 5 years...

In the last five years, there has been substantial policy and legislative reform, which has changed the operating context for managing our natural environment. This includes:

Legislative reform:

- Local Government Act 2020
- Water Act Amendment 2019
- Environment Protection Amendment Act 2018
- Climate Change Act 2017
- Flora and Fauna Guarantee Amendment Act 2019
- A New Victorian Waste Authority (in development)

New plans and strategies:

- *Protecting Victoria's Environment – Biodiversity 2037*
- *Recycling Victoria: A new economy*
- *Loddon Mallee Renewable Energy Roadmap 2020*
- *Strategic Directions Statement for the Coliban Integrated Water Management Forum 2018*
- *Victoria's Climate Change Adaptation Plan 2017*
- *Water for Victoria – Water Plan 2016*
- *Victorian Waterway Management Strategy 2013*
- *Our Catchments Our Communities 2016-19*

New Council plans and strategies:

- *Public Space Plan*
- *Food Systems Strategy*
- *Walk, Cycle Greater Bendigo*
- *A Stronger Greater Bendigo*
- *Barpangu: Reconciliation Plan*
- *Health and Wellbeing Plan*
- *Greening Greater Bendigo*

WHAT IMPACT DOES THIS HAVE?

The legislative reforms are making sure we have the right frameworks and controls in place to protect our land, waterways, and biodiversity.

The new plans and strategies are setting goals, targets and actions for improving our ecosystems, health and wellbeing and the way we use our natural resources. These frameworks are important advocacy tools and for keeping us on track to mitigating the impacts of climate change.

Governance & accountability

The goals of the Climate and Environment Strategy rely on a long-term commitment and shared responsibility. Effective governance is required to oversee successful implementation.

The governance process designed for this Strategy will enable ongoing monitoring, evaluation and reporting on our progress. It will further coordinate resources and investment. Collectively these steps will sustain effective action over the longer term.

This section outlines the governance arrangements which will be complemented by the monitoring and evaluation and implementation planning.

ROLES AND RESPONSIBILITIES

The **climate and environment working group** is a dedicated group made up of representatives across the organisation. Their role is to support implementation and collaboration across the organisation. They will also support the design, delivery and collation of quarterly and annual reporting against the implementation plan.

The Working Group will be chaired by a member of the Executive Management Team. The Working Group will:

- Provide guidance and implementation support to staff
- Provide a quarterly report to EMT on the execution of the annual implementation plan
- Provide oversight of the development of an annual implementation plan
- Provide an annual report to Council about the progress on goals, targets and interim targets
- Seek advice from the community, agency and sector partners regarding implementation and renewal of annual implementation plans, primarily through Sustainability and Environment Advisory Committee (SEAC)



Implementation and renewal

Successful implementation of the strategy requires the combination of long term and annual monitoring, and regular evaluation so that actions can be continuously improved. This section describes the annual cycle to renew the implementation plan (Figure 1), and the longer term lifecycle to update the strategy every five years (Figure 2).

The Climate Change and Environment Strategy will be delivered via a rolling annual Implementation Plan that sets actions focussed on achieving the interim targets. The current Implementation Plan is shown in Appendix 1 (in development).

The annual monitoring and reporting of the strategy's implementation is to ensure we understand our progress and adapt to the shifts in the operating environment and broader context. Detailed monitoring, evaluation and reporting arrangements are outlined in Appendix 2 (in development).

The Working Group will report progress on actions quarterly to the Executive Management Team and report to Council annually on progress and achievement of goals and targets. The Annual report will be made available to the community.



Figure 2: Annual implementation and renewal

2021-26

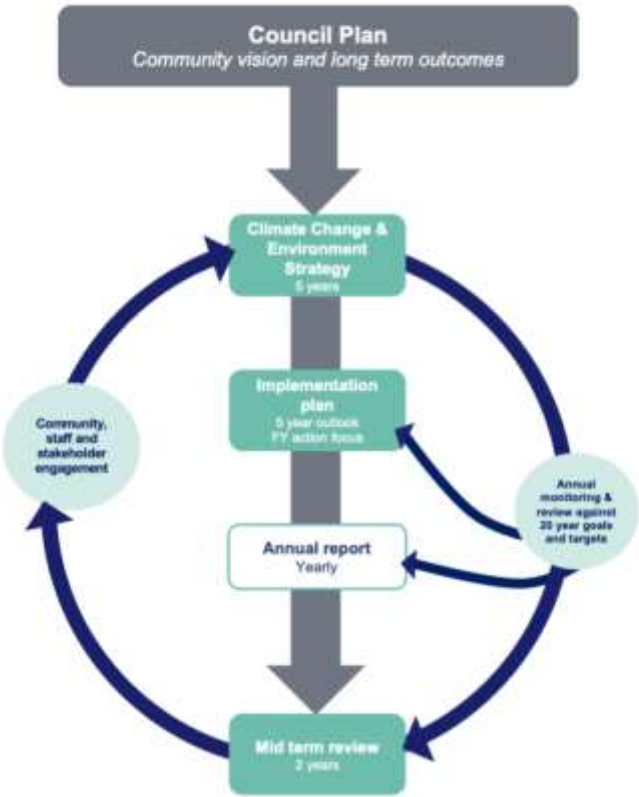


Figure 3: Climate change and Environment Strategy implementation

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Monitoring and evaluation

Council is committed to monitoring and evaluation, as this formalises the collection of learnings from the implementation of the strategy. It further enables continuous improvement, as collected learnings will inform future actions.

The evaluation of the strategy will be guided by the following themes and key evaluation questions (KEQs).

- **Strategy design** - Strategy design focuses on whether the governance and actions were appropriately designed to deliver the intended targets (and goals)
 - *KEQ 1: Was the design of the Strategy appropriate to deliver the intended outcomes?*
- **Strategy implementation** - Strategy implementation focuses on whether the actions of the Strategy were delivered as planned and seeks to identify how these approaches have ensured efficient and cost-effective delivery.
 - *KEQ 2: To what extent have the Strategy actions been delivered as planned?*
 - *KEQ 3: To what extent was the delivery good value for money?*
- **Strategy impact** - Strategy impact focuses on what the Strategy has achieved to date against the intended targets (and goals). At the end of the Strategy term, the focus is also on the legacy of the program and to what extent the impact of the actions will extend beyond the life of the Strategy (long-term outcomes).
 - *KEQ 4: To what extent did the actions lead to the achievement of the targets (and interim targets)?*
 - *KEQ 5: What impact will the actions have beyond the life of the Strategy?*



Flagship projects 2021-26

The following five flagship projects have been chosen for this strategy to lead and inspire municipal-wide action to achieve the goals of the Climate Change and Environment Strategy. Each project will have multiple benefits for our environment and communities.

Flagship projects are designed in consultation with the community and council partners to get the highest impact in multiple action areas, with multiple stakeholders. They are designed to support long term outcomes that inspire broader change. These flagship projects will be used to focus council's efforts as we work towards the goals of the Climate Change and Environment Strategy.

Flagship Project 1: Reimagining Bendigo Creek

Flagship Project 2: Healing Country Together

Flagship Project 3: Be the Change

Flagship Project 4: The Greater Bendigo Climate Collaboration

Flagship Project 5: Showcase Sustainable Developments



2021-26

FLAGSHIP PROJECT 1: REIMAGINING BENDIGO CREEK

In 2016, *Reimagining Bendigo Creek* marked the beginning of a process of renewal, understanding and connection over many generations, which aims to create a healthier, more inclusive, more connected and more beautiful creek. In 2020, the *Reimagining Bendigo Creek* plan set a vision to restore the health of the Bendigo Creek and the surrounding catchment. It further included goals to create connections to the creek and celebrate Dja Dja Wurrung and migrant cultural values along the creek.

The purpose of this flagship project is to continue that work and implement the plan that was co-designed by the community, Dja Dja Wurrung, City of Greater Bendigo, North Central Catchment Management Authority, Department of Environment, Land, Water and Planning, Coliban Water and other agencies.



2021-26

Over the next five years, we will focus on

- Securing investment including advocating for priorities in the Reimagining Bendigo Creek prospectus
- Undertake investigations and works that restore the creek and catchment, including adjoining tributaries. The works will be jointly implemented by the Dja Dja Wurrung, City, relevant agencies, local schools & community groups.
- Creating and enhancing cultural values along the creek, for greater identity and tourism appeal
- Planning and building cycling and walking infrastructure along the creek lines – including the low line



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FLAGSHIP PROJECT 2: HEALING COUNTRY TOGETHER

Greater Bendigo landscapes have undergone significant environmental disruption and fragmentation from mining and land clearance. The Healing Country Together flagship project is about fostering connections between our communities and the natural environment so that we can all become stewards of biodiversity and landscapes. It will involve partnerships between communities, Traditional Owners and agencies, so that we can all heal Country together.

This flagship project aims to regenerate biodiversity, connect more communities with nature and support the self-determination of Dja Dja Wurrung and Taungurung people to heal Country. The project will contribute to the goals in the Country Plans for Taungurung and Dja Dja Wurrung, and deliver some of the biodiversity, water and sustainable food goals in this strategy.

The project will foster self-determination by initially facilitating co-management of public land, and then progressively transitioning to long term sole management. In doing so, this project will strongly contribute to reconciliation and support implementation of Recognition and Settlement Agreements, through Traditional Owner employment and empowerment. It will also directly support Traditional Owners to achieve the aspirations of their Country Plans.

Healing Country Together will produce a range of benefits including increased biodiversity and pollination, landscape restoration and revegetation, revitalising traditional food and fibre plants and improved fire management. It will support communities to connect with nature and regenerate biodiversity in urban, rural and bush landscapes.

During this project we will:

- Facilitate a co-design process with Taungurung and Djaara, Council and relevant agencies to identify public land of interest, management aspirations, opportunities to foster community stewardship
- Partner with communities, Traditional Owners, Parks Victoria, DELWP and NCCMA to identify opportunities to better connect people with natural places through regeneration
- Support community groups, agencies, Taungurung and Dja Dja Wurrung to connect with nature and do healing works on Country
- Restore and nurture Country by planting native species, including bush tucker and medicine plant species
- Monitor the current condition of waterways, landscapes, flora and fauna using both Western Science and Traditional Ecological Knowledge



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FLAGSHIP PROJECT 3: BE THE CHANGE

The consultation messages for the Greater Bendigo Council Plan were clear: our community expects Council to play a leadership role in prioritising climate risk, environmentally sustainable design and the sustainability of council infrastructure.

Be the Change is a flagship project to garner and catalyse the expertise of our staff to drive and demonstrate resource circularity, sustainable water, sustainable food, zero carbon, sustainable transport, regeneration and biodiversity. And in doing so, we will play a leadership and support role in our community and with our partners.

Council will run an internal, cross-council sustainability project to support our units to identify and implement opportunities to increase sustainability across everything we do. This will include: reducing, reusing and sourcing circular resources; making buildings energy efficient and powered by renewable energy; and increasing biodiversity outcomes in council projects.

Economist Mariana Mazzucato⁶ points out that, contrary to many opinions, the public plays a crucial role in supporting and seeding innovation. Through this project, the City of Greater Bendigo will support our communities, businesses and partners to take action and invest in innovation following public sector investment.

This flagship project involves:

- Growing an internal culture and capability to drive and demonstrate sustainable outcomes
- Audit and assessment of Council's buildings and infrastructure from climate resilience and sustainability perspectives
- Planning, designing and implementing buildings and infrastructure retrofits
- Assessment of Council's systems and policies to identify improvements and efficiencies in line with the goals of this strategy
- Supporting innovation and design thinking to identify new ways of working.

⁶ <https://marianamazzucato.com/books/the-entrepreneurial-state>



FLAGSHIP PROJECT 4: THE GREATER BENDIGO CLIMATE COLLABORATION

Greater Bendigo is a thriving, self-contained regional centre with a history of innovation and a goal to become the world's most liveable city. With clear goals, funding, projects and partnerships, Greater Bendigo will reap the economic, social and environmental rewards of the quickly approaching global shift to a zero-carbon emissions economy and will play its part in avoiding the worst impacts of a changing climate.

The Greater Bendigo Climate Collaboration is a flagship project that aims to mobilise communities, organisations and agencies within Greater Bendigo to be zero carbon by 2030. It has four levels of collaboration:

- **Households:** 1,000 local households working together to create climate action plans to achieve the 2030 target. These plans will include actions to reduce household emissions. Households will receive support and encouragement to get involved in local community climate projects.
- **Organisations:** Support 100 businesses, schools and organisations to create climate action plans and commit to the 2030 target.
- **City-wide Projects:** Bringing Greater Bendigo together in key sectors of the local economy to enhance, create and fund city-scale collective climate projects
- **Regional Advocacy:** Bringing together councils from the Loddon Campaspe regional network to create and design the top 10 regional-scale climate projects to advocate for.

The project aims to make real change by building a zero carbon economy for Greater Bendigo and the surrounding region. The transition to zero emissions will mean significant investment and returns for our local economy including our energy, transport, food, waste and building sectors. It will further result in the protection and restoration of our local biodiversity through carbon and landscape restoration investments.

The project will involve:

- Seeking financial partners to support the collaboration and project financing
- Working in partnership with community organisations to increase equity and community ownership
- Working with 1000s of homes & 100s of businesses to make zero carbon plans
- Banding together with organisations across different sectors of the economy to design and deliver city-scale projects that will achieve zero carbon economy
- Hosting a Greater Bendigo Climate Summit in late 2022 with inspirational climate speakers and a climate festival to celebrate progress, make public commitments to zero carbon and announce city-wide projects
- Working with Loddon Campaspe regional councils to collectively design and advocate for the top ten regional projects to support zero carbon
- Providing two years of support for implementation of household and organisation actions plans, city-scale projects and regional project advocacy



2021-26



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FLAGSHIP PROJECT 5: SHOWCASE SUSTAINABLE DEVELOPMENTS

Population and economic growth in Greater Bendigo present interlinked challenges and opportunities for community development, housing affordability, services and the environment.

The Showcase Sustainable Developments flagship project will see Council partner with the community, business and government sector to plan, design and build sustainable developments. The developments will be on surplus council land and demonstrate four or more of the One Planet principles of environmentally sustainable design, zero carbon, water sensitive urban design, sustainable and active transport, circular economy and urban food and biodiversity.

One priority development will showcase an affordable residential development. At least one other will showcase a commercial or industrial development. Our showcase developments will give Greater Bendigo a legacy of high-quality developments that demonstrate our community vision for a welcoming, sustainable and prosperous community.

The project will involve:

- Investigating partner opportunities with affordable housing providers, developers and government agencies
- Investigating surplus land appropriately located to support the selected project
- Designing an innovative financing and delivery model.
- Collaborating for the planning and design of the development
- Preparing a manual to deliver future, low impact developments achieving zero carbon, circular economy sustainable and active transport and sustainable food and water sensitive Bendigo principles.



2021-26



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Action areas

The Climate Change and Environment Strategy has six action areas, which collectively contribute to all seven outcomes in the Council Plan.

The goals and targets in each action area has been set by council in consultation with community, business and agency partners to ensure we can achieve our community vision

*Greater Bendigo celebrates our diverse community.
We are welcoming, sustainable and prosperous.
Walking hand-in-hand with the Traditional
Custodians of this land. Building on our rich heritage
for a bright and happy future.*

~ City of Greater Bendigo community vision

This section outlines the 2036 goals and targets for the life of this strategy in each action area:

ZERO CARBON

CIRCULAR ECONOMY

SUSTAINABLE & ACTIVE TRANSPORT

SUSTAINABLE FOOD SYSTEMS

WATER SENSITIVE BENDIGO

BIODIVERSITY AND REGENERATION



Zero carbon

Zero carbon is about reducing carbon emissions as quickly as possible, and thus contributing to climate change mitigation. The City is not only committed to achieving zero carbon, we will facilitate energy equity, carbon sinks, and locally owned power.

	2036 GOALS	2026 TARGETS	2036 TARGETS
COUNCIL	Zero carbon from Council operations by 2030	- No new gas connections in new council buildings built after 2021 60% of council small and medium-sized owned and operated buildings transitioned off-gas 90% of Council owned buildings have solar systems installed 35% of lightweight fleet is electric 15% of heavy plant vehicles are electric	- All council owned buildings powered by 100% renewable locally generated electricity 100% electric lightweight and heavy vehicle fleet - Leverage \$100 million investment in local regenerative projects that bring Greater Bendigo community beyond net zero - Purchase 25% fewer offsets than in 2031
COMMUNITY	Zero carbon across Greater Bendigo community by 2030	- Program for local regenerative offsets established 40% households and commercial businesses have solar system installed - Electric vehicles represent 20% of all cars in Greater Bendigo - No gas connection in new subdivisions (e.g.no option to connect) - One Zero carbon new development	- Community and business don't use fossil fuel for stationary energy 50% community ownership of local renewable energy (incl commercial solar and wind and community generation) - Greater Bendigo passenger and fleet vehicles don't use fossil fuels 500% of the region's 2021 energy demand through local generated renewables



Why we need to act

The Greater Bendigo community is currently responsible for more than 1.8 million tonnes of carbon emissions per year. To achieve zero carbon, we need to continue reducing our emissions by focussing on the source – gas, electricity, fuel and the materials we use. We can reduce our emissions by transitioning away from fossil fuels, increasing our renewable energy generation to power our facilities and purchasing offsets.

While the City has little direct control over emissions generated by the community, we can act on behalf of our communities to influence change, and we can show leadership and support our community to transition to net-zero emissions.

Current initiatives, policy and strategic direction

In May 2021, the City was proud to join 45 other Victorian Councils in announcing the Victorian Energy Collaboration (VECO) - a joint contract to purchase renewable energy and Australia's largest ever project by local government. The 46 Councils have pooled investment of 240 gigawatt hours of renewable electricity, reducing greenhouse emissions by 260,000 tonnes of carbon dioxide per year. For the City, this means we have shifted all our purchased electricity to 100% renewable, at a lower cost than business as usual. The project demonstrates the value of local governments working together and highlights that large-scale collaboration is possible to transition to a renewable energy future and address climate change.

With this step change to renewable energy, the City's focus now turns to electrification of all buildings and fleet so that all the energy we use can be 100% renewable. And we look further, to the building materials we use and how the planning scheme can deliver healthy, resilient and sustainable buildings and new subdivisions.

The benefit of investing⁷



Health and happiness

Research into the economic and social benefits of zero carbon cities shows that direct investment into low carbon projects reduces health and energy costs. For example:

- The community health benefits of improving indoor air quality can be more than 10 times the value of energy savings, especially important in the context of a pandemic
- Staff in energy-efficient buildings have been found to be more productive due to a healthier working environment and less illness

Up to half of the total benefit of building retrofit programs are in the form of improved health, thermal comfort and living conditions – particularly for more vulnerable groups in the community.



Equity and local economy

Achieving zero carbon will build a more competitive local economy and create high-quality jobs. The focus on energy equity in this strategy will increase energy efficiency and improve access to affordable energy for low income homes.

Supporting local ownership and control over energy generation and supply will contribute to a more competitive energy market, bringing down costs for our community and council operated facilities and homes.

In the long term, a Zero Carbon Greater Bendigo will reduce liability risks and costs to Council and ratepayers, by preparing for climate impacts.



Culture & Community

Collectively reducing our emissions will foster communities to move toward more sustainable lifestyles. Exchanging knowledge and skills amongst neighbours and local communities about how we can live a zero carbon lifestyle will increase our confidence and community connections.

⁷ Gouldson, Sudman, Khreis & Papargyropoulou (2018), The Economic and Social Benefits of Low-carbon Cities - A Systematic Review of the Evidence, The University of Leeds

WHAT COUNCIL WILL FOCUS ON FOR 2021-2026

- Purchase all electricity used by Council owned and operated facilities from 100% renewable energy via VECO (2022).
- Facilitate and plan for the transition to locally generated renewable energy power supply.
- Install solar panels on Council owned buildings via Powering from the Rooftop program.
- Progressively remove existing gas appliances from Council owned buildings (including those run by community) and replace them with electric alternatives.
- Set policy mandating no new gas connections installed in Council owned and operated buildings.
- Progressively replace Council's petrol and diesel vehicle fleet to be electric vehicles.
- Install Electric Vehicle charging stations at selected Council sites powered by renewable energy.
- Purchase offsets for other emissions to reach 2026 Target, including offsetting emissions from fleet, landfill and gas.
- Raise awareness and support community groups to share information about designing and retrofitting homes to be zero carbon.
- Identify and retrofit Council owned buildings to maximise renewable energy generation and energy efficiency.
- Partner with North Central Catchment Management Authority and other stakeholders to explore and develop local carbon offset schemes

WHAT COMMUNITY AND PARTNERS CAN DO

- Participate in the Greater Bendigo Climate Collaboration, including developing and implementing zero carbon plans
- Retrofit homes with energy efficient appliances and fixtures; install solar panels and batteries; and progressively remove gas appliances at the end of their working life.
- Support Bendigo businesses to transition to 100% renewable electricity and increased energy efficiency
- Support locally owned renewable energy generation and storage projects, including
 - via the Greater Bendigo Climate Collaboration flagship project
 - Partnering with housing agencies
 - Solar Savers – zero interest loans for solar.
 - Australian Energy Foundation
- Advocate for the community partnership in renewable energy development projects (e.g. solar farms require 20% local community ownership)
- Advocate for
 - Victorian Renewable Energy target
 - Finance products and options for low-income households to gain access to renewable energy and housing upgrades
 - Minimum rental energy efficiency standards for rental housing
 - Minimum Energy Performance Standards

Carbon offsets

Carbon offsets are certificates that represent emission reductions that have occurred elsewhere. They drive investment into emission reduction projects that would not have occurred otherwise. Council purchased carbon offsets to achieve our 2020 target and will continue to purchase offsets as we also take action to electrify buildings and fleet. Purchasing carbon offset certificates allows us to accelerate our progress toward net zero emissions for Council operations.

Circular economy

It is time for Greater Bendigo to transition to a circular economy. A circular economy aims to revolutionise the cycle of production, consumption and disposal, by designing out waste and pollution. It will do this by keeping products and materials in use and regenerating natural systems. With good design and effective recovery of materials, we can avoid waste and create new industries.

	2036 GOALS	2026 TARGETS	2036 TARGETS
COUNCIL			
Zero recoverable waste from Council operations		35% reduction in Council's 'general waste' production (baseline of 3420t/y general waste from 2020) - Zero organics to landfill from the Council 25% reduction in the 'embodied carbon' footprint of Council operations - Reused and recycled content products and materials are a standard part of project design and service delivery	90% reduction in Council's 'general waste' production (baseline of 3420t/y general waste from 2020) - Zero organics to landfill from the Council 50% reduction in the 'embodied carbon' footprint of Council operations - Council use reused and recycled content products and materials in all projects
COMMUNITY			
A well-established circular economy with zero recoverable waste to landfill		- Zero organics to landfill from the region 72% of region's 'waste' diverted from landfill - Council has established 'Circular Economy Hubs'	- Zero recoverable resources (including organics) sent to landfill from the region - Reduce material consumption to 7.2 tonnes per person per year (baseline in 2020 was 34.8 tonnes per person per year) - All products and materials in Greater Bendigo have recycled or reused content - Exceed Victorian Government's targets of 80% waste diversion from landfill and 15% per capita reduction in waste production



Why we need to act

All levels of government in Australia face a challenging future when it comes to dealing with the end-of-life materials currently known as 'waste'. This challenge is influenced by Australians' high level of consumption and disposal of 'waste', along with Australia's previous reliance on exporting our 'recycling' waste. However, in 2017 China decided to stop accepting recycling waste, which has forced Australia's waste and recycling industry to rapidly change its approach. A raft of state and national strategies have been prepared to inform this transition.

For Greater Bendigo, the imminent closure of Eaglehawk Landfill is exacerbating the urgency for new solutions, as the site will close as a landfill in 2022. Consequently, innovative solutions are required. This includes evolving from a waste resource management approach to a circular economy approach.

Circular economy aims to shift how society consumes resources, moving from a 'waste cost' approach of 'take-make-waste', to a 'value' approach of 'take-make-remake'. It is estimated that this shift is worth \$US 4.5 trillion per year globally⁸. Simultaneously, it represents an opportunity to mitigate climate change, as material consumption represents 45% of global emissions⁹.

However, material consumption and disposal is heavily embedded in current Australian lifestyles, therefore we must change our practices and attitudes towards 'waste'. This change must start within our homes and workplaces but also be supported by new business models to utilise previously discarded waste.

Current initiatives, policy and strategic direction

Council has taken measures to reduce waste reaching landfill by making it easier for the community to divert food and organics (FOGO) from landfill through a kerbside system. Council further provides collection programs for electronic waste (e-waste), hard rubbish and chemical waste. Educational resources are also provided to the community to promote better use of materials and incorrect disposal. Recently, Council has developed a Circular Economy and Zero Waste Policy to encourage

better use of the materials we design, develop, and use. This policy aims to avoid 'waste' by keeping our material resources in circulation.

By implementing this policy, Council can make significant changes including improving use of resources and decreasing emissions from material production and landfill. This approach will help us contribute to mitigating climate change.

Over the next five years, Council has committed to build on the work we have already done to:

- Find ways to reduce the quantity of virgin materials used
- Drive regional demand for recycled content and create a market for recirculated materials
- Reduce the embodied carbon footprint in Council operations

The benefit of investing



Health and happiness

A circular economy supports sustainable growth, good health and decent jobs, while reducing our impact on the environment and natural resources. The benefits are both direct, such as savings in the health care sector, and indirect, from reduced environmental impacts of production and consumption¹⁰.



Equity and local economy

Innovation is crucial to realising possible economic gains from designing new products and materials, advanced manufacturing and embracing new business models to create domestic and export markets for waste streams. Designed well, the transition could triple job creation from resource recovery in Greater Bendigo. The recycling sector currently generates 9.2 jobs per 10,000 tonnes of 'waste' product, compared to only 2.8 jobs for the same amount sent to landfill. Increasing Australia's recovery rate by just 5% would add an estimated \$1 billion to GDP¹¹. The transition to a circular economy will take significant upfront

⁸ Lacy, P., Long, J., Spindler, W., 2020, The Circular Economy Handbook: Realising the circular advantage

⁹ Ellen McArthur Foundation, 2019, Completing the picture: How the circular economy tackles climate change, V3

¹⁰ International Institute for Sustainable Development, 2020, Effects of the Circular Economy on Jobs

¹¹ Access Economics, 2009, Employment in waste management and recycling
A report prepared for the Department of Environment, Water, Heritage and the Arts



Culture & Community

investment and will need to consider how environmental impacts can be reduced at a local scale and how to improve equality within the economy through reforms and economic tools.

Consumer demand is driving changes in materials choices. A circular economy increases opportunities for increasing community connections by creating sharing platforms for equipment, knowledge, appliances or vehicles, connecting businesses who have by-products that can be used as a resource somewhere else, and promoting the right to repair equipment.

WHAT COUNCIL WILL FOCUS ON FOR 2021-2026

- Evaluate options and implement solutions to address the closure of Eaglehawk Landfill
- Revise design and procurement approaches for new and existing projects that require the use of reused and recycled products, and ensure product recyclability at end of life.
- Provide all Council facilities with access to organic recycling options
- Implement the single use plastics policy
- Reduce general waste to landfill by implementing the Circular Economy and Zero Waste Policy
- Quantify the City's embodied carbon emissions (e.g. scope 3 emissions)
- Engage with businesses and residents to support adoption of reused and recycled materials
- Establish 'Circular Economy Hubs' that act as physical material hubs for the drop-off and recirculation of materials and products from and for both commercial and residential activities
- Support the establishment of Tool Libraries, Repair Cafes, Library of things to facilitate the repair and sharing of products and goods rather than the need to buy new

WHAT COMMUNITY AND PARTNERS CAN DO

- Commercial and industrial businesses can seek new opportunities to use waste as a resource and reduce waste generation
- Avoid disposal of 'waste' materials and products by practising the 5 Rs of refuse, reduce, reuse, repurpose, and recycle
- Divert food and organics from landfill by using kerbside FOGO collection or backyard composting
- Avoid plastic bag shopping and single use plastic
- Buy products with less packaging to influence suppliers
- Actively support retailers who offer take-back old products or recycling schemes for end of life consumables

Sustainable & Active Transport

Greater Bendigo has the opportunity to recalibrate our transportation system to enable more sustainable and active forms of transport. Such a shift will stimulate our local economy, improve our health and reduce our emissions.

	2036 Goals	2026 Targets	2036 Targets
COUNCIL	Council staff use active, public and low carbon transport	20% of staff trips for work are by active, shared and public transport.	68% of staff trips to work are by active, shared and public transport
	Greater Bendigo has a safe and well-connected active transport network	- Reduce gaps in walking and cycling network by increasing annual budget for new footpaths to \$2.5 M (baseline \$1 M in 2020) - Develop and commence implementation of a 10-year walking and cycling infrastructure plan	- Reduce gaps in walking and cycling network by maintaining an annual budget for new footpaths of \$5 M between 2026 and 2036 maintain - The shared path network¹² includes strategic connections in: Bendigo City centre, Regional City Trail, Ironbark Gully Trail, Bendigo Low-line, University to City Centre, Eaglehawk to city centre, Huntly to Bendigo, Maiden Gully to Bendigo.
COMMUNITY	Transport and development installs infrastructure that supports active and public transport	- A commuter rail service is established servicing Goomong (via Huntly and Epsom), Raywood (via Eaglehawk) and Kangaroo Flat to Bendigo 10 kilometres of additional shared paths installed in new developments	- A commuter rail service is established servicing Goomong (via Huntly and Epsom), Raywood (via Eaglehawk) and Kangaroo Flat to Bendigo 60 kilometres of additional shared paths installed in new developments
	Greater Bendigo community uses active, public and low carbon transport network	10% of trips are by active transport - Car sharing program established by 2024	- One third of all trips are by active transport - One third of all trips are by public transport 50% of the population are using car and/or bike sharing programs

¹² As identified through the Walk, Cycle Greater Bendigo Strategy



¹³ Multi-modal Integrated Transport Strategy, Bendigo Action Plan Case Study 2020-2040

Why we need to act

Greater Bendigo relies heavily on private and commercial vehicles to transport people and goods to and from destinations and around the region. However, cars are responsible for roughly half of Australia's transport emissions. In Greater Bendigo, more than 85% of the population rely on cars for their transportation.

Throughout the Greater Bendigo region, the active transport network is fragmented and there is low participation (<8% of the population). There is also low connectivity between urban bus services and low service frequency. Regional centres and towns are not well integrated, for example, it is difficult to get from Bendigo to Ballarat because there is no rail link. Collectively, these factors increase Greater Bendigo's reliance on private cars.

Active transport drives improved health outcomes and reduces carbon emissions. There is currently 700 km of footpaths in the City of Greater Bendigo relative to 2,800 km of roads (approximately half unsealed¹³). Socially, sustainable transport improves health and wellbeing by increasing active travel. This has multiple benefits as it improves physical and mental wellbeing, whilst also reducing the health costs and personal impacts of sedentary lifestyles.

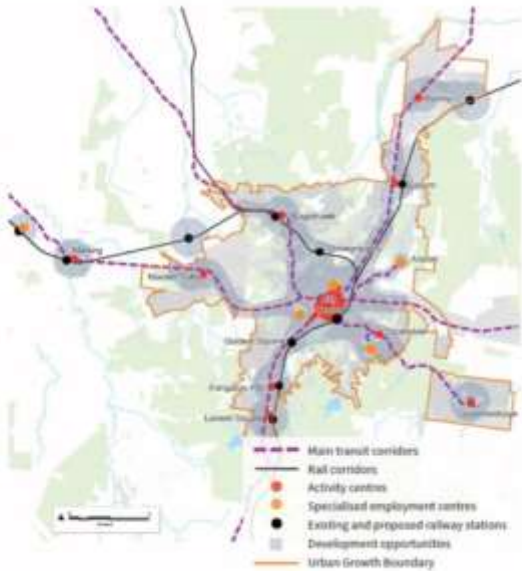
Current initiatives, policy and strategic direction

The Integrated Transport and Land Use Strategy (ITLUS) and the Walk Cycle Greater Bendigo Strategy have changed the way we think about movement across Greater Bendigo. Both strategies have set clear directions for strengthening connections between people and places, improving health and wellbeing, improving public transport networks, changing individual travel behaviours, using low carbon modes of transport and inspiring innovation.

These strategies are driving an increasing shift to more shared paths and linking existing paths and trail networks around Greater Bendigo. Creating safe and convenient travel options is a priority for the Council.

This Strategy builds on the direction of ITLUS and Walk Cycle Greater Bendigo to provide a greater emphasis on active modes of transport, which can help us reduce our individual carbon emissions.

Figure 4 ITLUS land use objectives¹⁴



¹⁴ Integrated Transport and Land Use Strategy, 2015, p15.

¹⁵ Regional Roads Victoria, Multimodal Integrated Transport Strategy, Bendigo Action Plan Case Study 2020-2040

The benefit of investing



Health and happiness

Active transport contributes to good physical and mental health through exercise, being outdoors and improved air quality (e.g. less smog from cars). Victoria Transport Policy Institute research adapted for Bendigo shows that investment in sustainable transport has a benefit-cost ratio greater than 1.3, due to the wide benefits in increased safety, improved health, time savings and better use of public land¹⁵. Additionally, every time someone cycles 20 minutes to and from work, the Greater Bendigo community will gain a net economic benefit of \$21.¹⁶



Equity and local economy

While there are benefits for all community cohorts, sustainable transport and sharing services has even greater benefits for vulnerable communities, as it improves accessibility for young people, the elderly, non-drivers and those without the means to own and run a car.

Economically, sustainable transportation will help reduce the costs of car dependency and the costs to upgrade road infrastructure. Additionally, there are avoided costs by reducing the health costs associated with sedentary lifestyles.



Culture & Community

Sustainable transport increases the opportunities for the interactions that build communities and social capital. Sustainable transportation modes prevent urban sprawl and expansion of road infrastructure that places physical separation between people and places.

¹⁶ <https://www.smh.com.au/national/bike-riders-save-economy-21-on-each-commute-20130730-2qxdg.html>

WHAT COUNCIL WILL FOCUS ON FOR 2021-2026

- Implement Walk, Cycle Greater Bendigo Strategy including:
 - A 10 year walking and cycling infrastructure plan
 - An activation plan to increase community capacity to use active transport
- Design and construct the Mundy Street and Hargreaves Street separated cycleway infrastructure to enable better connects to the City Centre
- Design and construct shared paths to better connect the western side of Bendigo
- Deliver a suite of works to remove gaps and barriers within the walking and cycling network (including building underpasses and road crossings)
- Deliver sustainable transport education program promoting low carbon modes of transport
- Advocate for additional public transport options that meet growing community needs
- Advocate for bike sharing and car sharing programs
- Advocate for the Greater Bendigo commuter rail service

WHAT COMMUNITY AND PARTNERS CAN DO

- Reduce transport related emissions by regularly walking and riding, using public transport and carpooling
- Advocate for improved workplace facilities to support active transport
- Advocate for improved public transport services including more frequent services and greater coverage
- Advocate for improved walking and cycling infrastructure
- Start or join a shared car and/or bike program

Sustainable Food Systems

The Greater Bendigo region is a unique landscape, with extensive agriculture, excellent hospitality and Indigenous food systems that date back thousands of years. Faced with biodiversity decline, climate change and the need for healthier lifestyles, Greater Bendigo is changing what we grow and eat, how we support our community and heal our regional landscape.

	2036 GOALS	2026 TARGETS	2036 TARGETS
COUNCIL	The City is a leader in sustainable food procurement, practices, and policy	30% of relevant City contracts, leases and tenders include clauses related to sustainable food practices	All relevant City contracts, leases and tenders pertaining to food include clauses related to sustainable food practices
	Sustainable food production systems are viable, resource efficient and regenerate natural ecosystems	20% farms are on the sustainable agriculture rate 20% primary producers involved in a Landcare group or similar	60% farms are on the sustainable agriculture rate 60% primary producers involved in a Landcare group or similar
COMMUNITY	Communities are aware of the resources required to produce food and know how they can influence the food system	80% of early childhood education settings, primary and secondary schools incorporate sustainable food system education into the curriculum	All early childhood education settings, primary and secondary schools incorporate sustainable food system education into the curriculum
	Enable Traditional Owners to grow and harvest indigenous food and fibre plants	To be developed with Dja Dja Wurrung and Taungurung	To be developed with Dja Dja Wurrung and Taungurung



Why we need to act

Council recognises that the majority of our food is, and will continue to be, sourced from commercial-scale production systems because these provide affordable food to the majority of people. However, with the evolving impacts from climate change and biodiversity decline, and impacts to global supply chains, we will require our food systems to be more sustainable and locally sourced.

Our food systems are currently reliant on significant inputs such as fertilisers, pesticides, and herbicides to enable continuous, large-scale food production. However these practices cause many environmental impacts including: degradation of water and soil; destruction of beneficial insects, pollinators and microbes; and large carbon emissions. Additionally, the production of processed and packaged food is resource intensive and generates large volumes of by-products, which often end up as waste disposable.

The need to change our food systems is abundantly clear, and collectively we need to work towards a food system that can absorb carbon, create circular resource flows and regenerate our local biodiversity.

Current initiatives, policy and strategic direction

In 2019, Bendigo was designated a UNESCO Creative City of Gastronomy – the first in Australia. Our gastronomy story is about growing, sourcing, cooking and sharing food. This has given Greater Bendigo a strong link to networks across the globe through the UNESCO Creative Cities Network, which aims to drive sustainable development through creativity.

Greater Bendigo's Food System Strategy was developed in 2020, and it provides direction for Council and its partners to create a healthy, equitable and sustainable food system. This includes supporting local primary producers to produce healthy food whilst regenerating the land and ecosystems; reducing food waste; improving the health and wellbeing of our communities; and enabling Traditional Owners to grow and harvest food and fibre plants. It further provides a framework for Council to be a leader in sustainable food procurement, practices, and policy.

¹⁷ Lock & Associates, 2011

¹⁸ Block et al. 2019

The benefit of investing



Health and
happiness

Cultivating sustainable local food systems can significantly enhance the health and wellbeing of communities; improve the availability of and access to nutritious food; strengthen the local economy; and revitalise urban and natural environments¹⁷. A national review of the Stephanie Alexander Kitchen Garden Program indicated the program increased children's willingness to try new foods and improved children's knowledge and confidence in relation to growing, preparing, cooking and eating a diverse range of fresh foods¹⁸.



Equity and
local economy

Sustainable food systems can help build stronger and more sustainable local economies and support networks¹⁹, which in turn improves food security and the health of local residents.²⁰



Culture &
Community

Greater Bendigo has a diverse cultural heritage. Celebrating culture through growing, cooking and sharing food brings people together, helps bridge cultural differences and fosters connection. Growing food offers a way to connect the broader Bendigo community with caring for the land and create connection through sharing of knowledge and swapping seeds and produce.

For Greater Bendigo's Traditional Owners, Country is more than a place and is linked to identity – spiritually, culturally, socially, physically, and emotionally. Growing and harvesting food, fibre and medicine plants supports healing, reconciliation and caring for Country.

¹⁹ Bell et al. 2013

²⁰ <https://localfoodenvironments.com.au/page/13/economicenvironments>

WHAT COUNCIL WILL FOCUS ON FOR 2021-2026

- Implement Greater Bendigo's Food System Strategy
- Progress the City of Gastronomy, including promoting sustainable food production
- Provide financial incentives for producers to transition to sustainable agricultural practices including applying for the sustainable agriculture rate
- Improve the City's procurement practices by preferencing caterers who source locally produced food
- Encourage local businesses and community to procure food from local producers
- Support schools and early education centres to incorporate sustainable food education into the curriculum, including kitchen garden programs
- Enable Traditional Owners to grow and harvest traditional food and fibre plants
- Support local businesses and the community to avoid food and packaging waste
- Partner with North Central Catchment Management Authority and Landcare groups to promote and deliver sustainable agricultural practices
- Advocate for greater incentives for primary producers to transition to regenerative / agro-ecological practices, including carbon sequestration
- Advocate for decentralisation of food supply chains

WHAT COMMUNITY AND PARTNERS CAN DO

- Learn about the origins of your food purchases and who and how it is produced
- Grow food and create pollinator habitats within your backyard, including practicing organic and permaculture gardening techniques
- Support local farmers and producers by buying locally and sustainably grown and produced food
- Choose foods that are fresh and in season
- Consume less meat and dairy, and eat more plant based diets
- Select food that is as close as possible to its natural form, with minimal processing and packaging
- Plan meals and consume food responsibly to avoid food waste
- Join a local Landcare group or similar

At the time of writing, Council was in the process of developing a 'sustainable agricultural rate' as part of its review on property rates. The sustainable agricultural rate aims to incentivise sustainable agricultural practices by having a cheaper rate for primary producers who demonstrate best practice.

Water Sensitive Bendigo

Waterways across Greater Bendigo have high environmental, recreational, cultural and economic value. They play an important role in sustaining physical and mental wellbeing of our communities and the appearance of our city and towns. Tackling current and future water challenges will require an integrated and coordinated approach so that the full benefits of the urban water cycle are realized by all.



2021-26

2036 GOALS

2026 TARGETS

2036 TARGETS

COUNCIL

Council operations are water efficient and utilise diverse water supplies

- Council's total use of potable water reduced by 5%

- Council's total use of potable water reduced by 30% from the 2016 baseline (307 ML)

Flood risk in Greater Bendigo is reduced through flood mitigation infrastructure and planning

- A 5% reduction in flooding occurrence affecting properties (2020 baseline).

- A 30% reduction in flooding occurrence affecting properties (2020 baseline).

Investment in water projects is secured through collaborative partnerships

- The Water Sensitive Bendigo partnership has leveraged \$500 thousand investment in water initiatives and infrastructure

- The Water Sensitive Bendigo partnership has leveraged \$50 million investment in water initiatives and infrastructure

COMMUNITY

Waterways in Greater Bendigo are collectively managed by Traditional Owners, agencies and community

- Two waterway reserves are co-managed by the Dja Dja Wurrung or Taungurung and relevant agency.
- 500 volunteers are actively involved in waterway management in Greater Bendigo

- Ten public land parcels along waterways are solely managed by the Dja Dja Wurrung or Taungurung.
- 500 volunteers are actively involved in waterway management in Greater Bendigo

Waterways in Bendigo are healthy, connected & nurturing places

- Three large WSUD infrastructure projects are designed and approved
- Design and approvals for 5 kilometres of new shared paths along waterways of Bendigo
- 50 new meeting places located along waterways of Bendigo

- All Bendigo catchments have WSUD infrastructure that reduces peak flows and average nutrients and suspended solid loads by 60%
- 20 kilometres of new shared paths along waterways of Bendigo
- 150 new meeting places located along waterways of Bendigo

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The City of Greater Bendigo is situated within the catchments of the Loddon and Campaspe Rivers, which is an upper part of the Murray Darling Basin. Greater Bendigo is naturally water scarce, and significant water supply infrastructure has been built to support the development of Bendigo and surrounding towns. These contextual factors continually require the Greater Bendigo community to be prudent with their water usage so that water can be equitably shared with the broader catchment. It further requires the Greater Bendigo community to avoid polluting our creeks and rivers so that we pass on clean water to downstream communities and ecosystems.

Why we need to act

The future availability of water for Greater Bendigo will be challenged by population growth, whereby the population is expected to more than double to 250,000 by 2056. This challenge will be exacerbated by climate change, as annual rainfall is expected to reduce by up to a third by 2070. The duration and frequency of drought is also forecast to increase over the course of the century. Overcoming these challenges, along with addressing current water challenges, will require ongoing leadership and innovation.

Flooding remains an ongoing challenge for Greater Bendigo, and future storm events are projected to increase in severity and frequency²¹. Urban areas will be particularly impacted due to the abundance of concrete and pavements and development of floodplains. To reduce flood risk, urban areas must be progressively retrofitted with flood storages and levees, whilst also reducing the amount of hard surfaces and incorporating water sensitive urban design elements.

Greater Bendigo has legacy mining issues that impact the local groundwater, creeks and land. Mine impacted groundwater has resulted in contaminated groundwater which is rising within parts of Bendigo. This problem is currently reliant on high cost management interventions of groundwater extraction and treatment. However, the interim solution is not sustainable, DELWP is currently working with relevant agencies to identify a long-term solution.

Current initiatives, policy, and strategic direction

The City of Greater Bendigo is committed to building and supporting collaborative partnerships to address current and future water challenges. In 2019, a cross-agency partnership known as Water Sensitive Bendigo was formed to implement the Vision and Transition Strategy for Water Sensitive Bendigo. The partnership has been formalized via memorandum of understanding, and the partner organisations include: Dja Dja Wurrung, City of Greater Bendigo, Coliban Water, the Department of Environment, Land, Water and Planning and the North Central Catchment Management Authority. The Water Sensitive Bendigo partnership includes a cross-agency governance structure, and they continue to progress and adapt their implementation plan.

Water for Victoria (2016) is the key policy for water management in Victoria, and amongst other things, it has driven the uptake of integrated water management approaches across the State. This means there is better integration of social, cultural, economic, and environmental factors in water decision making. To support this, DELWP has created Integrated Water Management forums to allocate priority investment and coordinate future policy development.

²¹ Timbal, B. et al. 2015, *Murray Basin Cluster Report, Climate Change in Australia Projections for Australia's Natural Resource Management Regions: Cluster Reports*, eds. Ekström, M. et al., CSIRO and Bureau of Meteorology, Australia

The benefit of investing



Health and happiness

It is widely understood that water quality is strongly linked to our health and the health of our environment. Water ecosystems both replenish and purify our water resources which is essential to human health and wellbeing.

Research by Beyond Blue²² shows that, irrespective of socio-economic background, age or gender, contact with natural environments has a significant positive effect both physically and psychologically on human health and wellbeing. It affects numerous parts of a person's life such as:

- Reducing anger, frustration and aggressions,
- Increases a sense of belonging and acceptance
- Socialisation, mobility, mental stimulation, touch and physiological benefits.



Equity and local economy

Access to clean safe drinking water is a human right. Adequate planning protections, infrastructure and stewardship of our waterways can significantly reduce the threats to water quality from the introduction of contaminants through activities on the water, intensification of land use, bushfires, and flooding events²³.

It is estimated that urban landscapes with 50–90% impervious cover can lose 40–83% of rainfall to surface runoff compared to 13% in forested landscapes²⁴. Water sensitive urban design and implementation of water efficiency measures in projects will help to conserve the potable water we have by retaining water in the landscape rather than putting extra demand on our potable water supply for parks and home gardens.



Culture & Community

People who are connected to waterways are often motivated to look after them because they have a special connection to their local part of the waterway, landscape, and community. Providing opportunities to interact with the natural environment through shared paths, seating areas, citizen science and environmental volunteering facilitates that connection overtime.

Traditional Owners have lived on and cared for Country over many thousands of years. Enabling Traditional Owners to care for Country (particularly through joint and sole management opportunities) will produce a wide range of benefits for the health and wellbeing of Aboriginal people, the wider community, and biodiversity.

²² Townsend, M & Weerasuriya, R. (2010) Beyond Blue to Green: The benefits of contact with nature for mental health and wellbeing. Beyond Blue Limited: Melbourne, Australia.

²³ Annual report on drinking water quality in Victoria 2019-20

²⁴ IUCN, 2013, Urbes Project - Valuing ecosystem services in urban landscapes

WHAT COUNCIL WILL FOCUS ON FOR 2021-2026

- Implement Reimagining Bendigo Creek Plan including:
 - Finalise integrated water quality monitoring plan
 - Commence creating chain of ponds on Bendigo Creek
 - Retrofit the urban catchment with flood mitigation and WSUD infrastructure
 - Enhance cultural values and connections to urban creeks
- Develop and implement flood studies to reduce flood risk
- Identify alternative water supply infrastructure for Council's assets, and implement water efficiency measures
- Develop a policy to promote alternative water supply options (includes stormwater harvesting) for new sporting fields and recreational reserves
- Develop a policy to advance WSUD outcomes for new developments and voluntary offsets
- Facilitate the Water Sensitive Bendigo Partnership including shared decision making for integrated water management outcomes.
- Support and facilitate relevant agencies to undertake water security planning including investigating alternative supply options
- Enable Traditional Owners to heal Country and actively manage waterways
- Partner with North Central Catchment Management Authority and other agencies to monitor and raise awareness about waterway health
- Partner with DELWP to identify a long-term solution for the Bendigo Groundwater project
- Partner with Coliban Water to improve household and business water use efficiency
- Advocate for investment for priority water initiatives via the Water Sensitive Bendigo Partnership

WHAT COMMUNITY AND PARTNERS CAN DO

- Install water tanks and adopt water saving behaviours in your homes and businesses
- Construct a frog pond or rain garden in your backyards
- Businesses can increase water efficiency and/or adopt recycled water and stormwater for non-potable water uses
- Volunteer in a Landcare group (or similar) to restore catchment and creek health
- Volunteer in North Central Catchment Management Authority's citizen science program
- Advocate for Traditional Owners to secure adequate and equitable water rights that meet their social, cultural, spiritual, economic, and environmental needs

Biodiversity and regeneration

Our region's Upside Down Country – the term Dja Dja Wurrung people use to describe environmental disruption and fragmentation from mining & land clearing – requires dedicated regeneration of landscapes. Together with communities and partners, the City will support protection and regeneration of biodiversity and landscapes.

GOALS

2036 Goals	2036 Targets	2026 Targets
COUNCIL	Council projects regenerate landscapes & ecosystems	150% net gain in vegetation/biodiversity from Council projects - City net vegetation gain plan completed and implemented
	Native habitat and areas of important biodiversity are protected for future generations	- Important environmental assets have formal protection under the planning scheme - No net loss of native habitat in the municipality from 2016 baseline - Significant progress has been made towards planning scheme amendments - The population of indicator species (determined by 2026) has increased from the baseline. - Baseline biodiversity assessment completed - Indicator species selection and baseline dataset established
	Landscapes in Greater Bendigo are collectively managed by Traditional Owners, agencies and community	- Two additional Council managed reserves are solely managed by Traditional Owners (from 2021 baseline) - Joint management framework developed
COMMUNITY	Connected and flourishing urban and rural landscapes and ecosystems	- Tree cover in municipality has increased to 35% from the 2016 baseline (23%) and shrub cover has increased to 10% from the 2016 baseline. - No loss of tree and shrub cover by 2026 - No patch of native vegetation over 20ha within the municipality is fragmented from other native vegetation - Fragmented vegetation identified and plans developed for linking them - No vulnerable or near-threatened species will have become endangered - Baseline biodiversity assessment completed - The Magnificent six fish are reintroduced to Bendigo Creek and the population is sustained and viable - Baselines established for the Magnificent six fish
	Strong community connection to, awareness of and care for our ecosystems and biodiversity	50% of all City residents have actively participated in stewardship of the natural environment. 25% of all City residents have actively participated in stewardship of the natural environment
	Respectful and effective partnerships with Traditional Owners to regenerate ecosystems	- Two additional public land reserves or parks managed by other agencies are solely managed by Traditional Owners (from 2021 baseline) - Two additional public land reserves or parks are jointly managed by Traditional Owners with other agencies.



2021-26

Why we need to act

The Greater Bendigo municipality covers an area of 3,048km². Within this inland landscape is an extensive network of national and regional parks, crown land reserves, public forests and private land. These areas provide important ecological functions and habitats for significant flora and fauna.

Bendigo is known as the 'city in the forest' because the Greater Bendigo National Park and the Bendigo Regional Park almost surround the entire city.

Natural ecosystems give significant benefits to the community of Greater Bendigo. Services include fresh air, clean water, nutrient cycling and climate regulation as well as the preservation of culture and amenity.

Over the past two centuries, Victoria more broadly has experienced extensive biodiversity loss due to land clearing, fire, pest plants and animals, land development, river regulation, water pollution and climate change. Most biodiversity indicators are poor and trending downwards. In the Greater Bendigo region, the natural environment has been vastly changed for mining, agriculture and urban development.

Many ecological communities and biodiversity in general are still under pressure from urban development, agriculture, habitat fragmentation, invasive species and climate change. Greater Bendigo is home to 105 threatened flora species, 65 threatened birds, seven threatened mammals, four threatened fish, seven threatened reptiles, two threatened amphibians and two threatened invertebrates. Greater Bendigo can expect to lose 15 percent of all Council managed urban trees by 2030 due to natural decline alone, let alone trees that are lost to storms, development and other pressures.

There are some local examples of successes where local biodiversity has been improved, such as the reintroduction of native fish species into streams and the growing numbers of Goanna, Tuans and Dunnarts at places like Crusoe Reservoir and Number 7 Park. But assessing overall management effectiveness is difficult because data and monitoring is largely lacking or incomplete. Lack of resources for managing and monitoring degraded landscapes and invasive species is a key impediment to successful management.

The City's invasive Plants and Animals Policy and Procedures provides the framework and operational response for pest plant and animal management.

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Current initiatives, policy, and strategic direction

Greater Bendigo recognises the critical importance of maintaining and enhancing biodiversity, protecting areas of vegetation. In 2020, Council endorsed *Greening Greater Bendigo*, which aims to:

- Maintain liveability in a changing climate
- Connect community to nature
- Integrate green and grey infrastructure
- Celebrate the identity and enhance the aesthetic of Greater Bendigo's urban areas and townships
- Increase biodiversity in urban areas

This Climate Change and Environment Strategy seeks to build on Council's current work in and align with the State Government's goals outlined in *Protecting the environment – Biodiversity 2037* to stop the decline of our native plants and animals. To do this, we will focus on enhancing and restoring our ecological communities on public land, work with the community to do it on private land and connect vegetation within urban and rural areas.

The benefit of investing



Health and
happiness

There is a large body of research that shows the health benefits of time spent in biodiversity-rich natural spaces, from stronger immunity to stress reduction. This is important knowledge for Greater Bendigo where rates of obesity and chronic diseases such as diabetes are far higher than the state average and are estimated to cost our community \$65m annually. Park visitation in Victoria gives our state \$80-\$200 million per annum in avoided health costs for physically active park visitors.

As well as reducing heat related illness, canopy trees help to reduce our exposure to UV rays by as much as 75 percent.

Healthy and biodiverse ecosystems are critical to some of humans' most basic needs – clean air and water, productive soils, natural pest control, pollination, flood mitigation and carbon sequestration. Ecosystems also provide us with food, raw



Equity and
local economy

materials for production, genetic resources and pharmaceuticals, while contributing to waste decomposition, detoxification and prevention of viruses.

The value we get from "ecosystem services" is immeasurable and replacing them would be impossibly expensive. Protecting and regenerating the biodiversity avoids the cost of replacing ecosystem services with human alternatives.

Vulnerable communities such as the young, the frail, elderly and those with a pre-existing physical or mental illness benefit disproportionately from efforts to increase neighbourhood plant cover for temperature amelioration and flooding mitigation. Increasing tree cover over a small building or house by ten percent has been attributed to an estimated \$50-\$90 in power savings. Urban planning can promote the ecosystem functions responsible for providing these benefits in parks and other green spaces by modifying ecosystem structure, in form or composition, so as to increase their value for urban quality of life.



Culture &
Community

Regeneration of biodiversity connects people to their local places in ways that are beneficial for culture and community. Victoria's parks provides social benefits through volunteering work in parks valued at \$6 million per annum and park-related heritage valued at \$6-23 million per annum.

As custodians of the land, Traditional Owners attach great social, economic and spiritual value to the plants and animals that have supported their subsistence and economies for thousands of years. Traditional Owners have great knowledge and cultural obligations to keep Country healthy. They know that healing country also heals people. This strategy supports the basic human rights of Traditional Owners and Aboriginal Victorians to practise their culture, and to enjoy the economic benefits that flow from healthy ecosystems.

WHAT COUNCIL WILL FOCUS ON FOR 2021-2026

- Undertake ecological mapping and data compilation to determine the extent and condition of existing biolinks and remnant vegetation in Greater Bendigo
- Develop adequate and enforceable Planning Controls for native vegetation
- Introduce and resource a program to monitor and maintain the City's 300 environmentally sensitive WSUD assets
- Implement actions from the Reconciliation Plan to progress opportunities for Traditional Owners to manage Country, including:
 - Progress opportunities for Traditional Owners to deliver natural resource and land management strategies on Council owned and/or managed land (action 8.7 RP)
 - Co-develop a joint management framework with the Dja Dja Wurrung Clans Aboriginal Corporation for managing the City's relevant public land (action 8.1 RP)
- Establish a rare and threatened species collection and research program at the Bendigo Botanic Gardens
- Establish and resource a City led Environmental Education program to support and empower the community to actively participate in environmental stewardship
- Implement Greening Greater Bendigo, including:
 - Develop a local planning policy to provide a municipal response for subdivision design to increase tree canopy and vegetation cover, minimise the effects of urban heat and create healthy and sustainable neighbourhoods (Action 1.6 Greening GB)
 - Develop a biodiversity management policy and investment plan (Greater Bendigo Public Space Plan 3.3.1 and Greening Greater Bendigo 5.1)
- Implement the City's Invasive Plants and Animals Policy and Procedures
- Implement the Sustainability and Environment recommendations of the 2019 Planning Scheme Review
- Review and update the Rural Roadside Management Plan 2005

WHAT COMMUNITY AND PARTNERS CAN DO

- Create a wildlife friendly garden. Principles for design are illustrated in the City's Creating Wildlife Friendly Gardens
- Avoid native vegetation removal on your property
- Increase native vegetation on farm and consider how new vegetation corridors can be linked to existing remnant vegetation on your property and neighbouring properties
- Advocate for increased native vegetation on public land to support threatened species habitat
- Advocate for more native revegetation along waterways to improve habitat for local fauna, decrease nutrient loads and decrease sedimentation in waterways
- Progress opportunities for Traditional Owners to deliver natural resource and land management strategies on Country

Attachment B - Communication and Engagement Plan

City of Greater Bendigo's Climate Change and Environment Strategy – Engagement and Communication Plan

1. Introduction

The Climate Change and Environment Strategy (2021-2026) is the key document to guide Council's sustainability actions and investment. The Environment Strategy 2016-2021 has enabled Council and the broader community to make significant progress towards a more sustainable future. The strategy is however in need of a refresh to maintain its relevance and increase its impact.

