

MINUTES

ORDINARY MEETING OF COUNCIL

Tuesday, 10 April 2012

Held at the
Council Conference and Reception Centre
City Hall, Little Malop Street, Geelong
commencing at 7.05pm

COUNCIL:

Cr. J. Mitchell (*Austin*)

- **Mayor**

(Communications / Sport and Recreation / Democracy & Governance / Central Geelong
Looking Forward)

Cr. B.H. Abley (*Brownbill*)

(Arts and Culture)

Cr. J. Doull (*Coryule*)

(Environment and Sustainability / Climate Change)

Cr. J. Farrell (*Beangala*)

(Education and Youth / Community Safety)

Cr. K. Fisher (*Corio*)

(Community Development)

Cr. C. Granger (*Windermere*)

(Heritage)

Cr. B. Harwood (*Kardinia*)

(Finance / Tourism / Major Events / Strategic Development)

Cr. E. Kontelj (*Cowie*)

(Aboriginal Affairs / Multicultural Affairs)

Cr. Dr. S. Kontelj (*Kildare*)

(Major Projects)

Cr. R. Macdonald (*Cheetham*)

(Economic Development / Planning)

Cr. R. Nelson (*Deakin*)

(Rural and Regional Affairs)

Cr. A. Richards (*Buckley*)

(Transport / Infrastructure / Parks and Gardens)

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**MINUTES OF THE ORDINARY MEETING
OF THE GREATER GEELONG CITY COUNCIL
HELD AT THE COUNCIL CONFERENCE AND RECEPTION CENTRE
CITY HALL, LITTLE MALOP STREET
TUESDAY, 10 APRIL 2012
COMMENCING AT 7.05 P.M.**

PRESENT: Cr J Mitchell (Chair), Crs B Abley, J Doull, J Farrell,*(7.08pm), K Fisher, C Granger, B Harwood, E Kontelj, S Kontelj*(7.10pm), R Macdonald, R Nelson, A Richards

Also present: S Griffin (Chief Executive Officer), J Brown (Acting General Manager Corporate Services), P Bettess (General Manager Economic Development, Planning and Tourism), S Bentley (Acting General Manager Projects, Recreation and Central Geelong), G Van Driel (General Manager City Services), S Sodomaco (Acting General Manager Community Services), A Horsley (Community Renewal Place Manager), R Bourke (Governance Co ordinator), J Merlo (Senior Media Advisor)

OPENING: The Mayor declared the meeting open at 7.05pm

ACKNOWLEDGEMENTS:

The Mayor acknowledged that we are here today on the land of the Wathaurong People and we pay our respects to Aboriginal elders past and present.

APOLOGIES: Nil.

CONFIRMATION OF MINUTES:

Cr Abley moved, Cr Fisher seconded -

That the Minutes of the Ordinary Meeting held on 27 March 2012 be confirmed and signed.

Carried.

DECLARATIONS OF CONFLICTS OF INTEREST:

Cr Jan Farrell declared an Indirect Interest in Agenda Item 11, G21 Geelong Regional Alliance Funding Agreement, in that she is a Board Member at G21, not appointed by Council but elected by the G21 membership.

Cr Harwood declared an Indirect Financial Interest in Agenda Item 2 , Amendment C253 – Bunnings Norlane Rezoning – Consideration and Adoption, in that he is employed by Company Australian New Energy in capacity of Company Secretary/Director which had MOU with Bunnings re collection of wood waste.

QUESTION TIME:

** Cr Farrell entered the meeting room at 7.08*

Paul Secon asked questions in relation to Amendment C243, and in particular objected to Council planting native grasses.

Peter Bettess, General Manager, Economic Development, Planning and Tourism, responded that the planting of native grasses is being applied where native grasses are and where they exist at the moment.

The Mayor responded that the questions would be tabled and a written response forwarded.

Mr Secon also requested an updated address list of surrounding landowners.

The Mayor responded that In relation to providing an updated landowners address list, Privacy Information reasons prevented Council from providing such information.

PETITIONS:

Cr Harwood presented a petition from residents in Belmont regarding traffic management issues on Torquay Road between Kidman Avenue and Marshalltown Road.

Cr Doull presented a petition from residents of Portarlington objecting to any plans to make the carpark adjoining the Senior citizens building any smaller. Up to 60 cars at one time frequent this park.

** Cr S Kontelj entered the meeting room at 7.10pm*

1. AMENDMENT C243 – GEELONG RING ROAD EMPLOYMENT PRECINCT AND NEW CORIO ESTATE NATIVE VEGETATION CONTROLS - CONSIDERATION OF SUBMISSIONS

Portfolios:	Planning – Cr Macdonald
Source:	Economic Development, Planning & Tourism – Strategic Implementation
General Manager:	Peter Bettess
Index Reference:	Project: Amendment C243 Reports Council & Other
	Subject: Council Reports 2011

Summary

- This report relates to land in the Geelong Ring Road Employment Precinct & the New Corio Estate. The purpose of this report is to consider submissions to Amendment C243. The Amendment seeks to change the Greater Geelong Planning Scheme by:
 - incorporating a Native Vegetation Precinct Plan (NVPP) into the planning scheme and,
 - amending the extent of the application of Schedule 4 to the Environment Significance Overlay (ESO4) in a manner consistent with the NVPP.
 - introducing the Geelong Ring Road Native Vegetation Precinct Plan, February 2011, as an Incorporated document;
 - listing the Geelong Ring Road Native Vegetation Precinct Plan, February 2011, in the Schedule to Clause 52.16 of the Planning Scheme;
 - listing the Geelong Ring Road Native Vegetation Precinct Plan, February 2011, in the Schedule to Clause 81.01 of the Planning Scheme; and
 - amending the extent of application of the ESO4 to Planning Scheme map No's. 17, 18 and 26
- The amendment will ensure that the ESO4 more accurately reflects the presence or absence of significant native vegetation within the study area.
- Exhibition of the amendment resulted in the receipt of a total of 14 submissions. The submissions consist of 9 submissions from landowners opposed to the amendment, and 4 submissions from public authorities which did not object to the Amendment, together with 1 submission supporting the Amendment on behalf of a landowner within the GREP and seeking the removal of the ESO4 from additional land outside of the study area.
- As the Amendment has been exhibited and submissions received, Council can decide to adopt changes consistent with the submissions, abandon the Amendment or request the Minister to appoint an Independent Panel to consider and make recommendations to Council.
- It is recommended that Council considers the submissions and refers all of them to an Independent Panel to be appointed by the Minister for Planning.

1. AMENDMENT C243 – GEELONG RING ROAD EMPLOYMENT PRECINCT AND NEW CORIO ESTATE NATIVE VEGETATION CONTROLS - CONSIDERATION OF SUBMISSIONS (CONT'D)

Cr Macdonald moved, Cr E Kontelj seconded -

That Council, having considered all submissions to Amendment C243 to the Greater Geelong Planning Scheme resolves to:

- 1. Request the Minister for Planning appoint an Independent Panel under Part 8 of the Planning & Environment Act 1987;**
- 2. Refer all submissions to the Panel;**
- 3. Submit to the Panel a detailed response to the submissions, consistent with the position outlined in this report and in Appendix 1-2.**

Carried.

Report

Background

Endangered grasslands in Western Victoria are identified in planning schemes by a schedule to the Environmental Significance Overlay. Schedule 4 to the Environment Significance Overlay (ESO4), which came into effect on 6th August 2010, was applied by a Ministerial Amendment to areas of grasslands within the Werribee Plains hinterland, including parts of the City of Greater Geelong (CoGG). The amendment, was applied on the basis of analysis of aerial photography, without detailed ground truthing.

The area of the City of Greater Geelong to which the ESO4 was applied includes the Geelong Ring Road Employment Precinct (GREP), formerly known as Heales Road Industrial Estate (HRIE). The GREP is the largest greenfield industrial estate in the City of Greater Geelong. The estate is Council's preferred location for the establishment of large, export oriented manufacturing and production support industries.

To ensure a holistic approach was taken to native vegetation protection and development within the GREP and the immediately surrounding areas, including the New Corio Estate (NCE), COGG identified the need to prepare a Native Vegetation Precinct Plan (NVPP) for the area. This plan was subsequently prepared by Ecology Partners and is dated February 2011.

Appendix 1-1 shows the extent of the study area of the *Geelong Ring Road Native Vegetation Precinct Plan, February 2011*.

The NVPP sets out requirements for the protection and removal of native vegetation. It will assist in guiding the form of future development in the study area, by identifying which native vegetation in the precinct is protected and which may be removed.

To become an approved NVPP, the document must be incorporated into the planning scheme through a planning scheme amendment.

Amendment C243 is a Council initiated amendment and seeks to:

- facilitate the approval of the NVPP;
- incorporate the NVPP into the Greater Geelong Planning Scheme; and
- amend the extent of the application of the ESO4, consistent with the findings of the NVPP.

1. AMENDMENT C243 – GEELONG RING ROAD EMPLOYMENT PRECINCT AND NEW CORIO ESTATE NATIVE VEGETATION CONTROLS - CONSIDERATION OF SUBMISSIONS (CONT'D)

The proposed changes will ensure that the extent of the application of the ESO4 within the study area more accurately reflects the presence or absence of significant native vegetation. Areas that have been identified as having significant ecological value within the current extent of the ESO4 will be retained.

In the New Corio Estate, which is currently not affected by any overlays, it is proposed to introduce the ESO4 to this part of the study area. The native vegetation identified within the NCE is of high conservation significance and the application of the overlay to this area will ensure its ecological value is protected indefinitely.

Council resolved on 12 April 2011 to seek Authorisation to prepare and exhibit Amendment C243, with Authorisation being granted by letter dated 3 June 2011. Amendment C243 was exhibited for one month from 28 July 2011 to 29 August 2011. Notice of the amendment was given to owners and occupiers of affected land and to relevant authorities and Ministers in accordance with the requirements of the Planning and Environment Act 1987.

Discussion

A total of 14 submissions were received to the amendment, 9 submissions from landowners within the NCE objecting to the amendment, 1 submission on behalf of a landowner within the GREP supporting the amendment and seeking the deletion of the ESO4 from additional land beyond the investigation area on which the NVPP is based and 4 submissions from public authorities which do not object to the Amendment.

Following exhibition of the Amendment and consideration of submissions Council can now resolve in one of three ways:-

- to change the amendment in the manner suggested in the objecting submissions;
- to request the Minister for Planning to appoint an Independent Panel; or
- to abandon the amendment.

A summary of all submissions made and Council officers' recommended response to each is included as Appendix 1-2- Summary of Submissions.

Submissions not supporting the amendment primarily relate to:

- impacts on specific properties, including adverse impacts on the development potential of the affected land;
- the evidence base for the proposed extension of the ESO4 to the NCE; and
- matters to do with the existing zoning and development potential of land within NCE. These matters are unrelated to the exhibited Amendment, but are addressed in the response to submissions in Appendix 2.

Objecting submissions relate to the following properties:

- 3 Wiora Rd, Corio (NCE)
- 87 – 89 Lansell Rd, Corio (NCE)
- 580 Princes Hwy, Corio (NCE)
- 51 Lansell Rd, Corio (NCE)
- 30 – 32 Selbourne Rd, Corio (NCE)
- 66 Orrong Rd, Corio (NCE)
- 19 Stanhope St, Corio (NCE)

**1. AMENDMENT C243 – GEELONG RING ROAD EMPLOYMENT PRECINCT
AND NEW CORIO ESTATE NATIVE VEGETATION CONTROLS -
CONSIDERATION OF SUBMISSIONS (CONT'D)**

- 12 Orrong Rd, Corio (NCE)
- 175 & 215 – 295 Heales Rd & 275 Bacchus Marsh Rd, Corio

It is recommended that the proposed revised extent of the ESO4 remain as exhibited, with two exceptions:

- The property at 580 Princes Highway, Corio.
This property is the only developed site in the New Corio Estate and contains a dwelling and sheds. It is no longer proposed to apply the ESO4 to this site.
- The property at 275 Bacchus Marsh Road, Corio.
This land is zoned Residential 1 and has been cropped for many years. It is now proposed that the ESO4 be deleted from this land.