This document outlines the City of Greater Bendigo's engagement approach to inform and consult stakeholders and the community about the draft Climate Change and Environment Strategy. The engagement plan includes objectives, approach, principles and negotiables, key messages and questions, and a stakeholder analysis.

2. Objectives

1. To inform stakeholders and community about the release of on the draft Climate Change and Environment Strategy for community consultation.
2. To seek feedback from key stakeholders including staff on the draft Climate Change and Environment Strategy
3. To foster understanding and create buy-in of the strategy for both Council staff and the municipal community

3. Engagement Principles and Negotiables

The engagement approach will be guided by the following principles:

- Clearly articulate 'the why', when conducting engagement activities
- Utilise existing networks to collect input from key stakeholders
- Leverage the City's other engagement processes and data to reduce engagement fatigue
- Only ask for input for items stakeholders and the community can influence

Negotiables (what stakeholders may be able to influence)

- Content of the Climate Change and Environment Strategy including:
 - Priority actions for 2021 – 2026 and flagship projects
 - Actions for the community and stakeholders

Non-negotiables (what stakeholders cannot influence)

- Themes, targets and goals of the action areas, as significant strategic thinking and analysis has informed the development of the targets and goals.
- Topics outside the scope of the strategy including other agencies' and LGAs' plans, strategies and policies.
- State and Federal environment and climate change policy (other than advocacy roles) and climate science.
- Legislative responsibilities and requirements including the Local Government Act, Victorian Climate Change Act and others.

4. Stakeholder analysis

Stakeholders	Level of Interest/ Impact/Influence	Expectations	Level of Engagement
City of Greater Bendigo Council	Interest – high Impact – high Influence – high	- Engage Council throughout the project - Identify recommendations for their consideration - Advise any budgetary impacts or reputational risk	Involve
Executive Management Team (EMT) and Project Control Group	Interest – high Impact – medium Influence – high	- Engage EMT throughout the project - Identify recommendations for their consideration - Advise any budgetary impacts or reputational risk	Involve
Relevant Managers, units, and Council staff	Interest – medium Impact – medium Influence – medium	Engage relevant staff at pre-draft and draft stage to provide input and review the draft plan	Involve
Sustainability and Environment Advisory Committee	Interest – high Impact – medium Influence – medium	- Engage SEAC throughout the process - Provide input and review the Draft Strategy - Identify recommendations for their consideration	Involve
Traditional Owners – Dja Dja Wurrung and Taungurung	Interest – high Impact – medium Influence – medium	- Align Climate Change and Environment Strategy to TO's Country plans - Provide opportunity to identify actions that support TO's self-determination	Involve
Relevant Agencies: DELWP, Coliban Water, NCCMA, RRV, SV, G-MW, EPA, RDV	Interest – high Impact – medium Influence – medium	- Provide input and review the Draft Strategy - Align Climate Change and Environment Strategy to the agency plans and strategies	Involve/ Consult
Relevant community groups including: Bendigo Sustainability Group, Australian Conservation Foundation, etc	Interest – high Impact – low Influence – low	Engage relevant community groups at draft stage to provide input and review the draft plan	Consult
Partnerships (Water Sensitive Bendigo, CVGA, Healthy Greater Bendigo, Gender Equity Alliance)	Interest – medium Impact – low Influence – low	Engage other collaborative partnership at draft stage to provide input and review the draft plan	Consult
Local businesses and industries	Interest – medium Impact – low Influence – low	- Engage businesses at the draft stage. - Provide multiple ways to provide comment on the draft strategy.	Inform
General public	Interest – medium Impact – low Influence – low	- Engage the general public at the draft stage. - Provide multiple ways to provide comment on the draft strategy	Inform

5. Key Messages

- The City of Greater Bendigo is releasing their Climate Change and Environment Strategy (2021-26) for community and stakeholder consultation.
- Council acknowledges the seriousness of the biodiversity and climate breakdown that is occurring and is committed to acting to protect the community and our ecosystems we depend upon. We all need to play a part - let's do this together.
- This strategy builds upon the Greater Bendigo Environment Strategy (2016-2021), which has enabled Council and the broader community to make significant progress towards a more sustainable future. It's now time to take the next step.
- The updated Strategy includes clear and measurable targets to focus Council's actions and investment.
- Targets have been directly aligned to the new Community Vision for Greater Bendigo so there is a clear line of sight between the Community Plan and Climate Change and Environment Strategy.
- The development of the Strategy has been informed by community input captured by the Imagine Greater Bendigo process, staff expertise and engagement with relevant agencies.
- The Strategy will continue to use the One Planet Living Principles by focusing on six key action areas of: Zero Carbon, Circular Economy, Sustainable Transport, Sustainable Food Systems, Waters Sensitive Bendigo, and Biodiversity and regeneration.
- Community feedback is sought about the draft Climate Change and Environment Strategy via Let's Talk page [\(insert link\)](#). Feedback is due by 14th September 2021.

6. Key questions

An online survey will be developed on the Let's Talk page. Questions have been designed for the six actions areas and the flagship projects. The questions for the action areas will focus on the priority actions for the next five years and what actions the community can contribute, as these are areas stakeholders can influence (see section 3).

Questions for the action areas include:

Priority actions

- What are the three most important actions for Council to work on over the next five years?
- Why do you think these are the most important actions?

Community Actions

- What actions can the community contribute to achieve these targets?
- Are there any missing actions that the community can contribute?

Questions for the Flagship Projects include:

- How supportive are you of the proposed flagship projects? (rank each one)
- Can you suggest anything to improve any of the flagship projects?

A general comments question will also be included at the end of the survey to collect any additional feedback. There will also be an option to upload a submission should an individual or group want to provide detailed feedback.

7. Engagement Approach

The following tables outline the engagement approach including the activity, its purpose, the resources needed, the intended timing and lead. It is proposed that internal consultation will take place throughout August and September 2021.

Community Consultation will take place between 17th August to 14th of September, except for Traditional Owners. Traditional Owner engagement has commenced and will continue until the end of September. Council endorsement of the final strategy is proposed to be sought in October 2021.

Table 1 - Internal Engagement approach

Timing	Activity	Purpose	Target audience	Lead
July 2021	Update SharePoint site	Update the SharePoint site with relevant information on the progress of the environment strategy and link to Let's talk page	Internal staff	Climate Change & Environment Team
August 2021	Email internal, insider article, through Craig's email and through the Health and Wellbeing bulletin	To inform staff of upcoming presentations To invite staff to contribute to the through Let's Talk	Internal staff	CC & E Team
August 2021	Internal presentations (with relevant Managers, units, Council staff)	To present to other units on the progress of the Strategy and to seek input on the targets of the new strategy	Internal staff *Relevant units listed below	CC & E Team
August 2 nd	Council Workshop	To refine the strategy's targets and flagship projects	Council and EMT	RMCG and CC & E Team
August 16 th Council meeting	EMT and Council briefing	To seek EMT and Council endorsement to commence community consultation on the draft Climate Change and Environment Strategy	EMT and Council	CC & E Team and RMCG
August to September	Unit and Advisory Committee meetings	To inform the organisational units and relevant advisory committees of the draft strategy and seek their feedback	Units, SEAC and FAAC	CC & E Team
September	Workshop for the implementation plan	To develop the implementation plan with the PWG and Internal Council staff	Internal staff and PWG	RMCG
October 18 th Council Meeting	EMT and Council briefing	To seek EMT and Council endorsement of the final Climate Change and Environment Strategy	EMT and Council	CC & E Team and RMCG

Table 2 – External Engagement

Timing	Activity	Purpose	Target audience	Lead
August 17th, 2021	Media release and via social media post	To inform the community about the draft climate change and environment strategy and to outline feedback and engagement opportunities	Wider community	Climate Change and Environment Unit
August 17 th , 2021	Email relevant community groups	To inform release of draft strategy and seek feedback Utilise other agencies networks to spread the message about the draft Strategy and Let's Talk page	Agencies, Community groups, NGOs, businesses	CC & E Team
August 17 th to September 14 th 2021	Online feedback through Let's Talk	To seek feedback about the draft Strategy	Wider community Key stakeholders	CC & E Unit
Late August exact date TBC (subject to COVID restrictions)	Workshop (or online workshop) to inform the development of an implementation plan	To consult staff, relevant agencies and community members about the implementation plan	Agencies, staff and community groups	RMCG & CC & E Team
TBC	Workshop with Dja Dja Wurrung's advisory group – Waitaka	To co-design actions and a flagship project that supports the self-determination of TOs	DDW	DDW, CC & E Team and RMCG

Appendix 1 - Communication Content

Content for internal presentation to units

- Develop a presentation to take to other units to provide them with an update
- Presentation should include:
 - o Overview of the review of the previous environment strategy
 - o Overview of the contents and main subject areas
 - o Overview of flagship project
 - o Definitive ask:
 - To complete and send out the let's talk page
 - To provide comments on the spot
 - Send comments to the team
 - To understand how the strategy relates to their roles

Content for Let's Talk Page

Overview

The Greater Bendigo Environment Strategy 2016-2021 outlined a 20-year vision: "Greater Bendigo communities who are connected to healthy regional landscapes, working together to prosper equitably within the capacity of the earth's resources." The Strategy enabled Council and the broader community to make significant progress towards a more sustainable future. The implementation of the first five-year plan is nearing completion. A renewed Climate Change and Environment 2021 – 2026 Strategy has been developed to build upon the achievements of the previous strategy and help Council meet its 20-year vision.

The Climate Change and Environment Strategy will be the key document to guide Council's environmental and climate change actions over the next five years. The Climate Change and Environment Strategy has six action areas, which collectively contribute to all seven outcomes in the Council Plan. The contribution of the City of Greater Bendigo Climate Change and Environment Strategy to achieving our community vision is to: drive carbon emissions down to beyond zero, create a circular economy, have an active and low carbon transport network, be sustained by sustainable food systems, have a water sensitive places and communities, and regenerate our natural environment.

The renewal of the Climate Change and Environment Strategy is being specifically aligned to the new community vision and outcomes identified through the Imagine Greater Bendigo process. This alignment will enable a clear line of sight about how the Climate Change and Environment Strategy contributes to the community vision (see Figure 1).

Figure 1: Alignment of the Climate Change and Environment Strategy to the Community Vision



How the Climate Change and Environment Strategy has been developed

This Strategy was developed in consultation with the community of Greater Bendigo, agencies, stakeholders, and Council staff.

The engagement process for Imagine Greater Bendigo has been utilised to inform the renewal of the Environment Strategy, now the 'Climate Change and Environment Strategy'. This includes using the input collected from the deliberative engagement session, and the feedback collected via the online survey and listening posts. Additionally, a community poll was undertaken during the Sustainable Living Festival (27 March 2021). This poll asked community to vote on their favourite Flagship Project.

Representatives from partner organisations were interviewed about the current Environment Strategy. Organisations include North Central Catchment Management Authority, Dja Dja Wurrung, Coliban Water, Loddon Campaspe Regional Partnership and Central Victoria Greenhouse Alliance.

For the Side of the let's talk page

- Resources
 - Previous plan
 - Draft plan
- Timeline
 - of engagement and review of plan (on the side)
- Contact Us
 - Have questions or want to learn more, contact us below
 - Link to new cc and e
- Frequently asked questions
 - What is the climate change and environment strategy?
 - How long will the survey take to complete?
 - Why do we need a climate change and environment strategy?

15. PETITIONS AND JOINT LETTERS

15.1. Response To Petition For Sealing Of Mannes Lane, Axe Creek

Author	Ian McLauchlan, Manager Engineering
Responsible Director	Brian Westley, Director Presentation and Assets

Purpose

To acknowledge and respond to the recent petition requesting the sealing of Mannes Lane, Axe Creek as tabled at Councils Ordinary Meeting on Thursday 24 June 2021.

Summary

The resident petition (the Petition) dated 17 June 2021 was tabled at Councils Ordinary Meeting on 24 June 2021. The Petition contained 111 electronic signatures and called for the sealing of Mannes Lane, Axe Creek.

An accompanying letter identifying specific safety concerns along Mannes Lane was also supplied in support of the Petition, to provide further context of the reported issues.

The Petition requested the sealing of a 3.2km approx. unsealed section of Mannes Lane between Collins Lane and Pendleburys Road (the Road).

The accompanying letter requested the immediate inspection and maintenance of the Road to ensure its safe condition and more specifically pavement widening and installation of additional safety signage at the crest approx. 800m north of Hildebrandt Rise.

Officers have completed a Road Safety Audit (RSA) along the Road and have identified several potential improvement actions. Detailed assessment of the sealing request has also been undertaken.

RECOMMENDATION

That Council:

1. Receive and note the officer's comments regarding the current priority of the sealing of Mannes Lane in the context of the rolling program, the suitability of current maintenance and inspection regimes and the outcome of the Road Safety Audit and pavement condition assessment.
2. Deliver the nine (9) actions identified from the Road Safety Audit over the next three months.
3. Respond to the lead petitioner, Michael Batrouney and signatory of the supporting letter, Sasha Peppinck, advising of the outcomes of the Road Safety Audit, pending delivery of safety improvement works and that the sealing of Mannes Lane is not currently a priority, however will continue to be considered during the development of future Capital Works Programs as part of the annual budget process.

Policy Context

Community Plan Reference:

City of Greater Bendigo Community Plan 2017-2021:

Goal 4	Presentation and Managing Growth
	<i>Planning, developments and infrastructure that increase our liveability and pride in where we live.</i>
<u>Objective 4.5</u>	<i>Provide and maintain urban and rural infrastructure to support the liveability of our community.</i>

Council Policy Reference:

Asset Management Policy <https://www.bendigo.vic.gov.au/sites/default/files/2021-05/Asset%20Management%20Policy.pdf>

Road Management Plan

<https://www.bendigo.vic.gov.au/sites/default/files/2019-04/Road%20Management%20Plan%20Version%203.0%20August%202017.pdf>

Previous Council Decision(s):

The Petition was tabled at Councils Ordinary Meeting on 24 June 2021. There is no previous Council resolution regarding this matter.

Background Information

The City of Greater Bendigo (the City) manages and maintains approximately 1,400km of unsealed roads across the municipality. Predominantly these roads are in rural and peri-urban environments and serve as either local access or collector roads.

Mannes Lane is located off Strathfieldsaye Road, approximately 2.4km east of the Strathfieldsaye Township and is comprised of both sealed and unsealed sections of pavement. Under the City's Road Management Plan (RMP), Mannes Lane is classified as a Local Road.

The road runs north-south for 7.7km with first 3.5km (northern section) being a sealed pavement approximately 6.5m wide and the balance (to Pendleburys Road) being unsealed all-weather gravel pavement approximately 6m wide.

All properties abutting or serviced by Mannes Lane are zoned Rural Living. Accordingly, local land use activities comprise a mixture of agricultural and residential use. The Road is currently used for direct or indirect access to 15 residential properties located either on Mannes Lane or Hildebrandt Rise.

Latest traffic counts conducted along the Road in May 2016, identified an average traffic volume of 86 vehicles per day with an average speed of 67km/h. As there are no posted speed limits on the Road, a default state-wide speed limit of 100km/h applies. A review of crash records has identified no previously recorded casualty/injury crashes along the Road. The supporting letter to the Petition identifies an anecdotal near miss at the crest near Hildebrandt Rise.

Currently the primary section of the Road (between Collins Lane to Hildebrandt Rise) is proactively inspected every 6 months as per the RMP. The remaining section (between Hildebrandt Rise to Pendleburys Road) has a minimum proactive inspection every 12 months. Further to the proactive inspections, maintenance grading of the Road is nominally scheduled on a 3-month cycle which also includes a pre-commencement inspection.

A petition has been received with 111 signatures, calling for the sealing of the Road. A letter calling for the immediate inspection and maintenance of the Road as well as additional safety improvements in the form of widening and signage installations also accompanied the petition.

Report

In consideration of the petition and accompanying letter, officers identified the following specific requests for investigation and response:

- Construction and sealing of Mannes Lane (Collins Lane to Pendleburys Road).
- Ensuring the Road is in a safe and roadworthy condition (concern regarding current pavement condition i.e. corrugations and loose material).
- Road widening and signage installation at the crest approximately 800m north of Hildebrandt Rise.
- Request for a Road Safety Audit (RSA).

Construction and sealing of Mannes Lane

Prior to receipt of the Petition, a similar previous request had resulted in this project being listed within the City's Road Construction Rolling Program (Rolling Program). Each year projects identified within the Rolling Program are reviewed and considered for inclusion within the annual Capital Works Program (CWP) as part of the budget development process. The delivery of any identified project is subject to its relative priority against other outstanding works and the available funding in any given year.

Currently, there are 470 projects listed in the Rolling Program valued at \$335 million. It is estimated that the cost to upgrade the Road to a sealed pavement is in the order of \$1,450,000, however this is a preliminary estimate only and detailed design and assessment would be required to obtain a more accurate costing due to complexities associated with roadside vegetation.

A project's prioritisation (rating) for inclusion within the annual CWP is determined using economic and community values. Economic value considers such inputs as construction and future maintenance costs, vehicle operation costs and expected accident consequence. These factors are also used to determine the projects sustainability or cost benefit factor.

The community value considers inputs such as traffic volume, school bus routes, commercial vehicle density, traffic growth, traffic speed, residential density, age of dwellings, setback of dwellings (dust consideration) and environmental issues including roadside vegetation conservation value and tree removal requirement.

It is important to note that construction and sealing of the Road would require significant impact on roadside vegetation. Further detailed design and investigation of this project is required to assess the extent of this impact and the subsequent project feasibility.

When assessed against all other outstanding works, the requested sealing of Mannes Lane currently ranks as project No. 90 within the Rolling Program. This position is subject to change, as further potential works are included, delivered or withdrawn.

At present approximately \$70 Million in projects are ranked as being of higher priority than the Road. The annual allocation to the Road Construction Program varies from year to year subject to Council budget approval, however typically ranges between \$1 Million to \$3 Million annually.

Consequently, this project is not currently being recommended for referral to the 2022/23 budget process and would subsequently remain on the candidate project list for future consideration.

Ensuring the road is in a safe and roadworthy condition

The City manages its unsealed road assets in several ways, including:

- Programmed proactive defect and condition inspections by an Unsealed Road Inspector, in accordance with Councils RMP.
- Programmed grading cycle (3-month frequency in the case of the Road)
- Eligibility for periodic inclusion within annual gravel re-sheeting program based upon observed pavement depth/condition.
- Reactive inspections upon receipt of community complaints / requests.
- Inspection upon report of a hazard or notification/awareness of historical or recent incidents.

It is important to note that motorist vehicle speed on unsealed roads is a significant factor when assessing safety. As noted above the traffic volume was recorded as an average of 86 vehicles per day (May 2016) with an average speed of 67km/h.

As there are no posted speed limits on the Road, the state-wide default speed limit of 100km/h applies. To alter a speed zone on a local road, Council must receive approval from the Department of Transport (DOT) / VicRoads. DOT is unlikely to approve a speed zone other than the default speeds on unsealed roads.

The appropriate speed to travel on an unsealed road varies greatly due to driver behaviour, the weather and road environment/condition. For most unsealed roads it is safer to allow drivers to choose an appropriate speed instead of *encouraging* them to travel at a specific speed limit (with posted signs).

As requested within the Petition, the City's Transport Engineer has undertaken a RSA on the Road as well as tertiary/connecting roads. The audit subsequently identified and recommends the following actions in order to improve Road safety for users:

- Installation of a give-way sign at the Pendlebury Road / Emu Creek Road intersection.
- Installation of a give-way sign at the Hildebrandt Drive / Mannes Lane intersection.
- At the Mannes Lane / Pendleburys Road bend, upgrade existing curve hazard signs.
- Installation of further guideposts along Mannes Lane at appropriate locations in order to highlight and delineate the road edge.
- Install crest warning signs (with advisory speed) on Pendleburys Road.
- Install crest warning sign (with advisory speed) on Mannes Lane (near Hildebrandt Drive) on southbound direction (to match existing northbound sign).
- Install advisory signs at culvert crossing on Mannes Lane (near north end).
- Replace signs observed to be damaged or faded.
- Remove any old stumps / branches off the roadside along the Road.

As the above measures are deemed to represent low cost safety improvements, it is recommended that they be implemented utilising recurrent operational/maintenance funding as part of the 2021/22 budget.

Concerns regarding current condition of the road

Following receipt of the Petition, officers undertook inspection of the Road to determine if maintenance intervention outside of routine schedules was required, or if pavement renewal was necessary via referral and assessment within the rolling gravel re-sheet program.

This inspection confirmed the Road to be generally in good condition with only isolated defects present (e.g. potholes) and enough depth of gravel to function as an all-weather access. It is believed that there is no immediate requirement to undertake maintenance on the road i.e. all defects observed were within RMP tolerances or consider further gravel re-sheeting works at this time.

It was noted however that isolated sections of the Road had begun to deteriorate faster than normally expected, in consideration of the elapsed time since the last maintenance grade in May 2021.

Maintenance grading along the Road is currently scheduled on a 3-monthly cycle and is undertaken based upon observed condition i.e. pre inspection of work to confirm required intervention. officers have confirmed the dates of historical treatment for the Road over the last 3 years as follows:

- 2018 – 11 January, 13 April, 13 September, 18 December
- 2019 – 8 May, 29 August, 19 November
- 2020 – 28 February, 30 June, 15 December
- 2021 – 17 March, 26 May

The next scheduled inspection and maintenance grading cycle for the Road is in August 2021. It is believed that despite the accelerated deterioration in road condition, deferral of any intervention until the next programmed cycle would be appropriate.

A 3-month grading frequency is the highest level of routine service set out within Councils Asset Management Plan for unsealed road assets. Any adjustment of levels of service and inspection/maintenance frequency would generally be reviewed across the whole asset base.

In certain circumstances additional grading activities may be undertaken where there are identified high impact land use or activities on the road which lead to more rapid deterioration. In the case of the Road, no extraordinary road use (i.e. high commercial vehicle traffic volumes) has been identified. As such officers believe that the current maintenance grading frequency for the Road is appropriate.

Should the Road condition deteriorate between maintenance grading cycles and become a concern for any resident, a request can be logged for a reactive inspection/treatment which may lead to an out of cycle intervention as appropriate.

Road width and signage at crest approx. 800m north of Hildebrandt Rise

The identified crest on the Road maintains a pavement width of 6.0 metres at its narrowest point with most of the crest length being wider than this.

As noted within the Road Safety Audit outcomes, officers have recommended the installation of advisory signage on the southbound approach to the crest (to match northbound). The Audit also recommend further delineation (guideposts) spaced along the length of the crest.

The current width of the Road at this location is satisfactory to enable safe passing of two vehicles, providing appropriate driver behaviour is observed i.e. keeping left and reduced speed on approaches where visibility is restricted.

Installation of additional signage and delineation will however assist in improving driver situational awareness and behaviour when approaching the crest.

Priority/Importance:

The sealing of the Road has been identified as a medium priority in the context of its relative position within the Rolling Program and both volume/value of other outstanding pavement upgrade projects.

No additional factors have been identified through either the RSA or officer's inspection of the Road which warrant escalation of the projects priority within the Rolling Program.

Implementation of actions identified within RSA relating to signage and delineation are a high priority due to the expected safety benefits for relatively low cost.

Options/Alternatives:

Council may elect to bring forward sealing of the Road by allocating funding for its construction during either the 21/22 or future CWP. As no detailed design has been completed for the Road, the feasibility of delivery of sealing works is still to be determined. As such this option is not recommended due to both the project prioritisation principles, current project status and anticipated complexity to facilitate delivery i.e. roadside vegetation removal.

Timelines:

It is anticipated that the signage and delineation improvement actions identified through the RSA will be undertaken within the next three months.

Risk Analysis:

It is believed that completion of the identified actions from the RSA will respond to the immediate safety concerns identified along the Road.

Continuation of routine inspection and maintenance in accordance with the standards specified within the RMP will address any emerging risks.

Consultation/Communication

Internal Consultation:

Internal consultation has been undertaken within Engineering and Works Department who manage these assets.

External Consultation:

No external community consultation has been undertaken regarding the Road beyond the submissions received in the form of the petition and supporting letter.

The RMP is periodically exhibited for public for comment as part of its review and amendment cycle. The RMP sets out the City's service levels with respect to

maintenance and renewal of the unsealed road network including maintenance frequency, defect/intervention thresholds and response timeframes.

Resource Implications

The RSA action list is relatively low cost and can be delivered using existing City resources and the 2021/22 recurrent operational budget.

Attachments

1. Mannes Lane, Axe Creek – Existing road condition photos

Attachment 1 - Attachment 1

Attachment 1: Mannes Lane, Axe Creek – Existing conditions photos



Photo 1: Looking south from Patons Road / Collins Lane junction, start of unsealed section



Photo 2: Looking south approaching floodway crossing



Photo 3: Looking south approaching floodway crossing



Photo 4: Looking south approaching crest (prior to Hildebrandt Drive)



Photo 5: Looking north approaching crest (near Hildebrandt Drive)



Photo 6: Looking north at Hildebrandt Drive

15.2. Response to Petition: Maternal and Child Health Services for Marong and Surrounds

Author	Alanna Cooper, Coordinator Early Years
Responsible Director	Vicky Mason, Director Health and Wellbeing

Purpose

This report provides a response to a petition received by Council at the 24 June 2021 ordinary Council meeting requesting that Council reinstates face to face, centre based Maternal and Child Health (MCH) Services in Marong.

Summary

The following petition has been received requesting Council reinstate MCH Services in Marong, as outlined below:

The Marong Community Action Group (MCAG), on behalf of the residents, strongly urges the City of Greater Bendigo to reconsider the delivery of MCH Services to families with young children in the township of Marong and its surrounding districts. The petition received 233 signatures.

In response to the petition services will be reinstated on August 6th for a trial period of 6 (six) months whilst planning is undertaken to develop a community facility for Marong that provides services that respond to community needs. During the trial phase we will monitor the client uptake to assist further planning and ongoing service delivery in Marong

RECOMMENDATION

That Council:

1. Reinstate weekly centre-based MCH consultations on a (6) six month trial basis in Marong at the kindergarten. The option for clients to attend other centres or access in home outreach services where preferable will continue to be offered.
2. Review delivery of the service in consultation with the community and ward councillors within six months of the recommencement of the Marong MCH Service
3. Commence planning for the Marong Community Facilities Project – a community hub integrating kindergarten, maternal and child health and general community spaces in the town centre as identified in the Marong Township Structure Plan September 2020.
4. Advise the lead petitioner of the outcome of this report.

Policy Context

Community Plan Reference:

City of Greater Bendigo Community Plan 2017-2021:

Goal 1	Lead and govern for all
Objective 1.1	Engage with all communities
Objective 1.2	Explain the reason for its decision
Objective 1.3	Be innovative and financially responsible
Objective 1.4	Be accountable and efficient in its use of the community's money

Goal 2:	Wellbeing and fairness
Objective 2.1 Objective 2.2	Create a much healthier Greater Bendigo Promote positive wellbeing across the Greater Bendigo community

Marong Township Structure Plan:

The Marong Township Structure Plan September 2020 includes a Community Facilities Project – a community hub integrating kindergarten, maternal and child health and general community spaces in the town centre.

Background Information

The MCH service is a free, universally accessible, state-wide health, wellbeing and development service provided for all families with children aged from birth to school age. The MCH service supports families and their children with an emphasis on parenting, prevention and health promotion, developmental and psychosocial screening, early detection and intervention, referral and social support.

The Shine Bright, Maiden Gully Early Years hub is a purpose-built facility which opened in 2020 located in Westbury Boulevard, Maiden Gully. This hub includes an early learning centre with 152 long day care places, 180 kindergarten places and allied health and general practitioner facilities. There are 2 consult rooms from which MCH nurses provide care for clients from Maiden Gully, Marong, West Bendigo and across the city.

The opening of this hub provided the opportunity to have a modern facility with improved amenity for MCH clients and staff with the advantage of being able to readily liaise with other allied health professionals.

Prior to the opening of the Maiden Gully Early Years hub MCH clients were mainly seen from the centre located in Helm St, Kangaroo Flat as well as Marong.

As set out in the [Greater Bendigo Residential Strategy](#), and reflected in the [Housing Strategy](#), [Integrated Transport and Land Use Strategy](#) and [Greater Bendigo Planning Scheme](#) (21.05-3), the policy of 10 minute neighbourhoods is about ensuring ‘that all of Bendigo’s residential areas are able to function as Complete (10 minute) Neighbourhoods - places where most daily household needs can be accessed by a ten minute walk or conveniently and safely by bicycle.’. These strategies informed the decision to provide MCH service for Marong clients from the Maiden Gully Early Years Hub.

In 2020/21 the Maiden Gully Early Years Hub MCH supported 204 new babies and provided over 650 appointments including 106 in client’s homes from Maiden Gully, West Bendigo, Marong, and nearby suburbs. The following table reflects the number of clients entered as attending or allocated to Maiden Gully and Marong MCH centre.

Maternal and Child Health		
Years	Maiden Gully No. of births	Marong No. of births
2016/17	145	36
2017/18	137	46
2018/19	102	50

Maternal and Child Health		
2019/20	101	57
2020/21	100	45
Average	117	47

A petition was received at the 24 June Council meeting requesting that Council reinstate the face-to-face, centre based MCH services in Marong (Attachment 1). The petition was instigated by the President, Marong Community Action Group (MCAG).

Report

The Marong MCH is a single room centre located with the Marong kindergarten and operated prior to COVID 19 three days per fortnight, excluding school holidays due to safety issues with staff working alone. The consult room is quite small, and the nurses find it a difficult space to work in; it does not provide enough space to undertake the 3.5 years Key Age and Stage (KAS) consultation which includes an eye screening test which requires space / distance. There is a carpeted area which is designated as a waiting area for MCH clients however this area is also the foyer for the kindergarten which is quite busy at drop off and pick up times.

Early 2020 as the coronavirus pandemic unfolded, face-to-face centre based MCH consultations ceased across the state in line with the government directives. A limited face to face service was provided for children identified as requiring surveillance or where their wellbeing was at risk from the Helen Jessen MCH Centre, Strathdale and outreach home visits continued.

The opening of the Maiden Gully Early Years Hub provided an opportunity to provide MCH services from a modern purpose-built facility with the location central for clients from Maiden Gully, Marong, West Bendigo and surrounding suburbs, this aligned with the decision to provide MCH services as an outreach service in Marong and not to resume face to face services at the Marong centre which was in line with the service review recommendations and the city's policy of '10 minute neighbourhoods'.

Priority/Importance:

Low – Since the petition was received the city has re-negotiated use of the room at the Marong Kindergarten and will reinstate a weekly service from Friday 6 August 2021 (excluding school holidays).

Clients are also able to attend the relatively close MCH centre at Maiden Gully or any other centre operating in the municipality, or an in-home face-to-face consultation can be arranged for families finding it difficult to attend a centre.

Options/Alternatives:

1. Reinstate weekly centre-based MCH consultations on a (6) six month trial basis in Marong at the kindergarten. The option for clients to attend other centres or access in home outreach services where preferable will continue to be offered.
2. Review delivery of the service in consultation with the community and ward councillors within six months of the recommencement of the Marong MCH Service

3. Commence planning for the Marong Community Facilities Project – a community hub integrating kindergarten, maternal and child health and general community spaces in the town centre as identified in the Marong Township Structure Plan September 2020.
4. Advise the lead petitioner of the outcome of this report

Timelines:

Option 1: Friday 6 August 2021 – Recommence trial

Option 2: Friday 6 February 2022 - Review

Option 3: A budget bid to support future planning for a community hub will be submitted to the 2022- 2023 budget.

Risk Analysis:

As highlighted above, there are some limitations in providing MCH services from the Marong Kindergarten due to size of the consulting room and the isolation during school holidays. For this reason, clients will be directed to other sites to receive the 3.5 years Key Age & Stage visit and during school holidays until a new site is developed in Marong.

Consultation/Communication

External Consultation:

All MCH clients in the City were sent a text message in March 2020 advising that the MCH service had changed in response to the government directive regarding COVID 19. The text message advised all clients what options were available to continue to access MCH services as the pandemic unfolded.

Existing Marong MCH clients received a letter via post in January 2021 advising them that face-to-face centre based MCH services would not return to Marong however care would be available at the Maiden Gully Early Years Hub Monday to Friday. The letter offered outreach / home visits for clients unable to attend a MCH centre. No specific complaints or concerns were raised at this time (Attachment 2)

Resource Implications

Since the petition was received, we have negotiated a return to the Marong kindergarten to provide face to face MCH consultations one day per week, excluding school holidays. This will require the relocation of an MCH Nurse from Maiden Gully MCH to Marong for the day and rescheduling of the clients already booked.

There will be costs associated with service provision at Marong including cleaning, water and electricity.

Attachments

1. Petition
2. Letter to Marong clients

Attachment 1 - Petition Request for Reinstatement of Marong MCH_Redacted

PETITION TO BE TABLED

The petition for the Reinstatement of the Maternal and Child Health Services in Marong.

14-6-2021

Marong Community Action Group
C/- 74 High Street
Marong, 3515
marongcag@gmail.com



To Whom It May Concern:

We, the Marong Community Action Group (MCAG,) are writing to you on behalf of the Marong community with regards to the removal of the Maternal and Child Health Services in Marong.

These services were available two days each week in Marong prior to the Covid Pandemic. My understanding is that at that time services were well utilised, and it is suggested that there was going to be a request for a third day of service to meet demand.

On behalf of the Marong community, we express disappointment that:

- *There was no consultation regarding this decision with the clients or the Marong community.

- *Families using this service were not notified until after the decision was made

- *The Marong community was informed through a Newspaper report.

The MCAG, on behalf of the Marong community, believe that this decision has a significant impact on our community:

- *Marong is a community of young families. 2016 Census data records 57.5% of the Marong population being aged 34 or younger. This trend has continued in the following years.

- *Being a new parent is often an anxious and isolating experience, being able to develop relationships with a local Maternal and Child Health Services nurse is particularly important to the health of both the parent and child.

- *Those mothers who experienced medical intervention (e.g. caesarean births or other) and are unable to drive for a period of time are finding it difficult to access Maternal and Child Health Services in any location outside Marong.

- *Marong has no public transport which can limit the capacity and ease with which some parents can access Maternal and Child Health Services.

- *Maternal and Child Health Services were provided within the Marong Kindergarten facilities. The Kindergarten Educators believe this was an ideal situation in allowing young children to develop familiarity and therefore facilitate a smooth transition into Kindergarten through their visits to the Maternal and Child Health Service.

*The Maternal and Child Health Services of Marong is within walking distance for parents. Removing this service impacts on community wellbeing. There's no-one stopping and saying 'hello'. Lockdowns and Covid restrictions during 2020/21 have shown us how important this incidental social connectedness in communities is.

We seek a fair and equitable service for all and believe that the right to choose the service location that best meets the needs of our residents should not be taken away.

The MCAG, on behalf of the residents, strongly urges the City of Greater Bendigo to reconsider the delivery of Maternal and Child Health Services to families with young children in the township of Marong and it's surrounding districts.

Kind regards,
Heather Wearne
President
Marong Community Action Group
[REDACTED]

14/06/2021

Reinstatement of Maternal and Child Health Services at Marong									
	No of Signatures			No of Signatures		TOTAL	Signatures and Comments		
Page 1	9	Page 16	9						
Page 2	11	Page 17	11						
Page 3	11	Page 18	11						
Page 4	11	Page 19	11						
Page 4 a	16	Page 20	9						
Page 5	9	Page 21	2						
Page 6	8								
Page 7	11	Electronic							
Page 8	5	Page 1	8						
Page 9	3	Page 2	7						
Page 10	4	Page 3	7						
Page 11	11	Page 4	3						
Page 12	11	Page 5	3						
Page 13	11								
Page 14	11								
Page 15	10								
	152		81			233			

Reinstatement of Maternal and Child Health Services

"We, the undersigned residents and ratepayers of Marong and Districts formally request Council to reinstate the Maternal and Child Health Services in Marong."

We believe that this service is essential to Marong because of the following reasons:

Community Health

* Marong is a community of young families. 2016 Census data records 57.5% of the Marong population being aged 34 or younger. This trend has continued to grow in the following years.

* Being a new parent can be an anxious and isolating experience, being able to develop relationships with a local Maternal and Child Health Services nurse is particularly important to the health of both the parent and child.

* Maternal and Child Health Services play integral roles in immunisation and baby/toddler development assessments.

* Maternal and Child Health Services were provided within the Marong Kindergarten facilities. The Kindergarten Educators believe this was an ideal situation in allowing young children to develop familiarity and therefore facilitate a smooth transition into Kindergarten through their health checks with the Maternal and Child Health Service.

Community Connectedness and Wellbeing

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* Marong has **NO** public transport which can limit the capacity and ease with which some parents can access Maternal and Child Health Services.

	Name	Address	Signature
1	Alisha Pickering	[redacted] Marong	[Signature]
2	Sarah Turnbull	[redacted] Marong	[Signature]
3	Teagan Bickerdike	[redacted] Nyas Flat	[Signature]
4	Tracey O'Donnell	[redacted] Marong	[Signature]
5	Brittany Hraus	[redacted] Marong	[Signature]
6	Nicole Grant	[redacted] Marong	[Signature]
7	Kate Healey	[redacted] Maidenly	[Signature]
8	Georgie Stephens	[redacted] Marong	[Signature]
9	Emma Gretz	[redacted] Marong	[Signature]
10			
11			

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	Name	Address	Signature
1	ERIN QUILL	[REDACTED] MARONG	[Signature]
2	JESSE QUILL	[REDACTED] MARONG	[Signature]
3	ALICE BARK	[REDACTED] KERRINGTON	[Signature]
4	Ely Stasiak	[REDACTED] White Hills	[Signature]
5	Take Amos	[REDACTED] MARONG	[Signature]
6	Carel Fourné	[REDACTED] Lakeside	[Signature]
7	Ange Thiele	[REDACTED] Marong	[Signature]
8	Cam Winter	[REDACTED]	[Signature]
9	Marlene Lee	[REDACTED] Sandhurst	[Signature]
10	Graig Warner	[REDACTED] Temora	[Signature]
11	Josh Austin	[REDACTED] Marong	[Signature]

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	Name	Address	Signature
1	Carl Oliver	[REDACTED]	[Signature]
2	Peter Williams	[REDACTED] Strathgibbon	Peter Williams
3	Danny Tyler	[REDACTED]	D G Tyler
4	Simon Roberts	[REDACTED] SPRING CREEK	[Signature]
5	ANDREW WELSH	[REDACTED]	[Signature]
6	Garen Freeman	[REDACTED]	[Signature]
7	Wes Bird	[REDACTED]	[Signature]
8	Blake Arnell	[REDACTED]	[Signature]
9	JORDAN GILL	[REDACTED] MARONG	[Signature]
10	Kelly Stevens	Kagleham	[Signature]
11	MARITA CONSTANTINOU	[REDACTED] Marong	[Signature]

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	Name	Address	Signature
1	Stephen Dimmentin	[REDACTED] Myers Flat	[Signature]
2	Sarah Vernon	[REDACTED] Vinifera	[Signature]
3	JUSTIN SYMON	[REDACTED]	[Signature]
4	Greg Emery	[REDACTED] Modbury	[Signature]
5	KELVIN BAKER	[REDACTED]	[Signature]
6	LEIGH GAZDA	[REDACTED]	[Signature]
7	LUKE BIRNE	[REDACTED] MARONG	[Signature]
8	Laura Fitzgerald	[REDACTED]	[Signature]
9	Laura Fitzgerald	[REDACTED]	[Signature]
10	Tara Fitzgerald	[REDACTED]	[Signature]
11	Jason Olson	[REDACTED] Marong	[Signature]

PTO

	NAME	ADDRESS	SIGN
1	STAFFORD Kelly	[REDACTED] Lockwood South	[Signature]
2	DANIEL HARROWER	[REDACTED] Marrong	[Signature]
3	Kristy Ellis	[REDACTED] Lockwood	[Signature]
4	Sharon Murch	[REDACTED] Marrong	[Signature]
5	Adam Skinner	[REDACTED] Marrong	[Signature]
6	Angela Gray	[REDACTED] Leichardt	[Signature]
7	Michael Rice	[REDACTED] Marrong	[Signature]
8	Courtney Turtur	[REDACTED] Marrong	[Signature]
9	BEN MACRAE	[REDACTED] LEICHARDT	[Signature]
10	Simon Reid	[REDACTED] White Hills	[Signature]
11	Adam Latta	[REDACTED] Marrong	[Signature]
12	P. Mansour	[REDACTED] Newbridge	[Signature]
13	H. Delbow	[REDACTED] Marrong	[Signature]
14	HATLEY MUIR	[REDACTED] WEST BENDIGO	[Signature]
15	PETER BOWIE	[REDACTED] CASTLEMAINE	[Signature]
16	Flavia Barnes	[REDACTED] Marrong	[Signature]

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	Name	Address	Signature
1	Brodie Ansett	[REDACTED]	[Signature]
2	Ro Bailey	[REDACTED] Marong	[Signature]
3	Carly Noble	Arnold	[Signature]
4	Alex Malone	[REDACTED]	[Signature]
5	Stuart Stosel	[REDACTED]	[Signature]
6	Matt Gearing	[REDACTED]	[Signature]
7	Marc Chidell	[REDACTED]	[Signature]
8	Michael Tine	[REDACTED]	[Signature]
9	Paul Kelly	[REDACTED]	[Signature]
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	Name	Address	Signature
1	Phil Norris	[Redacted] Marong	[Signature]
2	Judith McCarthy	[Redacted] Marong	[Signature]
3	Simone Tault	[Redacted] Marong	[Signature]
4	Shantene Collins	[Redacted] Marong	[Signature]
5	Heidi Hine	[Redacted] Marong	[Signature]
6	J. STEELE	[Redacted]	[Signature]
7	WAYNE [Signature]	[Redacted]	[Signature]
8	Louy	[Redacted]	[Signature]
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	Name	Address	Signature
1	Michelle Forbes	[REDACTED]	M Forbes
2	Ash Howard	[REDACTED]	AH
3	Karen Pritt	[REDACTED] <i>Vealton</i>	Karen Pritt
4	Heather	[REDACTED] <i>Stirling</i>	[REDACTED]
5	Julie Ford	[REDACTED] <i>Lockwood</i>	Julie Ford
6	Jennifer O'Neill	[REDACTED] <i>Stirling</i>	Jennifer O'Neill
7	Jennie Buckle	[REDACTED] <i>Lockwood</i>	Jennie Buckle
8	Peter Hull	[REDACTED] <i>MARONG</i>	Peter Hull
9	Joy Gregoir	[REDACTED] <i>MARONG</i>	Joy Gregoir
10	M. Hamblin	[REDACTED] <i>MARONG</i>	M. Hamblin
11	JOHN CAMPBELL	[REDACTED] <i>Lockwood 3351</i>	John Campbell

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	Name	Address	Signature
1	John Beal	[REDACTED]	John Beal
2	JB Burg	[REDACTED] Marong	JB Burg
3	J Bevanly	[REDACTED] Marong	J Bevanly
4	Cherokee Anderson	[REDACTED]	[REDACTED]
5	Luke Tempest	[REDACTED]	L. Tempest
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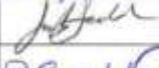
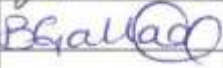
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	Name	Address	Signature
1	Matthew Riorden		
2	Jake Sackler	 Marong.	
3	Bridget Gallagher	 marong	
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Reinstatement of Maternal and Child Health Services

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We believe that this service is essential to Marong because of the following reasons:

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*Being a new parent can be an anxious and isolating experience, being able to develop relationships with a local Maternal and Child Health Services nurse is particularly important to the health of both the parent and child.

*Maternal and Child Health Services play integral roles in immunisation and baby/toddler development assessments.

*Maternal and Child Health Services were provided within the Marong Kindergarten facilities. The Kindergarten Educators believe this was an ideal situation in allowing young children to develop familiarity and therefore facilitate a smooth transition into Kindergarten through their health checks with the Maternal and Child Health Service.

Community Connectedness and Wellbeing

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*The Maternal and Child Health Services of Marong were within walking distance for parents. Removing this service impacts on community wellbeing. There's no-one stopping and saying 'hello'. Lockdowns and Covid restrictions during 2020 have shown us the importance of incidental social connectedness in communities.

*Marong has **NO** public transport which can limit the capacity and ease with which some parents can access Maternal and Child Health Services.

	Name	Address	Signature
1	Dianne Stephens	[REDACTED] Seabrook Gully	[Signature]
2	Stephanie Delamar	[REDACTED] Spring Gully	[Signature]
3	Vanessa Tenan	[REDACTED] Marong	[Signature]
4	VALERIE ANDERSON	[REDACTED]	[Signature]
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	Name	Address	Signature
1	Melanie Mitchell	Marion Gully	[Signature]
2	Leah Carter	Marong	[Signature]
3	Brooke Binks	Marong	[Signature]
4	Diane Burnett	[Redacted]	[Signature]
5	VICKI CUTTING	Marong	[Signature]
6	Sandra Francis	Wedderburn	[Signature]
7	Bianca Donaldson	[Redacted]	[Signature]
8	Jessica Ritanie	[Redacted]	[Signature]
9	Danielle Shay	[Redacted]	[Signature]
10	Siahna Lingard	[Redacted]	[Signature]
11	Melissa Mackay	Bendigo	[Signature]

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	Name	Address	Signature
1	Rob Binks	[REDACTED] MARONG	[Signature]
2	Monique Bowen	[REDACTED] WHITE HILLS	[Signature]
3	Tony Hunt	[REDACTED] INGLEWOOD	[Signature]
4	Bree Bentley	Marong	[Signature]
5	DAVE LOWR	WILKES RIVER	[Signature]
6	Nicole Houghton	[REDACTED] Marong	[Signature]
7	Murray Heall	[REDACTED] DUNDY	[Signature]
8	Bryce Rawlings	[REDACTED] K/FLAT	[Signature]
9	Cherokee Anderson	7 McKimmie Rd	[Signature]
10	Gwen Attwood	[REDACTED] INGLESWOOD	[Signature]
11	Amanda Ralton	[REDACTED] MG.	[Signature]

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	Name	Address	Signature
1	Shane Dole	[Redacted] Marong Gully	[Signature]
2	Lochlan M'Kinney	[Redacted]	[Signature]
3	MARION ARWOT	[Redacted] Newby	[Signature]
4	Tim Mansfield	[Redacted]	[Signature]
5	L. Grosse	[Redacted] W/Bau	[Signature]
6	L. Ladson	[Redacted] Marong	[Signature]
7	A. Wannenmacher	[Redacted] Woodvale	[Signature]
8	[Redacted]	[Redacted]	[Signature]
9	Janice Ewing	[Redacted] Marong	[Signature]
10	K. L. Phasing	[Redacted] Marong	[Signature]
11	Sylvia Jones	[Redacted] Eaglehawk	[Signature]

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	Name	Address	Signature
1	Michelle Chudeles	[REDACTED] Marong	Michelle Chudeles
2	Diane Gauri	[REDACTED]	Diane Gauri
3	Danulle Tay	[REDACTED]	Danulle Tay
4	Lisa Brooks	[REDACTED] 10 Coopers Marong	Lisa Brooks
5	Jo Brady	Nandaly	Joanne H Brady
6	VEN CRAVE	[REDACTED] MARONG 3515	V Craue
7	W. Jones	[REDACTED]	W Jones
8	NIMK	[REDACTED] 690	NIMK
9	Ben Hartland	[REDACTED] Marong	Ben Hartland
10	John Walker	[REDACTED]	John Walker
11	Ken ROSSER	[REDACTED]	Ken Ross

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	Name	Address	Signature
1	Julie Rankin	[REDACTED]	[Signature]
2	Joyanne [unclear]	High Rockwood [unclear]	[Signature]
3	[unclear]	[REDACTED]	[Signature]
4	Nal Sulkar	[REDACTED]	[Signature]
5		Charlton	[Signature]
6	BARB TAYLOR	[REDACTED] MARONG	[Signature]
7	R. Baker	[REDACTED] Woodside SA	[Signature]
8	Jaki Downey	[REDACTED] Flat Hill	[Signature]
9	Sammy Sney	[REDACTED] Sunbury	[Signature]
10	Ros Howard	[REDACTED]	[Signature]
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	Name	Address	Signature
1	Sue LaSby	[Redacted] ^{South} ^{Lockwood}	[Signature]
2	~~[Redacted]~~	~~[Redacted]~~	~~[Redacted]~~
3	Kathryn Toomey	[Redacted]	[Signature]
4	Rhys Leader	[Redacted]	[Signature]
5	IMCWA	[Redacted] ^{Marong}	[Signature]
6	Paul Trimble	[Redacted] ^{Marong}	[Signature]
7	PAULINE CARTER	[Redacted] ^{Wesley Hill}	[Signature]
8	Ian Silvester	[Redacted] ^{Marong}	[Signature]
9	Joy Gretgrix	[Redacted] ^{Marong}	[Signature]
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	Name	Address	Signature
1	Danielle Gaudet	[REDACTED] Marong	[Signature]
2	Jerry Farrell	[REDACTED] MARONG	[Signature]
3	TANIA FOSTER	[REDACTED] MARONG	[Signature]
4	Ronan Pollard	[REDACTED]	[Signature]
5	Larissa Yeoman Buhell	[REDACTED] Marong	[Signature]
6	ANDREW WHATEY	[REDACTED] Marong	[Signature]
7	Timothy Robertson	[REDACTED] Marong	[Signature]
8	Phil & IRACIE NORRIS	[REDACTED] MARONG	[Signature]
9	ZOE BOND	[REDACTED]	[Signature]
10	Cass Jones	[REDACTED]	[Signature]
11	Sharon Saunders	[REDACTED] Marong	[Signature]

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	Name	Address	Signature
1	Michael Tine	[Redacted] Marong	[Signature]
2	FRN CAMPBELL	[Redacted] MARONG	[Signature]
3	Pawena Shaw	[Redacted] Marong	[Signature]
4	Kylie Rowe	[Redacted] Marong	[Signature]
5	Janine Cornish	[Redacted] Marong	[Signature]
6	Vicki Gordon	[Redacted] Marong	[Signature]
7	Kath Martin	Marong	[Signature]
8	Sue Lofsky	[Redacted]	[Signature]
9	Neissa Moro	[Redacted]	[Signature]
10	Lee Freetz	[Redacted]	[Signature]
11	Michelle Chance	[Redacted]	[Signature]

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	Name	Address	Signature
1	Tia Bennett	[REDACTED]	TBennett
2	Dymphna Hooker	[REDACTED] Marong	DHooker
3	[REDACTED]	[REDACTED] M/G	[REDACTED]
4	Nadine Speers	[REDACTED] Marong	[REDACTED]
5	David Hooker	[REDACTED] Marong	[REDACTED]
6	CHRIS GARLICK	MGYCW PRES	[REDACTED]
7	KERLIE WOODALL	[REDACTED] Marong	K L Woodall
8	[REDACTED]	[REDACTED] SHELDON	[REDACTED]
9	JOHN GRESKO	[REDACTED]	[REDACTED]
10	Philip Lomes	[REDACTED]	[REDACTED]
11	Parkie Brown	Maiden Gully	[REDACTED]

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	Name	Address	Signature
1	Rosemary Stewart	[Redacted] Marong	[Signature]
2	Russell Jeffery	[Redacted] + Flat	[Signature]
3	Orbin Stacey	[Redacted] Marong	[Signature]
4	Bridget Gallagher	[Redacted] Huntly	[Signature]
5	Alice Thorn	[Redacted] Myers Flat	[Signature]
6	Moyra Donoghue	[Redacted] Gal Gully	[Signature]
7	David Johnstone	[Redacted] Golden Grove	[Signature]
8	Chelsie Nickson	[Redacted] Kangaroo Flat	[Signature]
9	Leatha Williams	[Redacted] Maiden Gully	[Signature]
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	Name	Address	Signature
1	Katrina Mozzane	[REDACTED] Maiden Creek	[Signature]
2	Kirstie Beckett	[REDACTED] Marong	[Signature]
3			
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Signatures for petition REINSTATEMENT OF MATERNAL AND CHILD HEALTH SERVICES TO MARONG | IPetitions

21/5/21, 9:30 am



Heather Wearne

REINSTATEMENT OF MATERNAL AND CHILD HEALTH SERVICES TO MARONG

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REINSTATEMENT OF MATERNAL AND CHILD HEALTH SERVICES TO MARONG

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#	Name	Comment	Created On	Actions
8	Kristen Patching	-	April 23, 2021, 1:49 AM	
7	Terrie McKenzie	-	April 21, 2021, 1:21 AM	
6	Dean Carter	-	April 21, 2021, 1:14 AM	
5	Kate Macdonald	-	April 21, 2021, 1:04 AM	
4	Lisa Mansfield	-	April 21, 2021, 12:24 AM	
3	Nicole Grant	-	April 21, 2021, 1:01 AM	
2	Kathryn Thomas	-	April 21, 2021, 12:51 AM	
1	Heather Wearne	-	April 21, 2021, 1:23 AM	

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Signature History

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21/5/21, 9:27 am


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Heather Wearne

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REINSTATEMENT OF MATERNAL & CHILD HEALTH SERVICES TO MARONG

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Signatures in last 24 hours: 0

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#	Name	Comment	Created On	Actions
13	Philip Norris	-	April 23, 2021, 9:42 AM	
12	belinda young	Loved it out in marong where I could WALK to my appts, and also book in for drop off/pick up school/kinder times and already be there! Such a shame it was moved!	April 20, 2021, 10:14 AM	
11	Kristen Patching	-	April 19, 2021, 10:01 AM	
10	Erin Campbell	-	April 17, 2021, 8:47 PM	
9	Maria Patching	In a growing community it seems ludicrous to be taking services away	April 16, 2021, 10:53 PM	
8	Jessica Whatley	-	April 14, 2021, 2:42 PM	
7	Elizabeth aibett	-	April 10, 2021, 10:00 AM	

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REINSTATEMENT OF MATERNAL AND CHILD HEALTH SERVICES TO MARONG

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#	Name	Comment	Created On	Actions
18	Belinda Burns	-	April 20, 2021, 11:13 AM	
17	Bethany Jones	As someone who is expecting a child having maternal child health services close to me would of great convenience	April 22, 2021, 5:41 AM	
16	Darren Turnbull	-	April 22, 2021, 10:37 AM	
15	Jan Boynton	-	April 22, 2021, 10:37 AM	
14	Heidi Turnbull	-	April 22, 2021, 10:35 AM	
13	Hannah	-	April 22, 2021, 8:39 AM	
12	Rosemary Bailey	-	April 22, 2021, 8:30 AM	
			April 22,	

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21/5/21, 9:31 am

11	 Steve Baulch	-	2021, 7:23 AM	 
10	 Jess	-	Apr 22, 2021, 5:26 PM	 
9	 Cara Stone	-	Apr 28, 2021, 1:06 PM	 

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2
next

Signature History

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6	 Kelly White	The maternal health nurse was the first local contact I met when I moved to Marong, the service was conveniently located and didn't require me to travel far. We became familiar with the kinder before my son started there the following year and we were already comfortable in the environment. I had all my maternal health visits there for my youngest daughter and developed a good and comfortable relationship with the nurse. I am a busy mum of 4 busy children, two of my children have special needs and I know from experience I need extra support, and community connection when I've had a baby. Living this far from Bendigo is isolating and inconvenient enough without me needing to travel further for services that were already here when I moved. If I were to have another child at this time I would not be taking the time out of my days to travel that far to use maternal health services unless it was absolutely necessary. It seems as though the lack of community support for new parents will contribute to poor mental health outcomes and potentially a lack of education from the information sharing that usually happens during regular maternal health visits. Marong is an area of high population growth, full of young families that need to be able to fully utilise the services of child and maternal health. This is an important, valuable service being removed from an area that has the potential to grow even bigger provided it keeps the infrastructure it already has and then continues to grow, this decision feels like a backwards step in the progress of Marong and its surrounding areas.	 
5	 Anne Coghill	-	 
4	 Laura Wheadon	-	 

1 2 next —

Signature History

The maternal health nurse was the first local contact I met when I moved to Marong, the service was conveniently located and didn't require me to travel far. We became familiar with the kinder before my son started there the following year and we were already comfortable in the environment. I had all my maternal health visits there for my youngest daughter and developed a good and comfortable relationship with the nurse. I am a busy mum of 4 busy children, two of my children have special needs and I know from experience I need extra support and community connection when I've had a baby. Living this far from Bendigo is isolating and inconvenient enough without me needing to travel further for services that were already here when I moved. If I were to have another child at this time I would not be taking the time out of my days to travel that far to use maternal health services unless it was absolutely necessary. It seems as though the lack of community support for new parents will contribute to poor mental health outcomes and potentially a lack of education from the information sharing that usually happens during regular maternal health visits. Marong is an area of high population growth, full of young families that need to be able to fully utilise the services of child and maternal health. This an important important, valuable service being removed from an area that has the potential to grow even bigger provided it keeps the infrastructure it already has and then continues to grow, this decision feels like a backwards step in the progress of Marong and it's surrounding areas.