Having considered all submissions it is considered that the amendment has sufficient merit for it to proceed to an Independent Panel to be appointed by the Minister for Planning.

It is recommended that Council request the Minister for Planning appoint an Independent Panel to hear all submissions made to the amendment.

Environmental Implications

The incorporation of the NVPP into the Planning Scheme achieves a positive outcome for the retention of significant native vegetation within the precinct. It is considered that the NVPP meets the objectives of the ESO4 which are to:

- *Prevent a decline in the extent and quality of native vegetation and native fauna habitat of the Victorian Volcanic Plain;*
- *Enhance the environmental and landscape values of the area;*
- *Avoid the fragmentation of contiguous areas of native vegetation or native fauna habitat;*
- *Ensure that any use, development or management of the land is compatible with the long term conservation, maintenance and enhancement of the grasslands;*
- *Avoid the destruction of habitat for native fauna resulting from the modification of land form and disturbance of surface soils and rocks; and*
- *Enable areas of environmental significance, due to their native vegetation or habitat values, to be identified.*

The native vegetation to be removed from the study area has been identified as 'Modified Treeless Vegetation'. The sites at which this vegetation is located are heavily disturbed areas that are no longer representative of the original vegetation community. No offsets are required for the removal of 'modified treeless vegetation' and the removal of these areas from the study area has the support of the Department of Sustainability and Environment (DSE).

The areas of vegetation proposed to be protected by the NVPP are predominantly located within the New Corio Estate which has been identified as containing significant native vegetation. The protection of the vegetation within the NCE provides a net gain outcome for the local environment and the native vegetation communities of the Victorian Volcanic Plain.

1. AMENDMENT C243 – GEELONG RING ROAD EMPLOYMENT PRECINCT AND NEW CORIO ESTATE NATIVE VEGETATION CONTROLS - CONSIDERATION OF SUBMISSIONS (CONT'D)

Appendix 1-3.1 shows the proposed deletion of the ESO4 within the GREP as exhibited.

Appendix 1-3.2 shows the proposed extent of the application of the ESO4 within the New Corio Estate as exhibited.

Amendment C243 will therefore remove the ESO4 from all but a small portion of the GREP area-and apply the ESO4 to the New Corio Estate.

The extent of both the removal and further application of the ESO4 recommended is indicative of the 'broad brush' approach used in the initial application of the ESO4 by the previous State Government.

The environmental survey which underpins Amendment C243 has been independently prepared by a qualified independent expert and council officers are confident that it contains the required substantiated evidence to justify the changes proposed to the extent of application of the ESO4.

Financial Implications

The incorporation of the *Geelong Ring Road Native Vegetation Precinct Plan, February 2011*, as an incorporated document and the alteration to the extent of the ESO4, has no significant financial implications for Council.

While the ESO4 is proposed to be removed from land in the GREP, some of which is owned by Council, it is considered unlikely that this will have any impact on the underlying value of the land, given that the overlay was only recently applied to the land without the sites being inspected and the NVPP has subsequently confirmed the absence of protected vegetation.

The application of the ESO4 to the New Corio Estate may potentially result in an increase in the value of these lots. While this may result in an increase in the cost to Council of purchasing lots from private owners, the comparatively small number of such lots is unlikely to have any significant impact on Council's finances.

Policy/Legal/Statutory Implications

The amendment is consistent with State and Local planning policies as set out in the Explanatory report which forms part of the Amendment documentation.

While Council is a landowner within both the GREP and the NCE, the planning recommendations which form part of this report have been developed relying solely on relevant considerations under the Planning and Environment Act, 1987.

Officer Direct or Indirect Interest

No officers or contractors involved in the preparation of this report have a direct or indirect interest in matters to which this report relates, in accordance with the requirements of Section 80(c) of the Local Government Act.

**1. AMENDMENT C243 – GEELONG RING ROAD EMPLOYMENT PRECINCT
AND NEW CORIO ESTATE NATIVE VEGETATION CONTROLS -
CONSIDERATION OF SUBMISSIONS (CONT'D)**

Risk Assessment

The Amendment is not expected to result in the creation of risk to Council or the community.

Social Considerations

The amendment is expected to result in net community benefit, in that the revised extent of the application of the ESO4 will both facilitate the development of Industrial zoned land in the GREP while also protecting the native vegetation which has been identified within NCE.

Communication

Amendment C243 has been subject to full public notification in accordance with the provisions of the *Planning and Environment Act*. This included the mailing of notice of the Amendment to all owners and occupiers of affected properties.

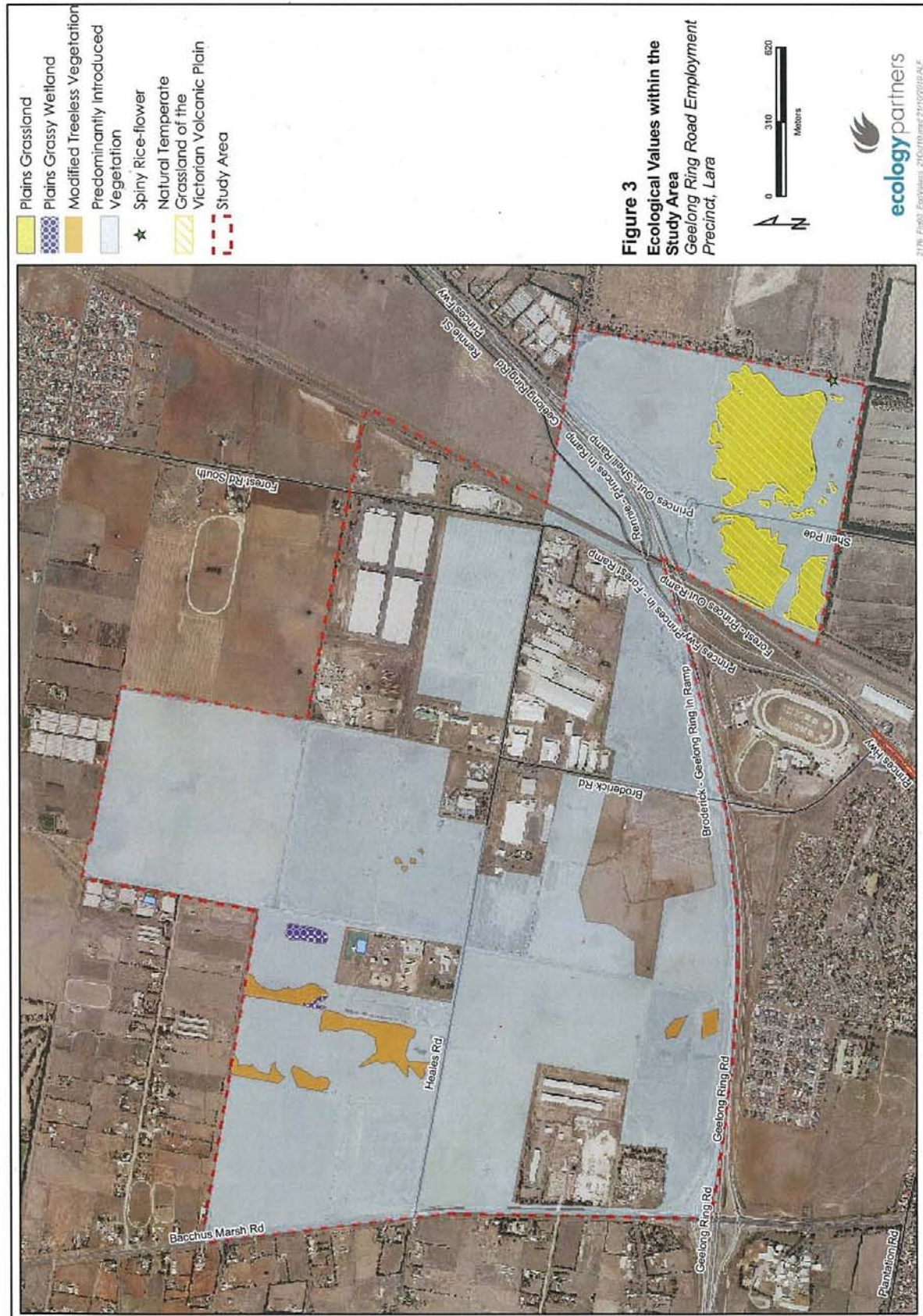
In addition, a meeting was held on Monday 19 September between Council officers, the ecologist responsible for the preparation of the NVPP and objecting submitters who own land within NCE.

While the meeting did not result in the withdrawal of any submissions, it provided an opportunity for the submitters to air their concerns regarding the zoning and development potential of the NCE.

All submitters will be advised of the appointment of a Planning Panel by Panels Victoria and will be offered the opportunity to appear at the Panel Hearing.

Appendix 1-1

Extent of Study Area



Appendix 1-2

Responses to Submissions

Sub. No.	Submittor	Subject property	Key issues raised in submission	Response
1	Snezana Akinola	3 Wiora Rd Corio (NCE)	• The property was purchased by the objectors parents in the late 1970s for the purpose of building (a dwelling). • Council should not have allowed the sale of the land if it could not be developed. • There is no difference between the vegetation in the NCE and that from which it proposed to delete the existing ESO4. • Council should give greater consideration to people who wish to develop their land than to the grass.	• The intention of the owners of the land at the time at which it was purchased (i.e. to build a dwelling) is not relevant to the consideration of this amendment. In the event that it becomes part of the planning scheme the provisions of the Amendment would need to be considered in addition to the existing planning provisions, as part of the consideration of any planning permit application to use / develop the submitters land for a dwelling. • In discussions with Council officers the objector cited wording on the title as evidence of an entitlement to build a dwelling on the land. The wording is however a caveat (restriction) in relation to quarrying (removal of soil or stone) and does not grant or imply any right to build on the land. • It is further noted that, since at least the mid 1970s, Planning Certificates issued by the then Shire of Corio and the Geelong Regional Commission for land in NCE contained a notation advising that Building Permits could not be obtained for lots in NCE. • At the time of subdivision of the land in the 1920s planning controls did not exist and council therefore had no power to refuse the subdivision. The land having been subdivided Council had no power to stop the individual title to the land being sold. • The NVPP has been prepared based on the evidence, as assessed by an appropriately qualified and experienced ecologist. The view of the submitter does

Sub. No.	Submittor	Subject property	Key issues raised in submission	Response
				not accord with the professional assessment of the evidence by the ecologist responsible for preparing the NVPP. Council is required to assess the amendment independently based on the evidence available. It would be contrary to this requirement for Council to show favouritism to the wishes of the owners of the land, contrary to the available evidence.
2	Keith Allender	87 – 89 Lansell Rd Corio (NCE)	- The submitters family has held the land for more than 40 years waiting to develop it and achieve a return on its investment. - There are already sufficient vegetation set aside for the protection of native vegetation in the area, including the on the Shell Refinery and the Geelong Grammar School land. - The land should be developed for housing as originally intended.	- As stated above in relation to the previous submission, the purpose for which the land was purchased is not relevant to the consideration of this Amendment. - The areas identified by the submitter are plantations established by Shell and Geelong Grammar. These plantations have not been identified as containing the native vegetation communities to which the ESO4 relate. - While this is not relevant to the consideration of the Amendment, at no stage since the introduction of planning controls in the 1950s has this land been zoned other than for rural / farming purposes.
3	Barwon Water	None specified	Submission from Barwon Water advising that the authority raises no objection to the amendment proceeding.	No action required.
4	Violetta Boyd	21 Wiora Rd Corio (NCE)	Consider it unfair that the ESO4 is 'conveniently' proposed to be removed from some land and applied to other land.	The proposal to delete the ESO4 from some land and apply it to other areas is based on the data on which the NVPP has been prepared, not on the basis of convenience.