Loved it out in marong where I could WALK to my appts, and also book in for drop off/pick up school/kinder times and already be there! Such a shame it was moved!

Attachment 2 - ECM_4609714_v1_ATTACHMENT 2 Letter to Marong Maternal and Child Health clients



CITY OF GREATER
BENDIGO

Enquiries: Community Wellbeing
T: 03 4408 6590
E: cyadmin@bendigo.vic.gov.au

January 25, 2021

(name)
(address)
(Suburb, state, postcode)

Dear parents and caregivers

Maternal and Child Health Services for Marong Residents

I am writing to provide you with an update on access to Maternal and Child Health services for Marong residents in 2021.

The Marong Maternal and Child Health Centre has been relocated to the new Shine Bright Early Years Hub located at 9 Westbury Boulevard, Maiden Gully. This centre will be known as the West Bendigo Centre and support clients from Marong, Maiden Gully and surrounds. The centre will have four nurses onsite and will be open for consultations Monday to Friday.

For the health and safety of our staff, our preference is to establish sites that have more than one nurse present at any time. We also need to ensure our services are located in areas where they can serve the greatest number of clients.

Home visits for all new parents will always be available, taking place within a week of mother and baby returning home from hospital. Further home visits can be arranged for Key Age and Stage assessments if you are unable to get to one of our Maternal and Child Health centres.

Should you have any further questions or to book a home visit, please phone 44086590.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Jenny Tobin'.

Jenny Tobin
Acting Coordinator Early Years Services

Hearing or speech impaired?
Call us via the National Relay
Service on 133 677 or
www.relayservice.com.au
and ask for 03 5434 6000

Greater Bendigo City Council
Address: 195-229 Lyttleton Terrace, Bendigo
Postal Address: PO Box 733, Bendigo VIC 3552
T: 03 5434 6000
F: 03 5434 6200
E: requests@bendigo.vic.gov.au
W: www.bendigo.vic.gov.au
ABN 74 149 638 164

16. PRESENTATION AND MANAGING GROWTH

16.1. Planning Scheme Amendment C247gben – Planning Scheme Review Part 2 – Zone and Overlay Updates and Corrections – Further Inclusions to Amendment

Author	Frank Casimir and Rebecca Fisher, Amendment Planners
Responsible Director	Andrew Cooney, Acting Director Strategy and Growth

Purpose

Amendment details:	The amendment makes minor administrative changes to existing zone and overlay schedules, as recommended in the <i>Greater Bendigo Planning Scheme Review 2019</i> (the Planning Scheme Review), to clarify content and correct errors, including updating maps and images. In September 2020, Council resolved to seek authorisation from the Minister for Planning to prepare amendment C247gben to the Greater Bendigo Planning Scheme. Since then Council officers have been finalising the documentation and additional changes have been identified for inclusion in this amendment, including: • The removal of Design and Development Overlay Schedule 2 from land in Lockwood South. • The removal of Development Plan Overlay Schedule 14 from land in White Hills. • The removal of the Public Acquisition Overlay Schedule 5 from land adjoining Wellington Street in Strathfieldsaye. • Rezone land at 129 Strickland Road, East Bendigo from Public Use Zone Schedule 4 to Industrial 1 Zone. • Rezone part of the road reserve adjacent to 384-386 and 484-488 Napier Street, White Hills from General Residential Zone to Road Zone Category 1. • Rezone land in McIvor Road, Crook Street and Elstead Drive, Strathdale from Commercial 1 Zone to General Residential Zone and Public Park and Recreation Zone. • Rezone land at 33 Gittins Drive, Strathdale, from General Residential Zone to Public Park and Recreation Zone.
Proponent:	City of Greater Bendigo
Key issues:	• Further implements recommendations of the <i>Greater Bendigo Planning Scheme Review 2019</i>. • Removes unnecessary planning permit triggers resulting from zoning or overlay mapping errors or outdated controls. • Ongoing improvements to the operation of the Greater Bendigo Planning Scheme.

Summary

This request seeks to include additional items into the already supported Amendment C247gben. The Amendment is the result of a long and thorough process to review and modernise the Greater Bendigo Planning Scheme into the new format. The amendment seeks to correct errors in the Planning Scheme and to protect public land through appropriate planning controls. It is recommended that Council support these inclusions and seek authorisation from the Minister for Planning to prepare and exhibit the Amendment once it is appropriate to do so.

Recommendation

That Council:

1. Endorse the addition of extra zone and overlay changes as outlined in this report, to be included as part of Amendment C247gben.
2. Request the Minister for Planning to authorise Council to prepare Amendment C247gben to the Greater Bendigo Planning Scheme.
3. If authorised by the Minister, exhibit Amendment C247gben to the Greater Bendigo Planning Scheme giving notification as required for the minimum statutory exhibition period of one month.
4. Authorise the Director Strategy and Growth to make minor changes to Amendment C247gben where the changes do not affect the purpose or intent of the Amendment.

Policy Context

City of Greater Bendigo Community Plan 2017 – 2021

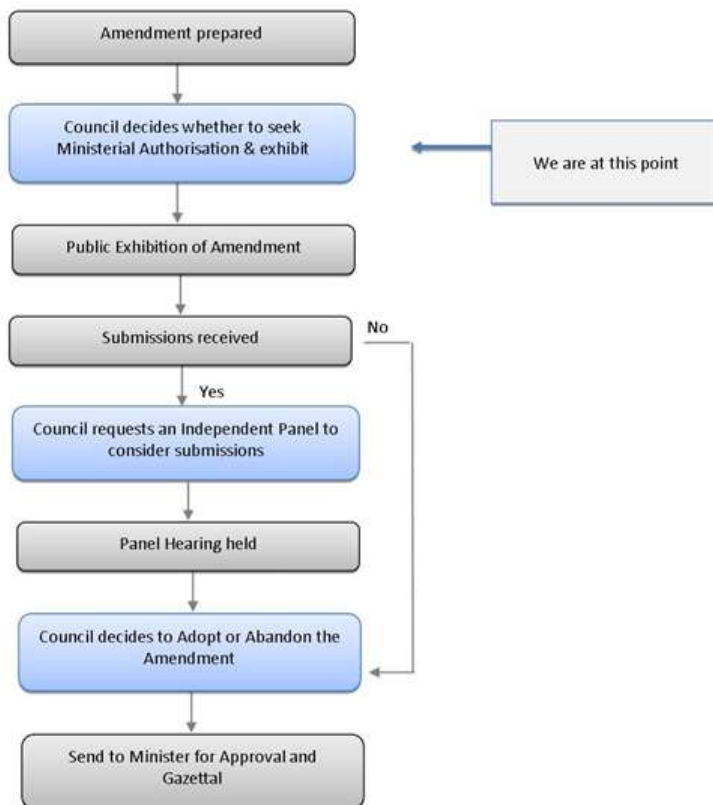
Goal 4: Presentation and managing growth

- Plan for a growing population.
- Keep Greater Bendigo attractive with good quality public facilities and places.

Major initiative: Continue to enhance Council's ability to balance development and growth while protecting our heritage, through strengthened planning strategy and policy including completing the review of the planning scheme.

Background Information

The key steps in the Amendment process are summarised below:



The *Greater Bendigo Planning Scheme Review* was adopted by Council on 20 March 2019 as required by Section 12B of the *Planning and Environment Act 1987*. The Review found that although the Planning Scheme is operating well, it has several fundamental policy gaps which are affecting Council's ability to sufficiently guide development of the municipality.

The proposed Planning Scheme Review changes were extensive, as although a lot of strategic work has been undertaken over the last 10 years, there has not been a full refresh of the Scheme since it was first written in 2000. The Review recommended, amongst other recommendations, that the zone and overlay schedule audit undertaken as part of the Review, be adopted and implemented, which is the basis for this amendment.

Because of the large amount of work required to implement the Planning Scheme Review and modernise the Planning Scheme, it was proposed that the changes be divided into three separate planning scheme amendments. The first amendment, *C256 Greater Bendigo Planning Scheme Review Implementation Part 1* is focussed on translating the Municipal Strategic Statement (MSS) and Local Planning Policy to the new format Municipal Planning Strategy (MPS) and Planning Policy Framework (PPF). This amendment has already been adopted by Council and has been submitted to the Minister for Planning for final approval.

This amendment is Part 2 and will make the recommended changes to the zone and overlay schedules that can be completed without additional strategic work being undertaken. This includes the removal of outdated Design and Development Overlay Schedule 2, Development Plan Overlay Schedules 2, 3, 14, 15 and 23 from land that has been developed, the Land Subject to Inundation Overlay from land where the North Central Catchment Management Authority (CMA) has advised it is no longer required, and the Public Acquisition Overlay from land where the Department of Transport has advised it is no longer required.

The amendment will also correct 70 zoning, overlay and mapping errors identified over the last three years, as well as rezoning 60 public space sites identified in the *Greater Bendigo Public Space Plan, 2019* to the appropriate public land zone. It also rezones the Flora Hill Athletics Track purchased by the City from La Trobe University to the appropriate Public Park and Recreation Zone and rezones land along McIvor Road, Strathdale, which was identified in the *Commercial Land and Activity Centre Strategy 2015* as requiring rezoning from Commercial 1 Zone to General Residential Zone and that is now being developed for residential use.

The Part 3 amendment is a heritage focussed amendment that will make further changes to the Heritage Overlay schedule, as required by the new Statewide planning scheme format, update the local Heritage Policy, update the *Greater Bendigo Heritage Design Guidelines 2015* to include guidance for signs in heritage areas, correct mapping errors identified over the last three years, and introduce a Heritage Overlay to some individual properties where recent statements of significance have been prepared. The Department of Environment, Land, Water and Planning (DELWP) has authorised the City to prepare and publicly exhibit this amendment.

Previous Council Decisions

18 July 2018 - Council resolved to adopt the *Greater Bendigo Public Space Plan*.

20 March 2019 – Council resolved to adopt the *Greater Bendigo Planning Scheme Review 2019*.

19 June 2019 – Council resolved to re-adopt the *Greater Bendigo Public Space Plan 2019*, to ensure that changes arising from the Implementation Framework process were reflected.

16 September 2020 – Council resolved to request the Minister for Planning to authorise Council to prepare and give notice of Amendment C247 *Greater Bendigo Planning Scheme Review Part 2 Zone and Overlay updates and corrections*.

Report

Section 4B of the *Planning and Environment Act 1987* allows for a planning scheme amendment to be initiated by a municipal Council, or a Council can respond to a request for an Amendment by any person or body.

When requesting authorisation from the Minister for Planning to prepare and exhibit an amendment, an explanatory report must be submitted that lists all the changes proposed and discusses the purpose, effects and strategic justification for the amendment. Attachment 1 is an updated Explanatory Report and it includes information to address the additional planning scheme changes proposed in this report.

Additional changes to be included in the amendment are as follows:

- The removal of Design and Development Overlay Schedule 2 from land in Lockwood South as it is outdated and no longer required as most of the land has been developed.
- The removal of Development Plan Overlay Schedule 14 from land in White Hills that has been developed, as recommended in the Planning Scheme Review.
- The removal of the Public Acquisition Overlay Schedule 5 from land in Strathfieldsaye along Wellington Street, as the Department of Transport has advised that it is no longer required.

- Rezone land at 129 Strickland Road, East Bendigo from Public Use Zone Schedule 4 to Industrial 1 Zone as the land is now privately owned.
- Rezone part of the Midland Highway road reserve adjacent to 384-386 and 484-488 Napier Street, White Hills from General Residential Zone to Road Zone Category 1.
- Rezone the newly created privately owned lots following the subdivision of 195, 197 and 199 Mclvor Road, Strathdale, now described as 195A & B, 197A, B & C, 199A, B & C and 205 Mclvor Road, 14-36 Elstead Drive and 167-177 Crook Street Strathdale from Commercial 1 Zone to General Residential Zone as recommended by the *Commercial Land and Activity Centre Strategy* 2015, and rezone the newly created reserve on Elstead Drive, Strathdale to Public Park and Recreation Zone.
- Rezone land at 33 Gittins Drive, Strathdale, from General Residential Zone to Public Park and Recreation Zone as it is Council managed park land.

The *Commercial Land and Activity Centre Strategy*, 2015 recommended that the land at 195-203 Mclvor Road, Strathdale be rezoned from Commercial 1 Zone to a residential zone. Since that recommendation was made, and since Council's previous review of this amendment in September 2020, 195, 197 & 199 Mclvor Road have been subdivided into 32 lots, plus two roads and a reserve. Council previously supported the rezoning of 195, 197, 201, 203 Mclvor Road, and part of the adjoining road reserve, to the General Residential Zone. In this update we propose to update the land descriptions to match the pattern of subdivision and rezone the newly created reserve, which is now in Council ownership, to Public Park and Recreation Zone.

What the Amendment Does

The amendment proposes to make administrative changes, as recommended by the Planning Scheme Review. The amendment also proposes to align content of the following zone and overlay schedules with the *Ministerial Direction – The Form and Content of Planning Schemes*, including updating all of the schedule maps into a consistent GIS format (see example at Attachment 2):

- Low Density Residential Zone
- Rural Living Zone
- Rural Conservation Zone
- Farming Zone
- Public Conservation and Resource Zone
- Special Use Zone
- Comprehensive Development Zone
- Environmental Significance Overlay
- Vegetation Protection Overlay
- Significant Landscape Overlay
- Design and Development Overlay
- Development Plan Overlay

- Neighbourhood Character Overlay
- Parking Overlay

The amendment also proposes to delete the following overlays as recommended by the Review as they are no longer required:

- Design and Development Overlay Schedule 2 (Lockwood South Rural Living Area)
- Development Plan Overlay Schedule 2 (Epsom and Ascot)
- Development Plan Overlay Schedule 3 (General Residential Zone – Density Management Areas)
- Development Plan Overlay Schedule 14 (Scott Street, White Hills)
- Development Plan Overlay Schedule 15 (Burgoyne Street, Huntly)
- Development Plan Overlay Schedule 23 (Botheras Court, Epsom)
- Public Acquisition Overlay Schedule 5 (Wellington Street, Strathfieldsaye)

The amendment also proposes to correct zone and overlay errors, mainly mapping errors and anomalies, due to historic uses or land having been transferred from private ownership to public ownership or vice versa without the required appropriate rezoning. The full details of the properties impacted and proposed changes are listed in the attached Explanatory Report.

The amendment also rezones 60 Council or DELWP owned or managed sites to Public Park and Recreation Zone or Public Conservation and Resource Zone as recommended in the *Greater Bendigo Public Space Plan*, 2019 to protect their current use as public open space into the future.

The amendment deletes the Land Subject to Inundation Overlay from 115 properties where the CMA has determined that this overlay has now become redundant due to the backfilling and other works that these properties have been subjected to which have reduced the risk of flooding.

Social, Economic and Environmental Impacts

The amendment improves the framework for the City to make decisions regarding land use and development. The proposed corrections are expected to have positive social and economic benefits as they will ensure that planning scheme controls appropriately reflect the land use and will ensure that redundant development controls will be removed. The Explanatory Report (see Attachment 1) provides further details on the social, economic and environmental effects of the amendment.

Strategic Justification – Planning Context

Section 12B of the *Planning and Environment Act 1987* (the Act) requires a planning authority to regularly review the provisions of the planning scheme. The purpose of the review is to enhance the effectiveness and efficiency of the planning scheme in achieving the objectives of planning in Victoria and the objectives and strategies of the planning scheme. The amendment is required to implement the recommendations of the *Greater Bendigo Planning Scheme Review 2019*.

The amendment is required to update the Greater Bendigo Planning Scheme in accordance with the Ministerial Direction on the *Form and Content of Planning Schemes* and has been prepared in accordance with the Ministerial strategic directions.

The amendment is supported by relevant clauses of the Planning Policy Framework within the Greater Bendigo Planning Scheme. This is explored in detail in the attached Explanatory Report.

Consultation/Communication

Extensive consultation occurred with the community, internal City units and external referral agencies during the Planning Scheme Review, including surveys, website information, media releases, public information sessions and workshops.

Once authorised, the amendment documents will be publicly exhibited for a minimum of one month, as required under the *Planning and Environment Act, 1987*. The City must give notice of the amendment to all affected landowners and occupiers (including to the City's Property Services Unit) who may be materially affected by the amendment, together with the prescribed Ministers and public authorities. The amendment will be also exhibited in the Government Gazette, the Bendigo Advertiser and Mclvor Times newspapers and on the City of Greater Bendigo website and social media.

All landowners and occupiers who will be materially affected by a change of zone or the addition or removal of an overlay will be notified in writing of the amendment and of the proposed changes to their properties with the advice that they will have the opportunity to put in a submission (either to support or to object) to the amendment as part of the public exhibition process.

Amendment C247gben recommends a number of zone and overlay schedule formatting changes, which are considered minor and will not have a material effect. It is not proposed to notify the landowners and occupiers that are affected by the zone and overlay schedule formatting changes, due to the minor effect and the large number of landowners. This is permitted by section 19(1A) of the *Planning and Environment Act 1987*. Exhibition of the minor zone and overlay schedule formatting changes will include advertisements in the Bendigo Advertiser and the Mclvor Times newspapers, and information on the City of Greater Bendigo website and social media.

Resource Implications

The amendment will reduce the number of permit applications and will make planning decisions simpler and more efficient.

Officer time will be required to prepare the amendment documentation for authorisation and exhibition, to manage the exhibition process and liaise with DELWP (acting on behalf of the Minister for Planning).

The City is responsible for payment of statutory fees and costs incurred in the processing of the Amendment. This may include a panel hearing process if the Amendment has unresolved submissions following exhibition.

Attachments

1. Explanatory Report
2. Schedule to Clause 35.07 Farming Zone

Attachment 1 - C247 Attachment 1 Explanatory Report

Planning and Environment Act 1987

GREATER BENDIGO PLANNING SCHEME AMENDMENT C247GBEN EXPLANATORY REPORT

Who is the planning authority?

This amendment has been prepared by the Greater Bendigo City Council which is the planning authority for this amendment.

The amendment has been made at the request of the Greater Bendigo City Council.

Land affected by the amendment

The amendment applies to 70 properties through the correction of zone and/or overlay errors or administrative changes, as listed in Attachment 1 including 29 sites along the McIvor Road, Strathdale that the *Commercial Land and Activity Centre Strategy*, 2015 has recommended to be rezoned from Commercial 1 Zone to General Residential Zone.

The amendment also applies to 60 Council or Department of Environment Land Water and Planning (DELWP) owned or managed sites to Public Park and Recreation Zone or Public Conservation and Resource Zone, including the athletics track in Flora Hill recently purchased by the City from Latrobe University, as listed in Attachment 2.

The amendment also applies to 115 properties from which the North Central Catchment Management Authority (NCCMA) has requested that the Land Subject to Inundation Overlay be deleted due to the completion of flood mitigation works, as listed in Attachment 3.

The amendment applies to approximately 180 properties through the removal of the Design and Development Overlay Schedule 2 from land that has been identified as being outdated and no longer required as most of the land has been developed as shown on the map in Attachment 4.

The amendment also applies to approximately 450 properties through the removal of the Development Plan Overlay Schedules 2, 3, 14, 15 and 23 from land that has been developed, as recommended in the *Greater Bendigo Planning Scheme Review 2019*, as shown on the map in Attachment 4.

The amendment also applies to approximately 30 properties as shown on the map in Attachment 4 through the removal of the Public Acquisition Overlay Schedule 5 from land along Wellington Street in Strathfieldsaye that the Department of Transport has advised is no longer required.

The amendment also makes minor administrative and formatting changes and corrections to local zone and overlay schedules (as listed below), which apply to land throughout the municipality.

What the amendment does

The amendment proposes to implement recommendations of the *Greater Bendigo Planning Scheme Review 2019* and to update the Greater Bendigo Planning Scheme to be consistent with the Ministerial Direction – *The Form and Content of Planning Schemes*, including updating all of the schedule maps into a consistent GIS format.

Specifically, the amendment proposes to:

Amend the schedule to Clause 32.03 Low Density Residential Zone to update maps and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedule to Clause 35.03 Rural Living Zone to update maps and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedule to Clause 35.06 Rural Conservation Zone to update maps and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedule to Clause 35.07 Farming Zone to update maps and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedule to Clause 36.03 Public Conservation and Resource Zone to remove completed projects and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedules to Clause 37.01 Special Use Zone to remove outdated land use terms and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedules to Clause 37.02 Comprehensive Development Zone to remove outdated land use terms and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedules to Clause 42.01 Environmental Significance Overlay to remove construction exemptions for completed projects, clarify permit exemptions and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedules to Clause 42.02 Vegetation Protection Overlay to clarify permit exemptions and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend the schedules to Clause 42.03 Significant Landscape Overlay to make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Delete Schedule 2 to Clause 43.02 Design and Development Overlay to remove the schedule from the scheme as the land is now developed, as recommended by the *Greater Bendigo Planning Scheme Review 2019*.

Amend schedules to Clause 43.02 Design and Development Overlay to update maps and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Delete Schedules 2, 3, 14, 15 and 23 to Clause 43.04 Development Plan Overlay to remove the schedule from the scheme as the land is now developed, as recommended by the *Greater Bendigo Planning Scheme Review 2019*.

Amend schedules to Clause 43.04 Development Plan Overlay to update maps and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Amend schedules to Clause 43.05 Neighbourhood Character Overlay to clarify permit exemptions and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

Deletes Schedule 5 to Clause 45.01 Public Acquisition Overlay as the Department of Transport have advised it is no longer required.

Amend schedules to Clause 45.09 Parking Overlay to update maps and make minor administrative changes consistent with the *Ministerial Direction – Form and Content*.

The amendment also proposes to correct zone and overlay errors, mainly mapping errors and anomalies, due to historic uses or land having been transferred from private ownership to public

ownership or vice versa without the required appropriate rezoning. The full details of the properties impacted and the proposed changes are listed in Attachment 1a.

The amendment also:

Rezoned land on McIvor Highway, Strathdale (listed in Attachment 1a) from Commercial 1 Zone to General Residential Zone to further implement recommendations of the *Commercial Land and Activity Centre Strategy 2017* by rezoning to reflect the use of the land for residential purposes.

Rezoned 60 Council or DELWP owned or managed sites to Public Park and Recreation Zone or Public Conservation and Resource Zone as recommended in the *Greater Bendigo Public Space Plan 2019* to protect their current use as public open space into the future. The full details of the properties impacted and the proposed changes are listed in Attachment 2a.

Deletes the Land Subject to Inundation Overlay from 115 properties where the NCCMA has determined that this overlay has now become redundant due to the backfilling and other works that these properties have been subjected to which have reduced the risk of flooding. The full details of the properties impacted and proposed changes are listed in Attachment 3a.

Strategic assessment of the amendment

Why is the amendment required?

The amendment is required to make corrections and to improve the efficient operation and effectiveness of the Greater Bendigo Planning Scheme by removing unnecessary restrictions that originate from incorrectly applied or outdated planning controls that do not reflect the circumstances of the affected lands. This is consistent with the *Planning and Environment Act 1987* requirements for the regular review of planning schemes by the relevant responsible authorities.

The amendment is also required to further the implementation of the recommendations of *Greater Bendigo Public Space Plan, 2019* by rezoning land that have been identified and being used for public open space from General Residential Zone to either Public Park and Recreation Zone or to Public Conservation and Resource Zone. 0

The *Commercial Land and Activity Centre Strategy, 2015* recommended that the land at 195-203 McIvor Road, Strathdale be rezoned from Commercial 1 Zone to a residential zone. Since that recommendation was made, and since Council's previous review of this amendment in September 2020, 195, 197 & 199 McIvor Road have been subdivided into 32 lots, plus two roads and a reserve. Council previously supported the rezoning of 195, 197, 201, 203 McIvor Road, and part of the adjoining road reserve, to the General Residential Zone. In this update we propose to update the land descriptions to match the pattern of subdivision and rezone the newly created reserve, which is now in Council ownership, to Public Park and Recreation Zone.

The amendment updates the content of local schedules to reflect the findings of the *Greater Bendigo Planning Scheme Review, 2019* and to align content with the requirements of the *Ministerial Direction – The Form and Content of Planning Schemes*. Minor administrative changes are proposed to improve legibility for users of the Greater Bendigo Planning Scheme by modernising maps and rewording some requirements to clarify and simplify.

How does the amendment implement the objectives of planning in Victoria?

The amendment implements objective 4(1)(a) of the *Planning and Environment Act 1987* to provide for the fair, orderly, economic and sustainable use and development of land by ensuring the Greater Bendigo Planning Scheme is accurate and up to date. The amendment also implements objective 4(1)(f) of the *Planning and Environment Act 1987* to facilitate development in accordance with the objectives of planning in Victoria by improving the legibility of the planning scheme.

How does the amendment address any environmental, social and economic effects?

The amendment will not have any adverse environmental effects as any future use of the affected land will be required to meet the relevant environmental standards for land in rural and urban areas. The proposed zones generally reflect the current land uses and or ownership and have also been

chosen to be consistent with surrounding zones where relevant. The amendment will neither change existing environmental planning controls included in the current overlay provisions in the planning scheme nor propose new ones.

The amendment will not have any detrimental social effects. It will have positive social effects because it rezones land to the most appropriate zones to avoid potential land use conflicts or uncertainties. The amendment will also facilitate the provision of social infrastructure on public-owned land specifically regarding the sites which are being rezoned from General Residential Zone to Public Park and Recreation Zone.

The amendment has a number of positive economic effects including the removal of unnecessary planning permit triggers from some of the privately-owned or publicly-owned land because it will optimise the use of the land through permit exemptions for some building and works and uses. It is therefore expected that the amendment will maximise the potential of the uses and development of the affected land.

Does the amendment address relevant bushfire risk?

Ministerial Direction No. 11 (*Strategic Assessment of Amendments*) states that the planning authority preparing a planning scheme amendment, must address any relevant bushfire risk. For this amendment, bushfire risk is relevant only to the part of the amendment where it proposes to correct zone and overlay mapping errors. Where the amendment proposes to make administrative changes or to delete redundant overlays, bushfire risk is not considered to be relevant and therefore, need not be addressed.

Clause 13.02-1S (Bushfire planning) provides for the policy basis on how bushfire risk should be addressed. Among other matters, this clause states that this policy must be applied to all planning and decision making under the *Planning and Environment Act 1987* relating to land that is within a designated bushfire prone area. For this reason, where this amendment proposes to correct either a zone or an overlay mapping error for a property not within a bushfire prone area, a bushfire risk assessment is not required.

All properties within a bushfire prone area where the amendment proposes to either correct a zone or overlay mapping anomaly, have been assessed against bushfire risk. Properties within a designated bushfire prone area but not covered by the Bushfire Management Overlay were found to be at least 1000m from any bushfire hazard and found to be within areas generally characterised by a flat topography. This means that none of these properties are located uphill in relation to the nearest potential bushfire hazard. In addition, these properties are all located within an existing urban area with good all weather road access.

The corrections within this amendment are to facilitate the existing uses and development of the affected land and will not cause an increase in either the number of people living at these properties or to their existing level of community infrastructure.

This amendment meets the objective of Clause 13.02-1S of the planning scheme because it has identified and assessed the existing bushfire hazard and has determined that it will not pose an unacceptable risk for human life or for community infrastructure. The Country Fire Authority will be consulted when the amendment is publicly exhibited for review and further advice.

Does the amendment comply with the requirements of any Minister's Direction applicable to the amendment?

This amendment complies with Ministerial Direction – *Form and Content of Planning Schemes* and is consistent with Ministerial Direction No.11 – *Strategic Assessment of Amendments*. The amendment is also consistent with Ministerial Direction 1- *Potentially Contaminated Land* – as it does not allow for potentially contaminated land to be used for a sensitive use, agriculture or public open space.

The amendment is also consistent with Planning Practice Note No. 46, 2017, which requires that public lands are appropriately zoned, and Planning Practice Note No. 3, 2017, which provides guidance about the appropriate use of the Special Use Zone in planning schemes.

How does the amendment support or implement the Planning Policy Framework and any adopted State policy?

The amendment is supported by the following clauses in the Planning Policy Framework:

Clause 13.02-1S (Bushfire planning) has an objective to strengthen the resilience of settlements and communities to bushfire through risk-based planning that prioritises the protection of human life. The amendment is consistent with this objective because it will not allow the intensification of development but will only correct mapping and zoning errors.

Clause 16.01-1S (Housing supply) has an objective to facilitate well-located, integrated and diverse housing that meets community needs. The amendment is consistent with this objective by rezoning surplus land zoned Commercial 1 Zone to General Residential Zone to facilitate use and development for residential purposes.

Clause 16.01-5S (Rural residential development) has an objective to identify land suitable for rural residential development. The amendment is consistent with this objective by rezoning land that is currently being used for residential purposes, but which is inhibited from further development because it is partly in a public zone.

Clause 17.02-1S (Business) has an objective to encourage development that meets the community's needs for retail, entertainment, office and other commercial services. The amendment is consistent with this objective by rezoning land that is developed and used for office purposes but which is in two zones to all Commercial 1 Zone so its use and development can be maximised.

Clause 17.03-1S (Industrial land supply) has an objective to ensure availability of land for industry. The amendment is consistent with this objective because it corrects a zone mapping error over a property to facilitate its use and development for industrial purposes into the future.

Clause 17.04-1S (Facilitating tourism) has an objective to encourage tourism development to maximise the economic, social and cultural benefits of developing the state as a competitive domestic and international tourist destination. The amendment is consistent with this objective by correcting a zoning anomaly to an existing caravan park and by updating the text of a schedule to the Special Use Zone which applies to tourism facilities.

Clause 18.02-3S (Road system) has an objective to manage the road system to achieve integration, choice and balance by developing an efficient and safe network and making the most of existing infrastructure. The amendment is consistent with this objective by applying the correct zone to a road reserve which should be in a Road Zone Category 1 Zone and also by deleting the Public Acquisition Overlay Schedule 5 along a Road Zone Category 1 as it is no longer required.

Clause 19.02-2S (Education facilities) has an objective to assist the integration of education facilities with local and regional communities. The amendment is consistent with this objective because it proposes to correct a zone mapping error over a property with existing educational uses. The amendment will rezone this property to Public Use Zone 2 (Education) to reflect its existing use and future development.

Clause 19.02-6S (Open space) has an objective to establish, manage and improve a diverse and integrated network of public open space that meets the needs of the community. The amendment is consistent with this objective by rezoning council and DEWLP owned land currently used as public open space by local communities to either Public Park and Recreation Zone or Public Conservation and Resource Zone so there is certainty that this use will continue into the future.

How does the amendment support or implement the Local Planning Policy Framework, and specifically the Municipal Strategic Statement?

The amendment is supported by the following clauses in the Planning Policy Framework:

Clause 21.07-1 (Economic growth) has an objective to continue to grow Bendigo as the key regional city and economic growth hub for the Loddon Mallee South region. This amendment is consistent with this objective by ensuring that land currently used for office purposes is in the correct zone so to allow their future expansion.

Clause 21.07-7 (Tourism) has an objective to develop Greater Bendigo's tourism potential as Australia's leading cultural heritage destination. This amendment is consistent with this objective by ensuring land used for tourism accommodation is appropriately zoned to facilitate their ongoing use and development.

Clause 21.11 (Monitoring and Review) states that a review of the planning scheme will be undertaken every three years and that an ongoing program of performance monitoring will be developed to evaluate both the achievement of strategic policy directions and the operational effectiveness of the administration of the Scheme. This amendment is consistent with this clause by further implementing the *Greater Bendigo Planning Scheme Review 2019* which specifically evaluates the operational effectiveness of the planning scheme.

Does the amendment make proper use of the Victoria Planning Provisions?

The amendment makes proper use of the Victoria Planning Provisions by implementing changes which clarify and strengthen the role of the provisions in the Greater Bendigo Planning Scheme.

The amendment seeks to ensure that the Victorian Planning Provisions are properly applied through the correct application of zones and of overlays. The amendment also seeks to ensure that the planning scheme maps and texts are accurate by correcting or deleting any errors and clarifying any ambiguity.

How does the amendment address the views of any relevant agency?

Extensive consultation occurred with relevant agencies during the preparation of the Planning Scheme Review. Agencies were also consulted during preparation of the amendment. The CMA provided us with a list of places that are no longer flood prone due to flood mitigation works. We engaged with Department of Environment, Land, Water and Planning regarding the rezoning of its land to a public zone where appropriate. There has also been engagement with the Department of Transport regarding the deletion of the Public Acquisition Overlay Schedule 5 along Wellington Street in Strathfieldsaye.

All agencies that the City has engaged with so far, support the current form of the amendment. The Agencies will again be consulted during the formal exhibition stage of the amendment.

Does the amendment address relevant requirements of the Transport Integration Act 2010?

The requirements of the *Transport Integration Act 2010* apply where a planning scheme amendment is likely to have a significant impact on the transport system. This amendment is unlikely to have an impact on the transport system as it is not significantly increasing the capacity for development. The amendment includes some rezoning of land to correct errors, but none are of a sufficient scale to have a significant impact on the transport system.

Resource and administrative costs

What impact will the new planning provisions have on the resource and administrative costs of the responsible authority?

The amendment is relatively minor in nature and provides for the correction of errors, anomalies and outdated policy in the planning scheme. The changes will reduce resource and administrative costs of the responsible authority by avoiding the need for unnecessary planning permit applications for land use and development which meet with the purposes and provisions of the scheme and by adding clarity to the text and mapping of the planning scheme.

Where you may inspect this amendment

The Amendment is available for public inspection, free of charge, during office hours at the following places:

City of Greater Bendigo Planning Department, Hopetoun Mill, 15 Hopetoun Street, Bendigo

or

<http://www.bendigo.vic.gov.au/residentsandservices/planningservices/Planningschemeamendments>

The amendment can also be inspected free of charge at the Department of Environment, Land, Water and Planning website at www.delwp.vic.gov.au/public-inspection.

Submissions

Any person who may be affected by the amendment may make a submission to the planning authority. Submissions about the amendment must be received by **[insert submissions due date] TO BE CONFIRMED**.

A submission must be sent to: City of Greater Bendigo Planning Department, PO Box 733, Bendigo, VIC 3550, or via email to psamendments@bendigo.vic.gov.au

Panel hearing dates

In accordance with clause 4(2) of Ministerial Direction No.15 the following panel hearing dates have been set for this amendment:

directions hearing: **[insert directions hearing date] TO BE CONFIRMED**

panel hearing: **[insert panel hearing date] TO BE CONFIRMED**

ATTACHMENT 1 - Zone and overlay corrections

Location	Land/area affected	Mapping references
Raywood	CA 20 Sandhurst Street	Greater Bendigo C247gben001znMap07 Exhibition
Huntly	40 Whirrakee Road	Greater Bendigo C247gben002znMap12 Exhibition
Huntly	260 Millwood Road	
Huntly	260 Millwood Road	Greater Bendigo C247gben003dpoMap12 Exhibition
Huntly	40 Whirrakee Road	Greater Bendigo C247gben004d-esoMap12 Exhibition
Myers Flat	16-20 Williams Road	Greater Bendigo C247gben005znMap14 Exhibition
Huntly	453 Midland Highway	Greater Bendigo C247gben006znMap16 Exhibition
Huntly	144 Sargeants Roa	
Huntly	CA 22E Station Street	Greater Bendigo C247gben009znMap12 _ 16 Exhibition
Huntly	CA 4A Station street	
Huntly	453 Midland Highway	Greater Bendigo C247gben008dpoMap16 Exhibition
Huntly	CA 4A Station street	Greater Bendigo C247gben010d-dpoMap12_16 Exhibition
Huntly	CA 22E Station Street	
Epsom	Lot 2 Jones Road	Greater Bendigo C247gben011znMap16 Exhibition
Epsom	Lot 2 Jones Road	Greater Bendigo C247gben012dpoMap16 Exhibition

Location	Land/area affected	Mapping references
Epsom	Lot 1 TP951458 Howard Street	Greater Bendigo C247gben014znMaps15_16 Exhibition
Epsom	123-129 Midland Highway	
North Bendigo	42-72 Holmes Road	Greater Bendigo C247gben016znMaps18_19 Exhibition
North Bendigo	83 Holdsworth Road	
California Gully	43A Sandhurst Road	
Huntly	144 Sargeants Road	Greater Bendigo C247gben007d-dpoMap16 Exhibition
Long Gully	12-28 Cunneen Street	Greater Bendigo C247gben018znMap18 Exhibition
Long Gully	6 Watkins Street	
Maiden Gully	330 Maiden Gully Road	
Bendigo	56 Chapel Street	Greater Bendigo C247gben020znMap19 Exhibition
Strathdale	195A Mclvor Road and part of adjoining road reserve	Greater Bendigo C247gben021znMaps 20_24 Exhibition
Strathdale	195B Mclvor Road	
Strathdale	197A Mclvor Road	
Strathdale	197B Mclvor Road	
Strathdale	197C Mclvor Road	
Strathdale	199A Mclvor Road	
Strathdale	199B Mclvor Road	
Strathdale	199C Mclvor Road	
Strathdale	201 Mclvor Road	
Strathdale	203 Mclvor Road	
Strathdale	205 Mclvor Road177	
Strathdale	14 Elstead Drive	

Location	Land/area affected	Mapping references
Strathdale	16 Elstead Drive	
Strathdale	18 Elstead Drive	
Strathdale	20 Elstead Drive	
Strathdale	22 Elstead Drive	
Strathdale	24 Elstead Drive	
Strathdale	26 Elstead Drive	
Strathdale	28 Elstead Drive	
Strathdale	30 Elstead Drive	
Strathdale	32 Elstead Drive	
Strathdale	34 Elstead Drive	
Strathdale	36 Elstead Drive	
Strathdale	167 Crook Street	
Strathdale	169 Crook Street	
Strathdale	171 Crook Street	
Strathdale	173 Crook Street	
Strathdale	175 Crook Street	
Strathdale	177 Crook Street	
Strathdale	The road reserve along Gittins Drive	
Strathdale	37 Herbert Avenue	Greater Bendigo C247gben 022znMap19_23 Exhibition
Strathdale	34 Mill Street	
Strathdale	36 Mill Street	
Kennington	72 Lowndes Street	
Golden Square	20 Drechsler Street	Greater Bendigo C247gben029znMap23 Exhibition
Golden Square	61 Panton Street	Greater Bendigo C247gben 030znMap22 Exhibition
Kangaroo Flat	17 Carpenter Street	Greater Bendigo C247gben 031znMap22 Exhibition
Kangaroo Flat	39 Neil Street	
Kangaroo Flat	1 Station Street	
Kangaroo Flat	2 Lansell Street	
Kangaroo Flat	29 Lockwood Road	Greater Bendigo C247gben 031znMap22 Exhibition
Redcastle	157 Eickerts Lane	Greater Bendigo C247gben

Location	Land/area affected	Mapping references
Redcastle	269 Eickerts Lane	034znMap37 Exhibition
Costerfield	CA 13 Sec 6, Heathcote-Costerfield Road,	Greater Bendigo C247gben 035znMap38 Exhibition
Costerfield	CA 14 Sec 6 Bradleys Lane	
Heathcote	3 Barrack Street	Greater Bendigo C247gben 036znMap44 Exhibition
Mia Mia	10 Matheson Street	Greater Bendigo C247gben037znMap42 Exhibition
Kangaroo Flat	42 Olympic Parade	Greater Bendigo C247gben038Map38d-smo Exhibition
Kangaroo Flat	275 Mackenzie Street	
White Hills	Part of the Midland Highway (Napier Street) road reserve adjacent to 384-386 Napier Street	Greater Bendigo C247gben055Map19 Exhibition
White Hills	Part of the Midland Highway (Napier Street) road reserve adjacent to 484-488 Napier Street	Greater Bendigo C247gben056Map19 Exhibition

ATTACHMENT 2 – Public Open Space

Location	Land/Area affected	Mapping references
Epsom	CA2001 Midland Highway	Greater Bendigo C247gben014znMaps15_16 Exhibition
Epsom	Lot 1 TP967530 Midland Highway	
Epsom	CA2025 Rosemundy Road	
Epsom	123-129 Midland Highway	

Location	Land/Area affected	Mapping references
White Hills	Part of 27 Hamelin Street	Greater Bendigo C247gben015znMap19 Exhibition
White Hills	559 Napier Street	
Long Gully	76 Holdsworth Road	Greater Bendigo C247gben016znMaps18 19 Exhibition
California Gully	35 Murdoch Street	Greater Bendigo C247gben017znMap18 Exhibition
West Bendigo	Part of CA 2087 Derwent Gully Road	Greater Bendigo C247gben 018znMap18 Exhibition
North Bendigo	20 Atkins Street	Greater Bendigo C247gben019znMap19 Exhibition
North Bendigo	36 Anderson Street	
North Bendigo	44 Anderson Street	
East Bendigo	33 Lansell Street	Greater Bendigo C247gben 020znMap19 Exhibition
Strathdale	33 Gittins Drive	Greater Bendigo C247gben 021znMaps 20_24 Exhibition
Strathdale	99 Crook Street	
Strathdale	19 Figtree Lane	Greater Bendigo C247gben023znMap24 Exhibition
Strathdale	20 Figtree Lane	
Strathdale	4 Paperbark Court	Greater Bendigo C247gben 024znMap24 Exhibition
Strathdale	4 Wildwood Drive,	
Strathdale	13-17 Landale Drive, Strathdale	Greater Bendigo C247gben 025znMap24 Exhibition
Strathdale	7-8 Stephens Court	Greater Bendigo C247gben 026znMap24 Exhibition
Kennington	84 Marnie Road	Greater Bendigo C247gben 027znMap23 Exhibition
Quarry Hill	142-144 Mitchell Street,	Greater Bendigo C247gben028znMap23 Exhibition
Flora Hill	60 Retreat Road	Greater Bendigo C247gben 029znMaps23 Exhibition
Spring Gully	CA 260D1 Retreat Road	
Spring Gully	12 Kristy Drive	
Spring Gully	4 Eliza Court,	
Spring Gully	9 Annabell Court	
Flora Hill	26 Sherwood Drive	

Location	Land/Area affected	Mapping references
Flora Hill	19 Sherwood Drive	
Golden Square	2-12 Holly Street	Greater Bendigo C247gben 030znMap22 Exhibition
Golden Square	70 Norelle Crescent	
Golden Square	17 Akins Rise,	
Golden Square	38A Akoonah Drive	
Golden Square	8 Maxwell Drive	
Golden Square	24 Gresham Court	
Golden Square	10-14 Allpress Drive	
Golden Square	24 Elliot Street	
Kangaroo Flat	72 Queen Street	Greater Bendigo C247gben 031znMap22 Exhibition
Kangaroo Flat	80-92 Lockwood Road	
Kangaroo Flat	8 Bronze Drive	
Kangaroo Flat	99-101 Olympic Parade	
Kangaroo Flat	34A Magellan Crescent	
Kangaroo Flat	26-28 Browning Street	
Kangaroo Flat	Lot 1 Brian Street	
Kangaroo Flat	9 Browning Street	
Kangaroo Flat	6-50 Danson Avenue	
Kangaroo Flat	1D Station Street	

ATTACHMENT 3 – Land Subject to Inundation Overlay to be deleted

Location	Land /area affected Location	Map references
Huntly	Lots 65-69 PS806834 Wooleen Court	Greater Bendigo C247gben C Isio-foMaps12_16 Exhibition
Epsom	6 Henbury Street	
	2 Henbury Street Huntly	
Huntly	8 Henbury Street	
Huntly	1 Henbury Street	
Huntly	5 Henbury Street	
Huntly	1 Bluestone Street	

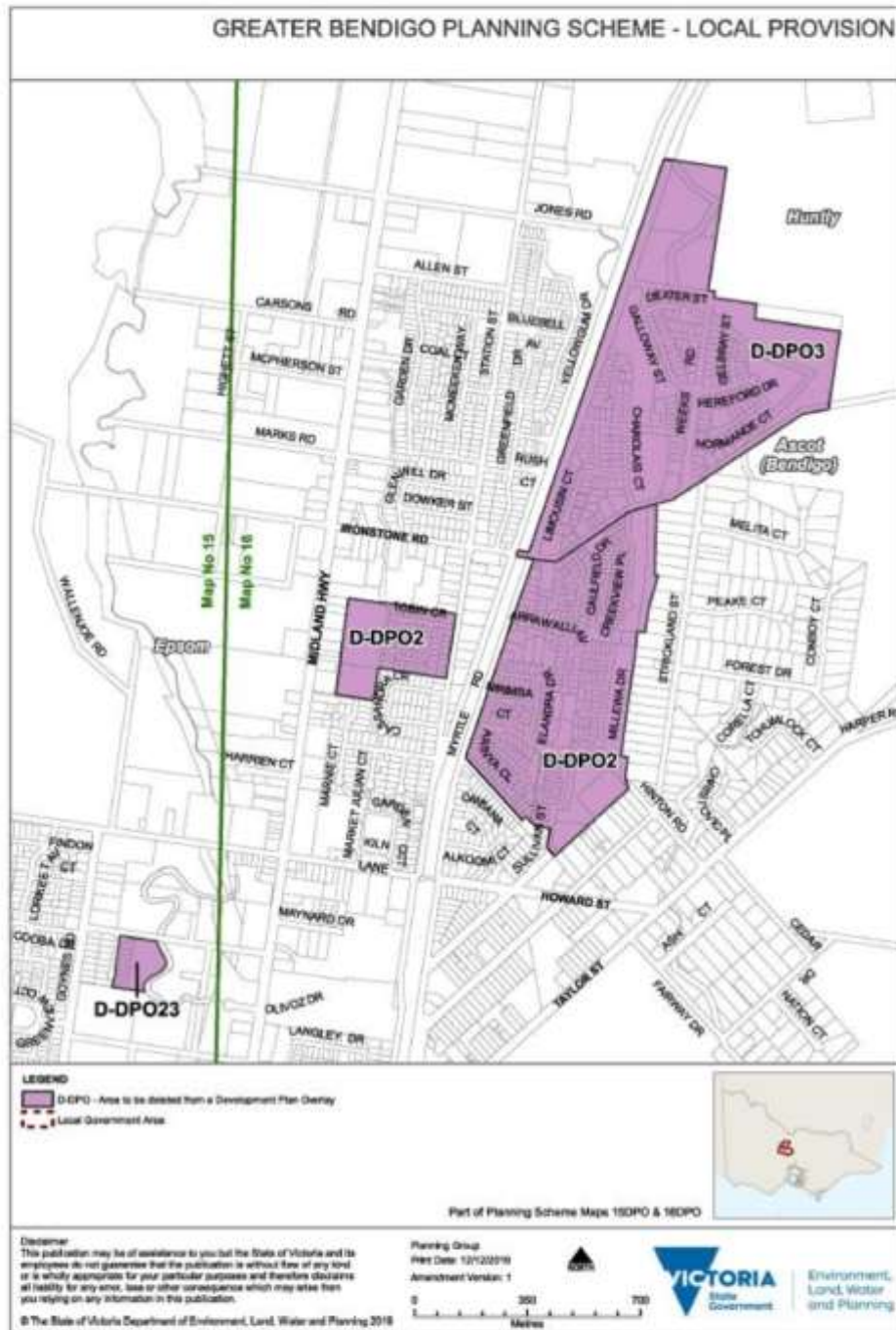
Location	Land /area affected Location	Map references
Huntly	6 Remington Court	
Huntly	5 Remington Court	
Huntly	4 Remington Court	
Huntly	10 Remington Court	
Huntly	5 Bluestone Court	
Huntly	4 Bluestone Court	
Huntly	9 Remington Court	
Huntly	8 Remington Court	
Huntly	7 Remington Court	
Ascot	29 Charolais Court	Greater Bendigo C247gben 040d-Isio-foMap16 Exhibition
Ascot	11 Charolais Court and adjoining road reserve	
Ascot	12 Limousin Court	Greater Bendigo C247gben 041d-Isio-foMap16 Exhibition
Ascot	17 Limousin Court	
Ascot	11 Limousin Court	
Ascot	16 Limousin Court	
Ascot	15 Limousin Court	
Ascot	8 Limousin Court	
Ascot	7 Limousin Court	
Ascot	18 Limousin Court	
Ascot	19 Limousin Court	
Ascot	20 Limousin Court	
Ascot	22 Limousin Court	
Ascot	23 Limousin Court	
Ascot	24 Limousin Court	
Ascot	21 Limousin Court	
Ascot	25 Limousin Court	
Ascot	26 Limousin Court	
Ascot	27 Limousin Court	
Ascot	2 Charolais Court	
Ascot	9 Limousin Court	
Ascot	13 Limousin Court	
Ascot	10 Limousin Court	
Ascot	14 Limousin Court	
Ascot	151 Ironstone Road	
Ascot	147 Ironstone Road	
Ascot	169 Ironstone Road	
Ascot	1 Limousin Court	

Location	Land /area affected Location	Map references
Ascot	2 Randall Way	
Ascot	1C Arrawalli Avenue	Greater Bendigo C247gben 042d-Isio-foMap16 Exhibition
Ascot	1B Arrawalli Avenue	
Ascot	1A Arrawalli Avenue	
Ascot	162 Myrtle Road	
Ascot	45 Sullivan Street	Greater Bendigo C247gben 043d-Isio-foMap16 Exhibition
Ascot	47 Sullivan Street	
Ascot	49 Sullivan Street	
Ascot	51 Sullivan Street	
Ascot	53 Sullivan Street	
Ascot	55 Sullivan Street	
Ascot	57 Sullivan Street	
Ascot	1 Argyle Lane	
Ascot	59 Sullivan Street	
Ascot	61 Sullivan Street	
Ascot	63 Sullivan Street	
Ascot	3 Argyle Lane	
Ascot	5 Argyle Lane	
Ascot	1 Apple Lane	
Jackass Flat	2 Evergreen Boulevard and adjoining road reserve	Greater Bendigo C247gben 044d-Isio-foMap15 Exhibition
Jackass Flat	3 Evergreen Boulevard	
Jackass Flat	5 Evergreen Boulevard	
Jackass Flat	301 Howard Street	
Epsom	28 Langley Drive	Greater Bendigo C247gben 045d-Isio-foMap16 Exhibition
Epsom	30 Langley Drive	
Epsom	32 Langley Drive	
Epsom	34 Langley Drive	
Epsom	601-611 Napier Street	Greater Bendigo C247gben 046d-Isio-foMaps15_19 Exhibition
Epsom	617-623 Napier Street	
White Hills	15 Priest Street	
White Hills	13 Priest Street	
White Hills	11 Priest Street	
White Hills	9 Priest Street	
White Hills	7 Priest Street	

Location	Land /area affected Location	Map references
White Hills	1 Tussock Drive	
White Hills	3 Tussock Drive	
Epsom	589-595 Napier Street	
White Hills	31 Priest Street	
White Hills	16 Scott Street	
White Hills	18 Scott Street	
White Hills	17 Priest Street	
White Hills	26 Priest Street	
White Hills	21 Orville Way	Greater Bendigo C247gben 047d-Isio-foMap19 Exhibition
White Hills	23 Orville Way	
White Hills	24 Rheola Drive	
White Hills	26 Rheola Drive	
White Hills	19 Orville Way	
East Bendigo	19 Trantara Court	Greater Bendigo C247gben 048d-Isio-foMap20 Exhibition
Kangaroo Flat	19 Grantham Terrace	Greater Bendigo C247gben 049d-Isio-foMap22 Exhibition
Kangaroo Flat	15 Grantham Terrace	
Kangaroo Flat	13 Grantham Terrace	
Kangaroo Flat	11 Grantham Terrace	
Kangaroo Flat	9 Grantham Terrace	
Kangaroo Flat	7 Grantham Terrace	
Kangaroo Flat	5 Grantham Terrace	
Kangaroo Flat	24 Sovereign Gardens	
Kangaroo Flat	31 Sovereign Gardens	
Kangaroo Flat	22 Sovereign Gardens	
Kangaroo Flat	1/17 Grantham Terrace	
Kangaroo Flat	4/17 Grantham Terrace	

Location	Land /area affected Location	Map references
Kangaroo Flat	3/17 Grantham Terrace	
Kangaroo Flat	2/17 Grantham Terrace	
Kangaroo Flat	29 Sovereign Gardens	
Kangaroo Flat	20 Sovereign Gardens	
Kangaroo Flat	27 Sovereign Gardens	
Kangaroo Flat	3 Grantham Terrace	
Kangaroo Flat	1 Grantham Terrace	
Kangaroo Flat	2 Queen Street	
Strathfieldsay e	10 Cadella Way	Greater Bendigo C247gben 050d-Isio-foMap25 Exhibition
Strathfieldsay e	92 Taylors Lane	Greater Bendigo C247gben 051d-Isio-foMap28 Exhibition
Strathfieldsay e	Lot 185 PS 714854 Taylors Lane	

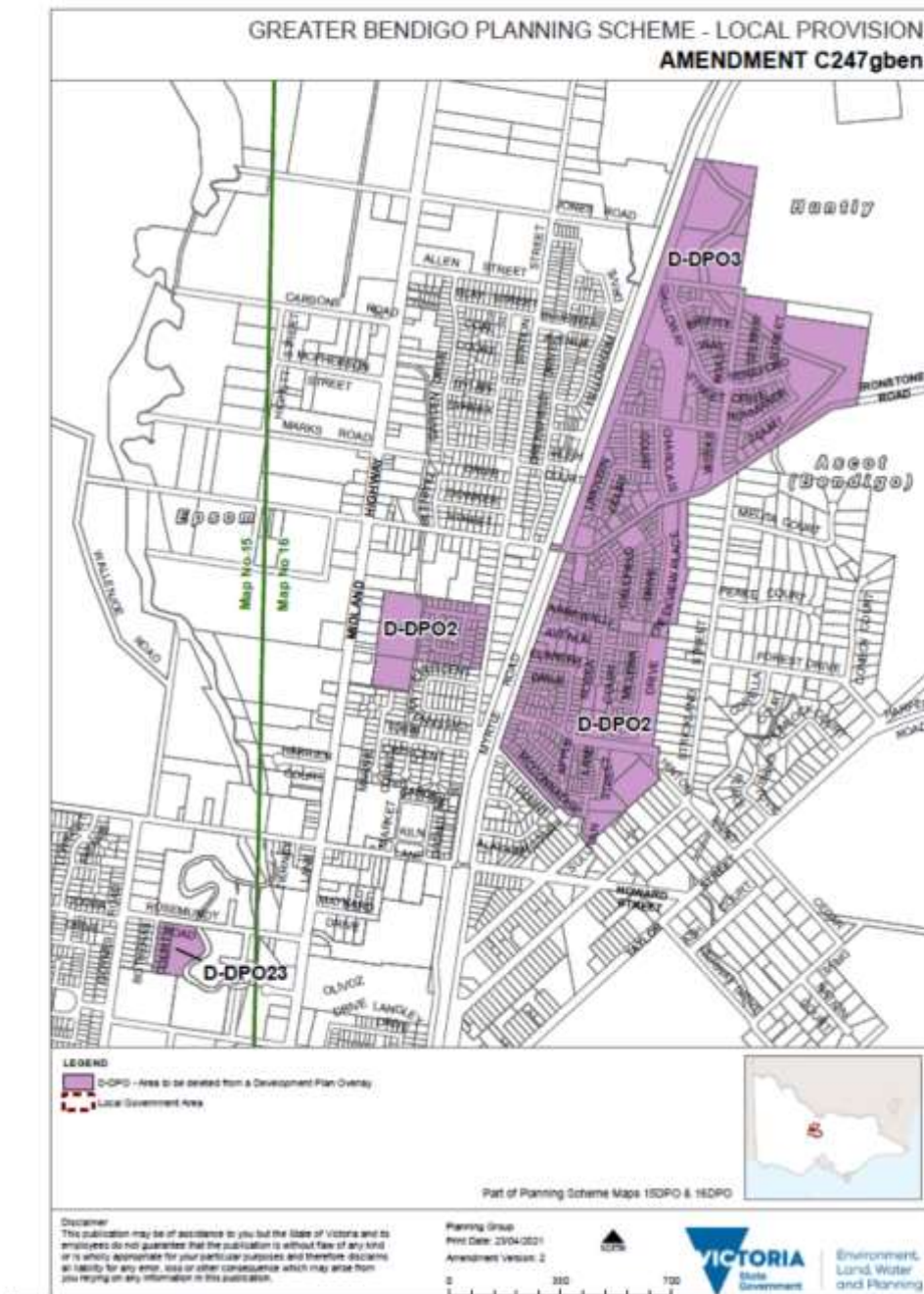
ATTACHMENT 4 – Development Plan Overlay Schedules to be deleted

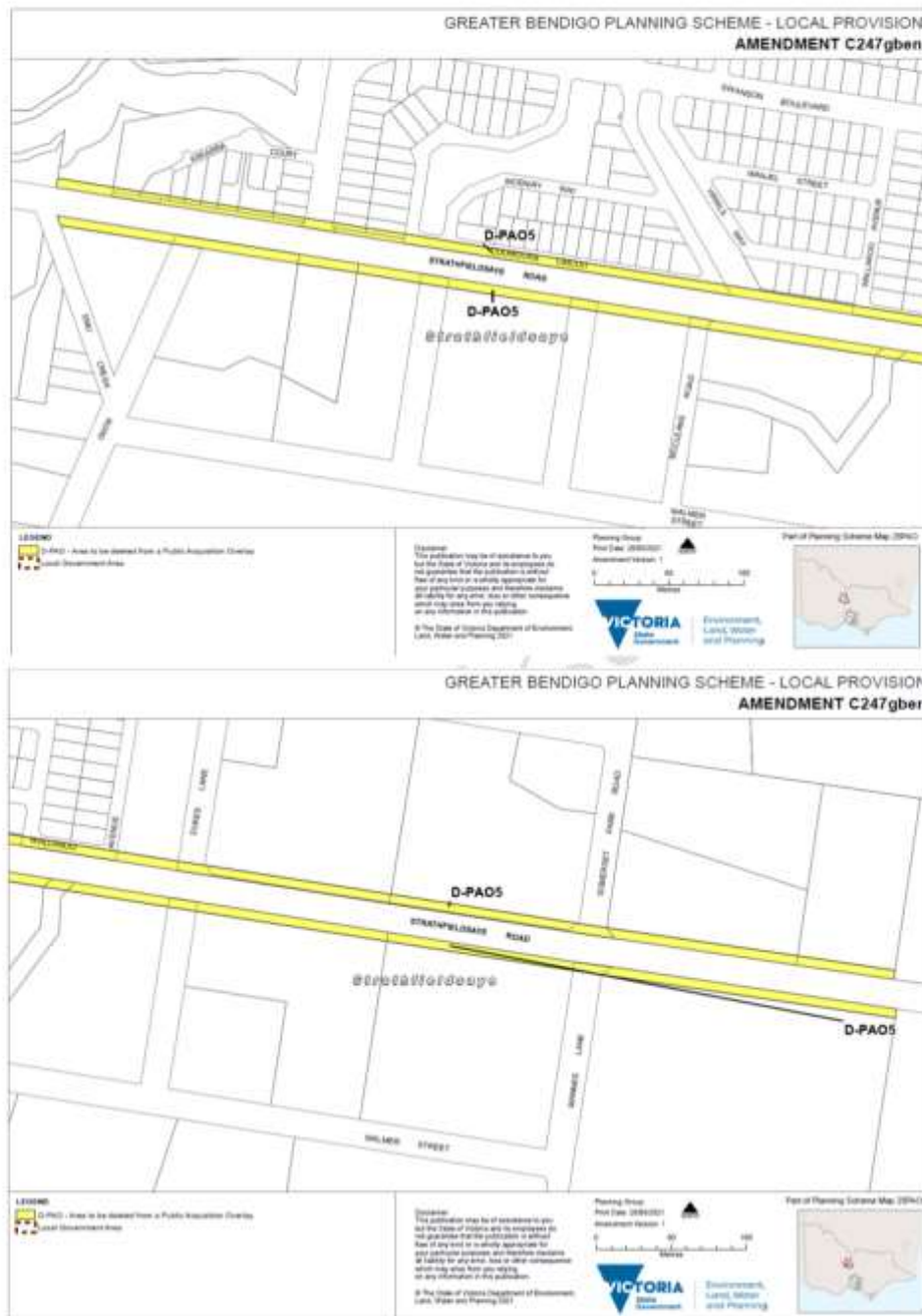












Summary of abbreviations

CIZ Commercial 1 Zone

C2Z Commercial 2 Zone

FZ Farming Zone

GRZ General Residential Zone

LDRZ Low Density Residential Zone

MUZ Mixed Use Zone

PCRZ Public Conservation & Resource Zone

PPRZ Public Park & Recreation Zone

PUZ1 Public Use Zone Schedule 1

PUZ2 Public Use Zone Schedule 2

PUZ3 Public Use Zone Schedule 3

PUZ4 Public Use Zone Schedule 4

PUZ6 Public Use Zone Schedule 6

PUZ7 Public Use Zone Schedule 7

RDZ1 Road Zone Category 1

RLZ Rural Living Zone

SUZ1 Special Use Zone Schedule 1

SUZ4 Special Use Zone Schedule 4

SUZ6 Special Use Zone Schedule 6

SUZ8 Special Use Zone Schedule 8

TZ Township Zone

DDO2 Design & Development Overlay Schedule 2

DPO4 Development Plan Overlay Schedule 4

ESO5 Environmental Significance Overlay Schedule 5

LSIO1 Land Subject to Inundation Overlay Schedule 1

LSIO2 Land Subject to Inundation Overlay Schedule 2

SMO Salinity Management Overlay

NCCMA North Central Catchment Management Authority

GBPSP Greater Bendigo Public Space Plan

ATTACHMENT 1a – Corrections of zones and of overlays

Location	Land/area affected	Mapping references	Proposed change
Bendigo	56 Chapel Street	Greater Bendigo C247gben 020znMap19 Exhibition	Rezone SUZ1 to GRZ.
Redcastle	157 Eickerts Lane	Greater Bendigo C247gben 034znMap37 Exhibition	Rezone the PCRZ part to FZ.
Redcastle	269 Eickerts Lane		Rezone the PCRZ part to

Location	Land/area affected	Mapping references	Proposed change
			FZ. No change to overlays
Kangaroo Flat	29 Lockwood Road	Greater Bendigo C247gben031znMap22 Exhibition	Rezone PUZ6, to C1Z.
Mia Mia	10 Matheson Street	Greater Bendigo C247gben037znMap42 Exhibition	Rezone PUZ7, to TZ. No change to overlay
Epsom	Lot 2 Jones Road	Greater Bendigo C247gben011znMap16 Exhibition	Rezone the PPRZ part to LDRZ and apply DPO4
Epsom	123-129 Midland Highway	Greater Bendigo C247gben014znMaps15_16 Exhibition	Rezone PPRZ to C2Z. No change to overlays
California Gully	43A Sandhurst Road	Greater Bendigo C247gben016znMap18_19 Exhibition	Rezone to PUZ4. No change to overlay
Epsom	Lot 1 TP951458 Howard Street	Greater Bendigo C247gben014znMaps15_16 Exhibition	Rezone to PUZ2. No change to overlays.
Kangaroo Flat	17 Carpenter Street	Greater Bendigo C247gben031znMap22 Exhibition	Rezone PUZ7 to C1Z. No overlay.
Golden Square	20 Drechsler Street	Greater Bendigo C247gben029znMap23 Exhibition	Rezone PUZ1 to GRZ. No overlay.
North Bendigo	83 Holdsworth Road	Greater Bendigo C247gben016znMap18_19 Exhibition	Rezone PPRZ to GRZ. No overlay.
Maiden Gully	330 Maiden Gully Road	Greater Bendigo C247gben018znMap18 Exhibition	Rezone PUZ1 to GRZ. No change to overlay.
Golden Square	61 Panton Street	Greater Bendigo C247gben030znMap22 Exhibition	Rezone GRZ to PUZ4. No change to overlay.
Long Gully	6 Watkins Street	Greater Bendigo C247gben018znMap18 Exhibition	Rezone PPRZ to GRZ. No overlay.