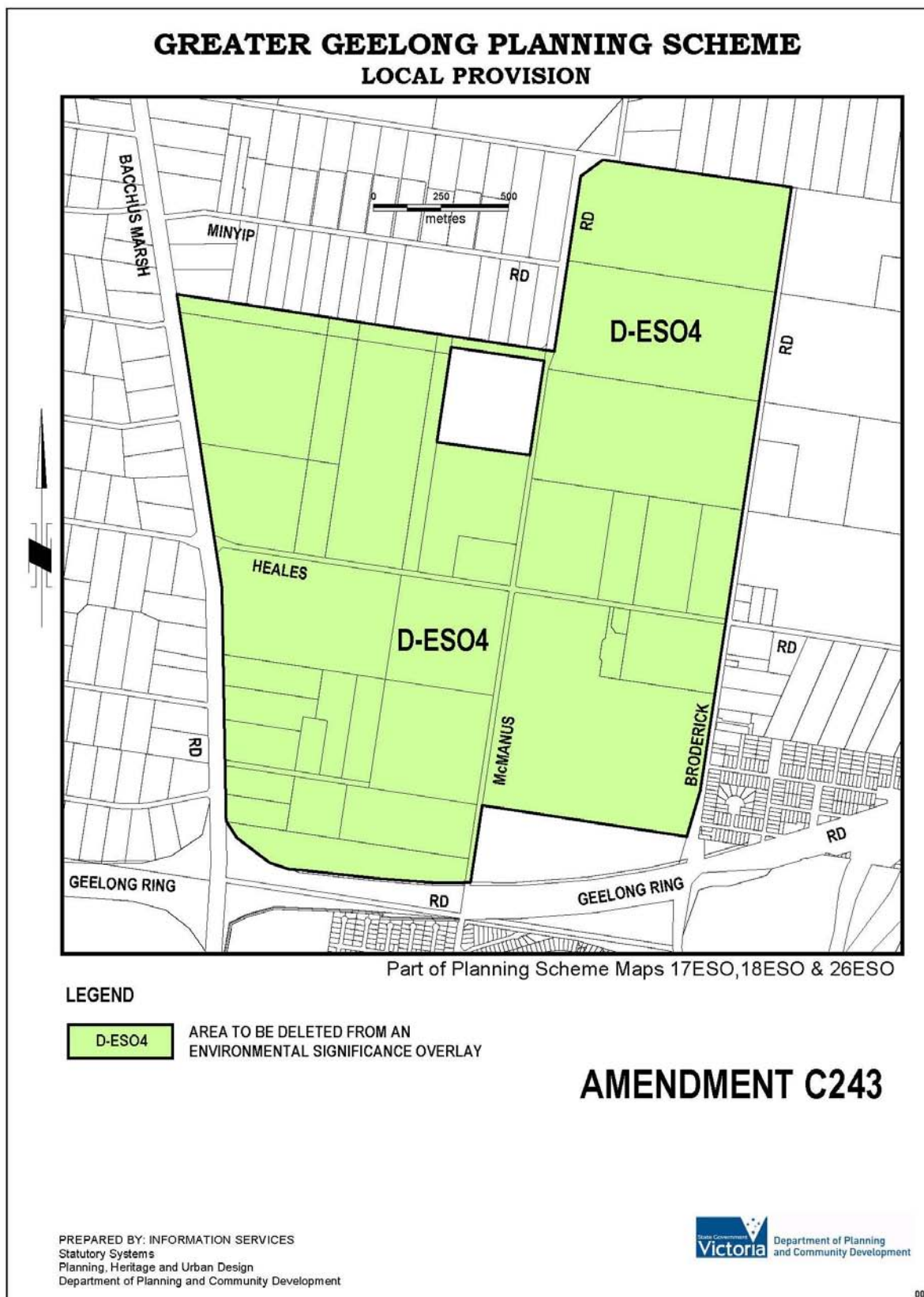
Sub. No.	Submittor	Subject property	Key issues raised in submission	Response
			Propose to construct a shed on the site and use the land for the storage of boating equipment, in order to ensure that the land is not completely wasted.	The submittor's proposed use of the land is not relevant to the consideration of the Amendment. The submittor should lodge a planning permit application with Council's Statutory Planning unit if they wish to proceed with the use and development which they propose.
5	Country Fire Authority (CFA)	None specified	Submission from the CFA advising that the authority raises no objection to the amendment proceeding.	No action required.
6	Corangamite Catchment Management Authority (CCMA)	None specified	Submission from the CCMA advising that the authority raises no objection to the amendment proceeding.	No action required.
7	Corio Maltings Pty Ltd	580 Princes Hwy Corio (NCE)	The land already contains a house and sheds and the owners therefore object to the land being included in the ESO4. Requests that the ESO4 not be applied to this site, in view of its location at the corner of the proposed extent of application of the Overlay.	The submittor's land is already developed and is comparatively remote from much of the area identified as containing native vegetation appropriate for inclusion in the ESO4. Given that the above factors mitigate against the management of the objector's property at the landscape level, consistent with the NVPP, Council officers support the removal of this property from the proposed addition to the ESO4.
8	Joe Cotroneo	51 Lansell Rd Corio (NCE)	- The extent of the location of the endangered vegetation is not identified. - Unclear as to the impact of the application of the ESO4 on existing use of the land.	- The extent of the location of the native vegetation is clearly identified in the exhibited NVPP. - To the understanding of Council officers NCE is not currently 'used' by landowners, with the exception of the property at 580 Princes Highway. Accordingly, the Amendment will have no impact on the

Sub. No.	Submittor	Subject property	Key issues raised in submission	Response
			- Unclear as to the future use of the land and the potential impact on existing landowners. - What certainty and benefits will the application of the ESO4 provide for NCE landowners.	use of his land by this submittor. - Any proposed use of the land must already conform to the requirements of the Farming zone. Due to the small size of the existing landholding it is difficult for permitted uses to be established by an individual land holder. While the ESO4 identifies additional matters which must be considered as part of any planning permit application, in view of the above it is unlikely that the ESO4 will have any practical impact on the current capacity to use and develop the land. - The application of the ESO4 will increase certainty for landowners that the current farming zone or a similar non-urban will form the basis for the zoning of the land in the long term. This will have the benefit for landowners of enabling them to better understand the
				long term value of their land, and to form a view as to whether to retain their land or sell.
9	Eddy Komadina	30 – 32 SelbourneRd Corio (NCE)	- Owns two lots in the NCE. - Has been trying to get NCE re-zoned - Believes the NCE is ideally located for a Residential development. - Believes that NCE should become a housing estate. - Objects to the NVPP and the application of the ESO4 as it may adversely affect the use of the land <i>'other than residential or light industrial.'</i>	- As previously indicated, the desire of landowners to have the New Corio Estate re-zoned to a residential zone is not a matter relevant to the consideration of this Amendment. - As indicated previously, the nature of the lot sizes within NCE together with the pattern of ownership mean that most potential permitted land uses are impractical. As such, the application of the ESO4 will do little to adversely effect the use of the land.

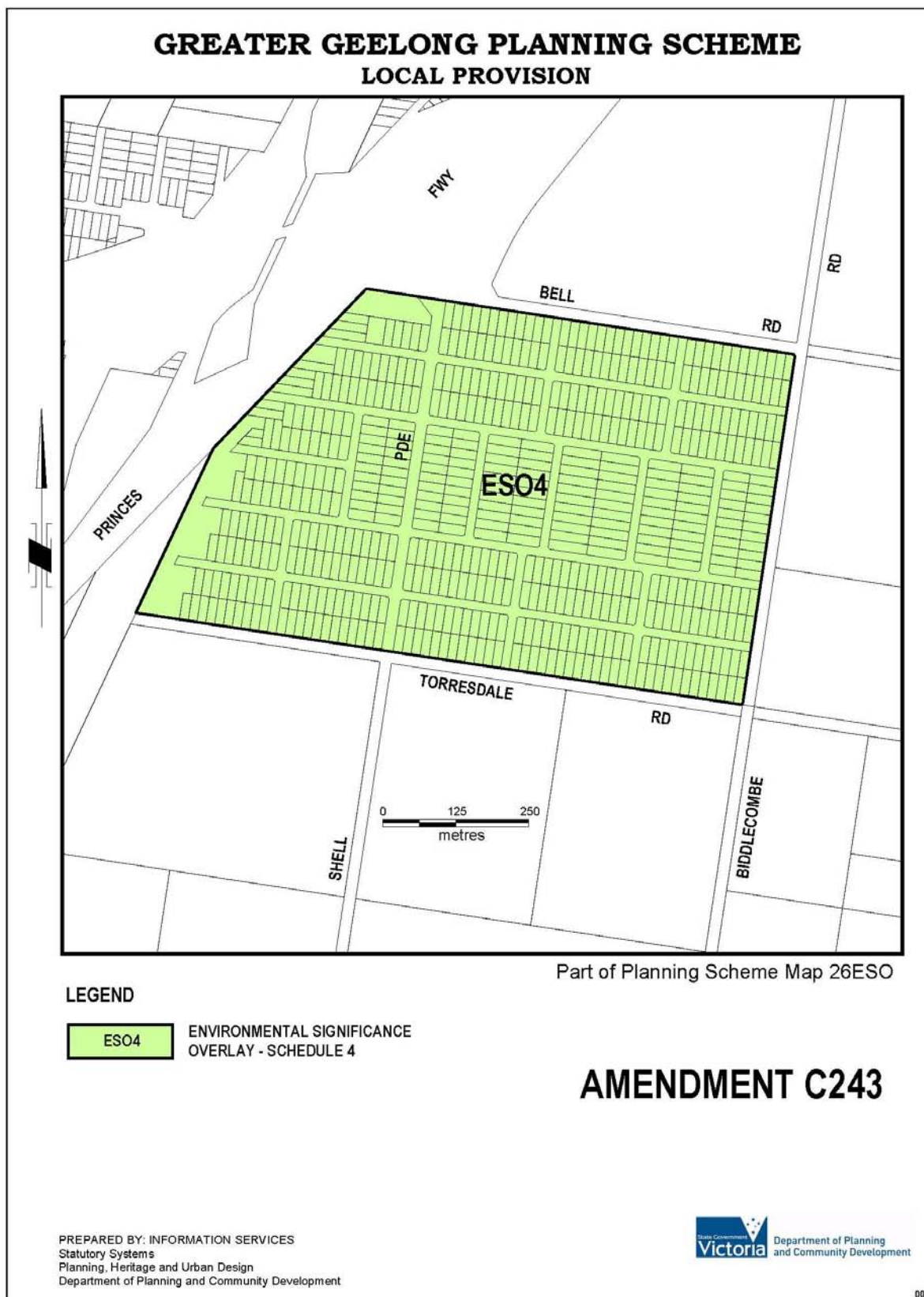
Sub. No.	Submittor	Subject property	Key issues raised in submission	Response
10 & 11	Otavio Secen & Paul Secen	66 Orrong Rd & 19 Stanhope St Corio (NCE)	- Object to the planting of native grasses as it would not be aesthetically pleasing. - Would not increase the value of the land. - Would increase the level of mistrust of Council officers. - There is no purpose in having title to land if Council officers can just step in and take the land. - NCE should be developed as a residential subdivision. (<u>Note</u>:- Both submissions are identical.)	- The Amendment does not include any proposals to plant vegetation on the land. - The effect on the value of the land is not be directly relevant to the consideration of the merits of the Amendment. - Whilst the submitter may genuinely mistrust Council officers this is not a material to Council's consideration of the merits of the Amendment. - The Amendment does not propose to acquire the land, which will remain in private ownership. - As previously noted, the desire of individual landowners to have NCE re-zoned to the Residential zone is not relevant to the consideration of this Amendment.
12	TGM Group Pty Ltd (on behalf of Bisinella Developments Pty Ltd)	175 & 215 – 295 Heales Rd & 275 Bacchus Marsh Rd Corio	- The deletion of the ESO4 from the land within NCE is supported by the submitter. - The submitter requests that the ESO4 also be removed from land at 275 Bacchus Marsh Road.	- No action required. - This land is outside the study area, however Council officers would support the removal of the ESO4 at this location as part of Amendment C243, subject to an assessment by a qualified and experienced Ecologist that there is no native vegetation present on the land.
13	Chris Valcek	12 Orrong Rd Corio (NCE)	Asks whether Council should be purchasing the land to protect the vegetation and what would be a fair price for the land.	- Council has been conducting a voluntary purchase scheme within NCE for a number of years. - Council is limited to offering to purchase land based on land valuation. The effect on land valuations of the