Location	Land/area affected	Mapping references	Proposed change
Myers Flat	16-20 Williams Road	Greater Bendigo C247gben005znMap14 Exhibition	Rezone from PCRZ to FZ.
Huntly	40 Whirrakee Road	Greater Bendigo C247gben002znMap12 Exhibition	Rezone to PPRZ. Delete ESO5. No change to the zone
Kennington	72 Lowndes Street	Greater Bendigo C247gben022znMaps19_23 Exhibition	Rezone PUZ1 to GRZ. No overlay
Huntly	260 Millwood Road	Greater Bendigo C247gben002znMap12 Exhibition	Rezone to LDRZ. and apply DPO4. No change to other overlays.
Huntly	453 Midland Highway	Greater Bendigo C247gben006znMap16 Exhibition	Rezone to LDRZ and apply DPO4.
Huntly	144 Sargeants Road	Greater Bendigo C247gben006znMap16 Exhibition	Rezone to FZ and delete DPO4. No change to SBO2.
Huntly	CA 22E Station Street	Greater Bendigo C247gben009znMap12_16 Exhibition	Rezone LDRZ to PPRZ. and delete DPO4.
Huntly	CA 4A Station street	Greater Bendigo C247gben009znMaps12_16 Exhibition	Rezone IN3Z to PPRZ.
Kangaroo Flat	39 Neil Street	Greater Bendigo C247gben031znMap22 Exhibition	Rezone SUZ4 and PPRZ to GRZ
Kangaroo Flat	1 Station Street		Rezone GRZ to SUZ4. No change to LSO1.
Kangaroo Flat	2 Lansell Street		Rezone PUZ7 to GRZ. No change to overlay.
Raywood	CA 20 Sandhurst Street	Greater Bendigo C247gben001znMap07 Exhibition	Rezone the PUZ3 part (20-26\PP5667)

Location	Land/area affected	Mapping references	Proposed change
			to TZ. FZ to remain.
Long Gully	12-28 Cunneen Street	Greater Bendigo C247gben 018znMap18 Exhibition	Rezone GRZ and SUZ6 to PUZ7. No change to overlays
Heathcote	3 Barrack Street	Greater Bendigo C247gben 036znMap44 Exhibition	Rezone to SUZ6. No change to overlays.
Strathdale	37 Herbert Avenue	Greater Bendigo C247gben 022znMaps19_23 Exhibition	Rezone PUZ1 to GRZ. No proposed overlay.
Strathdale	34 Mill Street		Rezone PUZ1 to GRZ. No proposed overlay.
Strathdale	36 Mill Street		Rezone PUZ1 to GRZ. No proposed overlay
Strathdale	195A & B Mclvor Road and part of adjoining road reserve	Greater Bendigo C247gben 021znMaps 20_24 Exhibition	Rezone to GRZ. No overlay
Strathdale	197A, B & C Mclvor Road		Rezone to GRZ
Strathdale	199A, B & C Mclvor Road		Rezone to GRZ
Strathdale	201 Mclvor Road		Rezone to GRZ, no change to overlay
Strathdale	203 Mclvor Road		Rezone to GRZ. No change to overlay.
Strathdale	205 Mclvor Road 177		Rezone to PPRZ
Strathdale	14 Elstead Drive		Rezone to GRZ
Strathdale	16 Elstead Drive		Rezone to GRZ
Strathdale	18 Elstead Drive		Rezone to GRZ
Strathdale	20 Elstead		Rezone to

Location	Land/area affected	Mapping references	Proposed change
	Drive		GRZ
Strathdale	22 Elstead Drive		Rezone to GRZ
Strathdale	24 Elstead Drive		Rezone to GRZ
Strathdale	26 Elstead Drive		Rezone to GRZ
Strathdale	28 Elstead Drive		Rezone to GRZ
Strathdale	30 Elstead Drive		Rezone to GRZ
Strathdale	32 Elstead Drive		Rezone to GRZ
Strathdale	34 Elstead Drive		Rezone to GRZ
Strathdale	36 Elstead Drive		Rezone to GRZ
Strathdale	167 Crook Street		Rezone to GRZ
Strathdale	169 Crook Street		Rezone to GRZ
Strathdale	171 Crook Street		Rezone to GRZ
Strathdale	173 Crook Street		Rezone to GRZ
Strathdale	175 Crook Street		Rezone to GRZ
Strathdale	177 Crook Street		Rezone to GRZ
North Bendigo	42-72 Holmes Road	Greater Bendigo C247gben 016znMaps18_19 Exhibition	Rezone to SUZ8. No change to overlays
Costerfield	CA 13 Sec 6, Heathcote-Costerfield Road,	Greater Bendigo C247gben 035znMap38 Exhibition	Rezone to TZ. No change to overlays
Costerfield	CA 14 Sec 6 Bradleys Lane		Rezone to PCRZ, no change to overlays
East Bendigo	129 Strickland Road	Greater Bendigo C247gben054Map19 Exhibition	Rezone to IN1Z
White Hills	Part of the Midland Highway (Napier Street) road reserve adjacent to 384-386 Napier	Greater Bendigo C247gben055Map19 Exhibition	Rezone to RDZ1

Location	Land/area affected	Mapping references	Proposed change
	Street		
White Hills	Part of the Midland Highway (Napier Street) road reserve adjacent to 484-488 Napier Street	Greater Bendigo C247gben056Map19 Exhibition	Rezone to RDZ1
Huntly	260 Millwood Road	Greater Bendigo C247gben003dpoMap12 Exhibition	Apply the DPO4
Huntly	40 Whirrakee Road	Greater Bendigo C247gben004d-esoMap12 Exhibition	Delete the ESO5
Huntly	144 Sargeants Road	Greater Bendigo C247gben007d-dpoMap16 Exhibition	Delete DPO4
Huntly	453 Midland Highway	Greater Bendigo C247gben008dpoMap16 Exhibition	Apply DPO4
Huntly	CA 4A Station street	Greater Bendigo C247gben010d-dpoMaps12_16 Exhibition	Delete DPO4
Huntly	CA 22E Station Street		Delete DPO4
Epsom	Lot 2 Jones Road	Greater Bendigo C247gben012dpoMap16 Exhibition	Apply DPO4
Kangaroo Flat	42 Olympic Parade	Greater Bendigo C247gben038Map38d-smo Exhibition	Delete the SMO.
Kangaroo Flat	275 Mackenzie Street		Delete the SMO

ATTACHMENT 2a – Public Open Space

Location	Land/Area affected	Mapping references	Proposed change	Reason
Flora Hill	60 Retreat Road	Greater Bendigo C247gben 029znMaps23 Exhibition	Rezone PUZ2 to PPRZ.	Council recently acquired site developed with recreation facilities (Athletics track). PUZ2 no longer appropriate.
Strathdale	33 Gittins Drive			Harcourt Dog Park in Strathdale
Strathdale	99 Crook Street	Greater Bendigo C247gben 021znMaps20_24 Exhibition	Rezone to PPRZ. No change to overlays	The service and utility on this site no longer required so PUZ1 can be rezoned to PPRZ consistent with the adjoining land.
West Bendigo	Part of CA 2087 Derwent Gully Road	Greater Bendigo C247gben 018znMap18 Exhibition	Rezone GRZ, SUZ4, PUZ1, PUZ7 and FZ to PCRZ.	This is a zoning anomaly. Public land mostly zoned PCRZ. GRZ, SUZ4, PUZ1, PUZ7 and FZ not appropriate.
White Hills	Part of 27 Hamelin Street	Greater Bendigo C247gben015znMap19 Exhibition	Rezone to PPRZ. No change to the overlays.	Public land used for recreation purposes. GRZ not appropriate.
White Hills	559 Napier Street		Rezone GRZ to PPRZ. No change to overlays	Public owned land used for recreation purposes and part of the Botanic Garden. GRZ is not appropriate.
Epsom	CA2001 Midland Highway	Greater Bendigo C247gben014znMaps15_16 Exhibition	Rezone to PPRZ	Vacant public land along Bendigo Creek. C2Z and FZ not appropriate
Epsom	Lot 1		Rezone to	Private land

Location	Land/Area affected	Mapping references	Proposed change	Reason
	TP967530 Midland Highway		PPRZ	along Bendigo Creek. C2Z and FZ not appropriate
Epsom	CA2025 Rosemundy Road		Rezone to PPRZ	Vacant public land along Bendigo Creek. C2Z and FZ not appropriate
Epsom	123-129 Midland Highway		Rezone to C2Z	Private land. PPRZ not appropriate.
California Gully	35 Murdoch Street	Greater Bendigo C247gben017znMap18 Exhibition	Rezone GRZ, to PPRZ	Public land used as public open space. GRZ not appropriate.
Quarry Hill	142-144 Mitchell Street,	Greater Bendigo C247gben028znMap23 Exhibition	Rezone to PPRZ	Public land used for recreation purposes. SUZ4 not appropriate.
North Bendigo	20 Atkins Street	Greater Bendigo C247gben019znMap19 Exhibition	Rezone to PPRZ	Part of the North Bendigo Recreation Reserve which has been identified in the GBPSP as a key public open space.
North Bendigo	36 Anderson Street		Rezone to PPRZ	Part of the North Bendigo Recreation Reserve which has been identified in the GBPSP as a key public open space.
North Bendigo	44 Anderson Street		Rezone to PPRZ	Part of the North Bendigo Recreation Reserve which has been identified in the GBPSP as a key public open space.
Long Gully	76 Holdsworth Road	Greater Bendigo C247gben016znMaps18 19 Exhibition	Rezone to PPRZ	Public land along creek line and identified in the PSP as a "proposed open

Location	Land/Area affected	Mapping references	Proposed change	Reason
				space".
East Bendigo	33 Lansell Street	Greater Bendigo C247gben 020znMap19 Exhibition	Rezone SUZ4 to PPRZ. No overlay.	Public land used for recreation purposes. The site is within the Bendigo East Pool environs for which the GBSPSP recommends the development of a master plan.
Golden Square	2-12 Holly Street	Greater Bendigo C247gben 030znMap22 Exhibition	Rezone GRZ to PPRZ	Public land used as public open space and identified in the GBPSP as "other public space"
Kangaroo Flat	11 Lee Street	Greater Bendigo C247gben 032znMap26 Exhibition	Rezone to PPRZ, no change to overlays	GBPSP recommendation
Kangaroo Flat	15 Stanley Crescent		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Kangaroo Flat	CA 76 Stanley Crescent		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Kangaroo Flat	16 Miners Rest		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Kangaroo Flat	8 Cobb Court		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Kangaroo Flat	44-46 Barnett Drive		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Kangaroo Flat	6 Jerribong Way		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Kangaroo Flat	40 Granter Street		Rezone GRZ and LDRZ, to PCRZ. No change to the overlays	The site is public land. GRZ and LDRZ not appropriate.
Kangaroo	72 Queen	Greater Bendigo C247gben 031znMap22	Rezone to PPRZ, no	GBPSP

Location	Land/Area affected	Mapping references	Proposed change	Reason
Flat	Street	Exhibition	change to overlays	recommendation
Kangaroo Flat	80-92 Lockwood Road		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Kangaroo Flat	8 Bronze Drive		Rezone to PPRZ, no overlay	GBPSP recommendation
Kangaroo Flat	99-101 Olympic Parade		Rezone to PPRZ, no overlay	GBPSP recommendation
Kangaroo Flat	34A Magellan Crescent		Rezone to PPRZ, no overlay	GBPSP recommendation
Kangaroo Flat	26-28 Browning Street		Rezone to PPRZ, no overlay	GBPSP recommendation
Kangaroo Flat	Lot 1 Brian Street		Rezone to PPRZ. No change to overlays.	The site is public land and is located along a tributary of the Bendigo Creek (Secondary public space corridor).
Kangaroo Flat	9 Browning Street		Rezone to PPRZ, no overlay	The site is public land, forms part of the Kangaroo Flat Swimming Pool and is also located along the Bendigo Creek.
Kangaroo Flat	6-50 Danson Avenue		Rezone GRZ and PUZ7 to PPRZ. No change to overlays	Public land located along a tributary of the Bendigo Creek identified in the GBPSP as secondary public space corridor.
Kangaroo Flat	1D Station Street	Greater Bendigo C247gben 030znMap22	Rezone SUZ4, SUZ6 and SUZ6 to PPRZ. No change to overlays.	Public land used for recreation purposes (Downer Park). PPRZ is the most appropriate zone.
Golden	70 Norelle Crescent		Rezone to PPRZ, no	GBPSP

Location	Land/Area affected	Mapping references	Proposed change	Reason
Square		Exhibition	change to overlays	recommendation
Golden Square	17 Akins Rise,		Rezone to PPRZ, no change to overlay	GBPSP recommendation
Golden Square	38A Akoonah Drive		Rezone to PPRZ, no overlay	GBPSP recommendation
Golden Square	8 Maxwell Drive		Rezone to PPRZ, no overlay	GBPSP recommendation
Golden Square	24 Gresham Court		Rezone to PPRZ, no overlay	GBPSP recommendation
Golden Square	10-14 Allpress Drive		Rezone to PPRZ, no overlay	GBPSP recommendation
Golden Square	24 Elliot Street		Rezone GRZ to PPRZ, No change to	GBPSP recommendation
Spring Gully	CA 260D1 Retreat Road	Greater Bendigo C247gben 029znMap23 Exhibition	Rezone to PPRZ, no change to overlay	GBPSP recommendation
Spring Gully	12 Kristy Drive		Rezone to PPRZ, no change to overlay	GBPSP recommendation
Spring Gully	4 Eliza Court,		Rezone to PPRZ, no change to overlay	GBPSP recommendation
Spring Gully	9 Annabell Court		Rezone to PPRZ, no change to overlay	GBPSP recommendation
Flora Hill	26 Sherwood Drive		Rezone to PPRZ, no overlay	GBPSP recommendation
Flora Hill	19 Sherwood Drive		Rezone to PPRZ, no change to overlay	GBPSP recommendation
Kennington	84 Marnie Road	Greater Bendigo C247gben 027znMap23 Exhibition	Rezone to PPRZ, no change to overlay	GBPSP recommendation
Strathdale	7-8 Stephens Court	Greater Bendigo C247gben 026znMap24 Exhibition	Rezone to PPRZ, no change to overlay	GBPSP recommendation

Location	Land/Area affected	Mapping references	Proposed change	Reason
	13-17 Landale Drive, Strathdale	Greater Bendigo C247gben 025znMap24 Exhibition	Rezone to PPRZ, no overlay	GBPSP recommendation
Strathdale	4 Paperbark Court	Greater Bendigo C247gben 024znMap24 Exhibition	Rezone to PPRZ, no overlay	GBPSP recommendation
Strathdale	4 Wildwood Drive,		Rezone to PPRZ, no overlay	GBPSP recommendation
Strathdale	19 Figtree Lane	Greater Bendigo C247gben023znMap24 Exhibition	Rezone to PPRZ, no overlay	GBPSP recommendation
Strathdale	20 Figtree Lane		Rezone to PPRZ, no overlay	GBPSP recommendation
Epsom	13 Yellowgum Drive	Greater Bendigo C247gben013znMap16 Exhibition	Rezone to PPRZ, no change to overlays	GBPSP recommendation
Ascot	171 Ironstone Road		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Ascot	164 Ironstone Road		Rezone to PPRZ, no change to overlays	GBPSP recommendation
Ascot	17 Millewa Drive		Rezone to PPRZ, no change to overlays	GBPSP recommendation

ATTACHMENT 3a – Land Subject to Inundation Overlay to be deleted

Location	Land /area affected Location	Map references	Proposed change	Reason
Kangaroo Flat	19 Grantham Terrace	Greater Bendigo C247gben 049d-Isio-foMap22 Exhibition	Delete LSIO1	NCCMA recommendation
Kangaroo Flat	15 Grantham Terrace		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	13 Grantham Terrace		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	11 Grantham Terrace		Delete LSIO1 & 2	NCCMA recommendation
Kangaroo Flat	9 Grantham Terrace		Delete LSIO1 & 2	NCCMA recommendation
Kangaroo Flat	7 Grantham Terrace		Delete LSIO1 & LSIO 2	NCCMA recommendation
Kangaroo Flat	5 Grantham Terrace		Delete LSIO1 & LSIO 2	NCCMA recommendation
Kangaroo Flat	24 Sovereign Gardens		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	31 Sovereign Gardens		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	22 Sovereign Gardens		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	1/17 Grantham Terrace		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	4/17 Grantham Terrace		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	3/17 Grantham Terrace		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	2/17 Grantham Terrace		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	29 Sovereign Gardens		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	20 Sovereign Gardens		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	27 Sovereign Gardens		Delete LSIO1	NCCMA recommendation
Kangaroo Flat	3 Grantham Terrace		Delete LSIO1 & LSIO 2	NCCMA recommendation
Kangaroo Flat	1 Grantham Terrace		Delete LSIO1 & LSIO 2	NCCMA recommendation
Kangaroo Flat	2 Queen		Delete LSIO1	NCCMA

Location	Land /area affected Location	Map references	Proposed change	Reason
	Street			recommendation
East Bendigo	19 Trantara Court	Greater Bendigo C247gben 048d-Isio-foMap20 Exhibition	Delete LSIO1	NCCMA recommendation
Strathfieldsay	92 Taylors Lane	Greater Bendigo C247gben 051d-Isio-foMap28 Exhibition	Delete LSIO1	NCCMA recommendation
Strathfieldsay	Lot 185 PS 714854 Taylors Lane		Delete LSIO1	NCCMA recommendation
Strathfieldsay	10 Cadella Way	Greater Bendigo C247gben 050d-Isio-foMap25 Exhibition	Delete LSIO1	NCCMA recommendation
White Hills	21 Orville Way	Greater Bendigo C247gben 047d-Isio-foMap19 Exhibition	Delete LSIO1	NCCMA recommendation
White Hills	23 Orville Way		Delete LSIO1 and LSIO2	NCCMA recommendation
White Hills	24 Rheola Drive		Delete LSIO1	NCCMA recommendation
White Hills	26 Rheola Drive		Delete LSIO1 and LSIO2	NCCMA recommendation
White Hills	19 Orville Way		Delete LSIO1	NCCMA recommendation
Ascot	1C Arrawalli Avenue	Greater Bendigo C247gben 042d-Isio-foMap16 Exhibition	Delete LSIO1	NCCMA recommendation
Ascot	1B Arrawalli Avenue		Delete LSIO1	NCCMA recommendation
Ascot	1A Arrawalli Avenue		Delete LSIO1	NCCMA recommendation
Ascot	162 Myrtle Road		Delete LSIO1	NCCMA recommendation
Jackass Flat	2 Evergreen Boulevard and adjoining road reserve	Greater Bendigo C247gben 044d-Isio-foMap15 Exhibition	Delete LSIO1	NCCMA recommendation
Jackass Flat	3 Evergreen Boulevard		Delete LSIO1	NCCMA recommendation
Jackass Flat	5 Evergreen Boulevard		Delete LSIO1	NCCMA recommendation
Jackass Flat	301 Howard Street		Delete LSIO1	NCCMA recommendation
Epsom	28 Langley Drive	Greater Bendigo C247gben 045d-Isio-foMap16 Exhibition	Delete LSIO1	NCCMA recommendation
Epsom	30 Langley Drive		Delete LSIO1	NCCMA recommendation
Epsom	32 Langley Drive		Delete LSIO1	NCCMA recommendation
Epsom	34 Langley Drive		Delete LSIO1	NCCMA recommendation

Location	Land /area affected Location	Map references	Proposed change	Reason
Epsom	601-611 Napier Street	Greater Bendigo C247gben 046d-Isio-foMaps15_19 Exhibition	Delete LSIO1	NCCMA recommendation
Epsom	617-623 Napier Street		Delete LSIO1	NCCMA recommendation
White Hills	15 Priest Street		Delete LSIO1	NCCMA recommendation
White Hills	13 Priest Street		Delete LSIO1	NCCMA recommendation
White Hills	11 Priest Street		Delete LSIO1	NCCMA recommendation
White Hills	9 Priest Street		Delete LSIO1	NCCMA recommendation
White Hills	7 Priest Street		Delete LSIO1	NCCMA recommendation
White Hills	1 Tussock Drive		Delete LSIO1	NCCMA recommendation
White Hills	3 Tussock Drive		Delete LSIO1	NCCMA recommendation
Epsom	589-595 Napier Street		Delete LSIO1	NCCMA recommendation
White Hills	31 Priest Street		Delete LSIO1	NCCMA recommendation
White Hills	16 Scott Street		Delete LSIO1	NCCMA recommendation
White Hills	18 Scott Street		Delete LSIO1	NCCMA recommendation
White Hills	17 Priest Street		Delete LSIO1	NCCMA recommendation
White Hills	26 Priest Street		Delete LSIO1	NCCMA recommendation
Huntly	Lots 65-69 PS806834 Wooleen Court	Greater Bendigo C247gben 03 Isio-foMaps12_16 Exhibition	Delete LSIO1	NCCMA recommendation
Epsom	6 Henbury Street		Delete LSIO1	NCCMA recommendation
	2 Henbury Street Huntly		Delete LSIO1	NCCMA recommendation
Huntly	8 Henbury Street		Delete LSIO1	NCCMA recommendation
Huntly	1 Henbury Street		Delete LSIO1	NCCMA recommendation
Huntly	5 Henbury Street		Delete LSIO1	NCCMA recommendation
Huntly	1 Bluestone Street		Delete LSIO1	NCCMA recommendation
Huntly	6 Remington Court		Delete LSIO1	NCCMA recommendation

Location	Land /area affected Location	Map references	Proposed change	Reason
Huntly	5 Remington Court		Delete LSIO1	NCCMA recommendation
Huntly	4 Remington Court		Delete LSIO1	NCCMA recommendation
Huntly	10 Remington Court		Delete LSIO1	NCCMA recommendation
Huntly	5 Bluestone Court		Delete LSIO1	NCCMA recommendation
Huntly	4 Bluestone Court		Delete LSIO1	NCCMA recommendation
Huntly	9 Remington Court		Delete LSIO1 and LSIO2	NCCMA recommendation
Huntly	8 Remington Court		Delete LSIO1 and LSIO2	NCCMA recommendation
Huntly	7 Remington Court		Delete LSIO1 and LSIO2	NCCMA recommendation
Ascot	29 Charolais Court	Greater Bendigo C247gben 040d-Isio-foMap16 Exhibition	Delete LSIO1	NCCMA recommendation
Ascot	11 Charolais Court and adjoining road reserve		Delete LSIO1	NCCMA recommendation
Ascot	12 Limousin Court	Greater Bendigo C247gben 041d-Isio-foMap16 Exhibition	Delete LSIO1	NCCMA recommendation
Ascot	17 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	11 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	16 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	15 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	8 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	7 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	18 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	19 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	20 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	22 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	23 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	24 Limousin		Delete LSIO1	NCCMA

Location	Land /area affected Location	Map references	Proposed change	Reason
	Court			recommendation
Ascot	21 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	25 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	26 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	27 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	2 Charolais Court		Delete LSIO1	NCCMA recommendation
Ascot	9 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	13 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	10 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	14 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	151 Ironstone Road		Delete LSIO1	NCCMA recommendation
Ascot	147 Ironstone Road		Delete LSIO1	NCCMA recommendation
Ascot	169 Ironstone Road		Delete LSIO1	NCCMA recommendation
Ascot	1 Limousin Court		Delete LSIO1	NCCMA recommendation
Ascot	2 Randall Way		Delete LSIO1	NCCMA recommendation
Ascot	45 Sullivan Street	Greater Bendigo C247gben 043d-lsio-foMap16 Exhibition	Delete LSIO1	NCCMA recommendation
Ascot	47 Sullivan Street		Delete LSIO1	NCCMA recommendation
Ascot	49 Sullivan Street		Delete LSIO1	NCCMA recommendation
Ascot	51 Sullivan Street		Delete LSIO1	NCCMA recommendation
Ascot	53 Sullivan Street		Delete LSIO1	NCCMA recommendation
Ascot	55 Sullivan Street		Delete LSIO1	NCCMA recommendation
Ascot	57 Sullivan Street		Delete LSIO1	NCCMA recommendation
Ascot	1 Argyle Lane		Delete LSIO1	NCCMA recommendation
Ascot	59 Sullivan		Delete LSIO1	NCCMA

Location	Land /area affected Location	Map references	Proposed change	Reason
	Street			recommendation
Ascot	61 Sullivan Street		Delete LSIO1	NCCMA recommendation
Ascot	63 Sullivan Street		Delete LSIO1	NCCMA recommendation
Ascot	3 Argyle Lane		Delete LSIO1	NCCMA recommendation
Ascot	5 Argyle Lane		Delete LSIO1	NCCMA recommendation
Ascot	1 Apple Lane		Delete LSIO1	NCCMA recommendation

Authorisation

Attachment 2 - C247 Attachment 2 Farming Zone Schedule

GREATER BENDIGO PLANNING SCHEME

18/12/2020
C245gben

SCHEDULE TO CLAUSE 35.07 FARMING ZONE

Shown on the planning scheme map as FZ.

1.0

Subdivision and other requirements

18/12/2020
C245gbenProposed C247gben

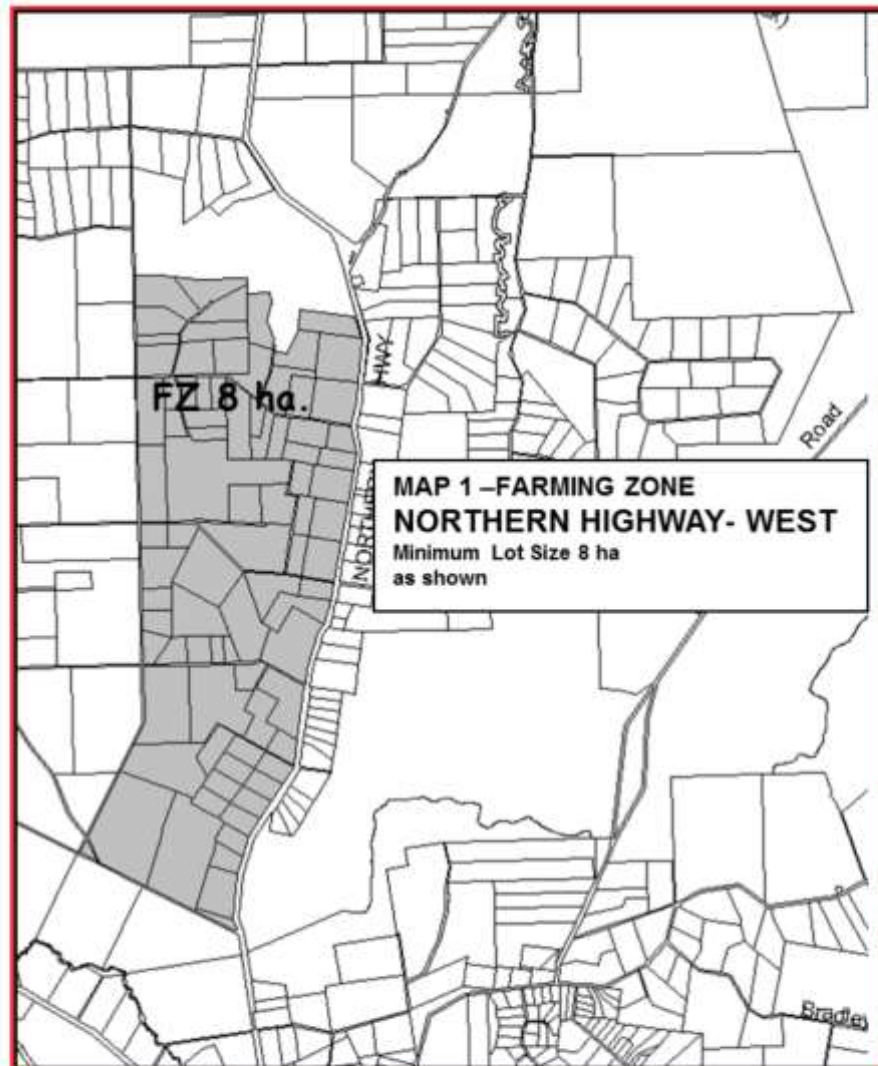
	Land	Area/Dimensions/Distance
Minimum subdivision area (hectares)	Northern Highway – West (as shown on Map 1 of this schedule)	8 hectares
	Huntly – South of Midland Highway (as shown on Map 2 of this schedule)	64 hectares
	All other land	40 hectares
Minimum area for which no permit is required to use land for a dwelling (hectares)	Northern Highway – West (as shown on Map 1 of this schedule)	8 hectares
	Huntly – South of Midland Highway (as shown on Map 2 of this schedule)	64 hectares
	All other land	40 hectares
Maximum area for which no permit is required to use land for timber production (hectares)	All land	40 hectares
Maximum floor area for which no permit is required to alter or extend an existing dwelling (square metres)	All land	100 square metres
Maximum floor area for which no permit is required to construct an out-building associated with a dwelling (square metres)	None specified	None specified
Maximum floor area for which no permit is required to alter or extend an existing building used for agriculture (square metres)	All land	100 square metres
Minimum setback from a road (metres)	A Road Zone Category 1 or land in a Public Acquisition Overlay to be acquired for a road, Category 1	100 metres
	A Road Zone Category 2 or land in a Public Acquisition Overlay to be acquired for a road, Category 2	40 metres
	Any other road	20 metres
Minimum setback from a boundary (metres)	Any other boundary	5 metres

GREATER BENDIGO PLANNING SCHEME

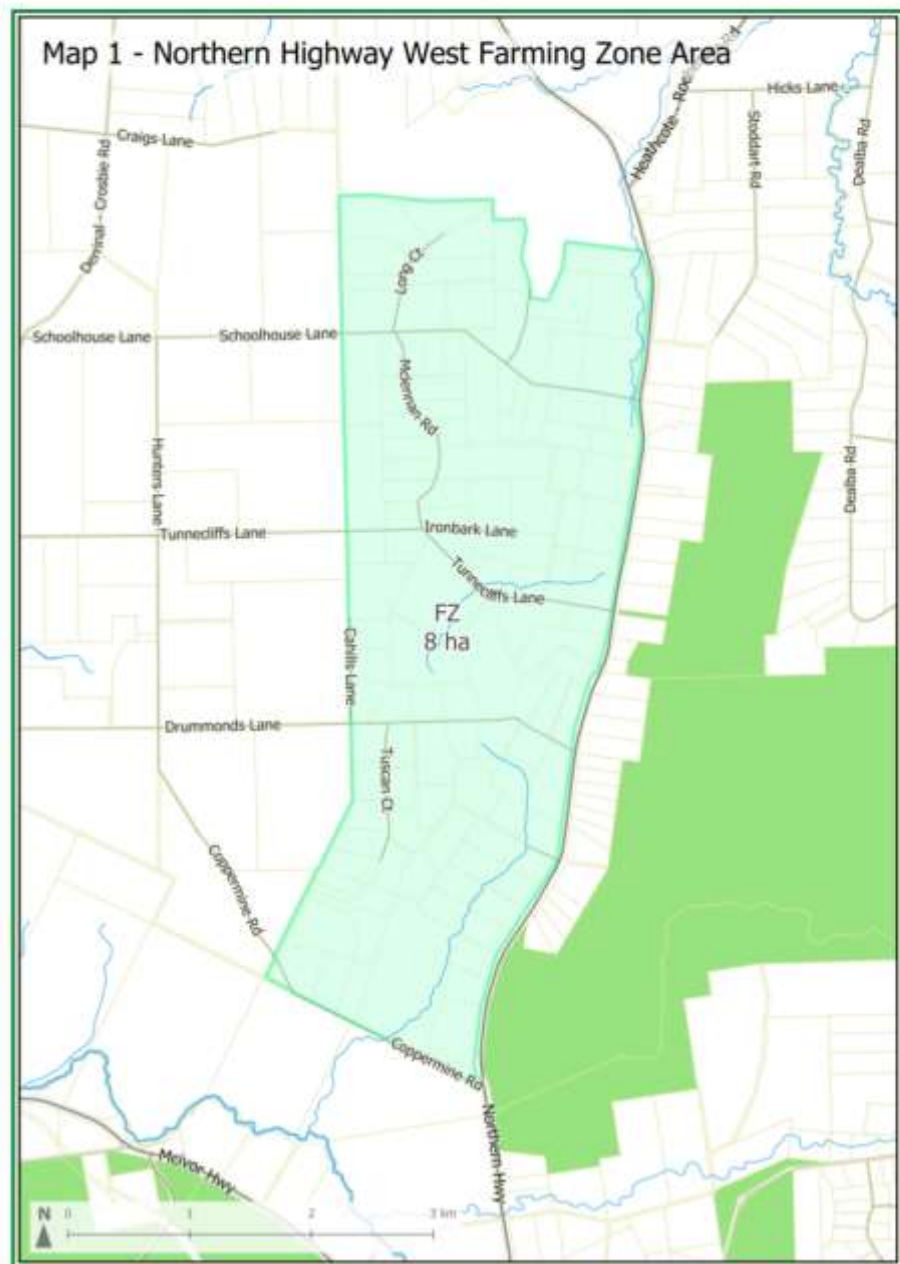
	Land	Area/Dimensions/Distance
Minimum setback from a dwelling not in the same ownership (metres)	Any dwelling not in the same ownership	100 metres

Permit requirement for earthworks	Land
Earthworks which change the rate of flow or the discharge point of water across a property boundary	All land
Earthworks which increase the discharge of saline groundwater	All land

Map 1 to the Schedule to Clause 35.07

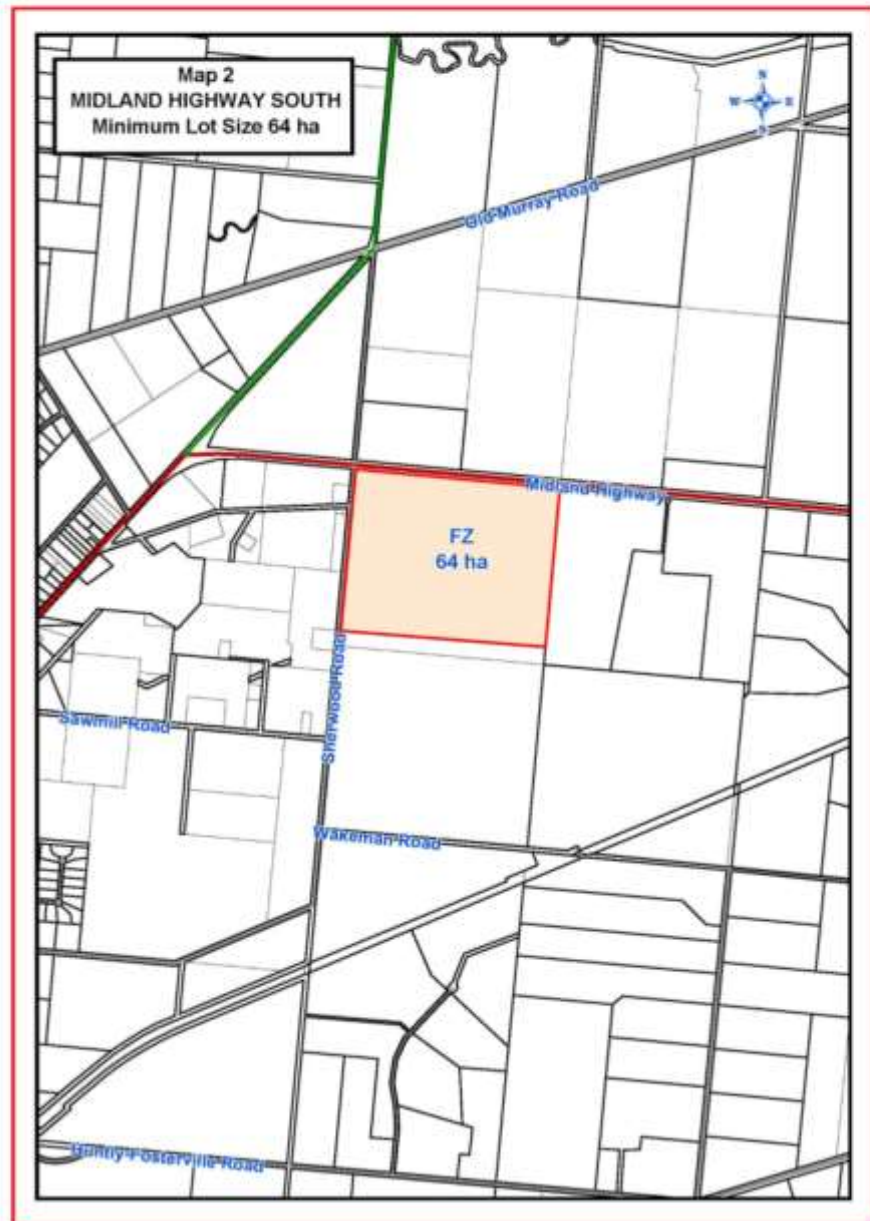


GREATER BENDIGO PLANNING SCHEME



GREATER BENDIGO PLANNING SCHEME

Map 2 to the Schedule to Clause 35.07



GREATER BENDIGO PLANNING SCHEME



16.2. Planning Scheme Amendment C254gben Authorisation Request – Forest Estate – 244 Edwards Road, Maiden Gully

Author	Rebecca Fisher, Planner Amendments
Responsible Director	Andrew Cooney, Acting Director Strategy and Growth

Purpose

Amendment details:	The amendment proposes to make the following changes to the Greater Bendigo Planning Scheme for part of 244 Edwards Road Maiden Gully: - Rezones 1.9 hectares of land from General Residential Zone to Commercial 1 Zone to allow the site to be developed for a Neighbourhood Activity Centre (to be known as the Maiden Gully South-West Neighbourhood Activity Centre). - Amends the Schedule to Clause 34.01 Commercial 1 Zone to include a maximum leasable floor area of 4,200 square metres for retail and a maximum floor area of 1,500 square metres for each individual shop at the Maiden Gully South-West Neighbourhood Activity Centre.
Proponent:	Currie & Brown (Australia) Pty Ltd continues to act on behalf of MG Estates Pty Ltd
Key issues:	Enables development of a Neighbourhood Activity Centre in accordance with the City's Activity Centre Hierarchy.

Summary

This amendment supports further implementation of the Forest Park Estate. It is recommended that Council seek authorisation from the Minister for Planning to prepare and exhibit the amendment.

RECOMMENDATION

That Council:

1. Request the Minister for Planning to authorise Council to prepare Amendment C254gben to the Greater Bendigo Planning Scheme.
2. If authorised by the Minister, exhibit Amendment C254gben to the Greater Bendigo Planning Scheme giving notification as required for the minimum statutory exhibition period of one month.

Policy Context

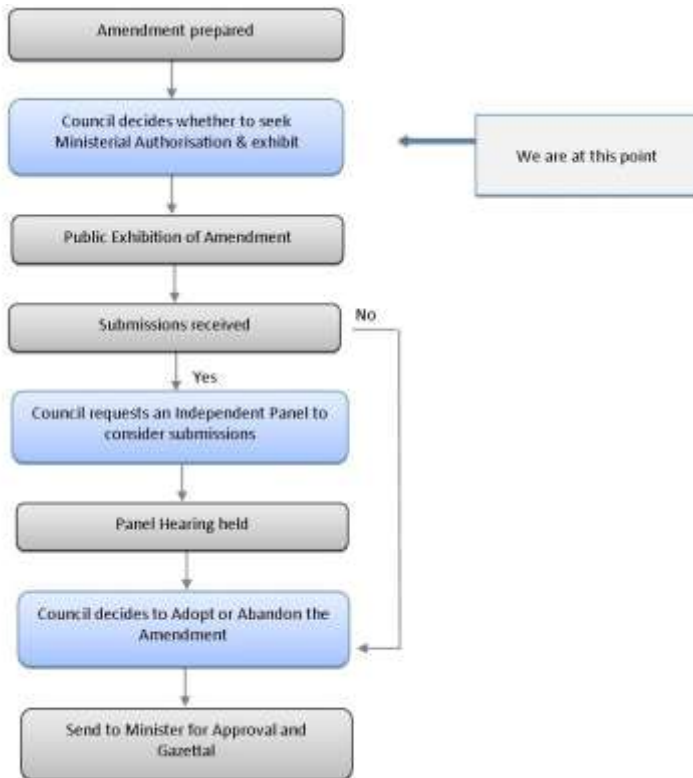
City of Greater Bendigo Community Plan 2017 – 2021

Goal 4: Presentation and managing growth

- Planning, developments and infrastructure that increase our liveability and pride in where we live.

Background Information

The key steps in the Amendment process are summarised below:



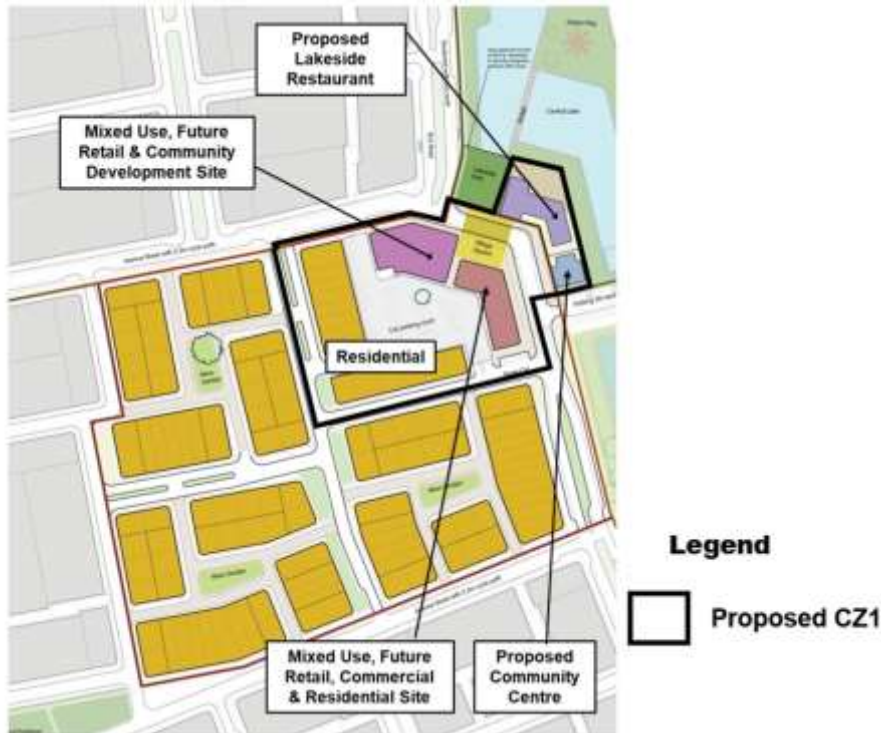
244 Edwards Road, Maiden Gully is predominantly cleared farmland, located approximately 8km west from the centre of Bendigo and approximately 2km south-west from the centre of Maiden Gully. The site has a total area of approximately 125ha.

Amendment C190 to the Greater Bendigo Planning Scheme was gazetted on 25 September 2014. Extensive changes were made to the planning controls for the site via Amendment C190 including:

- Rezoning the site from Farming Zone to the General Residential Zone;
- Extending the Urban Growth Boundary of Bendigo to include the site;
- Including the *Forest Park Master Plan*, December 2013 (the Master Plan) as a reference document (see Attachment 1 for section relevant to Amendment C254gben);
- Applying the Bushfire Management Overlay;
- Applying a Development Plan Overlay Schedule 28 Forest Park Estate; and
- Applying a Native Vegetation Precinct Plan to the site (Clause 52.16s).

The central part of the site was identified in the Master Plan as a future Activity Hub. Four development plans were approved to guide development on the site on 30 June 2016. These plans, which accord with the Master Plan, cover the four residential precincts of the site. These approved plans include endorsed traffic, integrated water management strategy and bushfire management reports.

A development plan for the Activity Hub and adjoining medium density housing area was approved on 17 May 2017 (see excerpt below with added emphasis on the area subject to this amendment, or Attachment 2 for entire Development Plan).



Planning Permit DS/798/2017 was issued on 28 March 2018 to allow the subdivision of the estate in accordance with the development plans. Subdivision has not yet been undertaken.

The area to be rezoned is designated currently as part of Super Lot F, generally comprising proposed Stages 8B and 9 and part of Stage 8A as shown on the approved Stage Plan for Planning Permit AM/798/2017/A dated 11 August 2020 (see Attachment 3).

Subdivision plans for the site are currently being drafted. This amendment will not be submitted to the Minister for authorisation until the Plan of Subdivision has been received by the City's Statutory Planning Unit, and adoption of the amendment will not be proposed until the plan of subdivision has been certified. This will enable the amendment to be progressed in parallel with the subdivision planning permit activities, ensuring that the final zone boundary will match the subdivided parcel.

Discussions between the City and the proponent regarding the appropriate planning controls for the Activity Hub and surrounding medium density housing area, have occurred since 2019 with an in-principle agreement reached recently. The formal amendment request was received on 13 May 2021. This amendment proposes to rezone the land associated with the approved Activity Hub Development Plan from General Residential Zone to Commercial 1 Zone. It proposes an amendment to the schedule to the Commercial 1 Zone to be consistent with the floor area approved in the endorsed Development Plan.

Previous Council Decisions

17 October 2012 – Council resolved to request the Minister for Planning to authorise Council to prepare Amendment C190 to the Greater Bendigo Planning Scheme.

31 July 2013 – Council resolved to request the Minister for Planning to appoint an Independent Panel to consider all submissions to Amendment C190 to the Greater Bendigo Planning Scheme.

26 March 2014 – Council resolved to adopt Greater Bendigo Planning Scheme Amendment C190 with changes as per the Panel and Officer recommendations and forward the adopted Amendment to the Minister for Planning for Approval.

Report

The *Planning and Environment Act 1987* allows for a planning scheme amendment to be initiated by a municipal Council, or a Council can respond to a request for an amendment by any person or body.

When requesting authorisation from the Minister for Planning, an explanatory report must be submitted that discusses the purpose, effects and strategic justification for the amendment. Key issues identified in the Explanatory Report for this amendment are summarised below. (Full copy attached, see Attachment 4).

Land Affected by the Amendment

The subject site at 244 Edwards Road, Maiden Gully is predominantly cleared farmland, located approximately 8km west from the centre of Bendigo, and approximately 2km southwest from the centre of Maiden Gully (as shown below). The site has a total area of approximately 125ha.



This amendment proposes to rezone a centrally located area of 1.9 hectares of the site only (as shown below).



What the Amendment does

The amendment proposes to make the following changes to the planning scheme:

- Rezones 1.9 hectares of land, being part of 244 Edwards Road Maiden Gully, from General Residential Zone to Commercial 1 Zone to allow the site to be developed for a Neighbourhood Activity Centre as shown on Planning Scheme Map No. 17.
- Amends the Schedule to Clause 34.01 Commercial 1 Zone to include a maximum leasable floor area of 4,200 square metres for shop and a maximum floor area of 1,500 square metres for each individual shop at the Maiden Gully South-West Neighbourhood Activity Centre known as part of 244 Edwards Road, Maiden Gully.

Social, Economic and Environmental Impacts

Environmental

The amendment will have limited effect on the environment as the activity centre location does not contain any sites of historical, aesthetic, scientific or cultural value. The Neighbourhood Activity Centre will provide opportunities for people to access daily needs without relying on personal vehicles. Vegetation is managed and has been offset by the incorporated *Native Vegetation Precinct Plan for land at 244 Edwards Road, Maiden Gully*, June 2014.

The amendment will also not impact the adjoining watercourse or the management of stormwater as these will be addressed through the development of the approved subdivision. Additionally, the amendment will also rezone land above the designated flood level for the adjoining watercourse.

Social

The amendment will facilitate development of a Neighbourhood Activity Centre as a vibrant local village centre with a focal point of a community centre, retail and medium density residential development adjoining active open space, enhancing opportunities for socialising and passive surveillance of the surrounding street and open space network. A cycle and pedestrian network to the centre will also provide alternative transport to motor vehicles.

Economic

The area of the land to be rezoned ensures that future retail and community development will provide some opportunities for local employment and retail to benefit the local community, in a manner that does not detract from the existing and proposed activity centres across the municipality, including in the nearby township of Maiden Gully. The

proposal does not impact adversely on the proposed Activity Centre Hierarchy as outlined in Clause 21.07-2.

It is proposed that the commercial core will include a range of office, retail and service uses and will have a total floor area of up to 4,200sqm, with individual shop floor areas of up to 1,500sqm. It is also proposed to provide a restaurant adjoining the proposed central lake, which can provide dining and function spaces in addition to the future community hall.

The Neighbourhood Activity Centre also provides within the commercial area and adjoining higher density residential areas the potential provision of a range of live / work units, shop top apartments and ground level small businesses opening out onto the internal car parking area.

Strategic justification – Planning Context

The Amendment is supported by the following clauses in the Greater Bendigo Planning Scheme:

Clause 11.01-1S Settlement – Rezoning the site will support an identified key development site to support the future growth of Greater Bendigo.

Clause 11.03-1S Activity Centre planning - Rezoning the subject site to the Commercial 1 Zone facilitates the development of a Neighbourhood Activity Centre in an appropriate location, to the benefit of the wider community.

Clause 11.01-1R Loddon Mallee South – The amendment will support a key population and economic growth hub for the regional city of Bendigo.

Clause 13.02-1S Bushfire planning – The activity hub is located within a Bushfire Prone area but development of the hub can achieve a BAL 12.5 and has been supported by the CFA. This meets the requirement of not approving any planning scheme amendment that will result in the introduction or intensification of development in an area that has, or will on completion have, more than a BAL-12.5 rating. In addition, suitable access roads and water supply is provided to protect human life.

Clauses 15.01-1S, 15.01-2S, 15.01-3S, 15.01-5S and 15.01-1S Built Environment -The implementation of the Commercial 1 Zone facilitates development that is capable of positively contributing to the identity (and safety) of the public realm and emerging neighbourhood character as well as providing appropriate built form and energy efficient buildings.

Clauses 16.01-1S and 16.01-2S Housing – The implementation of the Commercial 1 Zone facilitates the locating of higher density housing close to the activity centre and supports a diversity of housing choice close to services and transport.

Clause 17.02-1S Business - The amendment will facilitate development to meet the community's needs for a variety of local retail services. It provides for new convenience shopping and employment facilities in a planned activity hub. The amendment facilitates innovative housing forms that enable emerging employment trends including work from home and telecommuting employment, home businesses and cottage industries.

Clause 21.02 Key Issues and Influences – The City of Greater Bendigo has identified a vision for Greater Bendigo to be Australia's most liveable regional city. In this regard it is seeking to promote a compact urban form within an urban growth boundary where there is a greater choice of housing, transport, retail and employment options. The amendment

supports this by facilitating development of a Neighbourhood Activity Centre and associated dwellings.