Sub. No.	Submittor	Subject property	Key issues raised in submission	Response
			Questions the rating of the land, including water rates.	presence of the identified native vegetation has been raised with the independent valuer undertaking the valuation of lots in NCE by the Council officers responsible for managing the purchase of land. Procedures currently exist under the Local Government Act for ratepayers to challenge the valuation and rating of land. Information is provided to ratepayers regarding these procedures with rate notices. Water rates are the responsibility of Barwon Water and are not a matter within the control of Council. Issues in relation to water rates should be raised by the submitter with Barwon Water.
14	VicRoads	None specified	Submission from VicRoads advising that the authority raises no objection to the amendment proceeding.	No action required.

Appendix 1-3.1



Appendix 1-3.2



Cr Harwood declared an Indirect Financial Interest in Agenda Item 2 , Amendment C253 – Bunnings Norlane Rezoning – Consideration and Adoption, in that he is employed by Company Australian New Energy in capacity of Company Secretary/Director which had MOU with Bunnings re collection of wood waste, and left the meeting room prior to discussion at 7.15pm.

2. AMENDMENT C253: BUNNINGS NORLANE REZONING – CONSIDERATION AND ADOPTION

Portfolio:	Planning – Cr Macdonald
Source:	Economic Development, Planning and Tourism – Strategic Implementation
General Manager:	Peter Bettess
Index Reference:	Amendment C253

Summary

- The purpose of this report is for Council to consider and adopt Planning Scheme Amendment C253.
- The application was made by SJB Planning P/L on behalf of Bunnings Group Ltd.
- The Amendment seeks to rezone the land at 1–3 and 5-19 Princes Highway Norlane, from Industrial 2 Zone to Business 4 Zone, and delete the Design and Development Overlay – Schedule 20 (DDO20) covering the site.
- The land at 5-19 Princes Highway is currently being developed with a Bunnings Store. To avoid leaving a remnant parcel of industrial land, the Amendment also rezones 1-3 Princes Highway which is occupied by the Dunlop Tyre Service Centre.
- The Amendment was placed on public exhibition between 18 January and 27 February 2012. No opposing submissions were received.
- The rezoning and deletion of the DDO20 are considered to be consistent with State and Local planning policies and supports the Bunnings Store currently under construction.
- It is therefore recommended that Council adopt the Amendment as outlined in this report.

Cr Macdonald moved, Cr Fisher seconded -

That Council:

- 1) Adopt Amendment C253 as contained in Appendix 2-2 to this report; and**
- 2) Submit the adopted Amendment together with the prescribed information to the Minister for Planning requesting approval.**

Carried.

2. AMENDMENT C253: BUNNINGS NORLANE REZONING – CONSIDERATION AND ADOPTION (CONT'D)

Report

Background

Amendment C253 resulted from a rezoning application made by SJB Planning on behalf of Bunnings Group Ltd [Bunnings], who are currently developing the land at 5-19 Princes Highway, Norlane for the purposes of a Bunnings Store.

The Amendment rezones the land at 5-19 Princes Highway and 1-3 Princes Highway, Norlane from an Industrial 2 Zone to a Business 4 Zone and removes the Development and Design Overlay – Schedule 20 (DDO20) affecting the land.

The land at 5-19 Princes Highway was owned by Ford Australia as part of its car manufacturing operations in Geelong. The site was no longer required by Ford and put to the market and sold to Bunnings in 2009. Bunnings applied and obtained Planning Permit 1191/2009 (issued on 19 April 2010) which allows use and development of the land for Trade Supplies. Bunnings plans to complete the store over the next 6 months and commence trading in 2012. The store on School Road, Corio will be closed.

To avoid leaving a small remnant parcel of industrial land at the corner of the Princes Highway and The Boulevard, the rezoning also includes 1-3 Princes Highway which is occupied by the Dunlop Norlane Tyre Service Centre.

The surrounding land uses comprise a mix of residential, commercial, industrial and community uses. An aerial map of the area is shown in Appendix 2-1.

Discussion

Amendment C253 was exhibited in accordance with the provisions of the *Planning and Environment Act* between 18 January 2012 and 27 February 2012. No objecting submissions were received and a submission from Barwon Water made comment on the availability of water, sewerage and recycled water services.

As no objecting submissions or submissions seeking to change the Amendment were received, Council is now able to adopt the Amendment and submit it to the Minister for Planning for approval.

The Amendment to be adopted is shown in Appendix 2-2.

The rezoning is considered to be consistent with the State and Local Planning Policy Framework. The site is adjacent to an identified homemaker precinct in the Municipal Strategic Statement, can be supported in terms of market demand and would generate a positive contribution to net community benefit.

The proposed rezoning to the Business 4 Zone will allow the sale of restricted retail goods (a use that is prohibited in the Industrial 2 Zone), which Bunnings intends to include in its retail offer nationwide. The Amendment will facilitate an “in-store” expansion only, notably the provision of white goods.

2. AMENDMENT C253: BUNNINGS NORLANE REZONING – CONSIDERATION AND ADOPTION (CONT'D)

Furthermore, the Bunnings store is already under construction and the most appropriate location for such uses is typically the Business 4 Zone. The existing Industrial 2 Zoned land is surplus and no longer compatible with surrounding uses.

Environmental Implications

The Amendment itself will not have any environmental implications on neighbouring residents or waterways. Matters relating to impacts of light, noise, vehicle traffic and drainage were assessed as part of the planning permit for the development of the Bunnings store (Permit No. 1191/2009).

Financial Implications

It is not expected that the proposal will result in any financial implications for Council.

Policy/Legal/Statutory Implications

State Planning Policy Framework (SPPF)

The SPPF encourages the concentration of major retail development within activity centres / town centres which provide a variety of land uses which are highly accessible to the local community. The SPPF also encourages the economic development of land for retail uses in a manner that does not impact upon the surrounding activity centre hierarchy, and that is highly accessible to the community. The rezoning will be a timely and logical extension of the Business 4 Zone to the immediate south and will serve to strengthen the viability of the North Geelong Homemaker Precinct.

Local Planning Policy Framework

The Municipal Strategic Statement seeks to facilitate the development of vibrant and viable retail activity centres in accordance with the Geelong Retail Activity Centre Hierarchy included at Clause 21.07-8 and ensure all major retail developments, and out of centre developments, provide a clear net community benefit.

The subject site is located immediately adjacent to the North Geelong Homemaker Precinct which is an identified retail centre in the Activity Centre Hierarchy. The amendment is therefore an edge-of-centre rezoning and represents a logical extension to the homemaker precinct. The economic assessment concludes that the rezoning will not adversely affect the retail hierarchy, and would generate a positive contribution to net community benefit.

2. AMENDMENT C253: BUNNINGS NORLANE REZONING – CONSIDERATION AND ADOPTION (CONT'D)

Corio Norlane Structure Plan

The City of Greater Geelong, in partnership with the Department of Planning and Community Development, has prepared a land-use plan for Corio and Norlane. One of the purposes of the Structure Plan is to provide direction when assessing rezoning requests. The subject land is located within the Structure Plan study area boundary.

The draft Structure Plan identifies the site for rezoning to the Business 4 Zone. A draft Corio Norlane Structure Plan was released for public comment between December 2011 and February 2012.

Officer Direct or Indirect Interest

In accordance with Sec 80C of the Local Government Act, Peter Bettess, General Manager, Economic Development, Planning & Tourism declares an indirect financial interest in that he owns Woolworths and Wesfarmers shares.

No other Council Officers involved in this report have any direct or indirect interest, in accordance with Section 80(c) of the Local Government Act.

Risk Assessment

There are not expected to be any notable risks associated with either implementing or not implementing the recommendation contained in this report.

Social Considerations

The proposal is expected to result in a net community benefit as it will increase the range and availability of hardware and homemaker products in the Geelong region. The new Bunnings store is also expected to provide stimulation to the Greater Geelong economy during the construction period and will support approximately 140 direct ongoing jobs when trading.

Communication

The Amendment was placed on public exhibition in accordance with the requirements as set out in the *Planning and Environment Act 1987*.

APPENDIX 2-1 – Aerial Map



APPENDIX 2-2 – Amendment to be adopted

The planning authority for this amendment is the Greater Geelong City Council.

The Greater Geelong Planning Scheme is amended as follows:

Planning Scheme Maps

The Planning Scheme Maps are amended by a total of 2 attached maps:

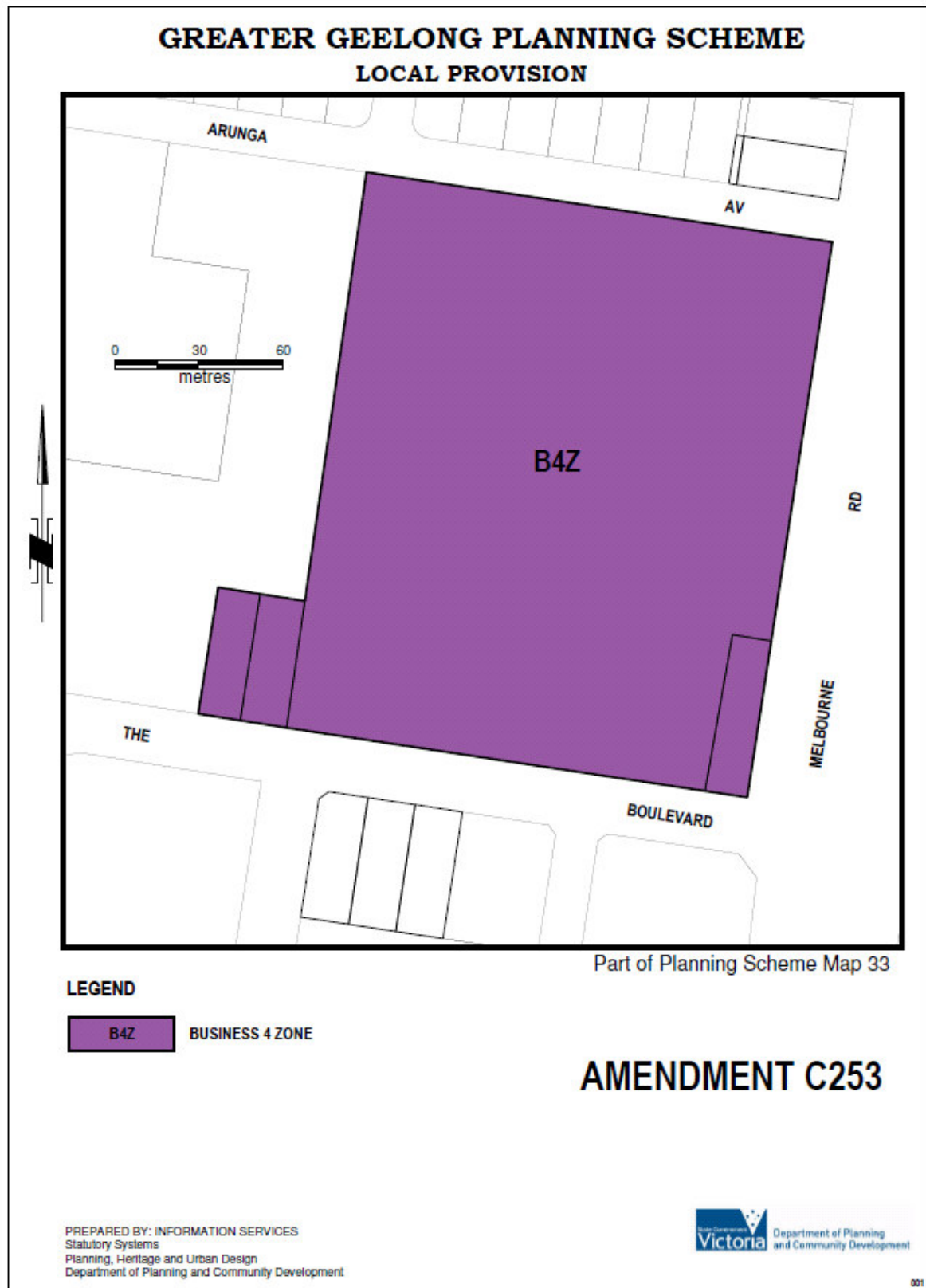
Zoning Maps

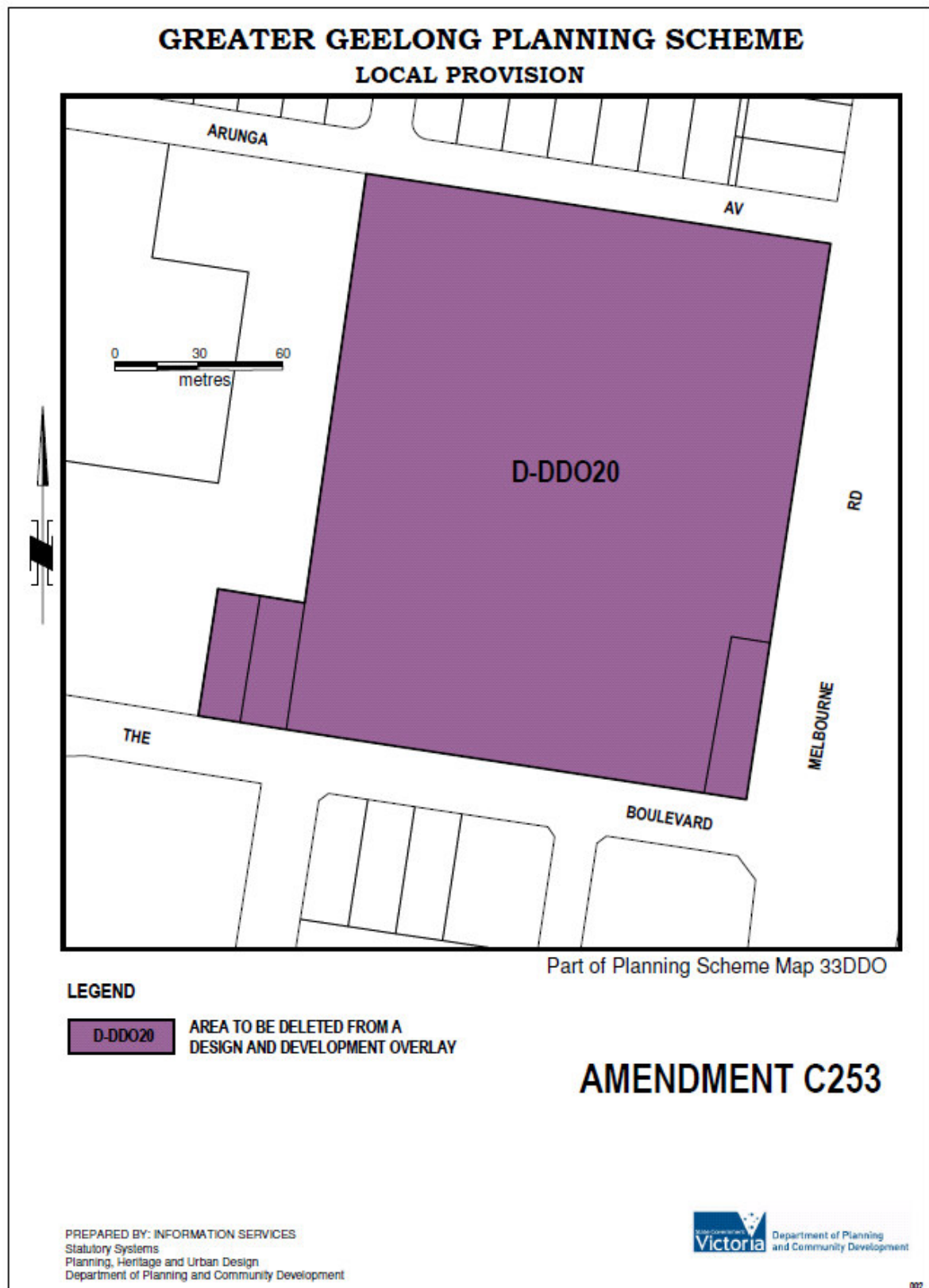
1. Planning Scheme Map No. 33 is amended in the manner shown on the attached map marked “Greater Geelong Planning Scheme, Amendment C253”.

Overlay Maps

2. Planning Scheme Map No. 33DDO is amended in the manner shown on the attached map marked “Greater Geelong Planning Scheme, Amendment C253”.

End of document





Cr Harwood re-entered the meeting room at 7.21pm

3. O'BRIENS ROAD, LARA - ROAD CONSTRUCTION - SRC 317 - FINALISATION OF SCHEME

Portfolio:	Infrastructure - Cr Richards
Source:	City Services - Engineering Services
General Manager:	Gary Van Driel
Index Reference:	Subject: Special Rates and Charges
	Street: O'Briens Road, Lara

Summary

- This report relates to the finalisation of a Special Charge Scheme for road and drainage construction for O'Briens Road, Lara between the Geelong-Bacchus Marsh Road and McManus Road as shown on the plan – Appendix 3-3.
- This project is a sub-project of the Geelong Ring Road Employment Precinct (GREP) Project and is seen as an important starting point for the development of the GREP.
- The scheme has been administered in accordance with the special rate and charge provisions of the Local Government Act along with Council's special rates and charges policy.
- The report seeks a resolution by Council to 'vary' the special charge for the works to finalise the O'Briens Road, Lara, Special Charge Scheme. The process is shown in Attachment 1 – Process Chart.
- The project involved the construction of O'Briens Road as well as main drainage.
- Works relating to the special charge scheme component have now been completed and it is appropriate for Council to finalise the scheme.
- Some components of the scheme which do not relate to works charged to property owner, are currently being completed. Based on actual and some estimated costs the total project cost is \$7,402,822 compared with the original estimate of \$8,406,948. Property owner charges were estimated at \$1,046,957. The actual charge to property owners is \$696,235.
- The project has been subsidised to the value of \$2 million by the State Government.

Cr Granger moved, Cr Richards seconded -

That the report be deferred.

Carried.

4. ABERDEEN STREET, GEELONG WEST - PROPOSED CARPARK CONSTRUCTION - SRC 305 - DECLARATION OF CHARGE

Portfolio:	Infrastructure - Cr Richards
Source:	City Services - Engineering Services
General Manager:	Gary Van Driel
Index Reference:	Subject: Special Rates and Charges
	Street: Aberdeen Street, Geelong West

Summary

- This report relates to a proposed special charge scheme for purchase of land and construction of a carpark at 204 Aberdeen Street, Geelong West, as shown on attached plan Appendix 4-3.
- Council purchased the land in 2008 and the special charge scheme proposes the cost of the land and construction be shared equally with owners and Council.
- The carpark will service properties 262-272 Shannon Avenue and 202 Aberdeen Street (The Geelong Art Society Inc.).
- The proposed carpark is currently zoned Residential 1 and has recently been rezoned to Business 1.
- The cost is being shared equally by the properties. The total cost of the project is \$443,919 with \$221,959.50 to be recovered and individual property costs are \$31,708.50.
- The scheme has been prepared in accordance with the Special Rate and Charge provisions of the Local Government Act, along with Special Rates and Charges Policy.
- This report seeks a resolution by Council to "Declare the Charges" for construction of the carpark at 204 Aberdeen Street, Geelong West, in accordance with the special charge process.

Cr Richards moved, Cr Abley seconded -

Council resolves that in accordance to the provisions of the Local Government Act 1989;

1) the following declaration of a Special Charge be confirmed:

- a) A special charge be declared for a period until the works have been completed and the scheme finalised.**
- b) The special charge be declared for the purpose of defraying expenses incurred by Council in relation to purchase of land at 204 Aberdeen Street, Geelong West and the construction of the carpark which project:**
 - b1) will provide a formal sealed carpark adjacent to the Shannon Avenue Shops and The Geelong Art Society to provide a parking facility for customers, and will assist in attracting and retaining customers and generally enhance the viability of the precinct.**

**4. ABERDEEN STREET, GEELONG WEST - PROPOSED CARPARK
CONSTRUCTION - SRC 305 - DECLARATION OF CHARGE (CONT'D)**

- b2) Council considers is or will be a special benefit to those persons required to pay the special charge (and who are described in succeeding parts of this Resolution); and
- b3) arises out of Council's function of planning for and providing infrastructure for property owners.
- c) The:
 - c1) total cost of performing the function described in Part b of this Resolution based on estimated cost be recorded as \$443,919.
 - c2) total amount of the special charge be levied be recorded as \$221,959.50.
- d) It be recorded that, for the purposes of section 163 (2A) of the Local Government Act 1989, the special charge proceeds will not exceed the amount calculated in accordance with the prescribed formula ($R \times C = S$), the:
 - d1) benefit ratio' (R) being calculated as 1 and representing the total benefits of the Special Charge Scheme that will accrue as special benefits to all persons liable to pay the special charge; and
 - d2) 'community benefit' (C) being assessed as zero.
- e) The following be specified as the area for which the special charge is so declared:
 - e1) The area within the municipal district of Council highlighted in the plan attached to this Resolution ("the area").
- f) The following be specified as the land in relation to which the special charge so declared:
 - f1) All land within the area shown on the plan.
- g) The following be specified as the criteria which form the basis of the special charge so declared:
 - g1) Ownership of any land described in Part e of this Resolution.
- h) The following be specified as the manner in which the special charge so declared will be assessed and levied:
 - h1) The distribution of charges is based on a unit of cost allocated to each of the properties included in the scheme.
 - h2) The special charge will be levied by sending a notice to the person who is liable to pay, pursuant to section 163(4) of the Local Government Act 1989.
- i) Having regard to the preceding parts of the Resolution but subject to Section 166 (1) of the Local Government Act 1989, it be recorded that;
 - i1) the owners of the land described in column 1 of Schedule B to the resolution are estimated liable for the respective amounts set out in column 2 of Schedule B; and