Clause 21.05 Compact Greater Bendigo – Identifies the subject site as a Key Development Site as it is in an accessible location and can meet and support the 10-minute neighbourhood principles. The amendment will facilitate the delivery of housing, retail and commercial facilities on a future transport route and at the core of an extensive regional and local cycle network and within a walkable distance of most of the future residents of the estate. The amendment will also rezone land within an identified low risk location that will achieve a BAL 12.5 and is above the designated flood level for the adjoining watercourse.

Clause 21.07 Economic Development – The subject site has been identified as an appropriate location for a future Neighbourhood Activity Centre and associated higher density housing area. The amendment will enable the delivery of a centre that will primarily service the surrounding estate and community, being within a walkable distance of most of the site. The centre will provide for the day-to-day needs of the community as well as providing facilities for visitors who will access the cycling and public transport network. The centre will also provide for local employment opportunities close to and within a residential area, which will support the Neighbourhood Activity Centre. The centre is consistent within the established activity centre hierarchy and will ensure future design will address the key north-south boulevard and adjoining district level open space area.

Consultation/Communication

In preparing this amendment City officers have consulted with the Department of Environment, Land, Water and Planning to ensure it has a strong strategic basis.

The amendment will be publicly exhibited for a minimum of a month, as required under the *Planning and Environment Act 1987*. The City must give notice to all owners and occupiers who may be materially affected by an amendment, together with prescribed Ministers and public authorities. The amendment will also be exhibited in the Government Gazette and the Bendigo Advertiser Newspaper.

Resource Implications

Officer time will be required to prepare the amendment documentation for authorisation, exhibition, manage the exhibition process and liaise with the Minister for Planning.

The proponent has agreed to pay for the statutory fees and extra costs incurred by the City as per the Policy for Private Planning Scheme Amendments adopted by Council.

The amendment will result in some appropriate commercial use and development within the Neighbourhood Activity Centre being exempt from requiring a planning permit and will set clear expectations for City staff when assessing permit applications, resulting in reduced workloads.

Attachments

1. Relevant section of *Forest Estate Master Plan*, December 2013
2. Approved Development Plan PD/94/2017
3. Approved Staging Plan for Planning Permit AM/798/2017/A
4. Explanatory report

1. Attachment 1 - Relevant section of *Forest Estate Master Plan, December 2013*



81.

Forest Park, Malvern Gully, Bendigo - Master Plan Report

5. Design Response -Neighbourhood Structure and Built Form

5.9 A Local Activity Hub

The central local activity hub will be a mixed use zone structured to foster local businesses in a predominantly live/ work format. The urban form is arranged to create a complete urban block with a robust perimeter form. This allows for the public and private carparking to be placed at the rear and removed from the pedestrian focused streetscapes and open spaces adjacent.

The result is a traditional village feel to the public areas with a fine grain of streets, increased densities and active ground floors without constricting carparking access. Back of house functions and deliveries and servicing. The traffic through the centre will be managed to create a low speed environment prioritising pedestrian and cycle movement.

The centre would include a high proportion of two storey, live/work dwellings in a terraced format creating active ground floor areas for small business and upper floor dwellings and residences. This flexible housing typology allows for the activity of the centre to expand or contract without compromising the urban form and feel of the place.



Forest Park, Moolim Gully, Bendigo - Master Plan Report



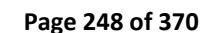
- Potential for pavilion overlooking wetlands as combined community and environmental / wetlands centre.
- Enterprise centre with leasable small office spaces.
- Enterprise centre includes business support hub with communal space, printing facilities and quiet reading room.
- Business support centre accessible to community as study room.
- Civic street environment with wide footpaths, street trees, carparking and low traffic speeds.
- Larger ground floor unit for cafe / deli supporting business and local community.
- Public carparking inside urban block provide ease of access without compromising the urban character.
- Two storey live/work terrace housing with dual frontage for separated business and residential access.
- Flexible development area for live / work dwellings or commercial floor space.

Forest Park, Maudlin Gully, Bendigo - Master Plan Report

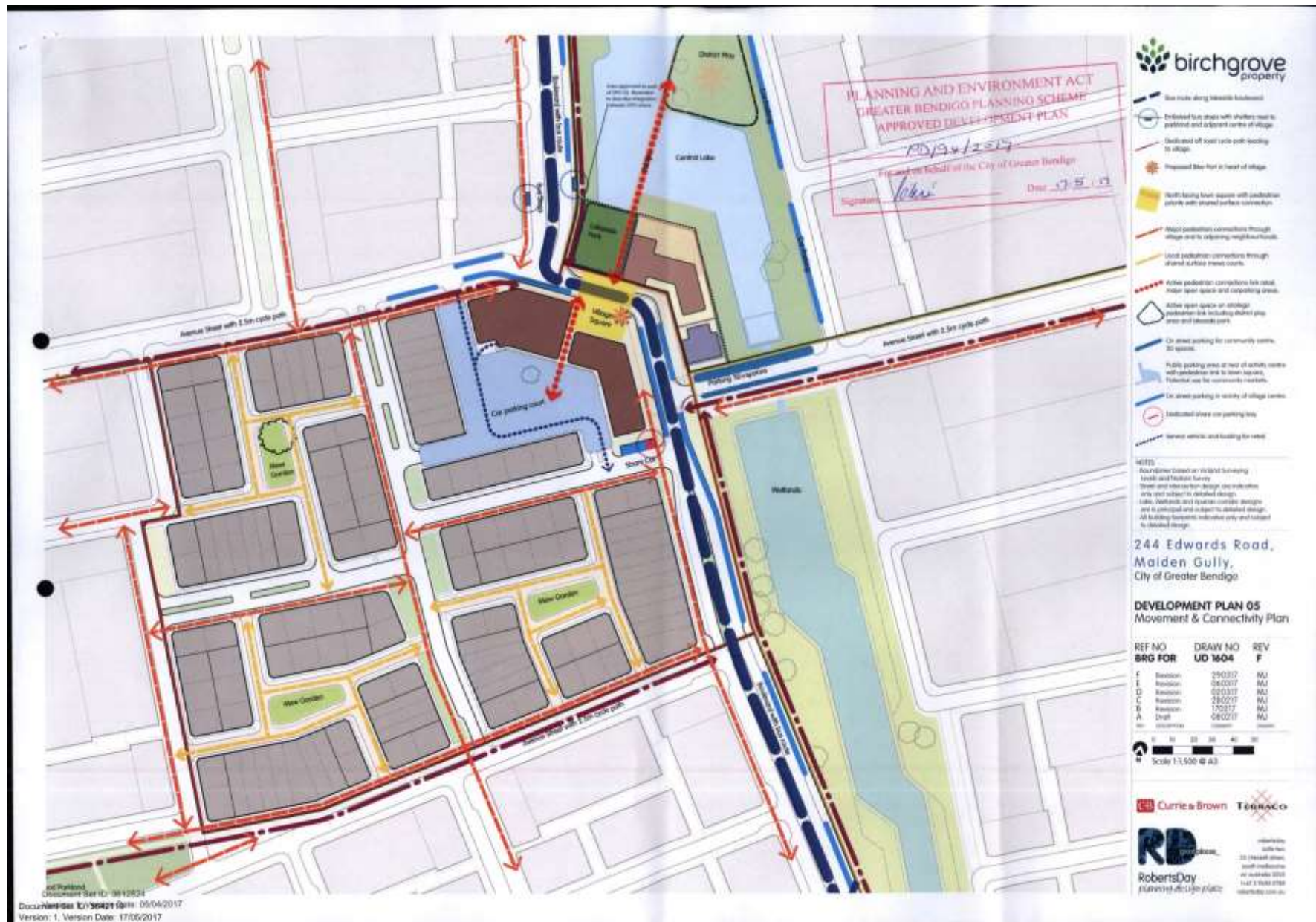
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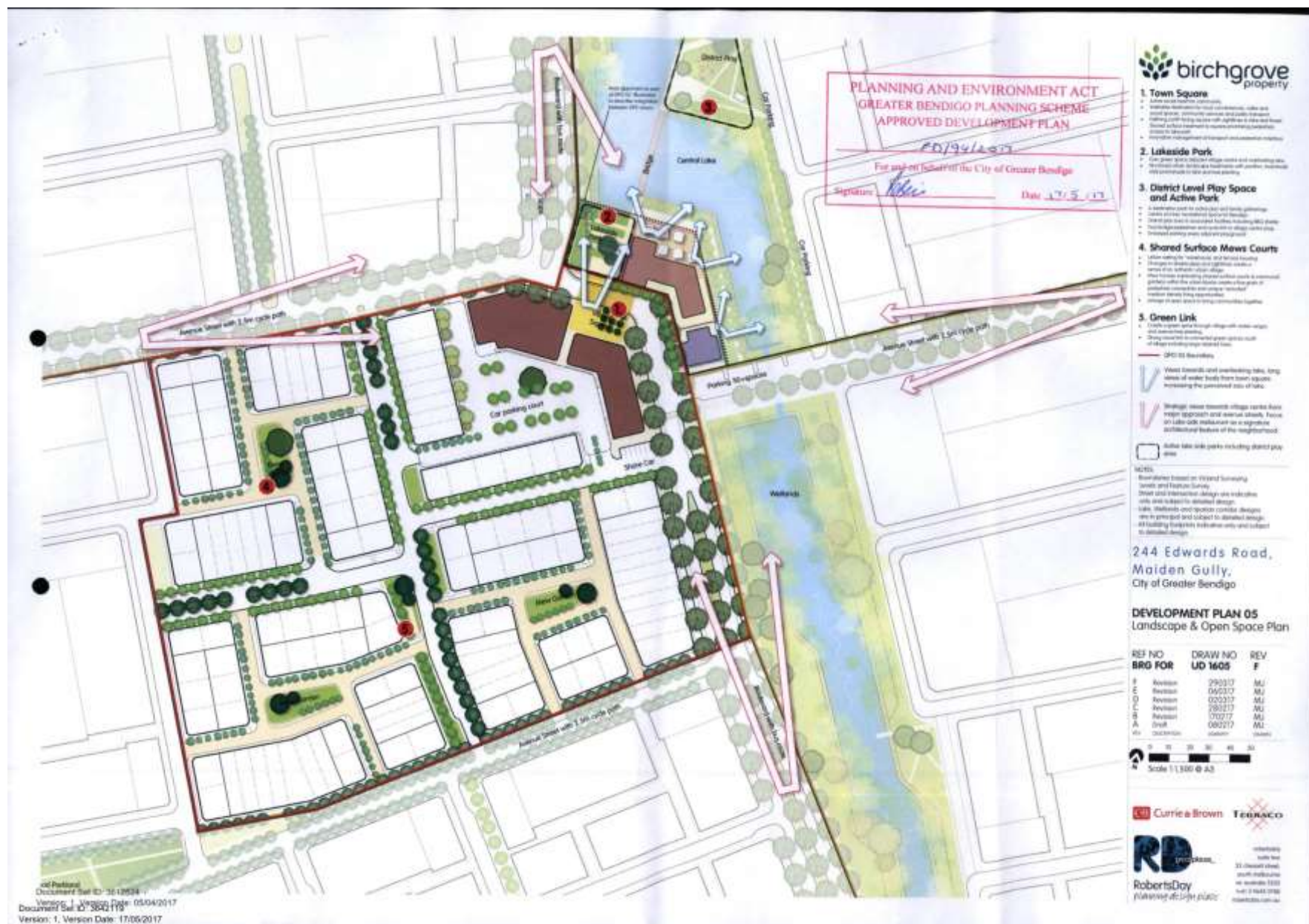
1. Attachment 2 - Approved Development Plan PD/94/2017











Attachment 3 - Approved Staging Plan for Planning Permit AM/798/2017/A





Staging Schedule

244 Edwards Road, Maiden Gully

Preliminary Masterplan

Prepared by Robert Day, Melbourne
 Date: 19.10.24
 Revision: K
 Prepared by: Murray James
 Checked by: -
 Local Authority: City of Greater Bendigo
 Plan Ref: BMS FOR LD 2100 RevJ
 Job Code: BMS FOR



birchgrove
property



TOURACO



Currie & Brown

Stages	Area	Lot Numbers	Lots	Superlots
Stage 1				
Stage 1A	87121.6 m ²	1001 - 1060	56	4
Stage 1B	16806.6 m ²	1061 - 1094	33	1
Stage 1C	42892.1 m ²	1095 - 1128	34	1
Stage 1D	33522.4 m ²	1129 - 1160	31	0
Stage 1E	35054.1 m ²	1161 - 1184	23	1
Total			177	7
Stage 2				
Stage 2A	57288.4 m ²	2001 - 2031	28	3
Stage 2B	18178.9 m ²	2032 - 2052	21	0
Stage 2C	23584.3 m ²	2053 - 2076	22	2
Stage 2D	29883.4 m ²	2077 - 2100	24	0
Stage 2E	42603.2 m ²	2101 - 2133	31	2
Stage 2F	25222.3 m ²	2134 - 2158	25	0
Stage 2G	29548.3 m ²	2159 - 2192	34	0
Stage 2H	40682.6 m ²	2193 - 2196	0	4
Total			185	11
Stage 3				
Stage 3A	28401.6 m ²	3001 - 3026	26	0
Stage 3B	13821.5 m ²	3027 - 3049	22	0
Stage 3C	15710.2 m ²	3051 - 3052	0	2
Stage 3D	13967.3 m ²	3053 - 3055	0	4
Stage 3E	14834.8 m ²	3056 - 3059	0	4
Stage 3F	11138.4 m ²	3060 - 3061	0	2
Total			46	12
Stage 4				
Stage 4A	40180.5 m ²	4001 - 4038	37	1
Stage 4B	48481.4 m ²	4039 - 4071	41	2
Stage 4C	35658.8 m ²	4072 - 4103	28	4
Stage 4D	28529.0 m ²	4104 - 4125	21	1
Total			117	8
Stage 5				
Stage 5A	38381.7 m ²	5001 - 5028	27	1
Stage 5B	27778.0 m ²	5029 - 5042	6	5
Stage 5C	44889.9 m ²	5043 - 5086	44	0
Stage 5D	18414.7 m ²	5087 - 5092	0	6
Stage 5E	48409.1 m ²	5093 - 5134	40	2
Total			126	14
Stage 6				
Stage 6A	49733.5 m ²	6001 - 6042	42	0
Stage 6B	47242.7 m ²	6043 - 6077	35	0
Stage 6C	57857.0 m ²	6078 - 6135	55	0
Total			132	0
Stage 7				
Stage 7A	44582.8 m ²	7001 - 7029	26	9
Stage 7B	63657.0 m ²	7030 - 7090	61	0
Total			81	9
Stage 8				
Stage 8A	5672.5 m ²	8001 - 8003	0	0
Stage 8B	13612.5 m ²	8004 - 8007	0	3
Stage 8C	13440.7 m ²	8008 - 8011	0	4
Stage 8D	13255.9 m ²	8012 - 8015	0	4
Stage 8E	13410.1 m ²	8016 - 8019	0	4
Total			0	15
Stage 9				
Stage 9	2954.0 m ²	9001 - 9002	0	2
Total Area			1,347,105.6 m²	861
Total Lots			861	78
Total Superlots			78	78

Infrastructure Delivery Notes

PLANNING AND ENVIRONMENT ACT 1987
 GREATER BENDIGO PLANNING SCHEME

PLAN REFERRED TO IN PLANNING PERMIT
 NO: AM/798/2017/A

Delegated Officer: Shannon Rosewarne
 For and on behalf of the City of Greater Bendigo

Date: 11 August 2020

Page 1 of 1

The central boulevard will be constructed to a rural road standard between Stages 5B and 5E prior to the completion of Stage 5B.

The Central Boulevard in Stage 8A will be upgraded to the final standard bus route prior to the completion of Stage 8B.

Attachment 4 - Explanatory Report

Planning and Environment Act 1987

GREATER BENDIGO PLANNING SCHEME AMENDMENT C254gben

EXPLANATORY REPORT

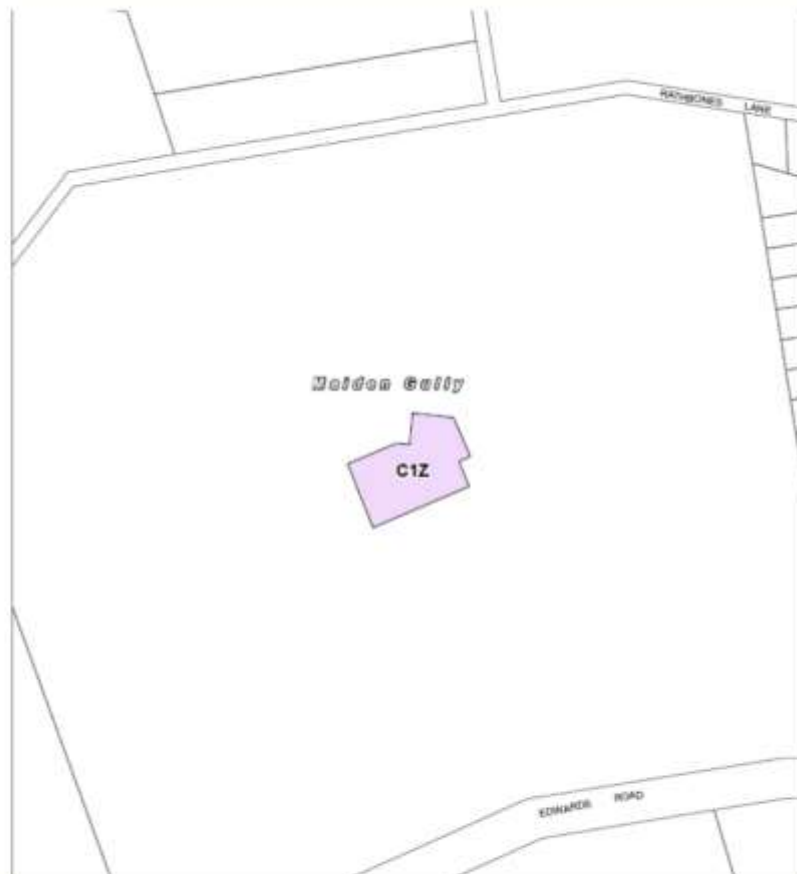
Who is the planning authority?

This amendment has been prepared by the Greater Bendigo City Council, which is the planning authority for this amendment.

The amendment has been made at the request of Currie & Brown (Australia) Pty. Ltd.

Land affected by the amendment

The amendment applies to part of the land at 244 Edwards Road Maiden Gully as shown below. The affected land is designated currently as part of Super Lot F, generally comprising proposed Stages 8B and 9 and part of Stage 8A as shown on the approved Stage Plan for Planning Permit AM/798/2017/A dated 11 August 2020. The affected land has an area of 1.9 hectares.



What the amendment does

The amendment applies the Commercial 1 Zone to part of 244 Edwards Road Maiden Gully to facilitate the development of the site for a future Neighbourhood Activity Centre (NAC).

Specifically, the amendment:

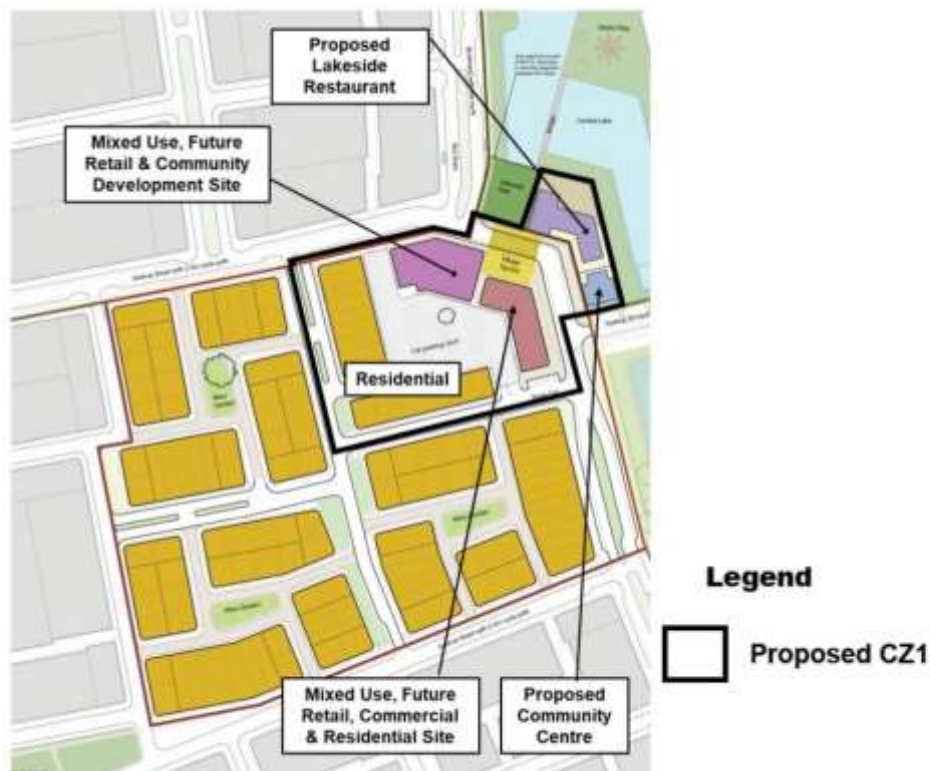
- Rezones 1.9 hectares of land, being part of 244 Edwards Road Maiden Gully, from General Residential Zone to Commercial 1 Zone to allow the site to be developed for a NAC as shown on Planning Scheme Map No. 17.
- Amends the Schedule to Clause 34.01 Commercial 1 Zone to include a maximum leasable floor area of 4,200 square metres for shop and a maximum floor area of 1,500 square metres for each individual shop at the Maiden Gully South-West NAC known as part of 244 Edwards Road, Maiden Gully.

Strategic assessment of the amendment

Why is an amendment required?

The land is currently zoned General Residential with a Development Plan Overlay 28 applied. The *Forest Park Master Plan 2013* showed a central Local Activity Hub. The Activity Hub Development Plan was approved by the City on 17 May 2017. The approved Development Plan proposes up to 4,200sqm of retail floor space, a community hub with medium density residential development of two to three stories to the south-west of the activity centre.

The amendment rezones the land associated with the approved Activity Hub Development Plan from General Residential Zone to Commercial 1 Zone. It proposes an amendment to the schedule to the Commercial 1 Zone to be consistent with the floor area approved in the endorsed Development Plan.



The application of the Commercial 1 Zone will achieve the following:

- Create a vibrant mixed use commercial centre for retail, office, business, entertainment, and community uses within the walkable catchment of the community.
- Provide for residential uses at densities complementary to the role and scale of the commercial centre increasing housing diversity and affordability.

The Commercial 1 Zone, along with the previously approved development plan, will provide sufficient guidance for the future development of the proposed Neighborhood Activity Centre. The zone will allow for a range of residential uses and commercial developments consistent with the preferred character of the area and will support the development of the activity centre to provide a range of retail, commercial, community and residential needs in accordance with the established activity centre hierarchy.

Clause 21.05-5 identifies the proposed Local Activity Hub at 244 Edwards Road, Maiden Gully as a Key Development Site, meeting the 10 minute neighbourhood principles and being suitable to accommodate a higher density of residential development.

Clause 21.07-2 of the Greater Bendigo Planning Scheme identifies the Maiden Gully South-West (Future) centre as a NAC, being a relatively small centre, with a small number of shops and a mix of activities that meet common day-to-day needs, primarily servicing the surrounding neighbourhood, much of which is within walking distance.

How does the amendment implement the objectives of planning in Victoria?

The amendment implements the objectives of planning in Victoria as set out in Section 4(1) of the Planning and Environment Act 1987 by:

S4(1)(a) - Providing for the fair, orderly, economic and sustainable use and development of land

The amendment implements this objective by enabling the site to be used and developed in ways consistent with the Greater Bendigo Planning Scheme, which is the result of extensive strategic work over the past decade.

S4(1)(b) - Protecting natural and man-made resources, ecological processes and genetic diversity

Native vegetation is managed and been offset in accordance with the incorporated Native Vegetation Precinct Plan for land at 244 Edwards Road, Maiden Gully, June 2014.

S4(1)(c) - Securing a pleasant, efficient, safe working, living and recreational environment

The inclusion of the site in the Commercial 1 Zone will facilitate the efficient provision of a commercial development that will provide a safe and pleasant living environment for future residents. The proposed increased densities and mixed-use urban environment will enhance the activation and overlooking of the local streets and public spaces within the activity hub improving the safety of the area.

The Activity Centre will adjoin public open space, and a Community Hall and recreation facilities will be delivered in accordance with an existing registered S173 Agreement. The open space will include provision of a constructed water body and district level open space. The development of the centre will also include establishment of a restaurant to support the use of the open space and lake.

The amendment supports the reduction in commuting by public transport or by private vehicle to achieve a 10 minute city sought through the Greater Bendigo Planning Scheme and the approved development plans. The amendment will also support the 20 minute neighbourhood

principles promoted in Plan Melbourne. The rezoning will bring daily needs and services within easy reach of all residents in the future master planned community. It also supports smaller, mixed use neighbourhoods to localise networks, capital and travel and decentralises services.

S4(1)(e) - Protecting and enabling the orderly provision and coordination of public utilities and other facilities

The orderly provision of community facilities is managed by an existing registered S173 Agreement which provides for the delivery of facilities including a District Level Play Space, Community Hall, cycle facilities and a bus route. The rezoning of the land to the Commercial 1 Zone will support the use of these facilities by bringing people into the site.

S4(1)(f) - Facilitating development in accordance with the above objectives

The amendment will facilitate development of the NAC that is consistent with each of the above objectives and is within the Urban Growth Boundary shown on the Bendigo Urban Area Residential Growth Framework Plan in Clause 21.05-2 and with the Activity Centre Framework Plan in Clause 21.07 of the Greater Bendigo Planning Scheme.

S4(1)(g) - Balancing the present and future needs of all Victorians

The amendment will help to ensure the establishment of a medium density housing with typologies suitable for a wide range of households including older couples, young families and rental properties. The mixed use and commercial development will also provide additional employment opportunities as well as a NAC including a small supermarket, cafes and convenience shops and gym with childcare and medical centres and offices on upper levels.

How does the amendment address any environmental, social and economic effects?

Environmental

The amendment will have limited effect on the environment as the activity centre location does not contain any sites of historical, aesthetic, scientific or cultural value. Additionally, vegetation is managed and has been offset by the incorporated Native Vegetation Precinct Plan for land at 244 Edwards Road, Maiden Gully, June 2014.

The amendment will also not impact the adjoining watercourse or the management of stormwater as these will be addressed through the development of the approved subdivision. Additionally, the amendment will also rezone land above the designated flood level for the adjoining watercourse.

Social

The amendment facilitates development of a NAC that serves as a focal point for the local community and enhances opportunities for socialising within the local area. Future development of the NAC will increase opportunities for passive social interaction and recreation in a manner that will provide a net increase in passive surveillance of the surrounding street and open space network. It will enable the establishment of a vibrant local village centre to create a community focal point adjoining a future community centre and active open space areas. A suitable cycle and pedestrian network will be established to provide a clear alternative transport service to cars.

Economic

The physical area of the land to be rezoned ensures that future retail and community development will provide increased opportunities for local employment and retail to the benefit

of the wider community, in a manner that does not detract from the existing and proposed activity centres across the municipality.

It is proposed that the commercial core will include a range of office, retail and service uses and will have a total floor area of up to 4,200sqm, with individual shop floor areas of up to 1,500sqm. It is also proposed to provide a restaurant adjoining the proposed central lake, which can provide dining and function spaces in addition to the future community hall.

The NAC also provides within the commercial area and adjoining higher density residential areas the potential provision of a range of live work units, shop top apartments and ground level small businesses opening out onto the internal car parking area.

A review of the approved Activity Centres Development was undertaken against the strategies of Clause 21.07-2 prior to its approval on 17 May 2017. The scale of the proposal and extent of the floor area proposed was established as being consistent with the adopted strategy. The proposal does not impact adversely on the proposed Activity Centre Hierarchy as sought by Clause 21.07-2.

Does the amendment address relevant bushfire risk?

The entire site at 244 Edwards Road, including the area subject to this amendment, is within a designated bushfire prone area, which means that the amendment must consider the requirements of Clause 13.02-1S. The objective of this clause is *to strengthen the resilience of settlements and communities to bushfire through risk-based planning that prioritises the protection of human life.*

The policy strategies relating to protection of human life require that we *Give priority to the protection of human life by: Prioritising the protection of human life over all other policy considerations; directing population growth and development to low risk locations and ensuring the availability of, and safe access to, areas where human life can be better protected from the effects of bushfire; and reducing the vulnerability of communities to bushfire risk in decision making at all stages of the planning process.*

The area subject to this amendment is the lowest risk area within the subject site. Being in the centre of the development area, the neighbourhood conditions (within 400m of the subject area) will be residential development with low threat vegetation in all directions. The local conditions (within approximately 1km of the subject area) include woodland vegetation to the north, west and south. The Bushfire Management Overlay has been previously applied along the northern, western and southern boundaries of the subject site for 150m from the surrounding woodland vegetation on adjoining properties. The landscape conditions (within 20km of the subject area) include 8km of woodland to the north, 3km to the west and 9.5km to the south.

The land to be rezoned has been established as achieving a BAL 12.5 and will not increase risk to existing and future residents through previously approved measures including the provision of suitable access roads and water supply. Either Rathbones Lane or Edwards Road provide egress from either the north or south of the estate, providing alternate options depending on the direction of travel that fire may approach from. It is noted that whilst spotting could lead to fire occurring in proximity to both the north and south of the site simultaneously, and that topography and convection can result in fire approaching from multiple directions although it is considered unlikely that such would occur under the conditions at the subject site. The Panel Report to Amendment C190 noted that the centre of the subject site (the area subject to this amendment) is to act as a community refuge in the event of fire and that access to this area can be attained without travelling through a fire hazard.

The bushfire hazard identification and assessment for the entirety of 244 Edwards Road has been comprehensively undertaken throughout the strategic planning process as outlined below:

- Detailed bushfire assessments undertaken during the preparation of the *Forest Park Master Plan*;
- Three bushfire assessments provided in evidence to the Panel for Amendment C190;
- Approval of a Bushfire Management Statement (BMS) with the approval of Development Plans on 30 June 2016;
- Approval of an updated Bushfire Management Plan with the Permit DS/798/2017 for subdivision issued on 28 March 2018; and,
- The implementation of the BMS through a S173 Agreement that is registered on title as required by conditions 11 and 32 of Permit DS/798/2017.

The relevant fire authority has been engaged throughout the planning of the wider site in the activities listed above and their recommendations have resulted in the implementation of appropriate bushfire protection measures. The proposal to rezone the activity centre area to the Commercial 1 Zone in this amendment was referred to the relevant fire authority, who did not provide comment. They will again be provided with an opportunity to comment when notification of the amendment is provided to all relevant authorities during the exhibition process.

Clause 13.02-1S also requires that we *plan to strengthen the resilience of settlements and communities and prioritise the protection of human life by not approving any strategic planning document, local planning policy, or planning scheme amendment that will result in the introduction or intensification of development in an area that has, or will on completion have, more than a BAL-12.5 rating under AS 3959-2009 Construction of Buildings in Bushfire-prone Areas (Standards Australia, 2009).*

The approved Bushfire Management Statement and Bushfire Management Plan for 244 Edwards Road determined that all residential construction in the area subject to this amendment will require construction to a minimum BAL-12.5 and that the following Landscape Design Guidelines will apply to all private land, to be enforced via an existing Section 173 agreement:

- *Grass must be short cropped and maintained during the declared fire danger period.*
- *All leaves and vegetation debris must be removed at regular intervals during the declared fire danger period.*
- *Within 10 metres of a building, flammable objects must not be located close to the vulnerable parts of the building.*
- *Plants greater than 10 centimetres in height must not be placed within 3m of a window or glass feature of the*
- *building.*
- *Trees must not overhang or touch any elements of the building.*

All public land within the area subject to this amendment is to be maintained as "low threat" vegetations as defined in the exclusions listed in AS3959. Amongst other things, this includes:

Grassland managed in a minimal fuel condition, maintained lawns, golf courses, maintained public reserves and parklands, vineyards, orchards, cultivated gardens, commercial nurseries, nature strips and windbreaks. NOTE: Minimal fuel condition means there is insufficient fuel available to significantly increase the severity of the bushfire attack (recognizable as short-cropped grass for example, to a nominal height of 100 mm).

Significant work has been undertaken in the strategic planning for this site to ensure that the bushfire risk to existing and future residents, property and community infrastructure will not increase as a result of future land use and development, that the development achieves no net increase in risk to existing and future residents, property and community infrastructure, through the implementation of bushfire protection measures and where possible reducing bushfire risk overall and by assessing and addressing the bushfire hazard posed to the settlement and the likely bushfire behaviour it will produce at a landscape, settlement, local, neighbourhood and site scale, including the potential for neighbourhood-scale destruction.

Does the amendment comply with the requirements of any Minister's Direction applicable to the amendment?

The amendment is consistent with Minister's Direction No.11 under Section 12(2) of the *Planning and Environment Act 1987* in relation to the Strategic Assessment of Amendments.

The amendment satisfies the requirements of the Ministerial Direction on the Form and Content of Planning Schemes.

How does the amendment support or implement the Planning Policy Framework (PPF) and any adopted State policy?

The amendment directly supports implementation of the Planning Policy Framework (PPF) through the following:

- Facilitating the future development of a NAC in an appropriate location to the benefit of the immediate and wider community having regard to environmental, social and economic effects;
- Providing for a key future development site that can enhance the public realm and contributing to neighbourhood identity and character; and
- Facilitating a retail and community development that makes a contribution to the economic viability of the immediate area and wider municipality through future retail and community uses on site.

Specifically, the amendment supports the provisions of the PPF as follows:

Clause 11.01-1S Settlement – Rezoning the site will support an identified key development site to support the future growth of Bendigo.

Clause 11.03-1S Activity Centre planning - Rezoning the subject site to the Commercial 1 Zone facilitates the development of NAC in an appropriate location, to the benefit of the wider community.

Clause 11.01-1R Loddon Mallee South – The amendment will support a key population and economic growth hub for the regional city of Bendigo.

Clause 13.02-1S Bushfire planning – The activity hub is located within a Bushfire Prone area and development of the hub can achieve a BAL 12.5. In addition, suitable access roads and water supply is provided to protect human life.

Clauses 15.01-1S, 15.01-2S, 15.01-3S, 15.01-5S and 15.01-1S - The implementation of the Commercial 1 Zone facilitates development that is capable of positively contributing to the identity (and safety) of the public realm and emerging neighbourhood character as well as providing appropriate built form and energy efficient buildings.

Clauses 16.01-1S and 16.01-2S – The implementation of the Commercial 1 Zone facilitates the location of additional higher density housing close to the activity centre and provides for diversity of housing choice close to services and transport.

Clause 17.02-1S Business - The amendment facilitates a form of development that enhances the economic profile of the immediate and wider area in a manner that meets the community's needs for a variety of local retail services. It provides for new convenience shopping and employment facilities in a planned activity hub. The amendment facilitates innovative housing forms that enable emerging employment trends including work from home and telecommute employment, home businesses and cottage industries.

How does the amendment support or implement the Local Planning Policy Framework (LPPF) and, specifically, the Municipal Strategic Statement (MSS)?

The amendment directly supports and implements the Local Planning Policy Framework (LPPF), including the Municipal Strategic Statement (MSS), as follows:

Clause 21.02 Key Issues and Influences – The City of Greater Bendigo has identified a vision for Greater Bendigo to be Australia's most liveable regional city. In this regard it is seeking to promote a compact urban form within an urban growth boundary where there is a greater choice of housing, transport, retail and employment options.

The amendment responds to this by facilitating development in accordance with this vision, as the amendment facilitates the development of a NAC and associated dwellings and allows for appropriate local employment opportunities that will serve as the focus for the residential development at 244 Edwards Road, Maiden Gully in a manner that bolsters community identity and municipal economic competitiveness.

Clause 21.05 Compact Greater Bendigo – Identifies the subject site as a Key Development Site as it is in an accessible location and can meet and support the 10 minute neighbourhood principles. The amendment will facilitate the delivery of housing, retail and commercial facilities on a future transport route and at the core of an extensive regional and local cycle network and within a walkable distance of the majority of the future residents of the estate.

The amendment will also rezone land within an identified low risk location that will achieve a BAL 12.5 and is above the designated flood level for the adjoining watercourse.

Clause 21.07 Economic Development – The subject site has been identified as an appropriate location for a future NAC and associated higher density housing area. The amendment will enable the delivery of a centre that will primarily service the surrounding estate and community, being within a walkable distance of the majority of the site. The centre will provide for the day-to-day needs of the community as well as providing facilities for visitors who will access the cycling and public transport network. The centre will also provide for local employment opportunities close to and within a residential area which will support the NAC.

The centre is consistent within the established activity centre hierarchy and will ensure future design will address the key north-south boulevard and adjoining district level open space area.

Does the amendment make proper use of the Victoria Planning Provisions?

The Commercial 1 Zone facilitates a broad range of appropriate land uses and development commensurate with a NAC.

The existing General Residential Zone is inappropriate for the following reasons:

- The full suite of commercial, service and community issues envisaged by the master plan cannot be delivered;
- The zone does not provide for the range of uses required for a NAC and is therefore contrary to the objectives and strategies sought by Clause 21.07-2; and
- The zone does not allow for suitable commercial development to support a future bus route and a 10 minute neighbourhood.

The application of the Commercial 1 Zone is an appropriate use of the VPP that is consistent with Planning Policy Framework of the Greater Bendigo Planning Scheme and with the Loddon Mallee South Regional Growth Plan. The amendment will ensure that the orderly development of essential neighbourhood services and associated residential development within an existing urban area is achieved and which will ensure that a good design outcome is realised.

The inclusion of a maximum floor area for shop in the schedule to the zone will also ensure consistency between the zone and approved Activity Hub Development Plan.

How does the amendment address the views of any relevant agency?

The views of service authorities including the Country Fire Authority, Transport for Victoria (VicRoads), Coliban Water, North Central Catchment Management Authority, DELWP and Goulburn Murray Water have been comprehensively addressed through Amendments C190, C215, C221 and C224 as well as through the approval process for six (6) Development Plans and the subdivision permit.

This amendment proposes the Commercial 1 Zone to allow the development of a NAC established by the *Forest Park Master Plan*, December 2013 and approved Activity Hub Development Plan.

Whilst this amendment has not been discussed with agencies their views are known having previously been sought and addressed, during the development of the Master Plan, Development Plans, and subdivision Permit.

All relevant referral authorities will be consulted during the exhibition period.

Does the amendment address relevant requirements of the Transport Integration Act 2010?

The amendment will not create a significant impact on the existing transport system as defined by section 3 of the Transport Integration Act 2010. The amendment provides for the use and development of a NAC in accordance with the original master plan and approved Development Plan. These plans were prepared with input from Transport for Victoria (and its predecessors) and provided for the integrated planning of the NAC with provision of a future bus route including appropriate road widths, intersections, and provision of bus stops.

The additions and changes to the existing transport system in and adjacent to the NAC will meet the transport system objectives by:

- Enabling efficient access to existing and planned employment and services in and around the local area and region through connections to the arterial road network.
- Upgrading transport development infrastructure, including the upgrade of Rathbones Lane, through a registered infrastructure contribution S173 Agreement as sufficient demand arises for the relevant infrastructure item and provides the opportunity for the efficient construction of items concurrent with subdivision and development.

Resource and administrative costs

What impact will the new planning provisions have on the resource and administrative costs of the responsible authority?

The amendment will have a limited impact on the resources and administrative costs of the City of Greater Bendigo. Council planning officer resources will be required to approve any subsequent permit application, which is no different from the current situation.

The approval of the Activity Hub Development Plan ensured that future planning permit applications will be exempt from the notice, decision and review provisions of the *Planning and Environment Act 1987*. This will ensure that no resources will be required to manage the advertising of applications and consideration of objections.

Where you may inspect this Amendment

The amendment is available for public inspection, free of charge, during office hours at the following places:

City of Greater Bendigo, Hopetoun Mill, 15 Hopetoun St, Bendigo or

<https://www.bendigo.vic.gov.au/Services/Building-and-Planning/Planning-scheme-amendments>

The amendment can also be inspected free of charge at the Department of Environment, Land, Water and Planning website at www.delwp.vic.gov.au/public-inspection.

Submissions

Any person who may be affected by the Amendment may make a submission to the planning authority. Submissions about the Amendment must be received **by << to be confirmed>>**

A submission must be sent to:

City of Greater Bendigo Strategic Planning Department
PO Box 733
Bendigo, VIC 3550

or via email to psamendments@bendigo.vic.gov.au

Panel hearing dates

In accordance with clause 4(2) of Ministerial Direction No.15 the following panel hearing dates have been set for this amendment:

- directions hearing: << to be confirmed>>
- panel hearing: << to be confirmed>>

16.3. 76 Thomas Lane, Mia Mia 3444 - Use and Development of the Land for a Dwelling and Outbuildings

Author	Adele Hayes, Statutory Planner
Responsible Director	Andrew Cooney, Acting Director Strategy and Growth

Summary/Purpose

Application details:	Use and development of the land for a dwelling and outbuildings
Application No:	DR/152/2021
Application Documents:	Application Documents
Applicant:	Shane Muir Consulting Engineers Pty Ltd
Land:	76 Thomas Lane, MIA MIA 3444
Zoning:	Farming Zone
Overlays:	Environmental Significance Overlay 1 Environmental Significance Overlay 2 Environmental Significance Overlay 3
No. of objections:	0
Consultation meeting:	N/A
Key considerations:	• Environmental impacts. • Whether the proposal will result in an acceptable planning outcome having regard to the purposes of the Farming Zone and the relevant planning policy that deals with rural dwellings and the protection of agricultural land.
Conclusion:	The application is not in accordance with the Greater Bendigo Planning Scheme. It is recommended that Council refuse to grant a permit as the proposal does not present an acceptable planning outcome with regards to the purposes of the Farming Zone and the relevant planning policy that deals with rural dwellings and the protection of agricultural land.

RECOMMENDATION

Pursuant to section 61 of the Planning and Environment Act (1987), Council issue a Notice of Decision to Refuse to Grant a Permit for use and development of the land for a dwelling and outbuildings at 76 Thomas Lane, MIA MIA 3444 subject to the following grounds:

1. The proposal is inconsistent with local planning policy (Clause 22.02) and the purpose and decision guidelines of the Farming Zone as:
 - a. The dwelling does not support or enhance agriculture; and
 - b. The dwelling would cause the fragmentation of agricultural land.

Policy Context

Community Plan Reference:

City of Greater Bendigo Community Plan 2017-2021:

- Goal 4 Presentation and managing growth
- Goal 6 Embracing our culture and heritage

Attachments

1. Planning Assessment Report

Attachment 1 - DR 152 2020 Thomas Lane Planning Assessment

PLANNING ASSESSMENT REPORT

Background Information

Preliminary concerns were raised with the applicant with regards to the proposal not being in accordance with planning policy relating to rural dwellings and the protection of agricultural land.

It was unclear from the information provided whether a genuine agricultural land use is proposed, and if so, how the dwelling would support or enhance agriculture. It was requested that the applicant provide additional details to support the proposal, noting that at present the application presents as a rural residential living opportunity.

The applicant did not provide any further justification in support of the proposal.

Report

Subject Site and Surrounds

The site is formally referred to as Lot 15 on PS531429V and comprises two parts with an overall area of 30.24 hectares. The two parts are separated by an unmade government road.

The site has a north-eastern frontage to Thomas Lane of 244.02m, a northern frontage to McMillan Road of 201.17m, and a northern frontage to an unmade government road of 532.28m.

The site is currently vacant, is semi vegetated (scattered vegetation) and is undulating. Two dams are located in proximity to the eastern and western boundaries of the site. A powerline easement (E3) runs north-south through the centre of the site.

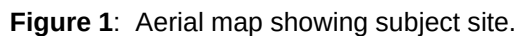
The site has historically been used for light agricultural practices (grazing).

The site is located within the Farming Zone and is partially affected by an Environmental Significance Overlay Schedules 1 and 2 (Watercourse protection and Groundwater recharge protection area), and wholly affected by an Environmental Significance Overlay Schedule 3 (Eppalock Declared Water Supply Catchment).

Surrounding land is located within the Farming Zone, with the exception of Pohlman/Wild Duck Creek which runs along the western boundary of the site and is located within the Public Conservation and Resource Zone.

Some surrounding lots are used for agriculture, however grazing and limited stock keeping were the only agricultural activities observed within the immediate surrounding area. Whilst there are some dwellings present within the surrounding area, the majority of lots remain undeveloped. The locality presents as farming land.

Within the broader surrounding area are more diverse agricultural activities including stock grazing, stock feed production, vineyards and associated wineries.



The application proposes the use and development of the land for a dwelling and outbuildings.

The dwelling is proposed to be 231sqm in total and of a two-storey design. The dwelling would comprise of four bedrooms; two bathrooms; an open plan kitchen, living and dining area; and double garage. The dwelling would be constructed of a combination of brick, weatherboard cladding and steel and metal cladding.

The proposed outbuilding which has been labelled as a study/ancillary building/guest house has an area of 90.75m and would be located in the north-western portion of the building envelope. The outbuilding is proposed to be single-storey and comprises of a living area, bathroom and study.

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It is also proposed to upgrade the existing entry/exit point to the site from Thomas Lane.

The application documents state that it is proposed to undertake “some future minor” agricultural activities and indicated agricultural activities would be “*stock keeping and agistment and stock feed production, along with the required establishment of boundary and internal paddock fencing, along with weed and pest management*”.

The application was accompanied by a Land Capability Assessment and Environmental Management Plan.

Planning Controls - Greater Bendigo Planning Scheme

The following clauses are relevant in the consideration of this proposal:

State Planning Policy Framework

- Clause 11 Settlement
- Clause 11.01-1R Settlement – Loddon Mallee South
- Clause 13.07-1S Land use compatibility
- Clause 14.01-1S Protection of agricultural land
- Clause 14.02-1S Catchment planning and management
- Clause 14.02-2S Water quality
- Clause 15.01-6S Design for rural areas
- Clause 16.01-5S Rural residential development
- Clause 17.01-1S Diversified economy

Municipal Strategic Statement

- Clause 21.01 Key Issues and Influences
- Clause 21.07 Economic Development
- Clause 21.08 Environment

Local Planning Policies

- Clause 22.02 Rural dwellings policy

Other Provisions

- Clause 35.07 Farming Zone
- Clause 42.01 Environmental Significance Overlay
- Clause 52.06 Car parking

Consultation/Communication

Referrals

The following authorities and internal departments have been consulted on the proposal:

Referral	Comment
Traffic & Design	No objection subject to conditions requiring sight distances; an all-weather driveway; access to be constructed in accordance with the IDM; and the need to obtain a Works Within Road Reserve Permit. It was advised that the accessway location was satisfactory.
Environmental Health	No objection subject to standard notes being included on the permit requiring a permit to install an on-site wastewater management system, prior to a building permit being issued; and restricting earthworks, landscape works and the use of vehicles and machinery to outside the Land Application Area.
Goulburn-Murray Water	No objection subject to conditions requiring: • Compliance with sediment control principles • Specific requirements for the treatment of wastewater – design, system, location etc. • Stating that the shed must not contain any bedrooms • Setback requirements for buildings from any waterways and/or dams.
Coliban Water	No objection subject to conditions requiring: • The endorsement of the LCA. • Additional details to be shown on the plans relating to the LCA. • Installation, operation and maintenance of the wastewater treatment system to be in accordance with the LCA. • A revised Environmental Management Plan.

Public Notification

The application was advertised by way of notice on the site and letters to adjoining and nearby owners and occupiers, and two signs displayed on the site.

As a result of advertising, no objections were received.

Planning Assessment

Introduction

Rural lifestyle development poses an ongoing risk to agricultural land. Planning Schemes in rural municipalities will usually seek to address these challenges through directing 'rural lifestyle' development to appropriately zoned land (Rural Living Zone), and through the use of local planning policies to manage the development of dwellings in other rural zones, so as to protect the primacy of agriculture. The Rural Dwellings Policy at Clause 22.02 of the Greater Bendigo Planning Scheme has been developed for this purpose of managing the large number of vacant rural parcels that exist across this municipality. This Policy will be further discussed in the sections below alongside the State-wide Farming Zone provisions.

The *Rural Areas Strategy, September 2009* notes that the use of discretion to allow new dwellings in rural areas, primarily the Farming Zone, has been and continues to be

generously applied, despite an over supply of zoned Rural Living land (estimated to be an 80 year supply) to cater for such demand. Such decision making poses a significant threat to the viability of the local agricultural sector as it progressively compromises the ability of local agribusinesses to grow and operate relatively unhindered. It should also be noted that the Farming Zone has been facing increasing pressures in more recent years for subdivision and residential development, primarily for rural lifestyle opportunities rather than for farming purposes. Rural residential development should be directed to existing planned areas for this purpose.

Whilst planning approval is required for the proposed buildings and works under the Environmental Significance Overlay Schedules 2 and 3, it is considered that the proposal (subject to appropriate permit conditions) would not result in any adverse impacts on groundwater recharge or the Eppalock Declared Water Supply Catchment. As such, the grounds for refusal are not based on any environmental considerations.

Planning Permit History

It is important to acknowledge the planning permit history of the site as a relevant consideration. Planning permit DS/50/2003 was issued on 4 August 2003 for a realignment of boundaries/resubdivision of the land. A review of the application file has revealed that at the time the permit was issued, the site was located within the Rural Zone.

Whilst, due to the file's age, it is somewhat difficult to gain a clear understanding of what was proposed/considered, it is clear that the relevant planning controls have changed since the permit was issued.

It is also important to acknowledge that the application was for the realignment/resubdivision of existing allotments. The resubdivision did not create any 'as of right' dwelling entitlements, with planning approval still required for the use and development of the land within the Farming Zone. The building and wastewater envelopes shown on the application plans were required due to the presence of the Environmental Significance Overlay affecting the site and did not indicate any 'in principle' support for future dwellings on the lots.

Will the proposal result in an acceptable planning outcome having regard to the purposes of the Farming Zone and the relevant planning policy that deals with rural dwellings and the protection of agricultural land?

Policy context

The purposes of the Farming Zone encompass the following relevant matters:

- *To implement the Municipal Planning Strategy and the Planning Policy Framework.*
- *To provide for the use of land for agriculture.*
- *To encourage the retention of productive agricultural land.*
- *To ensure that non-agricultural uses, including dwellings, do not adversely affect the use of land for agriculture.*
- *To provide for the use and development of land for the specific purposes identified in a schedule to this zone.*

The use and development of the land for a dwelling and outbuildings requires planning approval in this instance due to the subject site being located within the Farming Zone and on a lot of less than 40 hectares in size. However, Clause 65 of all planning schemes in Victoria states:

“Because a permit can be granted does not imply that a permit should or will be granted. The responsible authority must decide whether the proposal will produce acceptable outcomes in terms of the decision guidelines of this clause.”

In addition to the purposes of the Farming Zone outlined above, the provisions of the Farming Zone direct that consideration must also be given to a number of decision guidelines under the Zone which consider the question of how rural dwellings fit within these purposes. The decision guidelines provide a means by which to assess such applications and require consideration to be given to matters such as:

- *Whether the dwelling will result in the loss or fragmentation of productive agricultural land.*
- *Whether the dwelling will be adversely affected by agricultural activities on adjacent and nearby land due to dust, noise, odour, use of chemicals and farm machinery, traffic and hours of operation.*
- *Whether the dwelling will adversely affect the operation and expansion of adjoining and nearby agricultural uses.*
- *The potential for the proposal to lead to a concentration or proliferation of dwellings in the area and the impact of this on the use of the land for agriculture.*

Common to the purposes of the Farming Zone and the decision guidelines is the question of whether the proposal is consistent with the planning policy framework.

At a State-wide planning level, Clause 14.01-1S relating to the protection of agricultural land has the objective to *“protect the State’s agricultural base by preserving productive farmland”*. Some of the main strategies in response to this objective seek to ensure the State’s agricultural base is protected from the unplanned loss of productive land, prevent inappropriately dispersed urban activities in rural areas and to limit new housing in rural areas.

At a local planning level, Clause 22.02 relating to Council’s Rural Dwellings Policy draws together these themes to provide a consistent basis for considering the use of rural land for dwellings, and has the following relevant objectives:

- *To discourage the fragmentation of rural land, or land with significant environmental values.*
- *To ensure that existing agricultural enterprises in the Farming Zone are not placed under pressure from the encroachment of residential activities.*
- *To limit the subdivision, use or development of land to that which is compatible with the utilisation of the land as a sustainable agricultural resource.*
- *To ensure that domestic wastewater management systems are appropriately located, designed and managed.*
- *To discourage the construction of dwellings on existing small lots within the Farming Zone.*

This clause has the following relevant policies on rural dwellings:

- *Protect existing land zoned Farming Zone from fragmentation by the use of land for residential purposes.*
- *Discourage dwellings on existing small lots (lots smaller than the schedule minimum) in all rural areas except if:*
 - *Subdivisions have been created since the introduction of planning controls;*
 - *Substantial infrastructure works have been completed; or*
 - *The land has no agricultural potential and native vegetation will be retained and managed.*

It is evident that the overall aim of the relevant policy framework seeks to ensure that agricultural land is carefully managed in order to prevent adverse impacts on agricultural production, prevent the fragmentation of rural land and to ensure an orderly development of residential development in rural areas so that agricultural production of these areas are not disadvantaged or prejudiced by ad hoc and unplanned residential development.

As outlined above, from a policy perspective, the application of the Farming Zone to the subject land and its surrounds indicates its suitability for agriculture and a proposal which would ultimately result in a non-agricultural land use runs counter to these policies. It is evident from a review of the site and surrounding area that agriculture is practiced in this area. The Planning Scheme makes it clear that land zoned for farming designates it as suitable for agricultural purposes; a position further substantiated by VCAT decisions (e.g. *Russell Smith Town Planning Services v Mount Alexander SC [2018] VCAT 58 (11 January 2018)*).

Current Planning Scheme policy seeks to ensure that new dwellings in the Farming Zone are only approved in instances where they are considered to support or enhance agriculture. In making such a determination, consideration should be given to why there is a need to live on site and how that would support or enhance agricultural use/production, whether agriculture would remain the primary land use, whether it is likely that the land would remain in agricultural use into the future following development of the dwelling and so on.

Application response to policy

In terms of the substantive planning issues, the applicant has not produced a compelling planning argument that this application is acceptable in terms of planning policies and the decision guidelines of the Farming Zone. The applicant has failed to substantiate that the dwelling is required in association with the use of the land for agriculture, and that the dwelling would support or enhance agriculture as required by planning policy.

The application material states that it is proposed to undertake “some future minor” agricultural activities. The application material states that the indicated agricultural activities would be “*stock keeping and agistment and stock feed production, along with the required establishment of boundary and internal paddock fencing, along with weed and pest management*”. No Farm Management Plan or Integrated Land Management Plan has been provided.

This is the extent of detail that has been provided (despite a request for additional information to be provided in support of the proposal) and is insufficient to substantiate an argument that the proposed dwelling would support or enhance the land for

agriculture. It is noted that the land has historically been used for agriculture (grazing) and the refusal of this application would not hinder the ability for the land to continue to be used for agriculture in accordance with the purposes of the zone.

Some planning permit applications have the hallmarks of resulting in rural living or rural residential while others are clearly genuine in their intent to add value to agricultural use and achieve the purposes of the Farming Zone and applicable policies. This proposal is assessed as in the former category, with 'rural lifestyle' outcomes rather than supporting the local agricultural economy.

Approving proposals such as this can undermine the achievement of outcomes sought for the Farming Zone.

Contextually, there is a large degree of land within this locale that is vacant and suitable for agricultural practices. Whilst it is acknowledged that lot sizes in the surrounding area are varied, a number of lots remain in common ownership ('tenements') and are farmed collectively. The approval of a dwelling that does not support or enhance agriculture on the site would result in the fragmentation of agricultural land and could lead to a proliferation of dwellings within the surrounding area and break up farming tenements.

Conclusion

The application proposes the use and development of the land for a dwelling in a manner that runs contrary to planning policies relating to the rural dwellings and the Farming Zone. The applicant has failed to produce a compelling argument that the proposed dwelling would support or enhance agriculture, or that any genuine agricultural land use is intended for the site. If approved, the proposal would likely result in a reduction in agricultural land and contribute to the incremental shift towards rural living. Such rural living opportunities could result in a net loss to agriculture due to permanent land use changes.

It is recommended that a Notice of Decision to Refuse to Grant a Permit be issued.

Options

Council, acting as the responsible authority for administering the Planning Scheme, may resolve to: grant a permit, grant a permit with conditions, or refuse to grant a permit.

16.4. Lot 1 Station Road, Bagshot 3551 - Use and Development of a Dwelling and Outbuilding

Author	Penny Loader, Statutory Planner
Responsible Director	Andrew Cooney, Acting Director Strategy and Growth

Summary/Purpose

Application details:	Use and Development of a Dwelling and Outbuilding
Application No:	DR/210/2021
Application Documents:	Please find documents through this link . This link will expire on 10 October 2021, 12:32 PM
Applicant:	Shane Muir Consulting Engineers Pty Ltd
Land:	Lot 1 Station Road, BAGSHOT 3551
Zoning:	Farming Zone
Overlays:	Bushfire Management Overlay Environmental Significance Overlay Schedule 1 Vegetation Protection Overlay Schedule 2
No. of objections:	1 (withdrawn)
Consultation meeting:	25 June 2021
Key considerations:	- Whether the proposal would result in an acceptable planning outcome having regard to the purposes of the Farming Zone and the relevant planning policy that deals with rural dwellings and the protection of agricultural land. - Whether appropriate justification has been provided in support of the proposal.
Conclusion:	The application is not in accordance with the Greater Bendigo Planning Scheme. It is recommended that Council refuse to grant a permit as the proposal does not present an acceptable planning outcome with regards to the purposes of the Farming Zone and the relevant planning policy that deals with rural dwellings and the protection of agricultural land.