**4. ABERDEEN STREET, GEELONG WEST - PROPOSED CARPARK
CONSTRUCTION - SRC 305 - DECLARATION OF CHARGE (CONT'D)**

- i2) such owners may, subject to any further resolution of Council pay the special charge in the following manner:
 - i2a) The charge will become due and payable within one month of the issue of the notice requesting payment pursuant to Section 167(3) of the Local Government Act 1989.
 - i2b) Interest will not be charged for six months after the issue of the notice provided the person liable makes timely payment in accordance with any repayment arrangements that may be agreed on by Council.
 - i2c) In accordance with Section 172 of the Act, the rate of interest which is payable on the special charge which has not been paid by the specified date is set at Council's overdraft rate, reviewed every three months (provided that it shall not exceed the rate fixed by the Governor in Council by Order for the purposes of Section 172 (2A) in which case the rate of interest shall be the maximum rate fixed by the Governor in Council by Order for the purposes of this section).
- j) having regard to the preceding parts of this Resolution but subject to Section 166 (1) of the Local Government Act 1989, it be recorded that, subject to any further Resolution of Council, the special charge will be due and payable on the date(s) fixed under Section 167 of the Local Government Act 1989 as the date or dates on or by which Council's general rates are due.
- 2) there are no incentives declared as incentives to be given by Council for the payment of the special charge before the date(s) specified for its payment under Section 167 (3) of the Local Government Act 1989.
- 3) Council's Chief Executive Officer be authorised to levy the Special Charge in accordance with Section 163 (4) of the Local Government Act 1989.

Carried.

Report

Background

This report relates to the provision of a carpark on land fronting Aberdeen Street, east of Shannon Avenue, Geelong West. There are six titles in a small shopping centre fronting Shannon Avenue containing shops and minimal adjacent parking is available.

There is also a The Geelong Art Society complex at 202 Aberdeen Street which at various times has a considerable number of clients and customers. The carpark site is situated between the shops and this complex.

Having been approached by shop owners over a considerable period regarding parking, Council negotiated with the owner of 204 Aberdeen Street when it came on the market, and was successful in reaching agreement to purchase, in 2008.

Several discussions have been held with owners who have indicated that the creation of additional parking is a priority and would generally support a special charge scheme proposed. 204 Aberdeen Street was a residential property and the provision of a carpark within a Residential 1 Zone is prohibited within the Planning Scheme. A rezoning to Business 1 zone, has therefore been undertaken.

4. ABERDEEN STREET, GEELONG WEST - PROPOSED CARPARK CONSTRUCTION - SRC 305 - DECLARATION OF CHARGE (CONT'D)

There is a laneway at the rear of the shop which is to be partly retained and partly incorporated into the proposed carpark. There is a recently constructed Medical Centre to the north abutting the shops which has its own carpark. Property to the north and east is zoned residential. Since the proposed was first initiated the Medical Centre owners have purchased numbers 262 and 264 Shannon Avenue. A planning application has been made to convert and join these buildings with the Medical Centre complex to the north (254-260 Shannon Avenue). Patrons could therefore use the carpark at 204 Aberdeen Street and enter the rear of 262, 264 Shannon Avenue.

A letter has recently been sent to all property owners in the scheme advising of this changed set of circumstances. One telephone call has been taken to date, on this aspect with no objection offered.

As a result of a report to Council on 23 March 2010, the scheme was subsequently advertised and submissions/objections invited. Council received 2 responses:

1. The Geelong Art Society Inc lodged an objection essentially based on the fact it being not-for-profit, the cost would be prohibitive. The building is a Heritage listed building and the Society considers that the carpark will not add benefit in that the building cannot be sold for profit on redevelopment.
2. A submission was received with 4 owners joint signatories. Issues raised include:
 - no special benefit as a constructed carpark will not necessarily attract more customers;
 - no associated profitability for businesses;
 - carpark can be used by persons other than customers using premises included in scheme;
 - cost exceeds economic benefits; and
 - issues with waiver of parking for Medical Centre to the north.

The Submissions Panel was addressed by the President of the Geelong Art Society and a representative of the Trader's group.

The Submissions Panel recommended the scheme should proceed, however recognised the financial situation relating to the Geelong Art Society, being a not-for-profit organisation. Consideration would need to be given by Council, on the means of repayment.

In the administration of special charge schemes, Council occasionally encounters individuals with difficult financial situations which preclude the normal repayment provisions. The standard provisions are quarterly repayments over a period up to 5 years.

Where an individual, or in this case, a group, is unable to meet these requirements, negotiations and discussions are held with Councils Revenue Department and a reasonable repayment schedule is determined. This repayment schedule can be reviewed on a regular basis and updated as financial situations change. It is essential that a repayment schedule is put in place which addresses the debt.

The Ward Councillor and Officer met with a representative of the Geelong Art Society in late 2011. The position of the Society is unchanged in that financing the carpark would still be very difficult.

4. ABERDEEN STREET, GEELONG WEST - PROPOSED CARPARK CONSTRUCTION - SRC 305 - DECLARATION OF CHARGE (CONT'D)

Discussion

Council needs to establish that special benefit flows to every property included in the scheme. Special benefit is a benefit a group of properties receive which is “over and above that received by other properties not included in the scheme”. Special benefit applying to the shops is as follows;

- Provision of car parking over and above existing provides a greater attraction for persons to stop, for purposes of shopping. Given the potential to attract more people, there is opportunity for shops to expand business to cater for a larger number of clients and conduct business at a greater level and at higher profitability.
- Given an increase in profitability, this enhances the marketability or value of the business operations as well as land and buildings and also includes rental.
- The provision of additional parking places the small shopping centre in a better position to compete with other like centres which exist along Shannon Avenue to the north, for example.

The special benefit referred to above centres around retaining and increasing shopping activity and is sufficient in nature to support a special charge scheme.

An added issue is that Council is funding half the cost of the project. This provides solid support for the project and is a significant commitment and measure of support by Council. Special benefit also applies to The Geelong Art Society Inc, but in a different manner. The Society does have some commercial element as it sells art and also fee for service, art classes. Therefore having a carpark which services clients is a benefit. The Society also has numerous visitors, which it aims to attract, as for any similar establishment. Having provision for carparking, therefore benefits the property.

The financial arrangements for the scheme are as follows;

Owners estimated cost	\$221,959.50
Council estimated cost	\$221,959.50
Total cost	\$443,919.00

The costs have been apportioned on the basis of one unit of cost of \$31,708.50 for each of the properties included in the scheme.

It should be noted that for the purposes of a special rate or charge scheme, Council does not need to assess the level or degree of benefit which may be different for many properties. Differing degrees of benefit do not justify a scale of charges or in fact removal from a scheme. This matter has been confirmed by the Victorian Civil and Administrative Tribunal (VCAT) on a number of occasions. Council need only establish that special benefit does apply to those properties forming the scheme.

Sufficient and easily accessible, carparking is generally considered essential for traders, particularly of the type situated in Shannon Avenue and forming part of this scheme. There are two “take-away” businesses and others which rely on a steady flow of customers with requirements for short term parking. There are a minimal number of parks in Shannon Avenue and these are difficult to access at times.

4. ABERDEEN STREET, GEELONG WEST - PROPOSED CARPARK CONSTRUCTION - SRC 305 - DECLARATION OF CHARGE (CONT'D)

The Geelong Art Society premises attract a considerable number of patrons and currently has minimal on-site parking.

The assertion of special benefit flowing to all premises as a result of the provision of a carpark, is a reasonable one. Carparks are commonly constructed using the special rate and charge provisions and this particular site is not necessarily unique or different.

The issue as to how the Geelong Art Society repays the charge will require careful consideration and discussion. Extended terms may need to be provided. This is a matter which would be negotiated, as required, with Council's Revenue Department, once the levy notice has been issued.

Environmental Implications

The carpark construction process will require the expenditure of energy both in the construction and the provision of the component materials such as crushed rock, drainage pipes and asphalt. This is only short term as the duration of the construction process is only a few weeks. Ongoing maintenance thereafter will be only minimal and therefore no additional, ongoing energy sources will be drawn on. There are no carbon offset arrangements for this type of construction.

The project does not create waste with the exception of some excess excavated spoil which would most likely be used at the landfill site. The proposal does not affect any natural habitats.

Financial Implications

The total cost of the project is \$443,919 which is made up of land purchase (\$345,500) and carpark construction (\$98,419).

Should Council not proceed, it will not recover 50% of the land cost and the land will remain idle.

Policy/Legal/Statutory Implications

The scheme has been prepared in accordance with the special rate and charge provisions of the Local Government Act as well as Council's Comprehensive Infrastructure Funding Policy. There are no matters relating to the Human Rights Charter which require consideration of Council.

Officer Direct or Indirect Interest

There are no Council Officers involved with the project who either own properties in the area or have an interest. Therefore there is no Officer direct or indirect interest in the project.

Risk Assessment

There are no specific risk assessment issues associated with Council resolving to declare the charges for the scheme.

**4. ABERDEEN STREET, GEELONG WEST - PROPOSED CARPARK
CONSTRUCTION - SRC 305 - DECLARATION OF CHARGE (CONT'D)**

Provision of formal parking will assist in avoiding instances of illegal or errant parking in the local area.

Social Considerations

There are no particular social considerations applicable to this recommendation.

Communication

Discussions have been held with shop owners and the Geelong Art Society representatives over the past 3 – 4 years. Options for the layout of the carpark have been discussed and agreed upon.

The Submission Review process has provided the opportunity for owners to address the Council Panel. Special Rates and Charges schemes have an established communication process, with the public as outlined in the Process Chart – Attachment 1.

Appendix 4-1

SCHEDULE 'A'

The works for the purchase of land and associated legal costs, construction of roadworks, drainage and street furniture for the 204 Aberdeen Street carpark, Geelong West, which consists of excavation, road pavement, kerb and channel, asphalt surfacing, underground drainage and associated pits, system, lighting, signing, line marking, landscaping, miscellaneous construction works, legal advice and professional services associated with survey, engineering design, drafting, supervision and administration of the project all as included in the estimates shown below.

**COST ESTIMATE FOR PURCHASE OF LAND
AND CONSTRUCTION OF CARPARK AT 204 ABERDEEN STREET, GEELONG
WEST**

ITEM	DESCRIPTION	QUANTITY	UNIT	RATE \$	AMOUNT \$
SECTION A – LAND PURCHASE					
1.00	Purchase price.				342,000
2.00	Legal and valuation costs.				3,500
Total					\$345,500
SECTION B – CARPARK CONSTRUCTION					
1.00	Preliminaries:				
1.01	Site establishment, traffic management and setout.		item		5,000
2.00	Earthworks:				
2.01	Excavation for new pavement and disposal of material.	250	cm	35	8,750
2.02	Removal of existing fence along laneway.		item		350
3.00	Pavement works:				
3.01	Supply and place 150mm depth of Class 3, 40mm nom crushed rock sub-base	105	cm	110	11,550
3.02	Supply and prepare for seal 150mm depth, Class 2, 20mm nom FCR base	105	cm	130	13,650
3.03	Supply and place 30mm compacted depth asphalt.	825	sqm	25	20,625
4.00	Drainage:				
4.01	Supply and place 300mm dia RCP	6	m	200	1,200
4.02	Construct new SEP	1	No.	1,500	1,500
4.03	Modify existing JP's	2	No.	1,000	2,000
4.04	Supply and place grated trench		item		500
5.00	Concrete works:				
5.01	Supply and place barrier kerb and channel.	85	m	55	4,675
5.02	Supply and place new vehicle crossing	1	No.	3,000	3,000
5.03	Remove existing driveway crossing and make good kerb and channel	2	No.	1,000	2,000

6.00	Landscaping:				
6.01	Planting at Aberdeen Street entrance to carpark.		item		750
6.02	Supply and place Granitic sand behind kerb		item		400
7.00	Signing, Linemarking and miscellaneous				
7.01	Signing		item		1,000
7.02	Linemarking		item		1,000
7.03	Provision of bollards for bin storage area		item		500
7.04	Match Telstra pit to footpath		item		1,500
	Subtotal				\$79,950
8.00	Contingency – 10%				7,995
9.00	Design and Administration				
9.01	Design				5,277
9.02	Administration of Special Charge Scheme				5,197
	Total				\$98,419

Total cost for Sections A & B	\$443,919.00
Amount allocated to property owners via special charge	\$221,959.50
Amount allocated to Council	\$221,959.50

Appendix 4-2

SCHEDULE 'B'
SPECIAL CHARGE SCHEME FOR THE CONSTRUCTION OF CARPARK
204 Aberdeen Street, Newtown

COL 1	COL 2	COL 3	COL 4
PROPERTY DETAILS	ESTIMATED COST (\$)	PROPERTY REFERENCE	PROPERTY ADDRESS
Lot 1 LP 117338	31,708.50	201723	262 Shannon Avenue, Geelong West
Lot 2 LP 117338	31,708.50	204724	264 Shannon Avenue, Geelong West
Lot 4 LP 27733	31,708.50	204725	266 Shannon Avenue, Geelong West
Lot 3 LP 27723	31,708.50	204727	268 Shannon Avenue, Geelong West
Lot 1 TP 141427	31,708.50	204728	270 Shannon Avenue, Geelong West
Lot 1 LP 27733	31,708.50	204729	272 Shannon Avenue, Geelong West
Lot 4 LP 16112	31,708.50	200235	202 Aberdeen Street, Geelong West
	\$221,959.50		

Appendix 4-3

PLAN



5. WHITTINGTON COMMUNITY RENEWAL ANNUAL REPORT

Portfolio:	Community Development – Cr Fisher
Source:	Community Services / Community Development
General Manager:	Jenny McMahon
Index Reference:	Project: Whittington Community Renewal

Summary

- The purpose of this report is to provide Council with an update of activities being undertaken in Whittington as part of the Whittington Community Renewal Project.
- Community Renewal is a Victorian Government initiative which commenced in Whittington in 2007 under the management of the City of Greater Geelong. It will draw to a close in September 2012. In January 2012 Mary Wooldrige, Minister for Community Services, released a revised framework for the program and announced that David Koch MP would replace the Hon Lisa Neville MP as the chair of the governance structure.
- The revised framework describes Community Renewal as a place-based approach that works with communities of between 4,000 and 7,000 people facing a range of difficulties such as falling employment levels, insufficient access to services and under-developed community facilities.
- Community Renewal is a sustained effort to increase involvement and partnership among members of a community to achieve objectives. The key features of the place-based community strengthening approach are:
 - Ongoing community participation in decision making
 - New job and learning opportunities
 - Increased neighbourhood volunteering and other support
 - Upgraded community facilities and open spaces
 - Greater participation in cultural, recreational and sporting activities
 - Improved feelings of safety and wellbeing.
- The project has had a steering committee made up entirely of local residents and has been chaired by the ward councillor, Cr Mitchell. Toward the end of 2011 the panel decided that they would like to amalgamate with the other governance structure, the strategic partnership group. However, a residents ‘think tank’ has been recently created to ensure that there is resident input into the planning for the period beyond the Community Renewal Project.
- Throughout 2011 project activities have been guided by the Whittington Action Plan which was adopted by Council in 12 October 2010. Key achievements in 2011 include:
 - Increased involvement of families in early years programs and associated expansion of the number of services
 - Completion of a mobility audit with the involvement of local residents
 - Adoption of a strategic action plan for *Whittington Works* and subsequent commencement of activities to link local people to training and employment opportunities

5. WHITTINGTON COMMUNITY RENEWAL ANNUAL REPORT (CONT'D)

- Improved school attendance and enhanced rates of learning at Whittington Primary School
- Staging of the 4th Flamefest incorporating a jobs expo
- Involvement of local young people in an advocacy group which conducted a successful fundraising activity for breast cancer research
- Formation of a steering group for the Grinter Community Garden and establishment of the garden
- Completion of a Deakin University research report into drug and alcohol use and associated harm
- Successful collaboration between residents, local organisations and police to address illegal motorcycle use
- Further beautification of the open space through community tree planting and finalising the 'totem' project
- Engagement of indigenous young people, their families, two local schools and Greening Australia in a 'bush foods' garden and in a surfing project
- Participation of three local residents in the Barwon Community Leadership Program conducted by the Committee for Geelong

Cr Fisher moved, Cr Granger seconded -

That Council notes the report.

Carried.

Report

Background

Community Renewal is a Victorian Government initiative which works with communities facing problems such as deteriorating facilities and falling employment to help transform their community into a place of opportunity and activity. It brings residents, businesses, government and local organisations together to create jobs, and safer more attractive streets. It asks residents to make choices about improvements to achieve:

- Ongoing community participation in decision making
- New job and learning opportunities
- Increased neighbourhood volunteering and other support
- Upgraded community facilities and open spaces
- Greater participation in cultural, recreational and sporting activities
- Improved feelings of safety and wellbeing.

5. WHITTINGTON COMMUNITY RENEWAL ANNUAL REPORT (CONT'D)

The Whittington Community Renewal Project is focused on the geographic area that is bounded by the Bellarine Highway in the north, Coppards Road in the east, Townsend Road in the south and Wilsons Road in the west.

Project boundaries are permeable to the extent that some people who are active in the Whittington community live just outside the target area – encouraging local residents to engage with the broader community and vice versa is a desirable step to breaking down barriers and stigma. In some instances planning for Whittington is embedded in structures which have a focus on the wider 3219 postcode. However, it should be recognised that the primary focus of the project is on creating or building services which are local rather than regional in focus.

Discussion

Throughout 2011 project activities have been guided by the Whittington Action Plan 2010–2012 which was developed on the basis of extensive input from residents, service providers and government. The seven priority themes of the plan are:

- Personal safety
- New jobs and learning opportunities
- Upgraded community facilities and open space
- Pride and participation
- Health and wellbeing
- Community services
- Transport and mobility.

There has been significant progress in all seven areas, although the completion of some actions has been hampered by lack of available funds.

- Since the selection of Whittington as a Community Renewal site in 2006 more than \$6million has been invested in physical works and in people. Key achievements in 2011 include:
 - Increased involvement of families in early years programs and associated expansion of the number of services
 - Completion of a mobility audit with the involvement of local residents
 - Adoption of a strategic action plan for Whittington Works and subsequent commencement of activities to link local people to training and employment opportunities
 - Improved school attendance and enhanced rates of learning at Whittington Primary School
 - Staging of the 4th Flamefest incorporating a jobs expo
 - Involvement of local young people in an advocacy group which conducted a successful fundraising activity for breast cancer research

5. WHITTINGTON COMMUNITY RENEWAL ANNUAL REPORT (CONT'D)

- Formation of a steering group for the Grinter Community Garden and establishment of the garden
- Completion of a Deakin University research report into drug and alcohol use and associated harm
- Successful collaboration between residents, local organisations and police to address illegal motorcycle use
- Further beautification of the open space through community tree planting and finalising the 'totem' project
- Engagement of indigenous young people, their families, two local schools and Greening Australia in a 'bush foods' garden and in a surfing project.

Notable successes over the life of the project to date include:

- Re-opening of the kindergarten at Apollo Place, with full enrolments for 2009, 2010, 2011 and 2012
- Expansion of the range of early learning programs to include seven playgroup sessions, parenting programs, commencement of a three year-old kindergarten program, early development activities including Tiny Bubbles, Mother Goose and a young mothers program
- Successful staging of four Whittington Flamefest community festivals
- Formation of Whittington Works to improve pathways to employment, education and training guided by the Strategic Action Plan, including the incorporation of a Job Expo into Flamefest and successful implementation of a customised version of Certificate III Aged and Community Care targeted to those who find it most difficult to complete qualifications and gain employment
- Completion of a \$1.7 million landscaping project which has transformed the central open space known as The Link and the Townsend Road entrance to Whittington
- Involvement of more than 100 residents of all ages in five community tree planting days and three community gardening projects
- Appointment of a new principal to Whittington Primary School which has resulted in measurable acceleration in the rate of student learning, an increase in the number of prep enrolments and numerous initiatives to enrich the learning environment and promote parent involvement
- Selection of five local residents to participate in the Committee for Geelong's Community Leadership Program
- Partnership with the Geelong BMX Club to engage risk taking young people in positive activity. This has also resulted in employment for a local resident
- After-school activities programs at several primary schools including Whittington Primary School
- Formation of the Geelong East Men's Shed group and the completion of a shed as a shared facility with the Newcomb, Whittington, Moolap Riding Club
- Commencement of an informal education program in Nuer (Sudanese) language
- Increases in the number of people volunteering at the Bellarine Living and Learning Centre (BLLC) as a result of new volunteer recruitment processes

5. WHITTINGTON COMMUNITY RENEWAL ANNUAL REPORT (CONT'D)

- Upgrading the front yards of 150 publicly owned homes with the installation of front fences, new pathways and landscaping
- Weekly community lunches at the BLLC attended by 50 people
- Significant reduction in the danger and annoyance posed by illegal motor-bike riding in the open space.

With the completion of the Whittington Community Renewal project due in September 2012, the current challenge is to ensure that key initiatives can continue into the future and that the capacity for local residents to be involved in decision making for their area is maintained.

Commitment will be required on an ongoing basis from the organisations and government departments that have been involved in the partnership. Council's ongoing commitment includes a community development officer with a focus on the east of Geelong and recurrent budget allocations of nearly \$20,000 and \$50,000 respectively for youth activities and community engagement.

The challenge for the next six months is to ensure the continuation of key initiatives beyond September 2012. To this end a planning forum will be held on 23 March 2012.

Environmental Implications

In common with similar communities where households husband their financial resources carefully, Whittington has a relatively small carbon footprint.

All physical improvements that have been undertaken during the life of the Community Renewal Project have taken into consideration the principles of environmental sustainability. Planting of significant numbers of trees has had not only had a positive environmental impact, but has also greatly enhanced the amenity of the area. All planting has been undertaken with drought tolerant species.

Financial Implications

There are no direct financial implications that arise from this report. However, at a future date, should funds become available the initiatives already undertaken would be enhanced by:

- Upgrading of the community room at 27 Apollo Place to enable expansion of the range of early years programs on offer
- Upgrading key north–south walking paths through Whittington.

Policy/Legal/Statutory Implications

Not applicable.

Officer Direct or Indirect Interest

The Community Renewal grant from the Victorian Government funds the employment of the officer who was involved in drafting this report.