RECOMMENDATION

Pursuant to Section 61 of the Planning and Environment Act (1987), Council issue a Notice of Decision to Refuse to Grant a Permit for the use and development of a dwelling and outbuilding at Lot 1 Station Road, BAGSHOT 3551 on the following grounds:

1. The proposal is inconsistent with policy at Clause 22.02 regarding the use of unplanned lots for rural residential purposes and the discouraging of dwellings in preferred locations for intensive agricultural industries, unless associated with the intensive animal industries.
2. The proposal is inconsistent with the purpose and decision guidelines of the Farming Zone with regard to the fragmentation of rural land and the encouragement of the proliferation of dwellings in the area.

Policy Context

Community Plan Reference:

City of Greater Bendigo Community Plan 2017-2021:

- Goal 4 Presentation and managing growth
- Goal 6 Embracing our culture and heritage

Attachments

1. Planning Assessment Report

Attachment 1 - DR 210 2021 Station Road Planning Assessment Report

PLANNING ASSESSMENT REPORT

Background Information

Preliminary concerns were raised with the applicant with regards to the proposal not being in accordance with planning policy relating to rural dwellings and the protection of agricultural land. It was unclear from the information provided as to the exact nature of any existing or proposed agricultural uses, whether an agricultural use was actually proposed or rather 'could potentially' be undertaken on the site, and why a dwelling would be required in order to support this agricultural land use. Concerns were raised that the proposal did not illustrate a genuine agricultural land use or clear relationship between the dwelling and agricultural land use.

The applicant provided additional justification in support of the application, being a farm management plan, describing the proposed use of the land as sheep grazing and cropping, and a revised policy response. Additional information was provided again, following a consultation meeting, describing the owners' intention to share crop nearby land. The information provided does not clearly describe how the existing agricultural production will be intensified and does not substantiate the need for a dwelling to support and enhance the existing agricultural use of the land, as discussed below.

Report

Subject Site and Surrounds

The site is formally referred to as Lot 1 TP008652Y, being part CA4, Sec 2, Parish of Bagshot, and was created in 1997 when it was separated from the balance of CA4 (north-western corner of the parcel). The TP title was created procedurally, not through a planning permit process.

The land is located in the vicinity of the Bagshot Town Hall and Recreation Reserve (to the north-west). The properties surrounding are predominantly Crown allotments, as are the neighbouring lots to the south and east. The site is irregular in shape with an area of 26.01 hectares. The northern boundary adjoins Old Murray Road for 236.57m, the eastern boundary adjoins Station Road for 738.3m and the southern boundary to Pietsch Lane for 389.26m. An unnamed, unmade road reserve adjoins the western boundary.

The site has and is currently used for agricultural production (cropping and grazing) and has been under the current ownership since 2018. The site is at present undeveloped, fenced for sheep and has a dam and water tank. The site is largely cleared of vegetation, with the exception of the north eastern corner of the lot adjacent to the Bendigo Creek and some mature trees along the eastern and western boundaries.

The site is located in the Farming Zone and is partially affected by a Bushfire Management Overlay (southern boundary), Environmental Significance Overlay Schedule 1 (north eastern corner) and Vegetation Protection Overlay Schedule 2 (south eastern boundary). Surrounding land is located within the Farming Zone, with the exception of the Bagshot Recreation Reserve land and Bendigo Creek reserve (zoned

PCRZ) to the west and north west. Surrounding land is used predominantly for agricultural purposes (primarily cropping and grazing) with some of the smaller lots developed with dwellings and used for rural lifestyle purposes. The Hy-Line Egg Farm lies 1.6km to the west and a piggery 2km to the north-west (the proposed dwelling does not encroach into the buffer areas for either the piggery or the egg farm). A rural living estate is located 1.7km to the south and the Huntly commercial precinct is approximately 7km to the south west.

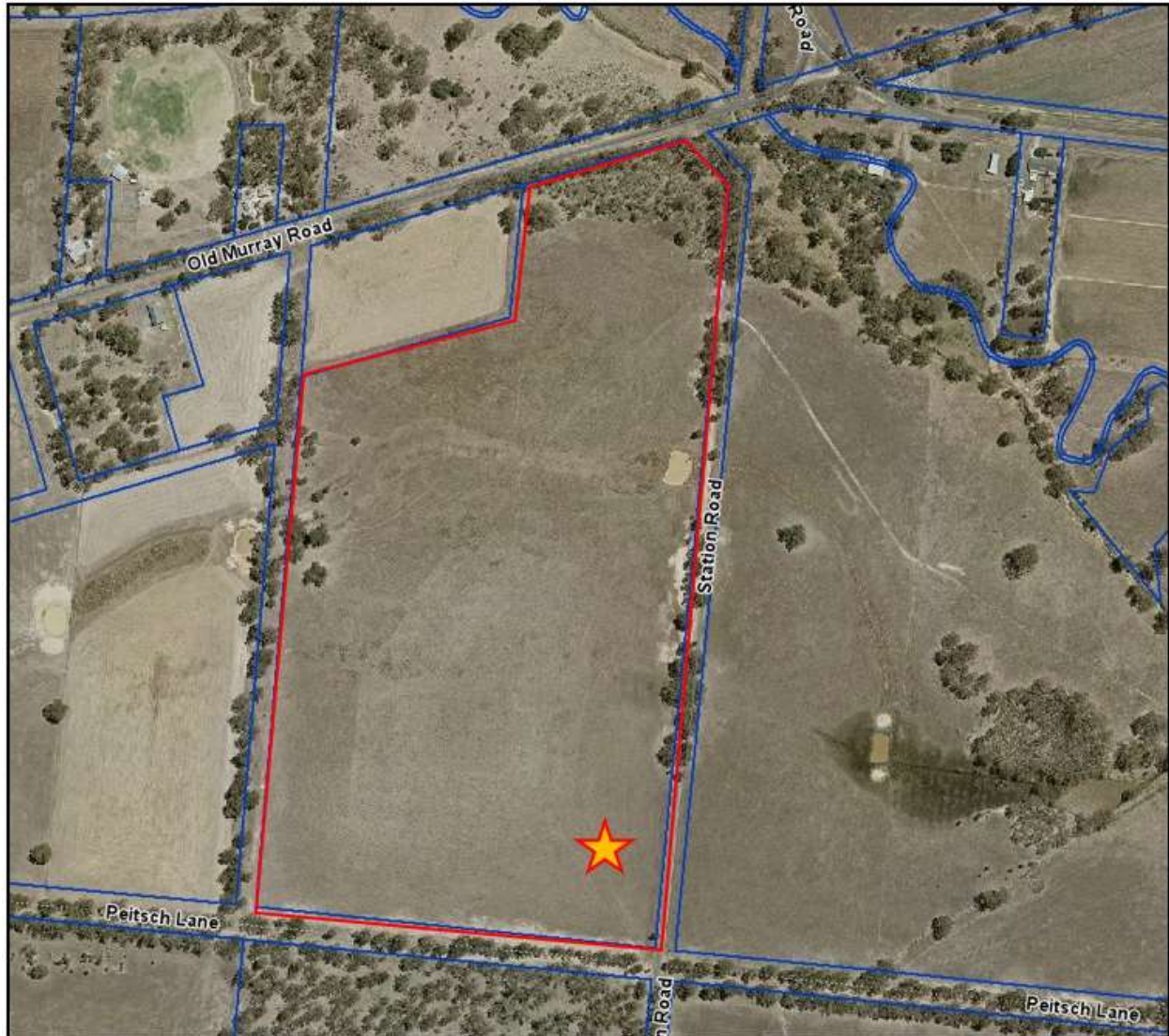


Figure 1: Location map showing subject site. Proposed dwelling site marked with a star.

Proposal

The application proposes to use and develop the land for a dwelling and outbuilding in the south-eastern corner of the lot (site plan shown below).

The proposed dwelling is setback 89m from the southern boundary and 63m from the Station Road (eastern boundary). The dwelling comprises four bedrooms, two bathrooms, open plan kitchen/living/dining, separate living room, rumpus room and media room, alfresco area and an attached double garage with a total footprint of 341m².

The dwelling has a maximum height of 5.2m and is clad in brick veneer with a Colorbond roof. The proposed outbuilding is located on the south western side of the dwelling, is clad in Colorbond and has a footprint of 45m² (9m x 5m) and a maximum height of 3.55m.

A land capability assessment was submitted with the application that recommended a secondary treatment system with primary and reserve fields of 379m² (shown below).

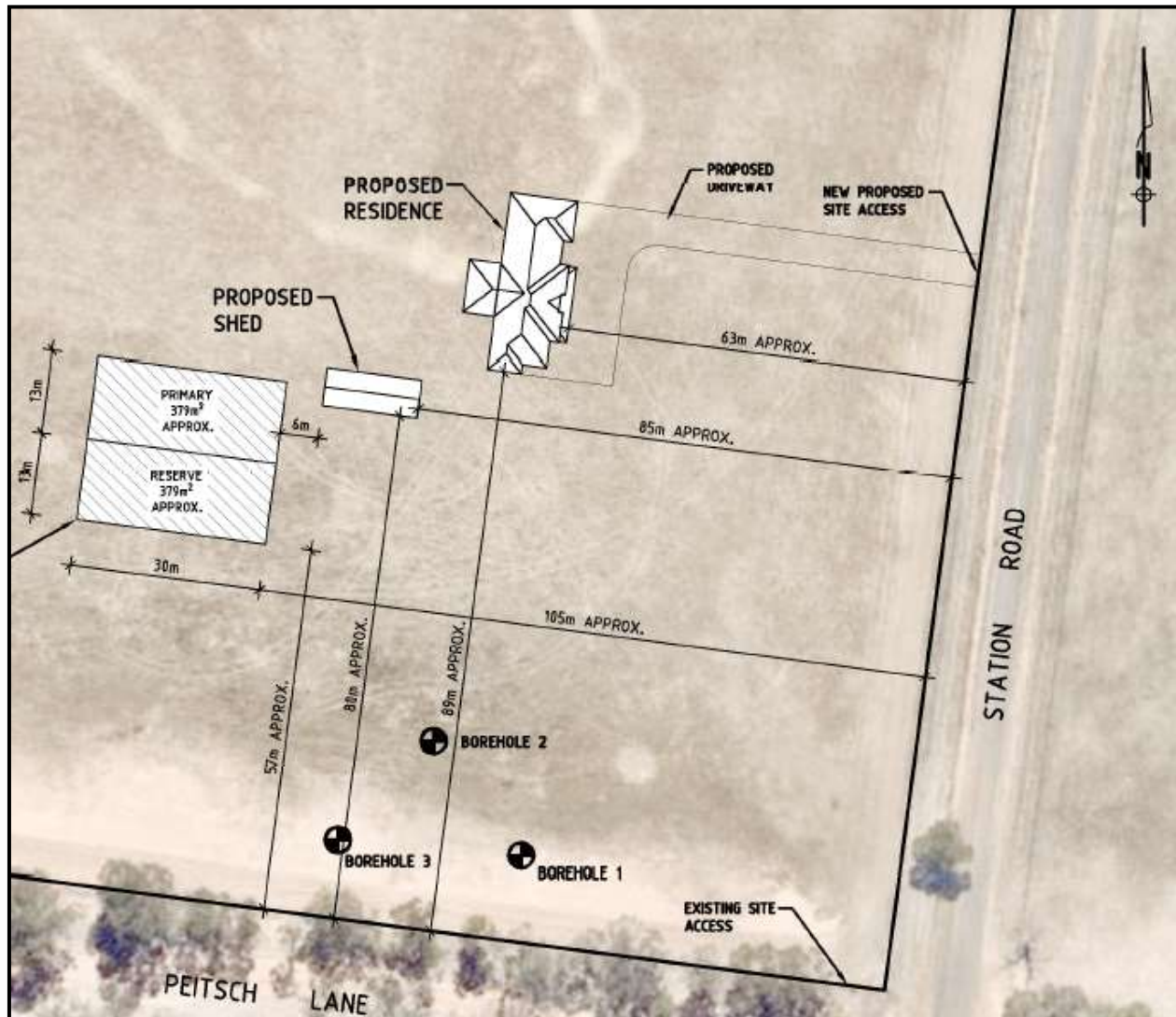


Figure 2: Proposed Site Plan.

The application included a Farm Management Plan (FMP) which describes the existing use of the land as *“part of an enterprise that involves stock keeping and rearing, feed production and minor cropping as well as transportation of stock.”*

The FMP also describes the *“possible agricultural activities would primarily be stocking of sheep or cattle, as well as pasture and stock feed management.”* The FMP proceeds to describe the division of the land into two paddocks, each with a maximum stocking rate of 113 dry sheep and the production of hay.

Land management described in the application includes:

- Weed and pest management
- Soil management
- Stormwater management

The plan is worded in general terms and proposes very little in the way of site-specific management.

An Environmental Management Plan was also submitted with the application.

Further information was recently provided stating the land has been fenced into 10 paddocks, the dam enlarged and that the site is presently stocked with 135 ewes and 70 lambs. The owners intend to graze these sheep on the crop and bale the remaining feed.

Works have recently been undertaken to provide water to each paddock from the existing tank. The applicant has also provided letters from two nearby landowners – one stating that a share cropping agreement has been entered into and one stating his support for the proposed dwelling.

Planning Controls - Greater Bendigo Planning Scheme

The following clauses are relevant in the consideration of this proposal:

State Planning Policy Framework

- Clause 11 Settlement
- Clause 11.01-1R Settlement – Loddon Mallee South
- Clause 13.02-1S Bushfire Planning
- Clause 13.07-1S Land Use Compatibility
- Clause 14.01-1S Protection of Agricultural Land
- Clause 15.01-6S Design for Rural Areas
- Clause 16.01-5S Rural Residential Development
- Clause 17.01-1-S Diversified Economy

Municipal Strategic Statement

- Clause 21.02 Key Issues and Influences
- Clause 21.07 Economic Development

Local Planning Policies

- Clause 22.02 Rural Dwellings Policy

Other Provisions

- Clause 35.07 Farming Zone

Consultation/Communication

Referrals

The following authorities and internal departments have been consulted on the proposal:

Referral	Comment
Traffic	No objection subject to conditions
Drainage	No objection subject to conditions
Agribusiness Support Officer	Comments sought regarding feasibility of FMP and need for a dwelling. Questions raised regarding proposed rotational grazing, stocking rates and availability of water. Dwelling not required in order to conduct agricultural activities as described.

Public Notification

The application was advertised by way of notice on the site and letters to adjoining and nearby owners and occupiers.

As a result of advertising, one objection was received, with the grounds of objection being:

- Potential increase in number of dogs kept at the property and associated noise;
- Accuracy of site description;
- Lack of detail around future agricultural activities or infrastructure;
- Amenity impacts from odour, noise and vehicle movements.

The objection was subsequently withdrawn, unconditionally.

Planning Assessment

Introduction

Planning in rural areas can be challenging given the legacy of decisions made in the past. The first Crown subdivisions were undertaken in a time where closer-settlement strategies were often pursued by governments. Further subdivisions then occurred through past decades when the concept of hobby farming or lifestyle lots was not as prevalent and the cumulative impacts of subdivision were not as evident.

Many farms are now comprised of multiple parcels of land, which are only effective in aggregate. Once the lots are separately developed and disposed ('fragmented'), the productive capacity of the land can be diminished. Once individually developed with dwellings, lots are unlikely to ever be re-aggregated due to the increased costs involved.

A further issue is the visual effect on the rural landscape arising from the cumulative development of dwellings and how this in turn impacts on amenity and local identity.

Planning Schemes in rural municipalities will usually seek to address these challenges through directing 'rural lifestyle' development to appropriately zoned land (Rural Living Zone), and through the use of local planning policies to manage the development of dwellings in other rural zones, so as to protect the primacy of agriculture. The Rural

Dwellings Policy at Clause 22.02 of the Greater Bendigo Planning Scheme has been developed for this purpose of managing the large number of vacant rural parcels that exist across this municipality. This Policy will be further discussed in the sections below alongside the State-wide Farming Zone provisions.

What is the pattern of use and development in the area?

The application describes the land surrounding the subject site within a 2km radius as used for a range of agricultural activities, being primarily sheep and cropping, and identifies the transition of land to the south into a rural-residential development pattern. There is evidence to suggest that the individually owned parcels to the south are farmed collectively.

The pattern of use and property configuration around the subject site is overwhelmingly of large landholdings, many comprised of multiple parcels, with or without dwellings. The exceptions to this pattern are two dwellings on Old Murray Road to the north and another on Pitsons Road to the east, all on small parcels (under 1ha), as illustrated in the map below (existing dwellings indicated by blue stars, proposed dwelling by red star). The existing dwellings in proximity to the subject site are historic (pre-dating current planning controls) and do not constitute a precedent for residential uses in the vicinity.



What is the relationship between the proposed dwelling and the proposed agricultural activity to be conducted on the land?

The subject site is currently under crop and used for grazing sheep (photos below).



The application states that:

"It is proposed to use the site for accommodation purposes (rural residency) to develop a new dwelling, an associated outbuilding [etc.] ... to continue the existing agricultural business/activities on-site, and to provide the required infrastructure."

The applicant has advised that there are 135 ewes on the property at present, 70 of which are currently lambing. The application states that a neighbour checks the sheep daily.

The application describes the current and future agricultural activities as the stocking of sheep, infrastructure, and pasture and stock feed management. It is stated that the land management and animal husbandry are *"based around checking stock at different hours during labour for ewes, animals' welfare, illness and the issue of supplying and monitoring antibiotics... is considered unsustainable if on-site residency is not granted."*

The Farm Management Plan divides the property into two 13ha paddocks with a combined maximum stocking rate of 226 sheep. It is unclear if the plan seeks to stock this many sheep in conjunction with cropping for hay (as described in supplementary information). It is therefore unclear what the proposed stocking rate would be if a dwelling were permitted.

The applicant has also advised that the owner is seeking to share crop with another nearby landholder. No written agreement has been entered into and the applicant has not submitted why a dwelling on the subject site is required for this to occur (ie. share cropping can occur whether or not a dwelling is constructed).

Does the application demonstrate that a dwelling is reasonably required to support and enhance the agricultural activity on the land?

The assessment of a proposed dwelling's ability to support and enhance agricultural production must consider why there is a need to live on site, how this will enhance the agricultural use, whether agriculture would remain the primary land use and whether the land would continue to be farmed if a dwelling were permitted.

The Farm Management Plan was provided to the City's Agribusiness Support Officer for comment. The following issues/concerns were raised:

- The proposed rotational grazing (the applicant has since advised that the property has been fenced into 10 paddocks);
- The proposed maximum number of stock is unfeasible, the accuracy of the DSE (Dry Sheep Equivalent) calculation (given the proposed sheep rearing is to involve lambing

ewes), and the accuracy of the area calculation (which does not reflect the size of the property, nor accommodate the area to be lost to a dwelling, access or remnant vegetation).

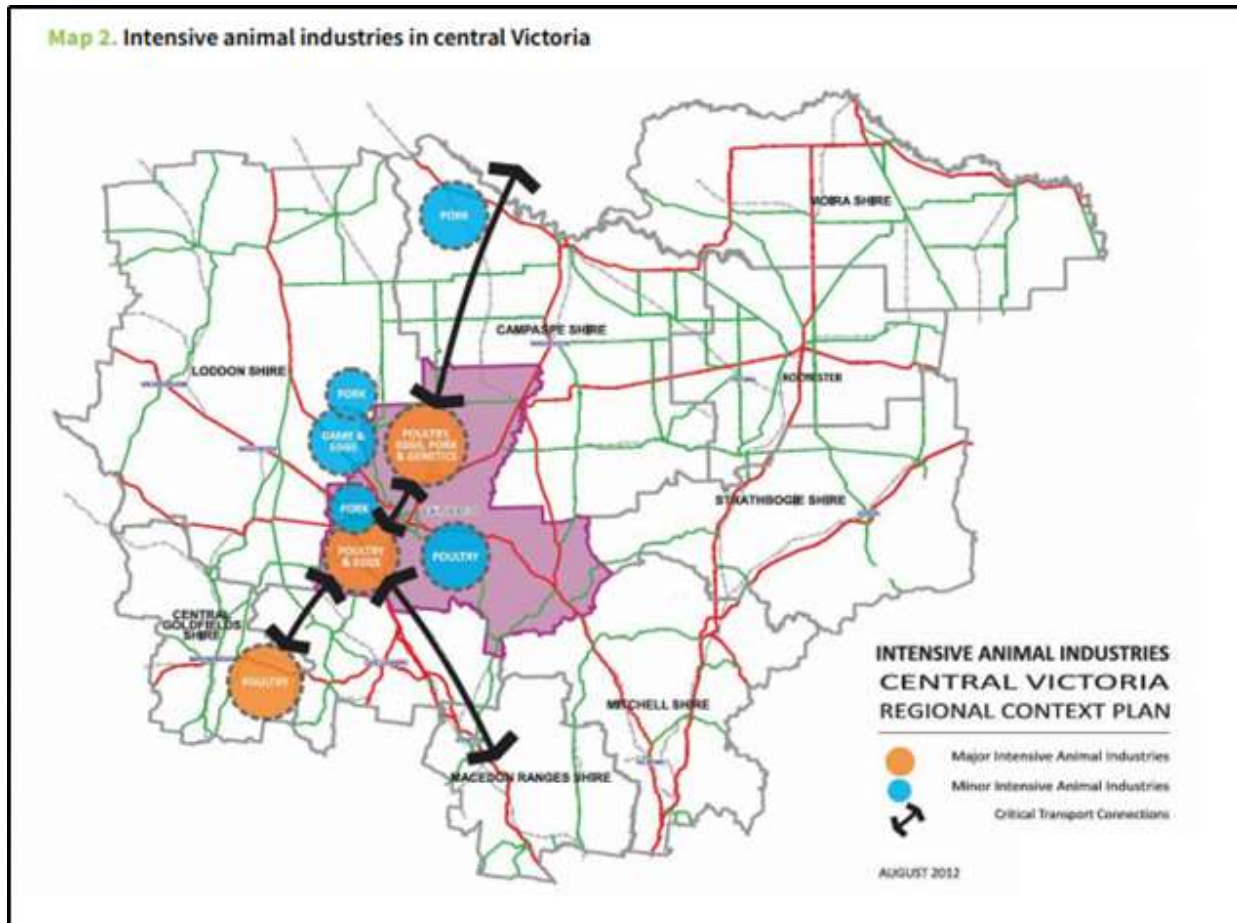
- The feasibility of cutting 200 rolls of hay from dry land was also questioned.
- The response concludes with “*a residence in this property is not necessary to continue to conduct agricultural activity*”. This assessment was not altered as a result of the additional information being submitted by the applicant.

The ability of the proposed dwelling to support and enhance agricultural production is not accurately demonstrated by the Farm Management Plan. It is unclear how the existing production would be enhanced by a dwelling, nor how a dwelling would result in better land management practices. The errors in the FMP suggest that it was developed ‘after the fact’ rather than being a genuine plan.

As far as ongoing land use is concerned, it can never be guaranteed that a particular land use will continue into the future and it has been historically problematic when authorities seek to ensure this through agreements, plans or other mechanisms. Once a dwelling is approved, there is nothing to compel the stated uses to occur. Neither does the application propose any additional infrastructure to be associated with the site’s primary production, which may at least provide some level of certainty that the agricultural uses will occur.

Is the proposed use of the land for a dwelling in accordance with State and local policy?

Clause 11 seeks to ensure development is in accordance with the relevant regional growth plan, in this case the *Loddon Mallee South Regional Growth Plan*. The locality is identified at Clause 21.07-8 as some of the most important agricultural land in the municipality owing to its proximity to the Bendigo Creek. The *City of Greater Bendigo Rural Communities Strategy 2016* identifies the area as a location for major intensive animal industries (“*poultry, eggs, pork and genetics*”) as illustrated by the image below.



Clause 14.01 and the MSS identify the importance of productive agricultural land in general and intensive animal industries in particular. The proposed dwelling does not encroach into the buffer areas for either the pig farm or the egg farm.

The *Strategy* also identifies that only some rural areas are supplied with water and that water security is a critical issue to support investment. It noted that the Huntly-Goornong channel traverses land to the south of the subject site, but there has been no indication that the owners intend to connect to this supply.

Clause 22.02 provides specific guidance on the assessment of dwelling applications for small lots, with objectives that discourage:

- The fragmentation of rural land through the conversion of land to be used for dwellings;
- The construction of dwellings on existing small lots in the Farming Zone;
- The construction of dwellings on unplanned lots; and
- In particular, the construction of dwellings in the preferred locations for intensive agricultural industries.

The policy actively discourages the use of land in the Farming Zone for residential purposes, particularly on lots smaller than the schedule minimum unless the lot was created since the introduction of planning controls (i.e. not a Crown allotment), substantial infrastructure works have been completed or the land has no agricultural potential. The subject site fails to meet the first and third criteria (being described as part Crown allotment 4 and identified in several policy documents as good quality land). In

terms of the second criteria, the applicant has advised that the land has been fenced, the dam enlarged and water pipes to each paddock installed (photos below), however in reply, such works would be considered normal activities and do not compel the stated uses to occur.



Conclusion

The application proposes to use and develop the land for a dwelling, which is not in accordance with planning policy regarding rural dwellings. The proposed dwelling has the potential to limit the existing agricultural production on nearby land, does not demonstrate the dwelling is required to support and enhance agricultural production and has the potential to prevent the further expansion of existing agricultural enterprises. Additionally, the site is in a locality identified as a preferred area for intensive animal industries, therefore a dwelling may limit the establishment or expansion of these in the future.

Approval of this application has the potential to lead to a proliferation of dwellings given the surrounding pattern of subdivision and tenement structures. The locality is characterised by old Crown allotments, most of which are below the schedule minimum. The few existing dwellings on small lots are anomalies and do not constitute a pattern of development that is either appropriate, or desirable. Bagshot's location on the edge of Bendigo and relative openness makes it a desirable area for rural residential development, however the City of Greater Bendigo has an extensive supply of Rural Living zoned land and dwellings should be directed to that zone.

The refusal of a dwelling on the subject site would not impact on its ongoing use for agriculture, as it has been used for such purpose until this time without a dwelling in place. The City's Agribusiness Support Officer has assessed the application and affirmed that a dwelling is not reasonably required on the land to conduct the intended activities, and indeed the farm management plan itself is questionable.

The ongoing approval of dwellings on agricultural land can undermine the purpose of the Farming Zone and associated policy. Ad hoc, cumulative approvals establish a precedent that others seek to follow. It is recommended that a Notice of Decision to Refuse to Grant a Permit be issued.

Options

Council, acting as the responsible authority for administering the Planning Scheme, may resolve to: grant a permit, grant a permit with conditions, or refuse to grant a permit.

16.5. Lot 2 Drummonds Lane, Derrinal 3523 - Use and Development of Land for a Dwelling in Association with Horse Husbandry and Dog Breeding

Author	Beth Lavery, Statutory Planner
Responsible Director	Andrew Cooney, Acting Director Strategy and Growth

Summary/Purpose

Application details:	Use and development of land for a dwelling in association with horse husbandry and dog breeding
Application No:	DR/954/2020
Application Documents:	https://epathway.bendigo.vic.gov.au/ePathway/Production/Web/GeneralEnquiry/ExternalRequestBroker.aspx?Module=E&Class=P&Type=PLNADV&Applicationid=936441
Applicant:	Stonehenge Constructions Aus Pty Ltd
Land:	Lot 2 Drummonds Lane, DERRINAL 3523
Zoning:	Rural Conservation Zone
Overlays:	Environmental Significance Overlay 3
No. of objections:	8
Consultation meeting:	The applicant provided a written response to objections, which was circulated to all objectors.
Key considerations:	- Is the proposal appropriate in terms of the purpose and objectives of the Rural Conservation Zone and Environmental Significance Overlay? - Is the scale of the proposal acceptable? - Will the proposal result in unacceptable impacts to amenity? - Can the threats to amenity be appropriately managed?
Conclusion:	While the proposed use and development is somewhat atypical in the elements it comprises, an assessment of the merits of the application against relevant planning policy and the objectives of the Rural Conservation Zone and Environmental Significance Overlay reveal that the proposal is an acceptable response to the site in planning terms, and that any potential adverse amenity impacts can be appropriately mitigated. Approval of the application is recommended.

RECOMMENDATION

Pursuant to section 61 of the Planning and Environment Act (1987), Council issue a Notice of Decision to Grant a Permit for use and development of land for a dwelling in association with horse husbandry and dog breeding at Lot 2 Drummonds Lane, DERRINAL 3523 subject to the conditions at the end of this report.

Policy Context

Community Plan Reference:

City of Greater Bendigo Community Plan 2017-2021:

- Goal 4 Presentation and managing growth
- Goal 6 Embracing our culture and heritage

Attachments

1. Planning Assessment Report

Attachment 1 - DR 954 2020 Drummonds Lane Planning Assessment Report

PLANNING ASSESSMENT REPORT

Report

Subject Site and Surrounds

The subject land is an irregularly shaped, generally cleared and undulating parcel with a total area of 42.10 ha. Located on the southern side of Drummonds Lane, which runs east-west between McIvor Highway and the Northern Highway, the parcel has a maximum depth of 1,183m and a frontage of 390m to Drummonds Lane. Two waterways traverse the southern portion of the land.

The site is surrounded by a mix of larger farming parcels, along with some smaller rural living/lifestyle allotments. Generally, the smaller rural residential allotments are located to the east of the site nearby to the Northern Highway, while larger farmed parcels are located to the north, south and west.

Immediately surrounding the site are the following properties:

- Located **North** of the subject land is a large parcel of farming land which forms part of a larger land holding;
- To the **East** is a parcel of 41ha known as 211 Drummonds Lane, which contains a single dwelling and associated outbuildings, which are positioned in the north west corner of the allotment. The property contains scattered vegetation and two dams;
- Immediately **South** of the land is a parcel of 26.2ha which contains a single dwelling and associated outbuildings, scattered vegetation and dams; and
- **West** of the land a parcel of ~70ha which is known as 342 Coppermine Road, and contains a dwelling and associated outbuildings and farm shedding, located in the southern portion of the allotment. This parcel is also generally cleared and contains a number of dams.

The township of Heathcote is located approximately 7.5km to the south east of the land, Lake Eppalock 5km to the south west, while Bendigo is located 20km to the north west.

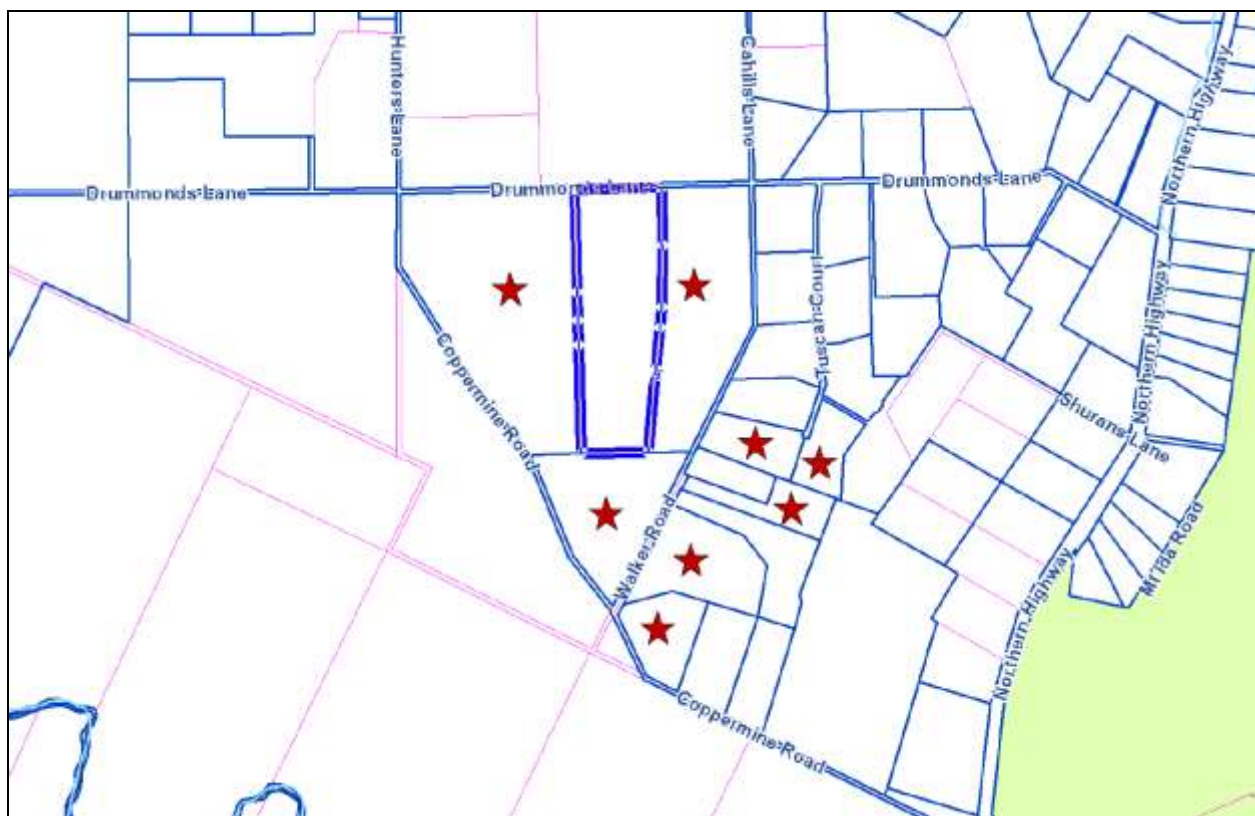


Figure 1: Location map showing subject site. Objector's properties marked with a star.



Figure 2: Aerial photo showing subject site.

Proposal

The application proposes the construction of a dwelling on the land, in conjunction with the use and development of the land for horse husbandry and dog breeding. A new internal driveway is proposed from Drummonds Lane to provide access to the dwelling and other buildings. Each of these elements is discussed below:

Dwelling

It is proposed to construct a single storey dwelling on the land, which will comprise five bedrooms, three bathrooms, study, laundry, open plan living/kitchen/dining areas along with a triple garage. An alfresco area, swimming pool and decking is also proposed. The proposed dwelling will be located 293m from Drummonds Lane and 30m from the eastern boundary, essentially within the north eastern corner of the allotment.

Horse husbandry

This element will involve the use of the land for horse training and stables (defined within the planning scheme as 'horse husbandry'), and will see the construction of a horse stable building to be used in conjunction with the keeping, training and caring for horses, as well as the storage of equipment associated with this use. The building will comprise a main arena, 24 horse stalls, as well as communal open areas. The building will be setback 318m from Drummonds Lane and 132m from the eastern boundary and will be located 50m from the proposed dwelling described above.

Dog breeding

It is proposed to construct a third building, which will be used for dog breeding and training ('Domestic animal husbandry'). This building will include 27 dog pens with external exercise areas, areas for dog washing, an office and additional exercise areas. No more than 50 dogs would be accommodated on the premises at any one time. This building will be set back 336m from Drummonds Lane and 84m from the western boundary.

Access and car parking

A new internal driveway is proposed centrally on the allotment, which will provide access to each of the new buildings. Car parking spaces are also proposed surrounding the horse husbandry and dog breeding facilities.

Landscaping is proposed along the internal accessways, as well as around the proposed buildings and along the property frontage and boundaries.

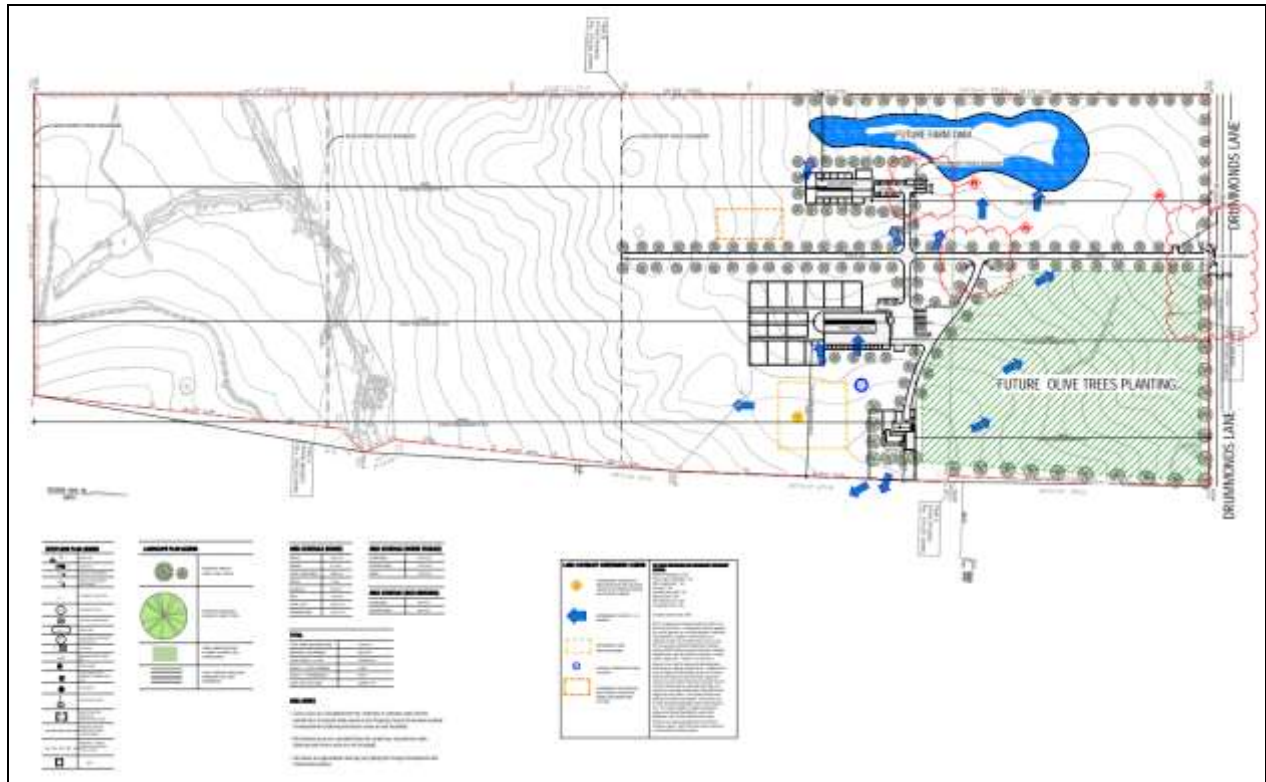


Figure 3: Proposed overall site plan.



Figure 4: Proposed site plan.

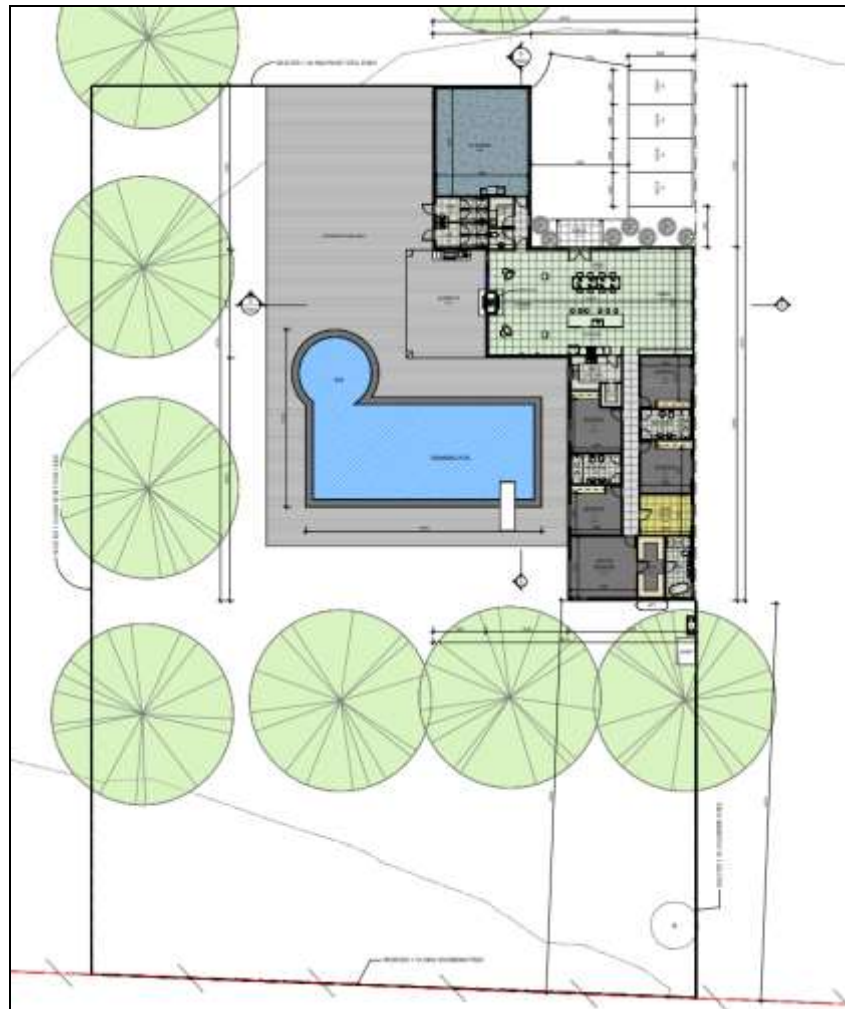


Figure 5: Proposed floor plan - dwelling.



Figure 6: Proposed elevation plans - dwelling

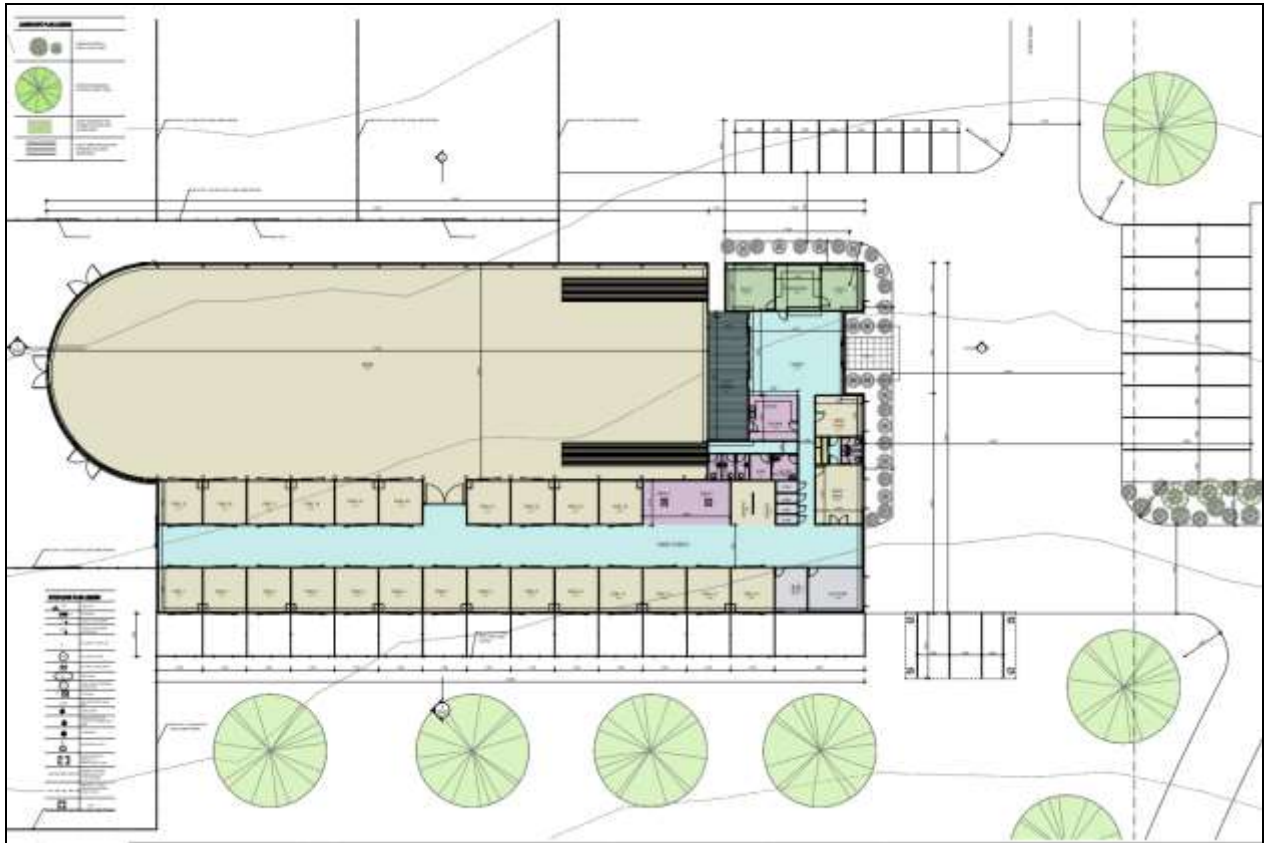


Figure 7: Proposed floor plan – horse husbandry building.



Figure 8: Proposed elevation plans – horse husbandry building.

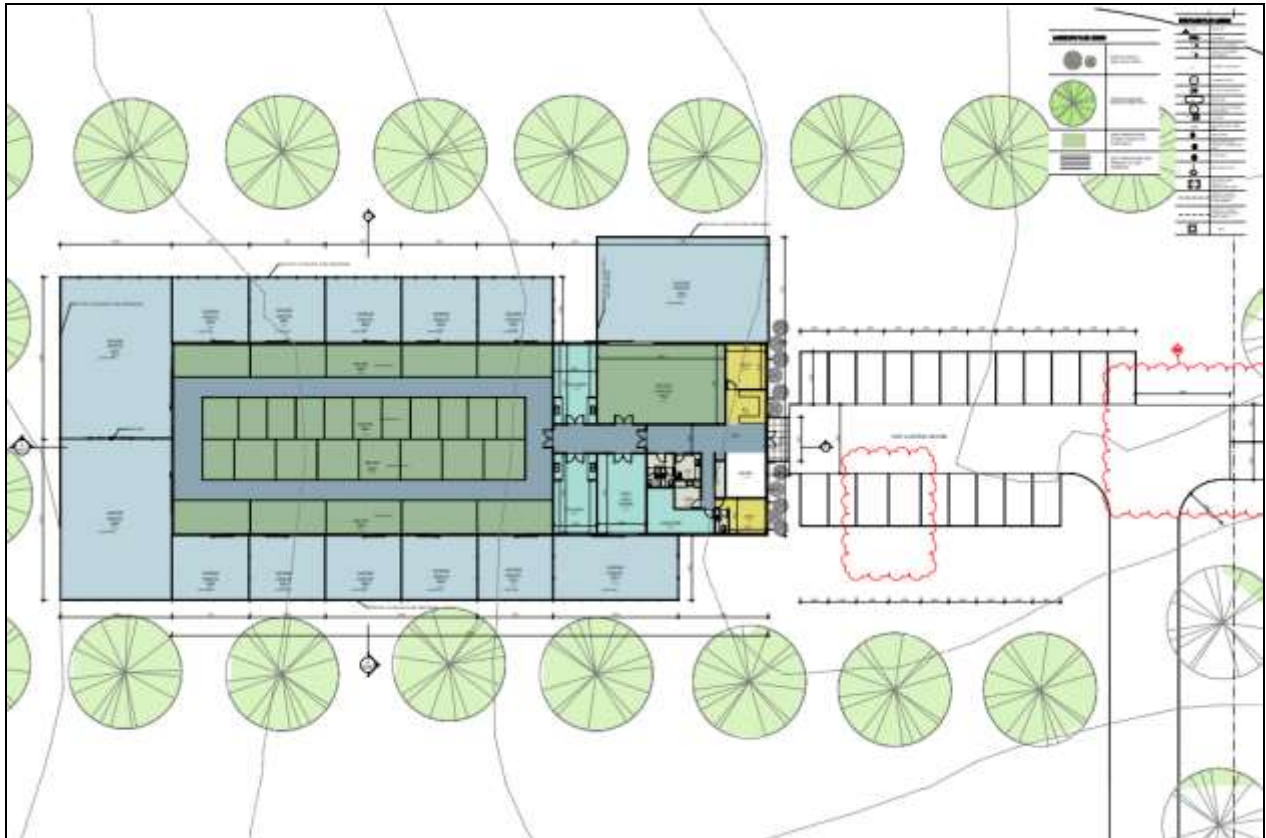


Figure 9: Proposed floor plan – dog breeding building.

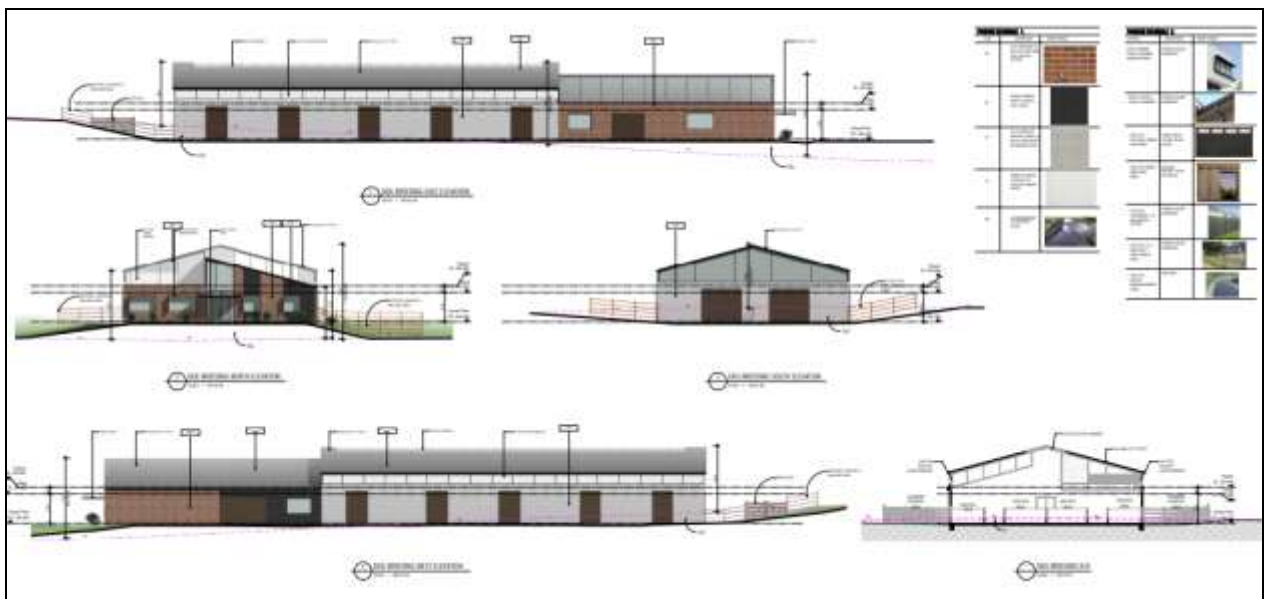


Figure 10: Proposed elevation plans – dog breeding building.

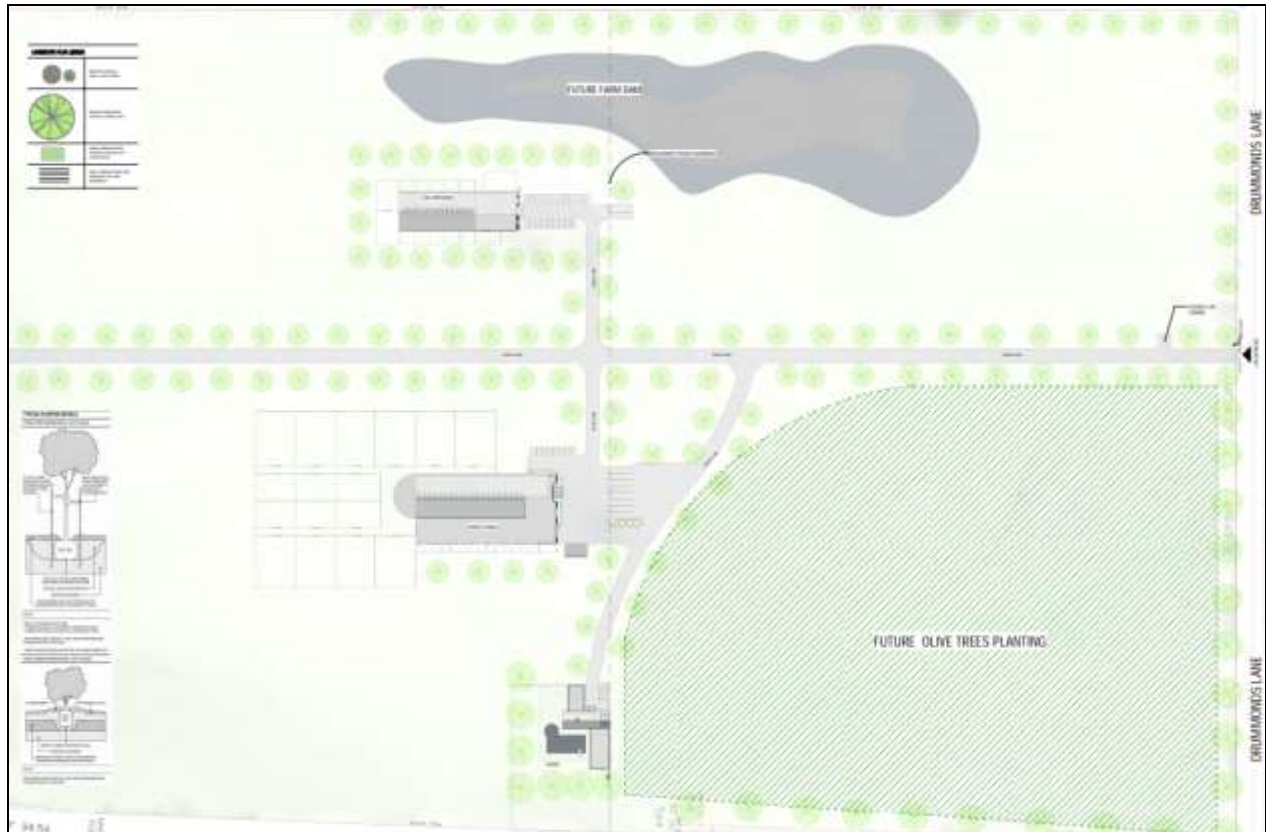


Figure 11: Proposed landscape plan.

Planning Controls - Greater Bendigo Planning Scheme

A planning permit is required for the proposal pursuant to the following clauses within the Greater Bendigo Planning Scheme:

- 35.06 -1 - Use of land for a dwelling in the Rural Conservation Zone
- 35.06-1 – Use of land for domestic animal husbandry within the Rural Conservation Zone (dog breeding)
- 36.06-1 – Use of land for horse husbandry within the Rural Conservation Zone
- 35.06-5 – Construct a building or carry out works associated with a Section 2 Use within the Rural Conservation Zone
- 42.01-2 – Construct a building or carry out works within the Environmental Significance Overlay (Schedule 3)

The following clauses are relevant in the consideration of this proposal:

State Planning Policy Framework

- 11.01-1S – Settlement
- 12.05-2S – Landscapes
- 13.02-1S – Bushfire planning
- 13.05-1S – Noise abatement
- 13.07-1S – Land use compatibility
- 14.01-1S – Protection of agricultural land
- 14.01-2S – Sustainable agricultural land use
- 14.02-1S – Catchment planning and management

- 14.02-2S – Water quality
- 15.01-2S – Building design
- 15.01-6S – Design for rural areas
- 16.01-3S – Rural residential development

Municipal Strategic Statement

- 21.05-12 – Rural living
- 21.08-1 – Natural resource management
- 21.08-2 – Wastewater

Local Planning Policies

- 22.02- Rural dwellings policy
- 22.04 – Salinity and erosion risk policy
- 22.07 – Animal keeping and animal training policy

Other Provisions

- 35.06 – Rural Conservation Zone
- 42.01 – Environmental Significance Overlay
- 65.01 – Decision guidelines - approval of an application or plan

Consultation/Communication

Referrals

The following authorities and internal departments have been consulted on the proposal:

Referral	Comment
Traffic Engineer	No objection
Environmental Health	Conditional consent
Goulburn Murray Water	Conditional consent
Coliban Water	Conditional consent

Public Notification

The application was advertised by way of a sign on the site and letters to adjoining and owners and occupiers. Following advertising, 8 objections were received, with the grounds of objection summarised as follows:

- Incorrect applicant/owner details;
- Noise and amenity impacts from dog breeding facility to surrounding properties;
- Number of car parking spaces excessive for proposed use;
- Capacity of Drummond Road to handle extra traffic generated by the proposed use and potential safety impacts;

- Inconsistency with Rural Conservation Zone objectives, particularly protection and enhancement of the natural environment;
- Proposed land use inconsistent with surrounding agricultural and residential uses and will impact upon rural ambience and lifestyle;
- Concerns with intensity of proposed use;
- Concerns about ability for wastewater to be appropriately managed;
- Inconsistency with Animal Keeping and Animal Training policy;
- Commercial venture that is not appropriate in a rural area;
- Concerns about number of dogs proposed on site, puppy farming;
- Lack of notice;
- Potential loss of native vegetation if Drummonds Lane requires upgrading;
- Impact on local wildlife;
- Concerns about proposed horse husbandry building and arena, and potential for it to be a facility for public use/events;
- Inadequate room for dogs to be appropriately exercised;
- Potential for stallions to be kept on the property which will impact upon other horses in the area.

Broadly, the objections centre on the appropriateness and scale of both of the proposed animal husbandry uses on the land, potential impacts to amenity through noise and increased traffic generation and impacts to the rural environment including wildlife.

None of the objections raised concern with the dwelling component of the proposal.

The objections are discussed further within the planning assessment below.

Planning Assessment

Is the proposal appropriate in terms of the purpose and objectives of the Rural Conservation Zone and Environmental Significance Overlay?

The purpose of the Rural Conservation Zone includes protecting and enhancing the natural environment; encouraging use and development of land which is consistent with sustainable land management and land capability practices and recognises the conservation values and environmental sensitivity of the locality; and conserving and enhancing the character of open rural landscapes.

Within Greater Bendigo, the Rural Conservation Zone has been applied to all land in the Lake Eppalock catchment, as well as other areas within the municipality on land abutting national parks, in recognition of the following values:

- The need to protect the water supply catchment of Lake Eppalock;
- The need to preserve the flora, fauna and landscape values of the land in the zone;
- The need to protect significant vegetation cover on land in the zone;

- The need to protect existing vegetation on privately-owned land adjoining vegetated public land; and
- The need to minimise land degradation including salinity and erosion.

Within the Rural Conservation Zone, all elements of the proposal (use and development of the land for the dwelling, horse husbandry and dog breeding) require planning approval, given the restrictive nature of the planning control.

In a similar vein, the Environmental Significance Overlay seeks to identify areas where the development of land may be affected by environmental constraints, and to ensure that development is compatible with the identified environmental values. Schedule 3 to this Overlay refers to the Eppalock Declared Water Supply Catchment and has an environmental objective to ensure the protection and maintenance of water quality and water yield within the Eppalock Water Supply Catchment Area.

In terms of the subject land and the proposed use and development, a key consideration is therefore whether there will be any adverse impacts to the water supply catchment if the proposal is to proceed.

To support the proposal, the applicant has undertaken a Land Capability Assessment and other geotechnical reports which explore whether the site has the ability to contain the development, retain all wastewater within the lot boundaries and cause no detriment to the water catchment. These reports, which consider both the waste to be generated from the dwelling and the management of waste from animals, conclude that the proposal is acceptable in land capability terms, which the City's Environmental Health Team have confirmed.

In addition, in order to assist with determining whether land use and development may have unreasonable impact, applications within the Environmental Significance Overlay (Schedule 3) are required to be referred to both Coliban Water and Goulburn Murray Water for comment. In this instance both authorities have provided conditional consent to the proposal, requiring ongoing conditions to be included on any permit issued to ensure that the use and development of the land will not have undue impact on the catchment in perpetuity.

So while the proposal appears appropriate in terms of land capability and impacts to the Water Supply Catchment, the question of whether it is an appropriate response in terms of the conservation of environmentally sensitive landscapes remains.

The pattern of development of the nearby area includes a mix of larger allotments – like the subject land – interspersed with smaller parcels, with those further east of the land (on land zoned Farming Zone) being subdivided into smaller rural residential style allotments. The subject land is essentially on the boundary between Rural Conservation Zone and Farming Zone. With the rural residential allotments proximate to the land, the presence of a number of dwellings and buildings within the landscape are common.

The proposed buildings have been designed to minimise impact on the landscape in terms of form, bulk and material choice. In addition, the proposed buildings will be set back from Drummonds Lane so as to limit visibility from the roadway and the public realm.

Landscaping is proposed around each of the new buildings to further reduce any visual impacts of the buildings on the landscape.

Revegetation of parts of the land will be required by conditions from Goulburn Murray Water to ensure that the potential for any land degradation resulting from the proposal, such as salinity or erosion is managed and reduced.

Is the scale of the proposed animal husbandry component of the application acceptable?

Many of the objections received raise concern that the use and development as proposed is beyond that which would typically be associated with the use of land for domestic purposes, and instead appears to be a commercial venture. The objections further suggest that any commercial venture is inappropriate in a rural setting.

It is acknowledged that both the horse husbandry and dog breeding buildings are of a reasonable scale and include the capacity for people other than the property owners to visit, use or be involved in each of the facilities.

The application notes that others will be involved in the day to day running of both, however no other extension of the use beyond this involvement is proposed. In short, it is not proposed that members of public will attend the site for events or the like.

The keeping of animals such as horses is not a foreign element in the nearby landscape, and although a permit is required for the use due to the Rural Conservation Zone, provided the use can be managed appropriately so as to limit the impact on the environment, is not considered unreasonable. It is also not unusual to have infrastructure such as stables and arenas to support such uses within a rural landscape. While the scale of the proposed building may exceed what is typically present in such a setting, this does not automatically render it inappropriate.

In terms of dog breeding on the land, this is a less typical element within a rural landscape. A maximum of 50 dogs (including puppies) are proposed to be contained on site at any one time in association with the proposed use. A number of the objections received to the application suggest that the facility seems akin to a 'puppy farm', which can be described as *'an intensive dog breeding facility that is operated under inadequate conditions that fail to meet the dogs' behavioural, social and/or physiological needs'* (Source: RSPCA Australia).

The introduction of the *Domestic Animals Amendment (Puppy Farms and Pet Shops Act 2017)* (an amendment to the *Domestic Animals Act 1994*) has addressed the problem of puppy farming within Victoria and has included a number of controls such as limiting the number of fertile female dogs breeders can keep, and requiring commercial dog breeders (with commercial dog breeding being defined as the keeping of between 11-50 fertile female dogs) to apply for approval to the Minister of Agriculture, and receive ongoing renewals of the approval. Any application for a commercial dog breeding business must include information such as:

- A three-year business plan that includes the number of current and proposed employees, their roles and qualifications as well as the number of current and proposed dogs and breeds;
- Education and training policy for staff and volunteers;

- Health management plan for each breed of dog;
- Retirement plan for each dog;
- Exercise, enrichment, socialisation and handling policy;
- An agreement with a veterinary practitioner to provide veterinary services to the business; and
- Responsible pet ownership information, complaints procedures, returns procedure, and sales guarantee policy.

As such, gaining approval for such an enterprise is a rigorous process and one that is ongoing and requires significant commitment, with the welfare of the dogs the top priority.

Based on the above, given the extensive approvals and information required to support such a facility beyond any planning permit, it is reasonably assumed that the proposal will not be a 'puppy farming' enterprise in any way. The facilities to be provided to support the dog breeding use appear to designate appropriate areas for the care of the animals, both indoor and outdoors. The facility will be purpose built for dog breeding and will incorporate features to ensure appropriate care for the animals, as well as including noise attenuation design elements to reduce adverse amenity impacts beyond the site.

The applicant has the benefit of being able to construct a facility to meet the extensive requirements involved for this proposed use, rather than to retrofit an existing site and has already made considerable investment in doing so through the application material which has been prepared to support the application to date.

The contentious elements of the proposal, such as the number of animals, or the potential for either or both of the buildings to be used in a commercial capacity, can be conditioned within any permit issued to ensure that the use does not stray from what is stated in the application material.

The impact of the built form of the buildings on the overall landscape is considered acceptable and unlikely to be unreasonably dominant or out of character with the rural feel of the area given the siting, simple forms, height of the buildings and proposed landscaping around each.

Will the proposal result in unacceptable impacts to amenity, and can these threats be appropriately managed so as to ensure that the amenity of the area is not compromised?

The most significant threats to the amenity of the locality from the proposal are that from noise pollution and increased traffic generation along Drummonds Lane. Both of these elements are discussed below.

- *Noise impacts*

In response to the objections which listed noise pollution as a potential adverse impact of the proposed land uses, the applicant provided a Noise Impact Assessment to further explore this element. While *Noise from industry and trade premises in regional Victoria (NIRV)* would normally apply to the site, Clause 22.07 of the Greater Bendigo Planning Scheme (Animal Keeping and Animal Training Policy) sets out that noise originating from animal keeping establishments should comply with *State Environment Protection Policy (Control of Noise from Commerce, Industry and Trade) No. N-1 (SEPP N-1)*.

The Noise Impact Assessment:

- Established noise limits for the day, evening, and night-time periods for general operation during the week based on the SEPP N-1 criteria
- Conducted an assessment of likely noise emissions from the proposed kennels when animals are located indoors for the night-time period. That is; noise transmission through windows, walls, ceiling/roof and entry doors including doors to the outdoor exercise areas.
- Conducted an assessment of likely noise emissions from dogs within the outdoor exercise areas for the day and evening time period during the week and a period of use on Saturdays and Sundays.
- Provided details of acoustic treatment, operational and management controls to ensure that the acoustic criteria established in the assessment are maintained.

The report has explored possible 'worse case scenarios' for acoustic emissions from the site and ultimately concludes that noise generation from the site will not exceed legislative requirements.

As noted above, the report also outlines a number of recommended management conditions and acoustic treatments, which can be required by condition of any permit issued. A condition requiring further acoustic testing following commencement of the use is also proposed so as to ensure that the recommendations have been complied with, and that the site is operating within the parameters set out within the submitted noise assessment.

- *Increased traffic generation along Drummonds Lane and the capacity of the roadway to absorb this additional traffic*

A Transport Report was prepared in support of the application and in response to objections, and includes an assessment of traffic generation expected to be associated with the proposal. Peak traffic movement to and from the site is expected to occur during the morning and evening periods, with the total amount of daily traffic movement along Drummonds Lane resulting from the proposal estimated to be in the vicinity of 58 vehicles per day (comprising the occupants of the dwelling, any staff associated with the animal husbandry uses, general visitors and contractors). A survey submitted as part of this assessment indicates that current vehicle movements along Drummond Lane are approximately 48 vehicles per day, therefore traffic volume along Drummonds Lane is expected to increase to up to 106 vehicle movements per day.

While this is undoubtedly an increase in vehicle movements, the majority of this additional vehicle movement will be in the 'peak' times (7am-8am and 4pm-5pm), comprising approximately 14 vehicle movements during these windows, with the remainder scattered throughout the day.

Drummonds Lane is an unsealed rural road managed by the City, which comprises a single traffic lane with a width of approximately 3.7m and 1m wide gravel shoulders. The single width of the road requires any passing of vehicles to occur by utilising the gravel shoulders on either side of the road, which is typical of a rural road.

AustRoads Guide to Road Design provides guidance on rural road widths and the capacities of such roads in terms of traffic movement. The Guide recommends that single lane carriageway roads (such as Drummonds Lane) only be used when traffic volumes are less than 150 vehicles per day, and where the terrain is open.

As noted above, the proposed development will see an estimated increase of up to 106 vehicle movements per day. This additional traffic sits comfortably under the recommended 150 vehicles per day recommended within the AustRoads Guide, and as such, it is not considered likely that the proposal will exceed the capacity of Drummonds Lane.

In terms of amenity impacts to be felt through additional traffic along the roadway, while it is acknowledged that there will be an increase of traffic compared to current conditions, the movement of vehicles will remain relatively infrequent and is not uncommon within the rural landscape.

Consistency with planning policy

Of key relevance in the assessment of this application are policies surrounding the protection and conservation of areas of environmental significance and which may be environmentally sensitive (such as water supply catchments), preservation of rural character and rural residential development.

It is considered that the proposal is consistent with relevant policy insofar as there will be no adverse impacts to the water supply catchment and the environment in general, the proposal will not exceed the capability of the land to contain such development, and the proposed buildings and works have been designed sensitively and are able to be sited to ensure minimal intrusion onto the rural landscape.

The proposal is also consistent with policy surrounding dwellings in a rural setting, as it will not fragment agricultural land, will introduce an animal husbandry use on the land that is able to be appropriately managed, and will not result in adverse outcomes in terms of environmental values of the land.

The Animal Keeping and Animal Training policy at Clause 22.07 of the Planning Scheme includes objectives to ensure that use and development of land for this purpose does not impact negatively upon the environment; to protect the amenity of nearby residents; and to ensure good design and appropriate siting of such facilities. The policy sets out a number of requirements which seek to ensure that the above objectives are met. The proposal has been assessed against the relevant requirements of this policy as follows.

- *The site should be located 500 metres from a dwelling on another lot (a report undertaken by an acoustic consultant shall be submitted where all development is within 500 metres of an adjoining dwelling which demonstrates compliance with State Environment Protection Policy No. N-1.*

There will be dwellings located within 500m of the proposed animal husbandry buildings, however an acoustic report has been provided which demonstrates compliance with State Environment Protection Policy N-1. The measures outlined within this report will form part of the conditions of any permit issued, to ensure that there are no adverse impacts from the proposal in terms of noise pollution.

- *The site should have an area capable of containing the development and an adequate area for storage and screening*

The site is over 40ha in area and as such has the capacity to contain the development, as well as appropriate screening of all buildings. The site also has the capacity to contain all wastewater and other general waste to be generated by the proposal.

- *The maximum number of animals kept on the site (not including animals less than 6 months old) should be assessed on the basis of the manner in which they will be contained, size of the parcel of land, treatment/disposal of waste, noise and odour attenuation, proximity of watercourses and land capability*

No more than 30 horses and 50 dogs are proposed to be kept on the premises at any one time. The proposed buildings have been designed to accommodate this (maximum) number of animals accordingly. The information supplied in support of the application demonstrates that the site has the capacity to accommodate the proposed use and development appropriately in terms of land capability.

- *A management program and report assessing all environmental and amenity issues must be compiled by a qualified person and lodged as supporting information*

Reports outlining the proposed treatment of all waste from the site, as well as acoustic measures required have been submitted in support of the application.

- *Animal keeping facilities should be set back a minimum of 30 metres from any road and setback a minimum distance of 10 metres from any dwelling on the land*

The proposed setbacks for all buildings, including the dwelling, are in excess of these requirements with the horse husbandry and dog breeding buildings set back 318m and 336m respectively from Drummonds Lane, and the horse husbandry building 50m from the proposed dwelling.

- *Landscaping and screening of the site should be undertaken to the satisfaction of the responsible authority*

A landscaping plan has been provided which indicates screening along the internal accessway and around each of the proposed buildings, along with screening along the property boundary. It is considered that this proposed landscaping will provide adequate screening of the site.

- *All animal keeping facilities should be constructed of materials and/or components that prevent noise disturbance to adjoining or nearby properties by animals kept therein*

The proposed animal husbandry buildings will incorporate noise attenuation measures, as recommended as part of the noise assessment submitted in support of the application.

- *Noise originating from animal keeping establishments should comply with State Environment Protection Policy (Control of Noise from Commerce, Industry and Trade) No N-1*

The applicant has provided a Noise Assessment Report which demonstrates that the proposal will be able to operate within the noise limits specified within the above policy.

- *All animal keeping facilities should be regularly washed down and maintained in a clean and hygienic manner to the satisfaction of the responsible authority*

This requirement can be included as a condition on any permit issued.

- *All animal waste, manure and wash down water should be treated and disposed of within the boundaries of the site or in an alternative manner that has no negative impact on the catchment*

A geotechnical report regarding the treatment and dispersal of animal liquid wastewater has also been supplied, which outlines wastewater management requirements and demonstrates that this can occur fully within the lot boundaries. Further, conditions from Coliban Water and Goulburn Murray Water will also ensure that the proposal does not adversely impact the water catchment.

- *All feed rooms and treatment rooms should be constructed to have impervious walls and floors*

This can be required by condition of any permit issued.

- *All animal feed should be stored in vermin proof containers*

This can be required by condition of any permit issued.

- *An area should be set aside for visitor parking (where required) and such an area should be drained, treated and maintained to the satisfaction of the responsible authority to minimise the emission of dust from the site.*

Both the horse husbandry and dog breeding buildings incorporate areas for visitor parking. The proposal also includes the construction of a new internal accessway, which will be required to be sealed in order to reduce any dust emissions from the site.

- *The use, including the times and methods of exercising and feeding should be at all times be conducted to the satisfaction of the responsible authority so as to prevent nuisance or disturbance to nearby properties by reason of noise, smell or otherwise.*

This can be controlled via a condition of any permit issued.

- *The land should not be used for displays or exhibitions attended by members of the public or for meetings or exhibition organised by a bona fide organisation or the like without the further approval of the responsible authority*

The application does not propose to use the site for public events in any form. A condition will be included on any permit issued to this effect.

- *Once operational, the animal keeping/animal training establishment should comply with the relevant Code of Practice issued by Agriculture Victoria*

As outlined earlier within this report, the dog breeding component of the proposal will be required to seek approval for Commercial Dog Breeding from the Minister of

Agriculture. The proposal will also be required to comply with the Code of Practice for the Welfare of Horses.

Remaining objector concerns

- *Incorrect applicant/owner details*

An adjoining neighbour raised concern about the application material referring to the subject land as 211 Drummonds Lane. This confusion has come about as the subject land does not currently have a street address, and rather is known only as Lot 2 Drummonds Lane, having been sold off from 211 Drummonds Lane in recent times. It is expected that if a permit is to issue, once a dwelling and the associated development is constructed on the land, that a formal street number will be allocated to the property. That the application refers to the correct parcel of land – Lot 2 – will be clear on any permit issued.

- *Number of car parking spaces excessive for proposed use*

The proposed dwelling and two buildings provide for a number of car parking spaces to be supplied for each. The Planning Scheme does not specify any minimum car parking requirements for animal husbandry, and as such, any car parking must be to the satisfaction of the responsible authority. Providing additional parking does not equate to a commercial use of the land and as discussed earlier within the report, this can be controlled via condition to ensure that the use does not transform beyond what may be approved. The car parking is considered acceptable and not a cause for concern.

- *Concerns about ability for wastewater to be appropriately managed*

A Land Capability Assessment and various geotechnical reports have been provided to demonstrate the site's ability to contain waste generated by the proposal. The City's Environmental Health Officers have reviewed the application and supporting material, and along with Coliban Water and Goulburn Murray Water, have provided conditional consent to the proposal. A number of conditions will be included on any permit issued to ensure that the site handles and treats waste and wastewater in an appropriate manner on an ongoing basis. Recent legislation introduced to assist with the protection of the environment and prevent harm to public health and the environment from pollution and waste (the *Environment Protection Act 2017*) will further assist in ensuring that the use of the land is environmentally appropriate.

- *Lack of notice*

As required by Section 52(1)(a) of the *Planning and Environment Act 1987*, notice of the application was given to the owners and occupiers of allotments adjoining the subject land. A sign was also placed on site. Whilst direct notice was not provided beyond those immediately adjoining the land, it is considered that the notice of the application was in accordance with Act and therefore acceptable, and that the sign displayed on the site would inform any other nearby property owners of the application.

- *Potential loss of native vegetation if Drummonds Lane requires upgrading*

No removal of native vegetation is proposed as part of the application and an upgrade to Drummonds Lane is also not required.

- *Impact on local wildlife*

While the development of a now vacant parcel of land may displace some wildlife once the land is occupied, given the size of the allotment and the landscape in general, it is not seen to be a significant or unacceptable risk.

- *Potential for stallions to be kept on property which will impact upon other horses in the area*

The application does not make clear whether any stallions are to be kept on the property at any time, and it is noted that stallions are a difficult animal to manage. In order to ensure that there are no impacts to adjoining horse owners from the potential for a stallion to be kept on the property, a condition can be included on any permit issued to restrict the possibility of this occurring.

Conclusion

While the proposal contains elements which are not necessarily typical in a rural landscape, the use and development of the land as outlined is consistent with the objectives and requirements of both the Rural Conservation Zone and Environmental Significance Overlay, as well as relevant planning policy, and that the threats to amenity which many of the objections to the application outline are able to be appropriately mitigated to ensure that there are no adverse impacts to nearby land owners and occupiers. Approval of the application is therefore recommended.

Options

Council, acting as the responsible authority for administering the Planning Scheme, may resolve to: grant a permit, grant a permit with conditions, or refuse to grant a permit.

Proposed Notice of Decision Conditions

1. **MODIFIED PLAN REQUIRED**

Before the use and/or development start(s), amended plans to the satisfaction of the responsible authority must be submitted to and approved by the responsible authority. When approved, the plans will be endorsed and will then form part of the permit. The plans must be drawn to scale with dimensions. The plans must be generally in accordance with the plans submitted with the application but modified to show:

- (a) Revised plans to show 1.8m high fencing around outdoor dog exercise areas and 1.8m high perimeter fencing around dog breeding building around in accordance with condition 10 and 13

2. **NO LAYOUT ALTERATION**

The use and/or development permitted by this permit as shown on the endorsed plan(s) and/or described in the endorsed documents must not be altered or modified (for any reason) except with the prior written consent of the responsible authority.

3. **GENERAL DRAINAGE – BUILDINGS & HOUSES**

The proposed building(s) and works must be drained to the satisfaction of the City of Greater Bendigo as the responsible drainage authority.

4. INTERNAL DRIVEWAY AND ACCESS

Prior to the commencement of any construction, internal driveways must be constructed to an all weather standard to accommodate emergency vehicles, and the new entrance from Drummonds Lane must be constructed in accordance with the Infrastructure Design Manual.

5. USE OF CAR PARKING AREAS

Areas set aside for the parking and movement of vehicles as shown on the endorsed plan must be made available for such use and must not be used for any other purpose.

6. ELECTRICITY SUPPLY

The dwelling must be connected to a reticulated electricity supply or have an alternative energy source to the satisfaction of the responsible authority.

7. LANDSCAPING WORKS

Before the *occupation of the development* or by such later date as is approved by the responsible authority in writing, the landscaping works shown on the endorsed plans must be carried out and completed to the satisfaction of the responsible authority.

8. LANDSCAPING MAINTENANCE

The landscaping shown on the endorsed plans must be maintained to the satisfaction of the responsible authority, *including that any dead, diseased or damaged plants are to be replaced.*

9. NUMBER OF ANIMALS

No more than 50 dogs and 30 horses are to be kept on the subject land at any time, including those belonging to the operator under this permit.

Any stallions to be kept on the land in association with the horse husbandry use must be appropriately paddocked and managed at all times to the satisfaction of the responsible authority.

10. DOG EXERCISE AREA

Any portion of the land where dogs are to be exercised must be enclosed with a chain wire mesh fence 1.8 metres high or other fencing approved by the responsible authority. Such fencing must be provided prior to the commencement of the use permitted by this permit and maintained to the satisfaction of the responsible authority.

11. KENNEL FLOOR

The floor or the ground under the kennels must be constructed of an impervious material to assist with cleaning and drainage and where possible drained to appropriate floor waste gully to collect wash down water. Such wash down water would be best treated through an appropriate septic waste system.

12. SECURITY

The kennel buildings must be able to be securely locked.

13. FENCING

An external perimeter fence of at least 1.8 metres high must be established around the dog breeding facility to prevent the escape of animals.

14. WASTE REMOVAL

Untreated animal waste must not be stored on site and must be disposed of to the satisfaction of the responsible authority.

Solid animal waste must be separated from liquid animal waste.

15. KENNEL WASHDOWN

The kennels must be regularly washed down and maintained in a hygienic manner to the satisfaction of the responsible authority.

16. WASTE WATER

All washdown water, waste water or water, effluent or polluted drainage which has been in contact with dog excrement or putrescible matter must not be allowed to discharge beyond the boundaries of the subject land or directly or indirectly into any watercourse.

17. FEED STORAGE

All feed shall be stored in vermin proof containers.

18. NOISE EMISSIONS

Noise emissions from the site at all times must generally comply with Environment Protection Authority's guidelines.

The recommended management conditions and acoustic treatments contained within the Noise Impact Assessment prepared by Acoustic Logic, Revision 1, dated 19 May 2021 must be carried out to the satisfaction of the responsible authority.

19. ACOUSTIC TESTS

Within 3 months of the dog breeding use commencing, the permit holder must have carried out by a suitably qualified acoustic consultant to the satisfaction of the responsible authority, a series of noise tests (measured at appropriate locations). The results of the noise tests should confirm that the use is being conducted in a manner so that noise emissions do not exceed EPA requirements, and are consistent with the recommendations set out in the Noise Impact Assessment prepared by Acoustic Logic, Revision 1, dated 19 May 2021. A copy of the results of the tests and any recommendations arising there from must be provided to the responsible authority and any recommendations must be carried out to the satisfaction of the responsible authority and the EPA.

20. PUBLIC EVENTS

The land should not be used for displays or exhibitions attended by members of the public or for meetings or exhibitions organised by a bona fide organisation or the like without the further approval of the responsible authority.

21. AMENITY

The use of the land, including the times and methods of exercising and feeding of animals should be at all times be conducted to the satisfaction of the responsible authority so as to prevent nuisance or disturbance to nearby properties by reason of noise, smell or otherwise.

22. COLIBAN WATER

- (a) Prior to the commencement of the construction of buildings or other works, the Land Capability Assessment, 1100-260820-Ocl, prepared by The 4 Spheres Pty Ltd, and dated 20 October 2020, must be endorsed under the permit.
- (b) The disposal area, and any recommendations for fencing or the prevention of trafficable access to the disposal area, which are set out in the Land Capability Assessment, must be shown on the site plans that form part of the permit.
- (c) The wastewater treatment system and disposal area must be installed, and, at all times, must be operated and managed, in accordance with the endorsed Land Capability Assessment and the council-issued septic tank permit.

23. GOULBURN MURRAY WATER

- (a) All construction and ongoing activities must be in accordance with sediment control principles outlined in 'Construction Techniques for Sediment Pollution Control' (EPA, 1991).
- (b) No buildings are to be constructed within 30 metres of a waterway.
- (c) A 30 metre wide buffer strip of native vegetation must be established and maintained either side of the waterway that traverses the southern area of the subject land. Stock must be prevented from having access to this area.
- (d) All domestic wastewater from the dwelling, dog kennels and horse stables must be treated to a standard of at least 20mg/L BOD and 30mg/L suspended solids using a package treatment plant or equivalent. The system must be an EPA approved system, installed, operated and maintained in accordance with the relevant EPA Code of Practice and Certificate of Conformity.
- (e) The wastewater disposal area must be located at setback distances of at least 60m from the nearest waterway or dam, 20 metres from any bores and 40 metres from any drainage lines.
- (f) The wastewater disposal area must be kept free of stock, buildings, driveways and service trenching and must be planted with appropriate vegetation to maximise its performance. Stormwater must be diverted away. A reserve wastewater disposal field of equivalent size to the primary disposal field must be provided for use in the event that the primary field requires resting or has failed.
- (g) No faecal waste material from the dogs or horses or any stormwater containing faecal matter is to be discharged to any waterways or dams on waterways.
- (h) Solid faecal waste must be collected from the dog kennels and horse stables and either composted on site or transported off-site to the satisfaction of council's Environmental Health Department.
- (i) Any on-site disposal system for wastewater or faecal waste material from the pens/kennels must be located at least 60m from the nearest waterway or dam on a waterway.

24. EXPIRY OF PERMIT

This permit will expire if the development permitted by the this permit is not completed within 2 years from the date hereof. The time within which the development must be completed may be extended, on written request to the responsible authority, before or within 6 months after the expiry of this permit where the development has not yet started or 12 months where the development has commenced.

Environmental Health Notes –

- Before a building permit is issued for the dwelling a Permit to Install an Onsite Wastewater Management System must be issued by Council.
- Wastewater from the proposed swimming pool shall not be disposed of into or nearby the Onsite Wastewater Management System infrastructure.
- It is recommended that composting is undertaken in accordance with EPA Publication Designing, constructing and operating composting facilities Publication 1588.1* June 2017

16.6. 149 Williamson Street, Bendigo 3550 - Subdivide Land into 4 lots and Development of 4 Dwellings

Author	Shannon Rosewarne, Senior Statutory Planner
Responsible Director	Andrew Cooney, Acting Director Strategy and Growth

Summary/Purpose

Application details:	Subdivide land into 4 lots and development of 4 dwellings
Application No:	DSD/237/2021
Application Documents:	Application Documents
Applicant:	Coh-Create Pty Ltd
Land:	149 Williamson Street, BENDIGO 3550
Zoning:	General Residential Zone Adjoins Road Zone 2
Overlays:	Heritage Overlay 5
No. of objections:	1
Consultation meeting:	A consultation meeting was not held but written correspondence was undertaken with between the applicant and objector.
Key considerations:	• Planning policy • Heritage impacts • Neighbourhood character • Rescode compliance • Objection received
Conclusion:	It is considered the proposal represents an unacceptable planning outcome, taking into considerations the relevant requirements of the Greater Bendigo Planning Scheme.

RECOMMENDATION

Pursuant to section 61 of the Planning and Environment Act (1987), Council issue a Notice of Decision to Refuse to Grant a Permit to subdivide land into 4 lots and development of 4 dwellings at 149 Williamson Street, BENDIGO 3550 on following grounds:

1. The development will adversely impact the significance and appearance of the heritage place, contrary to Clauses 15.03-1S, 21.08, 22.06 and 43.01 of the Greater Bendigo Planning Scheme.
2. The proposal does not comply with ResCode (Clauses 55.02-1, 55.03-1, 55.03-2, 55.03-8, 55.03-9, 55.04-1, 55.04-2, 55.05-4, 55.05-5, 55.06-1, 56.03-5 and 56.04-2 of the Greater Bendigo Planning Scheme).
3. The proposal is inconsistent with the purposes of Clause 32.08 (General Residential Zone) and Clause 15.01-5S which call for new development to respect neighbourhood character.

Policy Context

Community Plan Reference:

City of Greater Bendigo Community Plan 2017-2021:

- Goal 4 Presentation and managing growth
- Goal 6 Embracing our culture and heritage

Attachments

1. Planning Assessment Report

Attachment 1 - DSD 237 2021 149 Williamson Street Planning Assessment Report

PLANNING ASSESSMENT REPORT

Background Information

Council approved a five lot subdivision of the subject site and 3 Harcourt Street which adjoins it to the rear (Planning Permit AM/722/2019/B). This subdivision will create the new title for the subject site, although it is noted that a plan has not yet been certified or registered at the Land Titles Office.

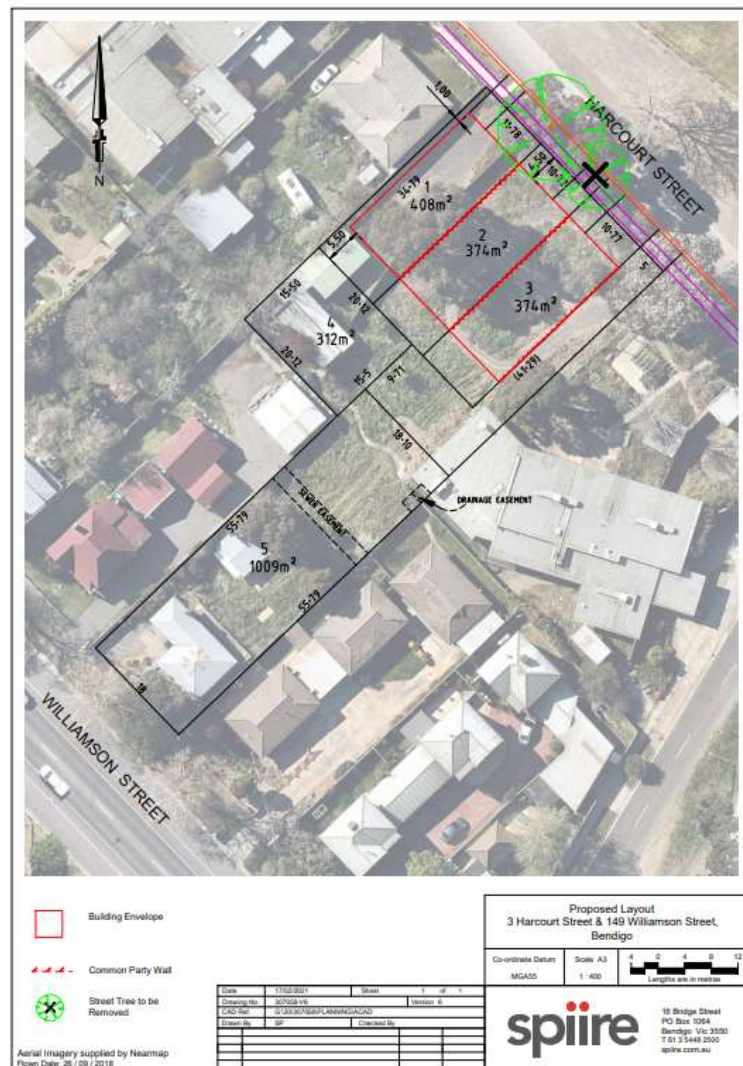


Figure 1: Plan of subdivision which will create the lot for the subject site approved under permit AM/722/2019/B

Report

Subject Site and Surrounds

The site is located on the north eastern side of Williamson Street in Bendigo. It has an area of approximately 1,009 square metres and is rectangular shaped with a frontage of 18 metres to Williamson Street. The site is currently vacant and was formerly occupied

by a single storey weatherboard constructed in the 1950s, which was demolished earlier this year under an emergency Building Order.

The adjoining land to the south east (151 Williamson Street) is developed with three detached single storey brick units dating to the 1980s, with a front setback of approximately 7.3 metres. The adjoining land to the north west (147 Williamson Street) is developed with a single storey weatherboard Federation era dwelling, dating to 1915, and a second dwelling at the rear of it constructed at a later date, on a lot of approximately 1,010 square metres, with a front setback of approximately 5.3 metres.

The surrounding residential area predominantly comprises a mix of single storey detached dwellings and medium density developments with pitched roofs constructed of brick or weatherboard. The site forms part of a heritage precinct and there are a number of contributory dwellings in the vicinity of the site.

Williamson Street contains an avenue of street trees, including mature Plane trees on both sides of the street and there is a bitumen footpath within the naturestrip adjacent to the site.



Figure 2: Location map showing subject site. Objector's property is marked with a star.



Figure 3: Aerial photograph showing subject site and surrounds.

Proposal

The proposal is for the construction of four dwellings with associated works and a four lot subdivision with a common property driveway.

The design of the dwellings is contemporary and features gable roof forms. Proposed materials include masonry blockwork, lightweight timber cladding, metal cladding, and vertical battens.

The proposed development would have a maximum height of 7.2 metres at the front of the development, with a maximum overall height of 9.9 metres to natural ground level.

Dwellings 1 and 2 would comprise 3 levels as follows:

- Basement level - double garage, laundry, store and lift.
- Ground floor level – master bedroom with ensuite, living area, kitchen, power room.
- First floor level – 2 bedrooms, bathroom, 2 balconies. Dwelling 1 would contain an extra bathroom on this level whilst Dwelling 2 would have a study.

Dwellings 3 and 4 would be built over 2 levels and comprise:

- Ground level/basement – double garage, laundry, store, lift, lounge, bathroom and covered outdoor area.
- First Floor – 2 bedrooms, ensuite, bathroom, kitchen, dining, living room and balcony.

Vehicle access to the site is proposed via a shared driveway off Williamson Street contained within common property, leading to the basement car park where a double garage is proposed for each of the dwellings.

The proposed subdivision would create the following lots:

Lot 1 – 212.3 square metres
Lot 2 – 212.3 square metres
Lot 3 – 289.7 square metres
Lot 4 – 289.7 square metres



Figure 4: Proposed site layout plan



Figure 5: Proposed basement level



Figure 6: Proposed ground floor level



Figure 7: Proposed first floor level

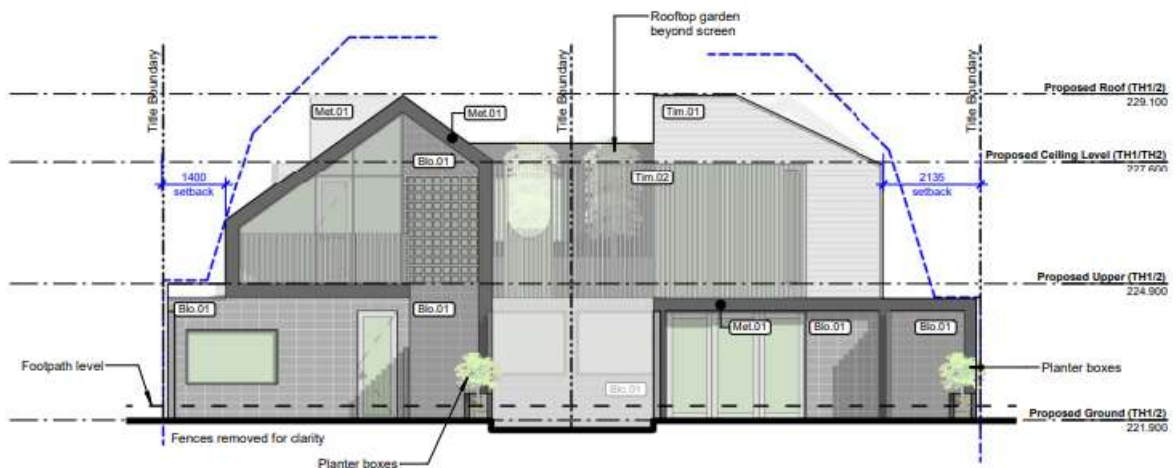


Figure 8: South west (Williamson Street) elevation for Dwellings 1 & 2

Figure 2: An elevation view of a proposed development showing five buildings with various rooflines and landscaping. The buildings are labeled with their respective features: "Existing single-story building with landscape and full roof", "Existing single-story building with landscape and full roof", "New three-story building with landscape and full roof", "Existing single-story building with landscape and full roof", and "Existing single-story building with landscape and full roof". The buildings are set against a light blue sky and a dark blue ground line.

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Figure 13: Perspective images of Dwellings 1 & 2 from Williamson Street



Figure 14: Perspective images of Dwellings 3 & 4 from the rear of the site

Planning Controls - Greater Bendigo Planning Scheme

The following clauses are relevant in the consideration of this proposal:

State Planning Policy Framework

- Clause 11 Settlement

- Clause 11.01-1S Settlement
- Clause 11.01-1R Settlement – Loddon Mallee South
- Clause 15.01-3S Subdivision design
- Clause 15.01-2S Building design
- Clause 15.01-5S Neighbourhood character
- Clause 15.02-1S Energy and resource efficiency
- Clause 15.03-1S Heritage conservation
- Clause 16.01 Residential development
- Clause 16.01-1S Integrated Housing
- Clause 16.01-3S Housing diversity

Municipal Strategic Statement

- Clause 21.05 Compact Greater Bendigo
- Clause 21.08 Environment

Local Planning Policies

- Clause 22.06 Heritage Policy
- Clause 22.10 Environmentally Sustainable Development Policy

Other Provisions

- Clause 32.08 General Residential Zone
- Clause 43.01 Heritage Overlay
- Clause 52.06 Car parking
- Clause 55 Two or more dwellings on a lot
- Clause 56 Residential subdivision

Permit Triggers

The need for a planning permit is triggered by:

- Clause 32.08-3 of the General Residential Zone, which states that a permit is required to subdivide land.
- Clause 32.08-6 of the General Residential Zone, which states that a permit is required to construct more than one dwelling on a lot and that a development must meet the requirements of Clause 55.
- Clause 43.01-1 of the Heritage Overlay which states a permit is required to subdivide land, construct a building/carry out works, and demolish and construct a fence.

Consultation/Communication

Referrals

The following authorities and internal departments have been consulted on the proposal:

Referral	Comment
Powercor	No objection subject to conditions
Coliban Water	No objection subject to conditions
Tenix	No response received.
Heritage Advisor	The proposal is not supported in its current form due to concerns the visual bulk of the upper level will be a dominant element in the streetscape, the vehicle access treatment and the proposed fencing treatment of the front setback.
Traffic Engineer	No objection subject to conditions. Noted that whilst the allowance within the basement level for vehicle turning movements is acceptable, maneuvering to exit from garages of Dwellings 3 and 4 will be tight. The garage doors must be widened to 6.0 metres to provide better access and comply with AS/NZ 2890.1-2004 Fig 5.4 for a B85 vehicle. • The driveway between the property boundary and the kerb must be constructed in accordance with the Infrastructure Design Manual. • The subdivision/development must ensure sight lines at the driveway exit comply with Clause 52.06-9. • The grade of the driveway must be 1:20 for the first 6 metres inside the property line as per AS 2890.1:2004, cl 3.3. This allows the driver to see pedestrians over the bonnet as they come up driveway the ramp. • Any works, including the driveway, within the Tree Protection Zone requires approval from Council's Parks Department. • Any existing kerb layback and driveway not used must be removed and the kerb and naturestrip reinstated. • All vehicles must enter and exit the site in a forward direction. • Any change in grade transition of the driveway must comply with AS 2890.1:2004, cl 2.5.3(e). This will even out the grade changes making it less likely for a car to scrape. Ground clearance can be checked using the method specified in AS 2890.1:2004, Appendix C for a B99 vehicle. • The driveway needs to be common property to provide for satisfactory vehicle access. • A "Works Within Road Reserve Permit" must be obtained from Council's Engineering Department prior to commencing any work outside the property boundary on the road reserve
Drainage Engineer	No objection subject to conditions requiring detailed drainage plans, construction of underground drainage, a S173 Agreement in relation to the drainage system for the development.

Referral	Comment
Environmental Sustainability Officer	Recommended some further changes to the Sustainability Report submitted and details of any sustainability measures proposed to be shown on the final plans.
Parks & Open Space	Noted that there are street trees that will be impacted upon with this proposal. (The plans show 2 trees are proposed to be removed.) The amenity values must be determined with the City Arborist and full amenity values will be applied to these City assets. No removals are permitted without the City Arborist approval and all costs must be paid to the City. No works are to be undertaken inside the Tree Protection Zones of trees to be retained without the direct approval of the City Arborist.

Public Notification

The application was advertised by way of notice on the site and letters to adjoining and nearby owners and occupiers.

As a result of advertising, 1 objection was received, with the grounds of objection being:

- Concern about impact on privacy to adjoining property at 2/147 Williamson Street and request for frosting of windows with an outlook to this property to address this.

The objection is discussed below. Correspondence between the applicant and objector was undertaken, however the objection was not withdrawn.

Planning Assessment

Planning Policy

The site at 149 Williamson Street, Bendigo is identified as being within the urban growth boundary and is located close to the city centre within an established residential area.

The location of the site is well placed to take advantage of services, utilities, existing open space and recreation facilities, schools, public transport and sustainable transport modes such as walking and cycling. The proposal is supported by Clause 16 (Housing) of the Planning Policy Framework which seeks to encourage infill development within appropriate locations.

The proposal is supported by Clause 21.05-3 (10-minute neighbourhoods) of the MSS which seeks to promote neighbourhoods where people can access many of their daily needs within a 10 minute walk or cycle trip from where they live. Clause 21.05-4 (Housing density and diversity) of the MSS also encourages development that provides greater choice in housing types and densities that respond to community needs. The proposal is consistent with this policy objective.

From a strategic planning perspective, there is no dispute that the site is appropriately located for higher density development close to the city centre, in an area which is well serviced by existing infrastructure and facilities.

However, consideration must also be given to the site's context and the appropriateness of the design response, taking into account the site's location within a heritage precinct and the existing neighbourhood character.

Clause 15.01-5S (Neighbourhood character) of the Planning Scheme seeks to ensure development contributes to existing or preferred neighbourhood character and ensures that development responds to its context and reinforces a sense of place and the valued features and characteristics of the local environment and place by emphasising the:

- Pattern of local urban structure and subdivision.
- Underlying natural landscape character and significant vegetation.
- Heritage values and built form that reflect community identity.

Clause 15.03-1S (Heritage conservation) aims to ensure the conservation of places of heritage significance. Relevant strategies to achieve this objective include encouraging appropriate development that respects places with identified heritage values and creates a worthy legacy for future generations, retaining those elements that contribute to the importance of the heritage place and ensuring an appropriate setting and context for heritage places is maintained or enhanced.

Clause 22.06 (Heritage Policy) sets out objectives which include the need to ensure that Greater Bendigo's heritage assets are maintained and protected and to ensure developments are sympathetic with the appearance and character and maintain the significance of heritage places.

There are concerns that the proposal will adversely impact the existing neighbourhood character and the significance of the heritage precinct. These matters are discussed in detail below.

Clause 22.10 contains the City's Environmentally Sustainable Development policy. The application has addressed this policy through the submission of a Sustainable Design Assessment in the form of a BESS report. The BESS report undertaken demonstrates the proposal will achieve a score of 56%, which achieves best practice, however the City's Environmental Sustainability Officer has recommended some further details be provided to demonstrate how the sustainability measures will be implemented.

General Residential Zone

The site is zoned General Residential Zone under the Planning Scheme. The purposes of the zone include encouraging development that respects the neighbourhood character of the area and encouraging a diversity of housing types and housing growth, particularly in locations offering good access to services and transport.

The site is appropriately zoned for residential development and is very well located in terms of access to local facilities and transport, as noted previously. While the proposed lots are of sufficient size to allow for dwellings and associated private open space, car parking and garden areas, and it is acknowledged that the zone allows for a range of

densities, the concern with this proposal is that the proposed development and subdivision layout is not consistent with the existing neighbourhood character of the area.

Under the zone, 35% of the site must be set aside as garden area. Due to the minor discrepancy between the site area shown on the plans for this development and the previously approved plan of subdivision, it is not clear whether the proposal meets this requirement.

Heritage

The site is affected by a Heritage Overlay (HO5 – Hopper Street Precinct). The purposes of the Heritage Overlay include conserving and enhancing heritage places of natural or cultural significance and ensuring that development does not adversely affect the significance of heritage places.

The statement of significance for this heritage precinct is contained within the *Bendigo and Eaglehawk Heritage Study*. It states that the precinct is fairly representative of Bendigo's inner suburbs of the gold-era (late 19th and early 20th centuries,) with dominantly timber construction and hillside topography providing the visually cohesive housing stock with variety of sighting and elevation. Intermixed with these houses are landmark sites such as the former Congregational Church which lend differences of scale and materials within the Victorian and Edwardian-era idiom.

The City's Heritage Advisor has raised concerns about the impact of the development on the streetscape and heritage precinct.

The application has been assessed against the decision guidelines of the Heritage Overlay, in addition to the City's Heritage Policy at Clause 22.06 and the *Heritage Design Guidelines (August 2015)*, an Incorporated Document within the Planning Scheme.

One of the objectives of the Heritage Policy is to ensure that new development is sympathetic with the appearance and character and maintains the significance of heritage places, including surrounding precincts.

In relation specifically to infill development, or new buildings, it is policy to:

- Encourage new buildings that do not adversely affect the significance, character or appearance of the heritage precinct and are visually recessive.
- Ensure that the design of new buildings responds to the context of the heritage precinct and nearby contributory buildings including scale, height, mass, form, siting, setbacks and materials.
- Encourage new development within a heritage precinct that is contemporary in appearance and that does not mimic historic styles or details.

The proposal is at odds with the City's Heritage Policy as it is not consistent with the predominant scale and massing and pattern of development in the precinct and the proposal would dominate the heritage precinct.

It is considered that the proposal fails to meet the first two policy statements listed above. It is acknowledged that a contemporary design for an infill development can be acceptable within a heritage precinct, however the main concerns with this particular proposal are the scale, setbacks and massing of the development.

The City's *Heritage Design Guidelines* for infill development state that the design of a new building should consider the prevailing built form which contributes to the significance of the Heritage Overlay area, with specific regard to front and side setbacks, rhythm and orientation to the street, form and massing, height and scale, materials and finishes, window and door openings, architectural detailing, fencing and car parking and landscaping.

The Heritage Advisor's assessment against the relevant design objectives of the Heritage Design Guidelines is provided below.

- *Setbacks*

Under the Guidelines, front setbacks should be consistent with adjoining contributory elements and where parts of the development are proposed to be taller than the front façade height of adjoining buildings, increase the front setback of the taller parts. Side setbacks which are common within the heritage precinct should be adopted.

The front setback is generally acceptable at ground floor level, however there is concern that the development will be dominant within the streetscape as the upper level has not been sufficiently recessed. This is discussed further under Form and Massing. With regard to side setbacks, there is a concern that the layout of the development does not allow for appropriate spacing.

- *Rhythm and orientation to the street*

The Guidelines recommend that new development integrates well into the existing character of the streetscape by adopting the established spacing between buildings and by respecting the layout pattern of the heritage precinct.

The proposal is not consistent with the rhythm of the precinct as boundary to boundary development is not common in the immediate streetscape, with dwellings typically offset from at least one boundary.

- *Form and massing*

The Guidelines recommend that the overall shape, volume and the arrangement of the parts of any new development should not dominate the contributory buildings within the heritage precinct.

The City's Heritage Advisor has advised that the forms are generally acceptable as they are sympathetic to the forms in the streetscape, while being easily identifiable as contemporary, however the two-storey presentation to Williamson Street is not supported.

This is because Williamson Street is an almost exclusively single storey streetscape, so inserting a clearly two storey element is going to make that the dominant feature. While there are some setbacks and articulation of the upper level, the screening and projecting roofing over the balcony work against the positive steps taken. The upper level setback should be increased and ways to reduce the overall visual bulk should be investigated.

- *Height and scale*

The overall height is not excessive in the context, but the massing is not supported and the proposal will result in the development being dominant within the streetscape.

- *Materials and finishes*

The Guidelines state that materials, textures, colour schemes and finishes should complement and respect the appearance and character of contributory buildings within the streetscape. A mix of sympathetic materials and colours is often good to lessen the impact of a new building.

Weatherboard and brick are the main materials, giving some leeway in selections. The proposed palette is generally acceptable.

- *Access and Car parking*

One of the objectives within the Heritage Design Guidelines for car parking is to ensure that car accommodation, including open parks, carports and garages, and car access points do not dominate or affect the significance of the heritage place. The guidelines recommend that:

- Where a new crossover and driveway is introduced, they should be located to the side or rear of the building and be no more than one car width wide (about 3 metres), widening out within the allotment for double car parks if necessary.
- Where possible, side street or rear laneway access should be utilised in preference to front access.
- Materials and design of new driveways should be sympathetic to the heritage place; central grass strips or similar treatments are encouraged.

The Guideline for infill development states that car parking structures for infill buildings should respect the prevailing car park design of the precinct and adjoining heritage buildings.

The proposed development provides for a basement car park for all the dwellings, with access via a centrally located, single 3.6 metre wide driveway off Williamson Street. Access to the basement level is also proposed via the common property at the rear of the subject site off Harcourt Street, which will be created when the titles for the lots approved under Planning Permit AM/722/2019/B are released.

The position of the proposed access centrally on the site, although only slightly wider than the standard single width driveway, breaks the rhythm of the streetscape. While it is supported to place the garages beneath, this effectively divides the building into smaller frontages that is not in keeping with the pattern of development in the streetscape.

- *Fencing*

The Guidelines state that front fence design should consider the prevailing character of fencing in the immediate environs, in particular height, degree of transparency, form and materials, while also being appropriate to the architectural style of the building. Side and boundary fences should also be sympathetic to the heritage precinct where visible.

The proposal involves 1 metre high powder coated steel vertical blade fencing to the Williamson Street frontage with a planting strip behind this, and then higher 'hit and miss' brick walls proposed behind the planting and also along the side boundaries to enclose the front yards for Dwellings 1 and 2.

The City's Heritage Advisor noted that the higher fencing required to achieve private open space in the frontage is not in keeping with the heritage precinct. The height of the proposed fencing is exacerbated by the driveway dropping away from the street so much, adding to the appearance of a taller fence here on top of retaining walls.

The proposal is not supported in its current form due to concerns that the visual bulk of the upper level will be a dominant element in the streetscape, and concerns with the proposed vehicle access treatment and the proposed fencing treatment of the front setback.

Car Parking and Access

The proposed development is required to provide for a total of 6 car spaces on site, as two of the dwellings have three bedrooms and two have two bedrooms. The proposal meets this requirement with the provision of 8 spaces via double garages for each of the dwellings. The dimensions of the garages meet the required standards. The City's Traffic Engineer has noted that while the space allowed within the basement for vehicle movements is acceptable with regard to the standards, turning movements will be tight.

The existing crossover on Williamson Street is proposed to be removed and a new crossover constructed. The proposed access to the site meets the minimum dimension of 3 metres width.

The City's Traffic Engineer has advised that the subdivision/development must ensure sight lines at the driveway exit comply with Clause 52.06-9. There are concerns that the development does not provide for a corner splay or area at least 50 per cent clear of visual obstructions extending at least 2 metres along the access and 2.5 metres into the site from the frontage, to provide a clear view of pedestrians on the footpath, as required under Clause 52.06-9 due to the extent of the proposed fencing within the frontage.

The City's Traffic Engineer has recommended that the grade of the driveway be 1:20 for the first 6 metres inside the property line as per AS 2890.1:2004, cl 3.3. This allows the driver to see pedestrians over the bonnet as they come up driveway the ramp. The plans show the ramp to have a grade of 1:8, then 1:4. A grade of 1:20 will mean that the driveway would be flatter at the entrance than currently proposed.

Rescode

The purpose of Clause 55 (two or more dwellings on a lot and residential buildings), includes the need to achieve residential development that respects neighbourhood character and provides reasonable standards of amenity for existing and new residents.

The principal purpose of Clause 56 (residential subdivision) is to create liveable and sustainable neighbourhoods and urban places with character and identity.

It is a requirement of Clauses 55 and 56 that a development/subdivision must meet all of the objectives of the clauses and should also meet all of the standards. A number of Clause 55 and 56 ResCode objectives have been assessed as not being met in relation to this application and these are discussed below. This assessment also addresses a concern regarding overlooking raised in the objection received.

Clause 55 – Two or more dwellings on a lot

- *Clause 55.02-1 Standard B1 - Neighbourhood character*

This section of Williamson Street, whilst containing dwellings from various eras, has a relatively uniform character in that it comprises predominantly single storey detached dwellings. Materials are typically weatherboard or brick. Roof forms are mostly hipped or gabled forms.

The proposal is contemporary in design and articulated through a mix of materials and finishes with gable roof forms. Whilst the design of the development is contemporary and not reflective of the surrounding heritage dwellings, this is not necessarily inappropriate. However, the massing and bulk of the development and the attached nature of the dwellings is of concern and not reflective of development in the surrounding area.

In particular, the proposal does not respect the predominant height within the streetscape and there are concerns about building bulk and that the front dwellings are attached when the surrounding dwellings are detached, the front yards are enclosed, and the proposed driveway to basement car parking is not a feature of the surrounding area and will have an impact on the streetscape.

- *Clause 55.03-1 Standard B6 Street setbacks*

Under this standard, the required setback to Williamson Street is 6.3 metres. The proposal provides for a minimum setback of 6 metres which does not comply with the standard. Whilst the application states that the proposed front setback is marginally less than the required setback under the standard and that the setback will match that of the previous dwelling which was existing on site prior to its demolition, there are concerns that the siting of the dwellings together with the scale and massing of the development will result in unacceptable building bulk within the streetscape.

- *Clause 55.03-2 Standard B7 Building height*

The maximum height allowed under this standard is 9 metres, unless the slope of the natural ground level at any cross section wider than 8 metres of the site of the building is 2.5 degrees or more, in which case the maximum building height should not exceed 10 metres. Changes of building height between existing buildings and new buildings should be graduated.

The maximum height of the development is 9.9 metres. Contours have not been shown on the plans, however based on the levels provided, the site has a slope of approximately 2.25 degrees, therefore the maximum building height under the standard should be 9 metres.

The application notes that the adjoining dwelling at 147 Williamson Street has a particularly high roof pitch and double storey units are located at 153 Williamson Street, allowing any perceived bulk and height to blend into the streetscape and that existing setbacks from the street have been maintained.

Given the predominant scale of the surrounding development in the immediate context is single storey, concern remains that the height of the development does not respect the existing neighbourhood character and that the upper levels are not sufficiently recessed to reduce the dominance of the development within the streetscape.

- *Clause 55.03-8 Standard B13 Landscaping*

A detailed landscaping plan has not been provided as part of the application, although it is acknowledged that the site layout plans show that there are landscaping opportunities for the new dwellings within the front setbacks and rear yards. There are concerns that enclosing the front yards with high fencing to provide for additional secluded private open space is not consistent with the landscape character of the neighbourhood. There are also concerns that two established street trees are proposed to be removed for the construction of the vehicle access. This standard states that development should provide for the retention of trees where they are part of the neighbourhood.

- *Clause 55.03-9 Standard B14 Access*

The proposal complies with the requirements under this standard in relation to the crossover not exceeding 33% of the site's frontage and minimising the number of access points to a Road Zone, whilst also maximising on-street car spaces, however the decision guidelines of this standard state that the responsible authority must also consider the effect on any new access on any significant vegetation on the site and footpath area. As noted previously, approval of the proposal would necessitate the removal of two street trees which form part of an avenue of trees along Williamson Street. Their removal will have an impact on the streetscape.

- *Clause 55.04-1 Standard B17 Side and rear setbacks*

A section of Dwelling 1 encroaches into the required side setback by 100mm for a length of 6.7 metres. Other setback requirements to boundaries are met.

- *Clause 55.04-2 Standard B18 Walls on boundaries*

Walls are proposed on the north western and south eastern boundaries of the site. The proposal does not comply with the length of wall proposed on the north west boundary, and the application seeks a variation to allow for an additional 5.18 metres to be constructed along the boundary. The application states that as the driveway on 147 Williamson Street provides for separation from the adjoining dwelling on this lot, and that walls on the boundary do not exceed 3.2 metres in height, no adverse amenity impacts are expected. Whilst there will be minimal overshadowing impacts, there are concerns about the visual bulk of the development when viewed from adjoining properties. This is discussed further below.

- *Clause 55.05-4 Standard B28 Private open space*

The objective of this clause is to provide adequate private open space for the reasonable recreation and service needs of residents. Each dwelling meets the minimum requirement of 40 square metres of private open space. A high fence is proposed to enclose the front yards of Dwellings 1 and 2 to provide privacy from the street, however this is not an appropriate design response in terms of the existing neighbourhood character of Williamson Street and nor is it necessary to provide additional secluded

private open space to comply with this standard given that these dwellings also have rear courtyards which meet the required area and dimensions specified in the Scheme.

- *Clause 55.04-6 Standard B22 Overlooking*

The objective is to limit views into existing secluded private open space and habitable room windows. The objection received is concerned about impacts on their privacy from windows on the north western elevations. The proposal provides for vertical timber battens and for opaque screening that will limit views from the living areas into the internal courtyard only, highlight windows with sill heights of 1.7 metres above the floor and celestial windows set into the ceiling space to ensure compliance with this standard. If approved, the plans should be fully dimensioned to demonstrate 1.7 metre sill heights where they are proposed. As such, there are no concerns with overlooking to adjoining properties.

- *Clause 55.05-5 Standard B29 Solar access to open space*

Private open space is located to the east and west of the dwellings. The proposed courtyards spaces will provide for secluded private open space, however will be in shadow for much of the day. The amenity of these spaces is therefore not optimal, but they will be useable and functional in terms of the dimensions of the spaces.

- *Clause 55.06-1 Standard B31 Design detail*

The objective of this clause is to encourage design detail that respects the existing or preferred neighbourhood character.

Whilst the design response provides for pitched roofs to respond to the surrounding area, the roof forms reinforce the narrowness of the building forms and the layout has the effect of splitting the lot frontage between two distinct townhouses. Given the orientation of most dwellings in the immediate streetscape is across the width of the frontage, the proposed design response is not consistent in this respect.

The scale and massing relative to the surrounds is also of concern. The upper storeys of the front dwellings are not sufficiently recessed to reduce their dominance within the streetscape. Whilst the upper level of Dwelling 1 has a balcony at the front, the continuation of the roofline over this space does not give the appearance of a recessed upper level. While the upper level of Dwelling 2 is recessed from the lower level, the extensive screening applied to this façade also adds to the building bulk and is not a feature consistent with this streetscape.

The opening for the basement car park creates a void space and given the drop off from natural ground level, the proposed retaining walls/safety fencing and resulting enclosure will be a more dominant feature than the existing vehicle accesses within the streetscape.

Contemporary materials and finishes are proposed, which are generally acceptable, however there is concern about the extent of the proposed screening materials on the front façade and how this will fit within the streetscape.

With regard to views of the development from the adjoining properties, the large expanse of two storey walls will have a visual impact, as there is little break in the built form and where walls are further recessed, screening is proposed. As such, there is little relief from the two storey bulk of the elevations which extend for much of the length of the site.

Clause 56 – Residential subdivision

- *Clause 56.03-5 Neighbourhood character objective*

The objective of this clause is to design subdivisions that respond to neighbourhood character. The standard states that subdivisions should: respect the existing neighbourhood character or achieve a preferred neighbourhood character consistent with any relevant neighbourhood character objective, policy or statement set out in this Scheme; respond to and integrate with the surrounding urban environment and protect significant vegetation and site features.

The proposed subdivision does not respect the neighbourhood character as it will not allow for the siting of dwellings in a manner consistent with the established pattern of development on the north eastern side of Williamson Street. The proposed subdivision will result in two lots fronting the street with significantly narrower frontages than the majority of other lots along this section of the street.

The location of the proposed access is also not consistent with the pattern of development in the street and it will result in the loss of two street trees which contribute to the character of the street.

- *Clause 56.04-2 Lot area and building envelope objective*

The objective of this clause is to provide lots with areas and dimensions that enable the appropriate siting and construction of dwellings, solar access, private open space, vehicle access and parking, water management, easements and the retention of significant vegetation and site features.

The subdivision will create four lots which are less than 300 square metres. Under Standard C8 for this objective, for lots of less than 300 square metres where no development has been approved, an application should demonstrate that a dwelling may be constructed on each lot in accordance with the requirements of the Planning Scheme.

The proposed development does not comply with a number of objectives and standards of Clause 55 as outlined above. As such, the standard is not met and it is considered that the overall objective is not met.

Conclusion

Whilst the site is well located within central Bendigo to take advantage of existing infrastructure, services and facilities, public open space, schools and transport, and planning policy supports higher density development close to activity centre locations, the General Residential Zone and Clause 55 of the Planning Scheme require that new development respects the neighbourhood character of the area.

The site forms part of a heritage precinct and adjoins a contributory building. The scale and massing of the proposal is not consistent with the surrounding development and the proposed development would dominate the precinct. The form, layout and detail of the development is not reflective of the predominant neighborhood character and it fails to satisfy a number of ResCode objectives.

The proposed subdivision layout will result in development on the site that is not consistent with the predominant pattern of development within the street. The site may

be suitable for a multi-dwelling development; however this proposal does not adequately respond to the character and heritage values of the area.

It is recommended that this application be refused on the basis that it represents an unacceptable planning outcome with regard to neighbourhood character, ResCode, heritage policies, the City's Heritage Design Guidelines and the Heritage Overlay.

Options

Council, acting as the responsible authority for administering the Planning Scheme, may resolve to: grant a permit, grant a permit with conditions, or refuse to grant a permit.

17. WELLBEING AND FAIRNESS

17.1. Greater Bendigo Disability Inclusion Reference Committee Member Appointments 2021

Author	Nikki Williams, Acting Senior Inclusive Communities Officer
Responsible Director	Vicky Mason, Director Health and Wellbeing

Purpose

For Council to thank outgoing members and to adopt the recommended member appointments for the vacant positions on the Disability Inclusion Reference Committee as per the Terms of Reference.

Summary

The Disability Inclusion Reference Committee (DIRC) comprises eight community representatives, four representatives from a local disability agency or network, up to three City Managers or Coordinators and one City staff member as support.

In June 2021, 12 committee member positions became vacant for a two-year term. These positions were for eight community representatives (people with disability or unpaid carer) and four representatives from a local disability-specific agency; or local organisations/networks that have influence on social inclusion for people with a disability

In order to fill the vacancies, the City has undertaken a public Expression of Interest process which resulted in 17 applications being received.

Following shortlisting, 14 applicants were to be interviewed by the Selection Panel in early July 2021.

However due to COVID restrictions in place in July 2021, the Community Partnerships Unit was unable to undertake interviews in a safe, inclusive and accessible way for all applicants.

There was also a late withdrawal of an application due to a conflict of interest arising after shortlisting.

The Selection Panel was unanimous in their decision to select all 13 applicants and recommend to Council for appointment to the DIRC.

RECOMMENDATION

That Council resolve to:

1. Appoint the following applicants to the Disability Inclusion Reference Committee for a two-year term.
2. Bernadette Wright – returning member and current Chairperson.
3. Sara McQueenie – returning member.
4. Justin Marshall– returning member
5. John Cooper– returning member
6. Liz Wright - new

7. Elise Stewart - new
8. Kyle Walsh - new
9. Liz March - new
10. Adam English - new
11. Chris Bolton - new
12. Shona Brown - new
13. Stephanie Sayer - new
14. Jessica Symes - new
15. Formally thank retiring members:
16. Vinnie Mammoliti
17. Madelyn Blackwood
18. Scott Mclarty
19. Colleen Travers
20. Daniel Reid
21. Jan Pagliaro
22. Michael Leechman
23. Jarrod Stephens
24. Write to all applicants to thank them for their interest in joining the Disability Inclusion Reference Committee.

Policy Context

Community Plan Reference:

This report is consistent with the following:

City of Greater Bendigo Community Plan 2017-2021.

Goal 1 - Lead and govern for all

- Objective - Engage with all communities.

Goal 2 – Wellbeing and fairness

- Objective - Support participation and development for residents of all ages and abilities.
 - Initiative - Continue implementation of the All Ages, All Abilities Action Plan.

Strategy Reference:

This report is consistent with the following:

Greater Bendigo Health and Wellbeing Plan 2017-2021

Goal - Connected to culture and community.

- Support inclusive communities by valuing:
 - People with a disability.

- Build community resilience:
 - Strengthen community participation and belonging.

All Ages, All Abilities Action Plan 2019 – 2021.

Goal - Connected to culture and community.

- Objective 3 - Promote people of all ages and all abilities as valuable citizens who make a positive contribution to the community.
- Action - Enable community members to participate in advisory groups: - Disability Inclusion Reference Committee.
- Action - Ensure all future Council plans and strategies recognise and respond to the accessibility and inclusion needs of the community.

Background Information

Establishing the Disability Inclusion Reference Committee (DIRC) was a key recommendation of the City's Community Access and Inclusion Plan (2015 – 2018).

The role of the DIRC is to provide access and inclusion advice to the City to ensure greater social inclusion of people with disability.

The DIRC act as a central point for City staff when advice is sought on matters relating to the needs and requirements of people with disability. The Committee assist the City to consider access and inclusion when developing policies, strategies and undertaking projects.

The DIRC is currently supported by the All Ages All Abilities Action Plan 2019-2021.

Previous Council Decision(s) Date(s):

10 June 2015: Council adopted the Community Access and Inclusion Plan 2015 – 2018 with an action being to: Develop a Disability Advisory Group, or similar.

25 November 2015: Council endorsed the establishment of the DIRC and its Terms of Reference.

21 August 2019: Council endorsed the Greater Bendigo Disability Inclusion Reference Committee Member Appointments.

Report

The DIRC meets bi-monthly and comprises eight community representatives, four representatives from a local disability agency or network, up to three City Managers (Manager and/or Coordinators) and up to three Council representatives.

Current Councillors include:

- Cr Margaret O'Rourke
- Cr Matt Evans
- Cr Rod Fyffe

In line with the DIRC's Terms of Reference, member positions became vacant after a two-year term.

Expressions of Interest were invited in accordance with the DIRC's membership criteria as per the Terms of Reference:

- *Community representatives who are persons with diverse disabilities,*
- *Community representatives who are unpaid carers of persons with disability, ideally with at least 1 carer of a child and 1 carer of an adult,*
- *Representatives from local disability-specific agencies; and*
- *Representatives from local organisations or networks that have influence on social inclusion for persons with a disability.*

Membership should always weigh in favour of the number of community representatives and unpaid carers versus agency and City representation.

In June 2020, six committee member positions were to become vacant for a two-year term. These positions were for four community representatives and two representatives from a local agency or networks. However due to COVID restrictions in place at the time, staff were unable to undertake any of the Expression of Interest process in a safe, inclusive and accessible format.

Retiring members, were asked if they would like to remain on the committee until June 2021, with five of the six members agreeing to stay on the committee until June 2021. As a result, all the 12 committee member positions became vacant in June 2021.

The Expression of Interest period for the vacant positions commenced on the 6th April 2021 and closed on the 23rd April 2021.

17 Expressions of Interest were received for the 12 vacant positions.

In the Expression of Interest application, each applicant was asked to respond to three key questions to assist with the assessment of their knowledge and experience.

The key questions were:

1. Why do you want to be a member of the Disability Inclusion Reference Committee?
2. What is your personal or professional experience of disability and your understanding of the issues affecting people with disability in our community?
3. What connections do you have to community networks or groups?

14 applicants were shortlisted for interviews. Shortlisted candidates included: one unpaid carer, eight persons with disability and five representatives from a local organisation or network. Other shortlisting considerations included gender, diverse disability type (e.g. intellectual, physical and sensory), age and the type organisation the applicant was representing.

Interviews were to be conducted on the 1st and 2nd July 2021. The Interview Panel was to consist of Nikki Williams (Acting Inclusive Communities Coordinator), Andie West (Manager Community Partnerships), Bernadette Wright (Current Chairperson of the DIRC) and Justin Marshall (current DIRC member) was to take part in interviews where there was a conflict of interest for another panel member.

However, the COVID restrictions in place at the time did not allow for visitors into any City buildings and would also require all staff and applicants to wear masks. An alternative to face to face interviews would have been to transfer the interview process online through MS Teams.

Online interviews would provide significant barriers to those with disabilities who would require extra assistance to attend such as Auslan Interpreter, a Carer or disability support worker, and online interviews would provide a substantial barrier for others without access to technology, low technology skills or vision impaired.

A decision was made by the Interview Panel on the 23rd June, that it would be extremely difficult to undertake interviews in a safe, inclusive and accessible format for all applicants based on current restrictions, the unknown COVID environment and applicants who required extra assistance to attend.

The Interview Panel was unanimous in their decision to select all 14 shortlisted applicants and recommend to Council for appointment to the DIRC.

There was a late withdrawal of an applicant as a conflict of interest arose when they were successful in gaining employment at the City.

13 appointments would increase membership with two more committee members than set out in the TOR. However as per the TOR, membership will remain in favour of the number of community representatives and unpaid carers versus agency and City representation.

- Bernadette Wright – returning member – community representative
- John Cooper – returning member – community representative
- Sara McQueenie – returning member – community representative
- Liz Wright– community representative
- Adam English – community representative
- Chris Bolton – community representative
- Shona Brown – community representative
- Stephanie Sayer– community representative
- Jessica Symes – community representative
- Justin Marshall– returning member – organisational representative
- Elise Stewart – organisational representative
- Kyle Walsh – organisational representative
- Liz March – organisational representative

It is the Selection Panel's opinion that these 13 applicants all satisfied the key selection criteria, and collectively offer an excellent mix of motivation, disability inclusion knowledge, personal experience, advocacy and leadership skills, and connections with the wider community.

It was the Panel's opinion that the remaining three applicants, whilst having demonstrated knowledge and experience in their respective areas, did not satisfy one or more of the Key Selection Criteria as strongly as the recommended applicants.

The appointment of the 13 recommended applicants will finalise the DIRC recruitment process for 2021, with all available positions being filled and one extra appointment.

In accordance with the DIRC's Terms of Reference, community representatives and representatives from a local disability agency / network are appointed for a two year term.

Consultation/Communication

Details of the Expression of Interest process were promoted via: advertisements in local newspapers, Television coverage with Win News, community newsletters, relevant email networks plus the City's website, the DIRC meeting and social media accounts.

Officers responded to numerous enquiries from interested community members and service providers during the Expression of Interest period.

Resource Implications

The City's Inclusive Communities Officer convenes and facilitates the DIRC within existing resources.

Officers provide any disability-related support required for members to enable their participation.

The level of resources the City allocates in response to the various issues and opportunities arising out of the work of DIRC are responded to on an as needs basis within existing resources.

Attachments

1. Disability Inclusion Reference Committee Terms of Reference

Attachment 1 - ECM_4603051_v1_EMT 27 July 2021 ATTACHMENT 1 FINAL Terms of Reference - Disability Inclusion Reference Committee_



Disability Inclusion Reference Committee (DIRC)

Terms of Reference

Last updated January 2018

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1 Role

1.1 Purpose

The Disability Inclusion Reference Committee (Committee) will provide general advice, advocate and undertake initiatives that support greater social inclusion of people with a disability and their families/carers. The Committee will:

- (a) Represent the interests of all persons with a disability in the City of Greater Bendigo area, and others who may be affected by disability.
- (b) Provide advice to City staff on how City projects (including major), facilities and services can be inclusive of people with a disability.
- (c) Work with City staff on the development and implementation of strategies, plans, policies and projects concerned with increasing social inclusion of people with a disability, particularly the Community Access and Inclusion Plan.
- (d) Provide advice to Council on any disability related issues that are deemed appropriate for Council to advocate to other levels of government or other organisations.
- (e) Provide advice to Council on current and emerging issues of access to participation experienced by people with a disability and their carers, including issues related to, but not limited to economic, cultural, social and environmental aspects.
- (f) Participate in a range of consultative forums offered by the City for the purpose of informing and seeking feedback from people affected by disability.
- (g) Assist to develop partnerships and communication networks to ensure effective dissemination of City information.
- (h) Strengthen relationships, partnerships and opportunities to influence decision making between people with a disability and the City's staff and Councillors.
- (i) Assist in the development and implementation of programs, activities, events, and initiatives in line with identified community needs and aspirations.
- (j) Harness the opportunities that the City's community engagement meetings afford to profile issues relevant to people with a disability.
- (k) Contribute to research and investigation into strategic disability issues impacting on the City of Greater Bendigo municipality as required.
- (l) Stay abreast of sector policy changes and reforms and provide support for successful implementation.

- (m) Provide advice on the distribution of City resources based on community need, in particular the mid-year budget review allocation to capital works to increase inclusion.

Council will take the opinions of the Disability Inclusion Reference Committee into consideration as part of its deliberations.

1.2 Objectives

The objectives of the Committee are:

- (a) City plans, strategies, events are more inclusive and accessible for people with a disability.
- (b) Prevention of overt and systemic discrimination for people with a disability based on their disability.
- (c) The City's legislative compliance with the Disability Discrimination Act, the Equal Opportunity Act, the Human Rights Charter, and the Local Government Act.
- (d) Community Access and Inclusion Plan actions are delivered to achieve the most effective outcomes for people with a disability.
- (e) Community is supported to transition with changes in government policies.
- (f) Staff and decision makers better understand the needs of residents with a disability.
- (g) Increased understanding of local government processes for the community.
- (h) Increased opportunities for people with a disability to experience participation on committees and government bodies.
- (i) Increased agency and empowerment of people with a disability to self-advocate and influence systemic change in their community.
- (j) Greater social equality and improved wellbeing for people affected by disability.

2 Term of Committee

- (a) Community representatives on the Committee are to be appointed for two years, with half the group retiring each year to encourage continuity. Councillor appointments shall be for a twelve-month term.
- (b) Retiring Committee members may apply for further terms of office.

3 Members

3.1 Selection of members

(a) Membership of the Disability Inclusion Reference Committee will consist of:

- nominated councillor(s); and
- community representatives who are people with diverse disabilities; and
- community representatives who are unpaid carers of people with disability, ideally with at least 1 carer of a child and 1 carer of an adult; and
- representatives from local disability-specific agencies; and
- representatives from local organisations or networks that have influence on social inclusion for people with a disability; and
- City staff members from different units across the organisation whose responsibilities affect inclusion of people with a disability, with additional input from other City Officers as required.

Membership should always weigh in favour of the number of community representatives and unpaid carers versus agency and City representation.

The committee will have a maximum of 18 members; 8 community representatives, 4 disability agency and local organisation representatives, and 6 representatives from the City including councillor(s).

(b) Persons appointed will be chosen based on those persons who:

- reflect the diversity of persons with a disability, including representation of people with cognitive or intellectual disabilities; and
- reflect the cultural and indigenous backgrounds of persons with a disability; and
- reflect the age diversity of people with a disability; and
- have appropriate skills, knowledge and experience in matters relevant to persons with a disability, including children with a disability or willingness to learn about such issues; and
- have an understanding and willingness to support local government processes and the interests of the organisation; and
- in so far as is possible have a personal experience of disability; and
- support the principles of the self-advocacy movement.

(c) To ensure a balanced and comprehensive advice base, Committee members will collectively have a diversity of relevant expertise and experience. Ideally there will be balanced gender representation within the Committee.

(d) Members will be required to have broad connections in the community and be able to take issues back to the community for discussion.

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- (e) Members will live, work or study in Greater Bendigo.

3.2 Appointment of members

3.2.1 Community, disability-specific agency and local organisation representatives

- (a) Community representatives shall be appointed by the panel (see section 3.5.1) through an Expression of Interest process, to be conducted in July each year.
- (b) Expressions of Interest for Committee membership will be sought from the categories outlined in 3.1. The Expressions of Interest will also be publicly advertised.
- (c) All Expressions of Interest received for Committee membership will be considered by the Panel. The role of the Panel shall be to assess all Expressions of Interest received, interview and, following interview, make appointments.
- (d) Expressions of Interest for Committee membership must include responses to any Key Selection Criteria.
- (e) The selection panel will recommend successful applicants to the Council for formal appointment.

3.2.2 City of Greater Bendigo Officers

- (a) The Panel will identify relevant City staff whose positions are influential at increasing social inclusion for people affected by a disability and request participation in the Committee. It is likely that such staff are responsible for Community Access and Inclusion Plan actions.
Ideally City staff representation will cover all of the City of Greater Bendigo directorates.
- (b) Any City Officers who attend Committee meetings shall do so in an ex-officio capacity.

3.3 Revocation or cessation of membership

- (a) If a Committee member misses more than 3 meetings in succession without informing the Committee support officer, their membership of the Committee may be revoked through the decision of the Committee.
- (b) Council and the Chief Executive Officer retain the right to revoke the membership of any person found to be acting outside the interests of the City of Greater Bendigo and the communities / sectors that the Committee is charged with representing.
- (c) If a vacancy arises the Committee may make recommendations to the Chair to fill any vacancy on the Committee and a new appointment shall be decided by a quorum. If no

recommendations are received a public notice will be placed in local newspapers and other mediums advising of the vacancy and asking for expressions of interest.

- (d) Given the resources required to advertise vacancies through a range of diverse mediums. A minimum of 3 vacancies is required for a formal recruitment drive.
- (e) Selection of new members will follow section 3.2 Appointment of members.
- (f) The term of office of the newly appointed Committee member shall expire at the same time as the Committee member being replaced.

3.4 Conduct of members

In performing the role of a DIRC member, persons are required to:

- (a) Have broad connections in the community and be able to take issues back to the community for discussion.
- (b) Participate in an induction session at the commencement of each term.
- (c) Comply with relevant City policies, e.g., the Bendigo Human Rights Charter, code of conduct, organisational values, and volunteer policy.
- (d) Act honestly.
- (e) Not make improper use of their position or make improper use of information acquired during their time as a Committee member.
- (f) No member is authorised to speak on behalf of the Committee or Council around issues that may be raised without bringing the matter back to the Committee for consideration and a response.

3.5 Election and duties of office bearers

3.5.1 Selection panel

The panel will comprise one Councillor, one staff member from the relevant area responsible for the coordination of the Committee, one representative from another business unit within the City, and one Committee member with a disability (preferably the chairperson).

3.5.2 Chairperson and Deputy Chairperson

- (a) The Chairperson and Deputy Chairperson is to be determined by the Committee in January each year, through a nomination and voting process, and will hold a 12 month term. The chair person will be a person with a disability.
- (b) If the Chairperson is absent, the Deputy Chairperson is to chair the meeting.

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- (c) If both the Chairperson and the Deputy Chairperson are absent, one of the other Committee members present is to chair by agreement.
- (d) The role of the Chairperson is to facilitate an orderly and constructive discussion between members on matters.

3.5.3 Executive Group

- (a) The Committee will have an Executive Group to make decisions on behalf of the Committee in-between meetings.
- (b) The Executive Group will be comprised of:
 - The Chairperson; and
 - The Deputy Chairperson; and
 - One Committee member determined by the Committee through a nomination and voting process.
- (c) The Executive Group will hold a 12 month term from January each year.

3.5.4 Support officer

The City will provide staff resource of a supporting officer, to:

- (a) Provide secretarial and technical support for the Committee's meetings.
- (b) Provide a suitable venue for the Committee's meetings, including working group meetings as required.
- (c) Give due consideration to the Committee's advice / recommendations.
- (d) Support to enable full participation of members of the committee.
- (e) Distribute minutes and information from the Committee in accessible formats.

4 Meetings

4.1 Timing and frequency of meetings

- (a) Committee meetings are to be held from 2pm to 5pm on the third Thursday of every second month.
- (b) New Committee members first meeting will be in the September each year and their final meeting in the July two years later.

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- (c) The Committee may change the timing and frequency of meetings by resolution.

4.2 Agenda and minutes

- (a) The Standard agenda items of a Committee meeting will include:
- Acknowledgement of Country,
 - present / apologies,
 - conflicts of interest,
 - priority area updates (report backs from working groups), and
 - correspondence from community and information sharing.
- (b) Annual updates on the City's Community Access and Inclusion Plan progress will be provided at the January meeting.
- (c) The Committee, by resolution or through the Chair, may invite any individual, interest group, or agency representative to attend a meeting as a delegation or to submit or present information that will assist the Committee in carrying out its functions.
- (d) Agenda items that are related to the Committee's priority areas for that 12 months will be prioritised.
- (e) Minutes of each Committee meeting will be recorded and distributed to all Committee members. The minutes shall also be made available to all Councillors, City of Greater Bendigo's Executive Management Team and placed on Council's website.

4.3 Attendance and quorum

- (a) It is expected that members make a reasonable effort to attend all meetings. Should a member not be able to attend a meeting they must notify the chair or City support officer prior to the meeting.
- (b) A quorum will consist of six of the Committee's community members plus one other Committee member.

4.4 Inclusive practices

Any disability-related support required to enable participation on the Committee will be provided by the City. This includes:

- (a) Support for accessing information (minutes, agenda and documents in Easy English, large print, Braille, electronic).
- (b) Support to develop knowledge relevant to participation (e.g. self-advocacy training).

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- (c) Support for engaging in the processes of the Committee (e.g. one-to-one support or support staff at meetings).
- (d) Support for forming collegial relationships that provide informal support.
- (e) Direct skill development (e.g. meeting skills, participation skills, how to communicate effectively).
- (f) Covering costs for travel, attendant care, respite care, language interpreters (including Auslan) and other reasonable costs.
- (g) Structure and processes of the meetings will be designed to ensure the voices of people with an intellectual disability are heard.

Necessary support will be provided to participants to ensure full participation.

4.5 Conflict of interest

- (a) Where a Committee member has an interest or conflict of interest in relation to an item to be discussed, that if supported by Council could result in a direct or indirect benefit or loss to them as opposed to a large sector of the community, the member must declare their interest to the Committee at the beginning of the meeting.
- (b) Disclosure must include the nature of the relevant interest and be recorded in the minutes.
- (c) The provisions of the Local Government Act 1989 apply to Councillor members.

5 Priority/focus areas and working groups

- (a) The Committee will decide on its priority and/or focus areas for each 12-month period at the September meeting.
- (b) The Committee may resolve to establish working groups to focus on priority areas of action for the Committee.

5.1 Conduct of working groups

- (a) Working groups will meet and conduct activities separate and in addition to Committee meetings. A minimum of one meeting per working group will be held between Committee meetings.
- (b) Working groups will develop annual action plans for submission at the November Committee meeting, or as required, for Committee agreement. Progress on the action plan/s will be reported on at each Committee meeting.

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- (c) Committee members may nominate to be added or removed from a working group at any time by contacting the City support officer.
- (d) Committee members on working groups are responsible for the coordination of the working group and implementation of action plans. City support officers may provide support as per sections 3.5.4 and 4.4.

6 Reporting requirements

Committee minutes and records of meetings are on the public record and therefore available to any member of the public wishing to view them. Where there is a requirement for confidentiality this is noted in the minutes and shall be addressed accordingly.

6.1 Communicating within Council

City of Greater Bendigo's appointed officers shall generally be the primary liaison between the Committee and Council.

7 Insurance

- (a) Public Liability Insurance: Members of any Committee established by the Council under the Local Government Act or any other enabling legislation all, whilst acting in that capacity within the scope of their duties for and on behalf of the Council, are provided with cover under the LMI Broadform Public and Products Liability and Professional Indemnity Insurance, subject to the LMI policy terms, conditions, endorsements, exclusions and deductible and the like.
- (b) Council appointed Committee members, whilst acting in that capacity within the scope of their duties for and on behalf of Council, are covered within the terms and conditions of the Council's LMI Public and Products Liability Insurance Policy for third party personal injury or damage to property (as defined) caused by an occurrence, and where applicable for breach of professional duty, in connection with the Business of the Council.
- (c) The City of Greater Bendigo's insurance policies provide indemnity for personal injury, property loss, products liability and claims for breach of professional duty, subject at all times to the Policy "Conditions and Exclusions".

8 Dissolution

- (a) The Committee may, at any meeting, agree to disband.

- (b) The Council may - for any reason - resolve to disband the Committee and, upon written notice to that effect being given to Committee members, the Committee shall be disbanded.

9 Monitoring and evaluation

- (a) The Committee shall review its Terms of Reference annually and provide advice on any suggested amendments. The Committee may on occasion, review the Terms of Reference earlier in special circumstances. Any proposed changes to the Committee's Terms of Reference resulting from a review must be agreed to by the Committee.
- (b) Committee members are encouraged to provide feedback about the committee and their experience throughout the year during meetings, via agenda items or by contacting the Chair or supporting officer outside of meetings.
- (c) The first meeting (September) of each term will involve evaluating the past 12 months agendas items and committee functioning, as well as planning for the following year.
- (d) An annual progress report will be submitted to Council detailing the activities and achievements of the Committee against its stated objectives.

9.1 Review of the DIRC

A full review of the effectiveness of the Disability Inclusion Reference Committee will be undertaken after 3 years, as per Action 3.12 in the City's Community Access and Inclusion Plan 2015-2018, and relevant actions will be undertaken from the findings.

Appendix

Information package:

All new committee members will be provided with an information package consisting of:

- Terms of Reference
- Meeting Schedule
- Relevant City documents including the Council Plan and Community Access and Inclusion Plan
- The City's organisational chart and councillors
- Community profile
- Most recent Agendas and Minutes
- Officer contact details

Induction program:

The structure and function of the DIRC meetings will need to be conducted different to the standard meetings procedures in order to ensure full participation of Committee members of all abilities. A time will be allocated to induct all new committee members, including Councillors (either as a group or one on one depending on time of appointment).

The induction program will include:

- Familiarisation with the contents of the information package
- An overview of the City's structure and functions and relationship with Councillors and community
- An overview of the structure and running of the DIRC meetings
- Self-advocacy training for members with a disability

Professional / Personal development for Committee members:

Where possible, the City will support the DIRC members to enhance their skills and capacity both personally and professionally as leaders in the community. This could be in the form of guest speakers, events, training, and participation in other Council or external opportunities.

18. STRENGTHENING THE ECONOMY

18.1. Bendigo Airport Lease of Lot HX12, N4 and N5

Author	Vicki Bayliss, Bendigo Airport Manager
Responsible Director	Andrew Cooney, Acting Director Strategy and Growth

Purpose

This report seeks Council's decision on the granting of two leases at the Bendigo Airport to:

- *John Moore and Addinsall Nominees Pty Ltd* who has requested a lease for an initial term of seven (7) years for Lot HX12 commencing 30 August 2021, with two (2) seven x (7) year options, at a commencing rent of \$3,000 plus GST per annum, with rent review every five (5) years, and
- *PeterJohn Pty Ltd* who has requested a lease for an initial term of five (5) years for Lot N4 and N5 commencing on 30 August 2021, with four (4) x five (5) year options, at a commencing rent of \$3,300 plus GST per annum, with rent reviews every three (3) years.

Summary

The City has completed the statutory procedures under sections 190 and 223 of the Local Government Act 1989 regarding the lease proposal. Public notice was given in The Bendigo Advertiser on May 29, 2021 giving Council's intention to enter a lease on the following terms:

Lease 1

- John Moore and Addinsall Nominees Pty Ltd.
- Initial seven (7) year term commencing 30 July 2021 with two (2) x seven (7) year options.
- Commencing rent of \$3,000 plus GST per annum.
- Market rent reviews every five (5) years.
- Permitted use of the premises is for an airport hangar, a space to operate a recreational aviation school, and storage of related equipment and consumables.

Lease 2

- PeterJohn Pty Ltd
- Initial five (5) year term commencing 30 July 2021 with four (4) x five (5) year options.
- Commencing rent of \$3,300 plus GST per annum.
- Market rent reviews every three (3) years.
- Permitted use of the premises is for an airport hangar, a space to operate a recreational aviation school, and storage of related equipment and consumables

At the close of the submissions period on 27 June 2021, no written submissions were received. Council can now decide whether or not to grant a lease to the tenant.

RECOMMENDATION

That Council, having complied with sections 190 and 223 of the Local Government Act 1989 (the Act) by having given public notice in the Bendigo Advertiser on May 29, 2021 and that no submissions were received:

1. Grant a lease to John Moore and Addinsall Nominees Pty Ltd for 658 square metres of land, being part of the land in certificate of Title Part Lot 3 PS 422204F, Volume 10557, Folio 954, known as Lot HX12 at the Bendigo Airport situated on 35 Victa Road, East Bendigo, (Land) for the purposes of an airport hangar, a space to operate a recreational aviation school, and storage of related equipment and consumables (Lease Proposal), for a term of seven (7) years (with two (2) x seven (7) year options), with a commencing rent of \$3,000 per annum plus GST.
2. Grant a lease to PeterJohn Pty Ltd for 440 square metres of land, being part of the land in certificate of Title Part Lot 3 PS 422204F, Volume 10557, Folio 954, known as Lot N4 and N5 at the Bendigo Airport situated on 35 Victa Road, East Bendigo, (Land) for the purposes of an airport hangar, a space to operate a recreational aviation school, and storage of related equipment and consumables (Lease Proposal), for a term of five (5) years (with four (4) x five (5) year options), with a commencing rent of \$3,300 per annum plus GST.

Policy Context

Community Plan Reference:

City of Greater Bendigo Community Plan 2017-2021:

Goal 3: Strengthening the economy

Objective 3.1 Support our businesses and industry to be strong, vibrant and to grow and develop

Strategy Reference (include weblink as applicable):

[Bendigo Airport Strategic Plan](#)

Strategic Direction 2: Effectively Manage and Maintain Bendigo Airport Assets

Background Information

Council is the owner of the land known as the Bendigo Airport which is located on 35 Victa Road, East Bendigo (being part of the land in certificate of Title Part Lot 3 PS 422204F, Volume 10557, Folio 954).

John Moore and Addinsall Nominees Pty Ltd has sought a new lease of the part of the Land which is known as Lot Hx12 (Premises). John Moore and Addinsall Nominees Pty Ltd currently use the premises for the purposes of the storage of aircraft for private (non-paying) operations only, and storage of related equipment and consumables and proposes to continue this, over a lease term of seven (7) years with two (2) x seven (7) year options to renew the lease. The premises comprises approximately 658 square metres. The City has assessed the annual market rental for the premises at \$3,000 per annum, plus GST. City officers have proposed an annual rental of \$3,000 per annum, plus GST, upon the basis that a market review is undertaken every five (5) years and the lease is compliant with the Bendigo Airport Lease Policy approved in 2020.

PeterJohn Pty Ltd has sought a lease of the part of the Land which is known as Lot N4 and N5 (Premises). *PeterJohn Pty Ltd* proposes to use the premises for the purposes of the storage of aircraft for private (non-paying) operations only, and storage of related equipment and consumables, over a lease term of five (5) years with four (4) x five (5) year options to renew the lease. The premises comprises approximately 440 square metres. The City has assessed the annual market rental for the premises at \$3,300 per annum, plus GST. City officers have proposed an annual rental of \$3,300 per annum, plus GST, upon the basis that a market review is undertaken every three years and the lease is compliant with the Bendigo Airport Lease Policy approved in 2020.

Report

The Bendigo Airport is located at 35 Victa Road, East Bendigo (being part of the land in certificate of Title Part Lot 3 PS 422204F, Volume 10557, Folio 954 (Land).

The Bendigo Airport has three (3) vacant hangar sites available to lease. The uptake has been very strong over the last few years with 19 leases commencing in the last two years.

Public notice was given in The Bendigo Advertiser on May 29, 2021 indicating Council's intention to enter a lease with these tenants. No written submissions were received.

Consultation/Communication

External Consultation:

A public notice was placed in the Bendigo Advertiser on May 29, 2021.

Resource Implications

The costs associated with the negotiation and development of the lease documentation can be absorbed in the Business Services operations budget. There will not be an increase in ongoing maintenance or operational expenses as a result of this lease.

If the lease agreement with *John Moore and Addinsall Nominees Pty Ltd* is approved an additional \$3,000 per annum (plus GST) revenue will be generated.

If the lease agreement with *PeterJohn Pty Ltd* is approved an additional \$3,300 per annum (plus GST) revenue will be generated.

The revenue of both leases will increase annually as per the Bendigo Airport Lease Policy.

Attachments

Nil

19. ENVIRONMENTAL SUSTAINABILITY

Nil

20. EMBRACING OUR CULTURE AND HERITAGE

20.1. Greater Bendigo Heritage Advisory Committee Terms of Reference and Appointment of a New Committee

Author	Emma Bryant, Amendments and Heritage Coordinator, Strategic Planning
Responsible Director	Andrew Cooney, Acting Director Strategy and Growth

Purpose

The purpose of this report is to seek Council adoption of the July 2021 revision of the Heritage Advisory Committee Terms of Reference and support to commence an expressions of interest process for the new Heritage Advisory Committee.

Summary

Heritage is a key element of the liveability and economy of the City of Greater Bendigo. The Greater Bendigo Heritage Advisory Committee (the Committee) has been providing guidance and feedback to Council on matters relating to heritage within the City since 2000.

The current Terms of Reference of the Committee was adopted in September 2017, with a minor revision adopted in June 2018. Further minor revisions are proposed in this 2021 version.

The current Committee members were appointed in January 2018 for a four year term. It is recommended that these positions be declared vacant prior to the end of the four-year term and an expression of interest process commenced to fill the vacancies for the following reasons:

- Three community members have recently resigned from the Committee.
- It has been difficult to obtain the quorum of five members for meetings.

The Terms of Reference allows for committee positions to be made vacant prior to the end of the four-year term at the discretion of Council. A renewed Committee will ensure that it is able to continue to provide strong and strategic visioning for Greater Bendigo's invaluable heritage into the future, governed consistently with other advisory committees to Council.

As part of this report it is also important to highlight the valuable contribution that the current Committee and the departed members have made in furthering the interests of heritage matters in Greater Bendigo and to thank them for their contribution.

RECOMMENDATION

That Council:

1. Adopt the revised Heritage Advisory Committee Terms of Reference August 2021.
2. Endorse making all positions on the Heritage Advisory Committee vacant and commencing an Expressions of Interest process to call for new members.
3. Thank the outgoing and departed Committee members for their contribution over their term.

Policy Context

City of Greater Bendigo Community Plan 2017 – 2021

Goal 6: Embracing our culture and heritage

- Recognise and celebrate our unique history and diverse cultures.

Major initiative: *Continue to enhance Council's ability to balance development and growth while protecting our heritage, through strengthened planning strategy and policy including completing the review of the planning scheme.*

Background Information

The Heritage Advisory Committee Terms of Reference were adopted in September 2017, with a minor revision in 2018, immediately followed by a declaration of all Committee positions vacant and an expressions of interest process to fill positions. The new Committee was appointed in January 2018 for a four year term.

The Terms of Reference of the Heritage Advisory Committee describes its purpose to:

- Provide advice into Council's strategic planning processes, as required, to ensure that heritage matters are given due consideration;
- Provide advice to the Council on the identification, management and conservation, restoration and promotion of places of heritage significance, as required, in the municipality; and
- Promote community participation in heritage issues through awareness raising, education, engagement and mentoring.

The Terms of Reference states that members are appointed for a four year term, or until such time as Council or the relevant government authority chooses to replace them.

The Terms of Reference also specify the Committee will undertake a review of the Terms of Reference every four years during the first year of a Council term.

Key Achievements for the Current Committee

The current Heritage Advisory Committee has provided advice to the City on challenges and opportunities in relation to heritage matters and strategy, including the following.

- Feedback on several Council strategies including Greening Greater Bendigo; Reimaging Bendigo Creek; Walk, Cycle Greater Bendigo; and the Public Space Plan.
- Contributions to the Greater Bendigo Planning Scheme Review and Golden Square, Former Shire of Huntly, City Centre and Miners Housing Serial Listing heritage studies.
- Submission to Council Budget.
- Input into the World Heritage Serial Listing for the Victorian Goldfields.
- Submission to Council's 'Imagine Greater Bendigo' Stage 2 engagement.

Previous Council Decisions

September 2017 - Council resolved to:

1. Adopt the reviewed Terms of Reference of the Greater Bendigo Heritage Advisory Committee.

January 2018 - Council resolved to:

1. Revise the number of community members of the Greater Bendigo Heritage Advisory Committee from 9 community members to 10.
2. Formally appoint the following 9 community members to the Greater Bendigo Heritage Advisory Committee for a four-year term.
3. Commence a process to appoint a tenth committee member.

Report

The purpose of the Committee is to provide high level advice, guidance and strategic representation to Council and City staff on heritage matters across the municipality.

Prior to declaring positions on the Committee vacant, the Terms of Reference must be reviewed by the current Committee. Although the current Committee's four year term does not finish until January 2022, it is recommended to declare all positions vacant and call for expressions of interest to fill the Committee, due to three recent resignations and to better align with the new Council term.

Proposed Changes to the HAC Terms of Reference

The proposed changes to the Heritage Advisory Committee Terms of Reference have been reviewed by the current Committee. The changes generally seek to:

- Align content with other existing Council Advisory Committee Terms of Reference.
- Change the list of potential organisations to those with a City presence or those with closer synergies to strategic heritage functions of Council.

Refer to Attachment 1 for the proposed new Terms of Reference with tracked changes. A summary of changes is also provided below:

Clause	Proposed change
2 (current)	Remove Section 2 – Terminology, and heritage described under Purpose.
2 (proposed, and clauses renumbered accordingly)	Update the purpose of the Heritage Advisory Committee to reference the heritage definition that was included in section 2, which is, 'natural, Aboriginal and cultural heritage' and that the Committee should provide strategic advice, guidance and representation to Council in relation to heritage.
2.4	Include that the Committee should provide advice to Council on current and emerging issues and opportunities in heritage that Council can advocate for on a local, State and National level.
2.5	Include that the Committee should assist in the development of partnerships and communication networks to disseminate information and coordinated advice back to Council.
3.1	Update the number of elected members of Council to two (2), where one is to be the Chairperson and the other the Deputy Chairperson of the Committee.

Clause	Proposed change
3.4	Include that one (1) representative from each of the Registered Aboriginal Parties for the City should be offered membership on the Committee.
3.5	Increase the number from nine (9) to ten (10) community members, as endorsed by Council in 2018, and include an updated list of potential organisations to be contacted to encourage membership.
3.6	Specify that a City of Greater Bendigo representative at Director or Manager level and other relevant officers will not be members of the Committee, and that the role of the Amendments and Heritage Planner from the City's Strategic Planning Unit is to be the Executive Officer to the Committee, and that the Manager Strategic Planning will provide managerial support. Other City staff will attend meetings as required.
4.2	Include that all Expressions of Interest will be considered by a Selection Panel to be chosen by the Chairperson and the Manager Strategic Planning.
5.2	Outline that community members as individuals (section 3.5) shall remain on the Committee for their term or until such a time as Council chooses to replace them.
6	Clarify that if the Chairperson is absent then the Deputy Chair will chair, or a Council delegate or any Committee member by agreement.
7.2	Clarify when a quorum is required.
7.4	Remove that City of Greater Bendigo officers are not extended voting rights to reach decisions.
9.2	Insert that if a Committee member is absent for more than 3 (three) meetings without apology to the Chairperson or Executive Officer, that person will be contacted and their membership may be revoked.
12	Insert that the Committee will undertake a review of the changeable sections of the Terms of Reference every four (4) years prior to the conclusion of its term.
14.2	Insert that the Chairperson will report to Council regularly.

Expression of Interest (EOI) Process

The EOI will be advertised in both the Bendigo Advertiser and Mclvor Times and on the City's website and social media to reach a broad audience.

Individuals and associations from 3.1-3.5 of the Terms of reference will be contacted to request a nomination.

The EOI will be open for a four-week period. EOIs will be reviewed and interviews conducted via a panel process with the Chairperson and two City officers.

Proposed membership of the Committee will be submitted to Council for approval.

All applicants will be notified directly if they were successful in their nomination.

Acknowledgement of Contribution of Current and Departed Committee Members

It is recommended that the City write to each of the current and recently departed Committee members to thank them for their contribution to the Committee and providing advice to the Council during the Committee term.

Priority/Importance:

This is a matter of high priority so that a new Committee is created to fulfil its role as an Advisory Committee on strategic heritage matters to Council.

Options/Alternatives:

1. Adopt the new Terms of Reference and endorse the commencement of the EOI process.
2. Continue with the existing Terms of Reference and Heritage Advisory Committee.
3. Dissolve the current Committee and do not reform.

Risk Analysis

The project has minimal risks. Minor risks include a lack of interest in parties to be involved in the Committee. That will be circumvented by adequately advertising the positions available and advertising the Committee through a range of mediums, including direct contact of heritage groups.

Timelines:

Once Council has adopted the reviewed Terms of Reference, the EOI process can commence immediately.

Consultation/Communication

Internal Consultation:

The Chairpersons of the Committee, Cr Andrea Metcalf and Cr Rod Fyffe, and City staff representatives discussed via email and in person the proposed changes to the Terms of Reference and to the Committee term. The current Committee members have also been told that all positions will soon be declared vacant and the recruitment process for a new Committee commenced.

External Consultation:

The Terms of Reference (September 2017) with proposed changes was circulated to the Committee by email on 26 May for feedback, with the intention of discussing them further at the 17 June 2021 meeting. However, quorum was not obtained for this meeting, therefore the Terms of Reference with proposed changes was distributed again via email on 22 June 2021 for comment. Feedback was received from two members, and changes were incorporated.

Resource Implications

Initiating the reviewed Terms of Reference has a minor resource implication for the officer time involved in the process. It is anticipated that a defined strategic direction for the Committee will result in a more efficient use of officers' time.

Attachments

1. Heritage Advisory Committee Terms of Reference (August 2021)

Attachment 1 - Heritage Advisory Committee Terms of Reference (August 2021)



HERITAGE ADVISORY COMMITTEE

TERMS OF REFERENCE

2021 version for Adoption

1. Introduction

Greater Bendigo is a major municipality of northern Victoria.¹ It includes the State's third largest city, Bendigo, rural areas, and hinterland towns of Axedale, Elmore, Heathcote, Marong and Redesdale. Extensive natural areas, including Box-Ironbark forests, are set aside in national and regional parks, crown land reserves, and public forests, as well as occurring on private land.

Aboriginal clans occupied the forests and plains of the area, before the arrival of pastoralists in the later 1830s and 1840s and still maintain a connection to this country. The discovery of gold in the municipal area in the early 1850s generated an extraordinary period of development; it brought diggers and settlers to Greater Bendigo, who established a rich and culturally diverse society. The expansion and influence of gold mining also impacted on the development of industry, manufacturing and commerce. The municipal landscape of today reflects all these layers of history and culture, in the spatial layout of urban areas, agricultural land, and natural environments.

Greater Bendigo is of outstanding historical, social, aesthetic, architectural, and scientific significance.

Greater Bendigo is of historical and social significance. It was the location of one of Victoria's earliest alluvial gold rushes, followed by the establishment and expansion of quartz mining. The Bendigo-Eaglehawk field was one of the world's great nineteenth century quartz mining centres (the largest in eastern Australia and the second largest in Australia after Kalgoorlie). The colossal output helped sustain global financial systems and trade, and was a significant contributor to the development of Melbourne. The mining activity initiated significant innovations and developments in commerce, manufacturing and technology. Examples include the first mining stock exchange in Australia (in the Beehive Building on Pall Mall), one of the largest railway workshops in Australia, and the foundation of Bendigo Bank and the Myer retail empire. Construction of a reliable water supply in the Coliban Water reservoir system also influenced historical development, including the location and viability of settlements and horticulture. Trans-national immigration associated with gold mining brought a diversity of traditions and cultural practice. In particular the Cornish, German and Chinese miners have made significant and ongoing contributions to the culture and development of Greater Bendigo.

German immigrant architects designed buildings which are now regarded as some of the most significant in regional Victoria, helping to make the municipality of aesthetic/architectural significance. Bendigo city has one of the highest concentrations of Victorian Heritage Registered properties in the State, and two of regional Australia's most architecturally distinguished boulevards in Pall Mall and View Street. Bendigo has an outstanding collection of historic civic buildings, complemented by more modest collections of civic buildings in other towns. Significant structures in Greater

¹ This Introduction is the Statement of Significance from the adopted *Greater Bendigo Thematic Environmental History* (2013).

Bendigo include those associated with industry, public utilities, mining, transport, agriculture, engineering and manufacturing. Boom style homes and gardens built by mining speculators contrast with an extensive collection of modest German and Cornish miners' cottages. Many small settlements also retain buildings associated with gold rushes. In addition, there are significant buildings that represent a diverse vernacular tradition. There are also fine examples of 19th century town planning layouts and botanic gardens, public parks and avenues of trees. Extensive natural areas, including Box-Ironbark forests, rivers, hills and valleys of cultural and aesthetic significance provide a contrast to the urban centres and agricultural landscapes.

The municipality is of scientific significance. Numerous historical and archaeological sites associated with different phases and types of gold mining and processing survive, and demonstrate aspects of mining technology. There are also outstanding examples of manufacturing industry associated with restructuring of the mining industry, in particular foundries and engineering works for defence and agriculture, where advances in technology were also made. There are in addition natural sites of significance throughout the municipality, including geological and geomorphological sites. These include the Big Hill ridge which marks the southern gateway to Bendigo.

In order to advise it on policy and matters affecting such areas and to act in the community interest in protecting and preserving such important assets, the Greater Bendigo City Council ('**Council**') has established an expert advisory committee.

2. Purpose

The purpose of the Heritage Advisory Committee is to provide strategic advice, guidance and representation to Council on the natural, Aboriginal and cultural heritage of the City.

The Committee will achieve this by:

- 2.1 Providing advice into Council's strategic planning processes, as required, to ensure that heritage matters are given due consideration;
- 2.2 Providing advice to the Council on the identification, management and conservation, restoration and promotion of places of heritage significance, as required, in the municipality; and
- 2.3 Promoting community participation in heritage issues through awareness raising, education, engagement and mentoring.
- 2.4 Providing advice to Council on current and emerging issues and opportunities in heritage that Council can advocate for on a local, State and National level.
- 2.5 Assisting in the development of partnerships and communication networks to ensure effective dissemination of information and coordinated advice and feedback to Council.

3. Membership

To ensure a balanced and comprehensive base for advice, the Committee should collectively have a diversity of relevant expertise and experience. Ideally there should be a balanced representation of genders and Indigenous / non-Indigenous identification.

Membership of the Committee shall comprise:

- 3.1 Two (2) elected members of Council, where one shall be the Chairperson of the Committee and the other Deputy Chairperson;
- 3.2 One (1) representative of Department of Environment, Land, Water and Planning;
- 3.3 One (1) representative of Heritage Victoria;
- 3.4 One (1) representative from each of the Registered Aboriginal Parties for City of Greater Bendigo;
- 3.5 Up to ten (10) representatives drawn from the community who have expertise, skills, qualifications, experience and passion for Greater Bendigo's heritage or heritage matters. Membership will be encouraged from, but not limited to, representatives or individual nominations from the following organisations:
 - Australian Institute of Architects, Victoria;
 - Bendigo Field Naturalists Club;
 - Bendigo Heritage Attractions;
 - Local historical societies/organisations with an historical collection interest;
 - Bendigo Tourism Board;
 - Engineers Australia;
 - La Trobe University, Bendigo;
 - National Trust of Australia (Victoria);
 - Real Estate Institute of Victoria;
- 3.6 The Heritage Planner from the City's Strategic Planning department will be Executive Officer to the Committee, and the Manager Strategic Planning will provide managerial support. Other City staff will attend meetings as required.
- 3.7 Members may be nominated by three methods:
 - 1) All government or government appointed authorities listed in 3.1 - 3.4 will be formally approached and invited to nominate a suitable delegate.
 - 2) The Greater Bendigo community will be invited to participate as individuals in an Expression of Interest and interview process.
 - 3) Organisations listed in 3.5 will be formally approached and invited to nominate a representative to participate in an Expression of Interest and interview process.

4. Expressions of Interest

Expression of Interest appointments to the Committee shall be made by Council.

- 4.1 All members listed in section 4.5 will be open to self-nomination via an Expression of Interest and interview process. Expressions of Interest will be publically advertised and relevant organisations will be formally notified.
- 4.2 All Expressions of Interest will be considered by a Selection Panel to be chosen by the Chairperson and the Manager Strategic Planning. The Panel will consist of the Chairperson, a City of Greater Bendigo Director or Manager from the Strategy and Growth Directorate; and the City of Greater Bendigo officer appointed as Executive Officer. The role of the Selection Panel will be to assess the Expressions of Interest, shortlist them for interview and following the interview, to make recommendations to the Council for their appointment.
- 4.3 The new Committee will be formally appointed by Council.

5. Terms of Appointment

All members shall be appointed for a four (4) year term. At the conclusion of a term all positions become vacant.

- 5.1 Delegates (sections 3.1 - 3.4) shall remain on the Committee for their term so long as they represent the government authority referred to or until such time as Council or the relevant government authority chooses to replace them.
- 5.2 Community members as individuals (section 3.5) shall remain on the Committee for their term or until such time as Council chooses to replace them.
- 5.3 Community organisation representatives (section 3.5) shall remain on the Committee for their term so long as they represent the organisation they are affiliated with or until such time as Council or the relevant organisation chooses to replace them.
- 5.4 Exiting members (section 3.5) may apply for further terms of office through the Expression of Interest and interview process.
- 5.5 Should a vacancy occur during a term, the Committee may make recommendations to the Chief Executive Officer to fill it. The term served by the newly appointed member shall expire at the same time as the current Committee.

6. Chairperson

If the Council appointed Chairperson is absent, the Deputy Chair will chair the meeting or a Council delegate or any Committee member present by agreement.

7. Conduct of Meetings

- 7.1 The Committee will meet bi-monthly, from February to November. Special meetings may be called for urgent matters as required at the direction of the Chairperson.
- 7.2 A quorum shall consist of five (5) Committee members. A quorum is required to make a decision on what guidance/ advice to provide to Council, that is reflective of the collective consensus. If a quorum is not reached, then the Committee can continue to meet and receive and discuss updates.
- 7.3 The Committee may invite any individual, interest group, or agency representative to attend a meeting as a delegation or to submit or present information that will assist the Committee in carrying out its functions.
- 7.4 The Committee will endeavour to reach decisions by consensus. Where this is not achievable, voting rights extend to organisational and community members. Voting rights do not extend to Councillors.

8. Conflict of Interest

Committee members should declare a conflict of interest if they are to discuss an item that, if supported by Council, could result in a direct or indirect benefit or loss to them.

The provisions of the *Local Government Act* 1989 apply to Councillor members.

9. Dismissal of Members

9.1 Council and the Chief Executive Officer retain the right to revoke the membership of any person found to be acting outside the interests of the City of Greater Bendigo, their representative government authority (sections 3.1 - 3.4) or affiliated organisation (section 3.5).

9.2 If a Committee member is absent for more than 3 (three) meetings without apology to the Chairperson or Executive Officer, that person will be contacted and their membership may be revoked.

10. Insurance

10.1 Public Liability Insurance: Members of any Committee established by the Council under the Local Government Act or any other enabling legislation or, whilst acting in that capacity within the scope of their duties for and on behalf of the Council, are provided with cover under the LMI Broadform Public and Products Liability and Professional Indemnity Insurance, subject to the LMI policy terms, conditions, endorsements, exclusions and deductible provisions and relevant clauses.

10.2 Council appointed Committee members, whilst acting in that capacity within the scope of their duties for and on behalf of Council, are covered within the terms and conditions of the Council's LMI Public and Products Liability Insurance

Policy for third party personal injury or damage to property (as defined) caused by an occurrence, and where applicable for breach of professional duty, in connection with the Business of the Council.

- 10.3 The City of Greater Bendigo's insurance policies provide indemnity for personal injury, property loss, products liability and claims for breach of professional duty, subject at all times to the Policy "Conditions and Exclusions".

11. Dissolution

Council may resolve, for any reason, to disband the Committee and, upon written notice to the Committee to that effect, the Committee shall be disbanded.

12. Implementation and Review

Sections of these Terms of Reference (Sections 5 - 16) are standard for Advisory Committees to Council and are only subject to review by Council or the City of Greater Bendigo.

The Committee will undertake a review of the other sections of the Terms of Reference every four (4) years prior to the conclusion of its term.

13. Resources

The City of Greater Bendigo will provide administrative and technical support for the Committee's meetings and a suitable venue.

14. Communication

- 14.1 Minutes of each meeting will be recorded and distributed to the Committee and Council.
- 14.2 The Chairperson will report to Council regularly.
- 14.2 A delegation from the Committee will present annually to Council Briefings on the Committee's activities and initiatives in the previous year.
- 14.3 Responding to media requests or making public comment on behalf of the Committee is the responsibility of the Chairperson, Chief Executive Officer or an authorised City of Greater Bendigo officer and should occur in accordance with the City's approved media policy. In some circumstances it may be appropriate for a Committee member to speak publically about the work of the Committee. In these instances, Chairperson approval must be sought.

15. Confidentiality

The Committee will, from time to time, deal with matters subject to confidentiality. Confidential items will be specifically identified and Committee members are expected to observe this provision for the period that the provision applies.

16. Heritage Restoration Loan Scheme

A report on the progress of the Heritage Restoration Loan Scheme over the previous financial year will be presented to the Committee annually.

21. LEAD AND GOVERN FOR ALL

Nil

22. URGENT BUSINESS

23. NOTICES OF MOTION

24. COUNCILLORS' REPORTS

25. MAYOR'S REPORT

26. CHIEF EXECUTIVE OFFICER'S REPORT

27. CONFIDENTIAL (SECTION 66) REPORTS

Nil