5. WHITTINGTON COMMUNITY RENEWAL ANNUAL REPORT (CONT'D)

Risk Assessment

Not applicable.

Social Considerations

The Whittington Community Renewal Project seeks to enhance social connectedness and work with businesses, residents and government to increase opportunities for people of all ages and abilities to participate fully in community life.

Communication

The Community Development Department is responsible for all communication relating to this report.

6. GEELONG ARENA ANNEX MASTER PLAN

Portfolio:	Sport & Recreation - Cr Mitchell
Source:	Projects, Recreation and Central Geelong
General Manager:	Dean Frost
Index Reference:	Property: #218902 - 110 Victoria Street, North Geelong

Summary

- The purpose of this report is for Council to note the feedback received by the local community in direct response to the draft Geelong Arena Annex Master Plan and to formally accept the Master Plan report.
- The aim of the Geelong Arena Annex Master Plan is to investigate and identify the venues current provision of facilities and potential development opportunities at the Annex that supports the needs of basketball in the Geelong region and enhance the Arena's operations and business model.
- The research and tenant consultation undertaken confirmed a number of key development opportunities that will enhance the Annex operations.

Cr Abley moved, Cr Granger seconded -

That Council:

- 1) note the feedback received during the public exhibition phase of the Geelong Arena Annex Master Plan and**
- 2) formally accept the Geelong Arena Annex Master Plan report.**

Carried.

Report

Background

The Geelong Arena is Geelong's multi purpose sports and entertainment facility, home to the Geelong Supercats, Basketball Geelong, YMCA Gymnastics (formally Geelong Gymnastics Centre, Elite Taekwondo, Arena Martial Arts and Fitness Centre and Total Events and the is the location for community and commercial events.

The Annex comprises three full size basketball courts (with permanent seating to court one and portable seating to courts 2 and 3), storage area, offices, a small meeting/function room and it is acknowledged as Geelong's main basketball venue.

The three court floor space is also capable of converting to a multi-use facility, catering for up to 1,200 patrons for sit down formal functions with dance floor or alternatively is set to cater for conventions and exhibitions.

6. GEELONG ARENA ANNEX MASTER PLAN (CONT'D)

The Annex stand alone facilities are limited with users of this facility requiring access to the Arena for the purpose of change and toilets facilities, in addition to food and beverage services. This has been identified to cause access, control and security issues for basketball participants and event organisers when the Arena building is being used for other purposes.

Discussion

The Geelong Arena Annex is the principle area this study is being concentrated on, with the aim of the Annex Master Plan to investigate and identify the venues current provision of facilities and potential development opportunities that supports the needs of basketball in the Geelong region and enhances the Arena's operation and business models.

The planning process and research undertaken included a review of current venue operations and use of the Annex space, in addition to the establishment of a formal project control group to guide the planning process.

The research and tenant consultation undertaken confirmed a number of key development opportunities that will support the realisation of the Master Plan aim. These opportunities include the improvement of service areas and facilities, increased use of the Annex, enhanced management and operating models and improved appearance and appeal of the Annex facility.

Through initial consultation with key stakeholder/s (primarily Basketball Geelong), support has been provided for the vision, objectives and results of the Annex Master Plan.

Section 4 of the Geelong Arena Annex Master Plan (Attachment 1) outlines the recommended redevelopment strategy, inclusive of:

- a) potential improvements;
- b) schematic concept layouts;
- c) indicative capital costs for works identified within the report future management and operational arrangements; *and*
- d) financial impacts of the redevelopment options.

Three redevelopment options have been identified within the report, the estimated capital cost comparisons and extension size is identified below.

Extension Option	Total Development Area	Total Estimated Project Cost
Option A Community Facility Extension	387m2	\$988,400
Option B Community and Event Facilities Extension	509m2	\$1,540,810
Option C Community and Event Facilities Extension with New Court One Layout	509m2	\$1,549,000

6. GEELONG ARENA ANNEX MASTER PLAN (CONT'D)

Option A 'Community Facility Extension' is expected to result in an additional 387m² of development building area at a net indicative capital cost of \$988,400 (December 2010 costs). This option would allow the Arena Annex to operate separately from the main facilities during a major event hire or could be set up to operate separately during annex users activities.

Option B Community and Event Facility Extension is expected to result in an additional 509m² of development building area plus some renovation to court one at a net indicative capital cost of \$1,540,810 (December 2010 costs). Option C would see the same new development building area as Option B but would see the new main court located closer to the new entry area.

This option would only be considered further if Basketball Geelong (in association with Geelong Supercats) committed itself to make the Arena Annex their main headquarters and home of Geelong Basketball representative and event games. The extra event facilities combined with improved court one spectator seating would see the Arena Annex become a more usable venue for major local, regional and State basketball competition and events/tournaments.

Implementation of the Annex Master Plan recommendations would address the current and future needs of the Geelong Arena major tenant (Basketball Geelong) whilst also improving the overall amenity, functionality and accessibility of the Geelong Arena Annex for the wider community. The redevelopment of the facility however would have little net effect on the participation levels for basketball as the facility is near operational capacity at the moment.

Environmental Implications

The use of Environmentally Sustainable Design features in the proposed works will help to reduce environment impact both in its construction and its operation.

Financial Implications

The draft Geelong Arena Annex Master Plan report identifies three (3) redevelopment options to the Geelong Arena Annex and includes indicative costing associated with these improvements.

Where implementation of specific recommendations requires a new capital allocation from Council, these will be presented and considered as part of the overall annual budget process.

Opportunities for co-contributions from State Government and other funding sources have been identified within the draft Geelong Arena Annex Master Plan

Whilst the adoption of this report does not have any direct financial implications, the identified redevelopment recommendations within the plan will cost approximately up to \$1,549,000.00 (based on Option C 2010 cost).

There has not been an expected timeframe set within the draft Geelong Arena Annex Master Plan report and is dependent on a number of factors, inclusive of but not limited too: upcoming Indoor Sports Strategy, Basketball Geelong's long term plan and funding available through a range of sources.

6. GEELONG ARENA ANNEX MASTER PLAN (CONT'D)

Policy/Legal/Statutory Implications

The Equal Opportunity Act (1995) protects Victorians against discrimination based on a wide range of personal characteristics or associations. These include (but are not limited to) age, gender, ethnicity, disability, pregnancy, religion and employment status. The Geelong Arena Annex Master Plan recognises that all community members have equal rights to participate in and enjoy the benefits of sport, leisure and physical activity. The development of the facility will consider design solutions to help facilitate access for all.

Officer Direct or Indirect Interest

No Council staff or persons engaged under contract have a direct or indirect interest in the development of the Geelong Arena Annex Master Plan.

Risk Assessment

The Geelong Arena Annex Master Plan provides guidance for the development of this significant sports and entertainment venue.

There are no immediate risks associated with this report.

Appropriate risk management measures will be put in place when implementing the recommendations of the report.

Social Considerations

The implementation of the recommendations contained within the Geelong Arena Annex Master Plan would improve the design, layout and functionality of the venue and enhance sport and social experiences of visitors to this venue. The proposed development will significantly enhance the level of amenity to current users however it will have little net effect on basketball participation at the venue due to court limitations.

Communication

The project development, planning process and research undertaken for this project included a review of current venue operations and use of the Annex space, in addition to the establishment of a formal project control group to guide the planning process.

The project has also involved consultation with stakeholders and Council staff.

The main consultation tasks have included:

- Individual on-site meeting/s with each of the existing user groups and stakeholders;
- Follow-up site visits, telephone interviews and/or meetings;
- Establishment of the Project Control Group, Project Working Group and Project Reference Group.

The consultation results have been used to assist with the identification of critical issues and major themes for consideration in the Geelong Arena Annex Master Plan.

6. GEELONG ARENA ANNEX MASTER PLAN (CONT'D)

Community Feedback

The Geelong Arena Annex Master Plan draft report was made available for public comment, for a period of four weeks.

The feedback received (Attachment 2) supported the Master Plan concept with particular focus on the following key aspects:

- Increase in social / meeting spaces;
- Additional canteen facilities;
- Improved change facilities, separate to that of the main Arena complex;
- Additional car parking facilities and
- Opportunities to be provided for tenant groups to generate revenue via additional revenue streams (typically food and beverage).

7. EMERGENCY MANAGEMENT – MUNICIPAL FIRE AND EMERGENCY MANAGEMENT RESOURCING PROGRAM

Portfolio:	Transport & Infrastructure - Cr Richards
Source:	City Services – Emergency Management
General Manager:	Gary Van Driel
Index Reference:	Subject: Emergency Management; Council Reports 2012

Summary

- This report informs council about the Local Government Victoria, Department of Planning and Community Development's Municipal Fire and Emergency Management Resourcing Program and the recent changes to this funding program.
- On 17 June 2011, council received a letter from the Executive Director, Local Government Victoria, Department of Planning and Community Development (DPCD), that advised that council would receive, as part of the Victorian Bushfire Royal Commission (VBRC), funding of up to \$100,000 per annum, plus a one-off \$10,000 payment for resources to employ one additional staff member.
- This officer would be required to undertake a range of functions that would help the council meet its statutory obligations, deliver on the VBRC recommendations and improve council's capacity to perform its various roles and functions relating to fire in the context of emergency management.
- Subsequent to receiving this funding, the position of Coordinator Emergency Management & Municipal Emergency Resource Officer was created and filled.
- The funding was received in two parts, \$50,000 once all the documents had been executed and returned by 17 June 2011, and the second/final payment once council had submitted a Progress Report by 31 December 2011. All timelines and other requirements were achieved.
- Under this program, the position would be funded until 30 June 2012, prior to which a comprehensive review would be undertaken by DPCD so as to ascertain whether the Program's requirements have been met and whether an extension in funding would be granted.
- On 6 January, 2012, council received a second letter from the DPCD which advised that after consultation between Local Government Victoria (LGV), the Fire Services Commissioner and the Municipal Association Victoria (MAV), the Minister for Local Government has approved an extension of the program from 1 July 2012.
- Under the extension, all funded full time equivalent positions are to be shared, i.e. paired across multiple municipalities. The City of Greater Geelong has been paired with the Borough of Queenscliffe.
- In addition, and in recognition of the expanded coverage, the Minister has now extended the program with a new end date of June 2014.

7. EMERGENCY MANAGEMENT – MUNICIPAL FIRE AND EMERGENCY MANAGEMENT RESOURCING PROGRAM (CONT'D)

- On 3 February 2012, Council's Chief Executive Officer, General Manager City Services, Coordinator Emergency Management met with the Borough of Queenscliff's Chief Executive Officer, and the Borough's General Manager Planning and Infrastructure to discuss the Borough's needs under this new paired arrangement.
- It is conceded that the decision to pair the City with the Borough of Queenscliff should not have a negative impact on the City, however, it is acknowledged that given greater obligations and requirements on local government in emergency management, additional State Government funding is desirable.

Cr Richards moved, Cr Abley seconded -

That Council write to the Minister of Police and Emergency Services, The Hon Peter Ryan MP, to request that the State Government provide additional and on-going financial support to Local Government in order for City of Greater Geelong to meet its statutory and community responsibilities in Emergency Management.

Carried.

Report

Background

On 17 June 2011, council received a letter from John Watson, Executive Director, Local Government Victoria, Department of Planning and Community Development (DPCD) that advised that council would receive, as part of the Victorian Bushfire Royal Commission (VBRC), funding of up to \$100,000 per annum, plus a one-off \$10,000 payment for assets to employ one additional staff member.

The funding program, titled the 'Municipal Fire and Emergency Management Resourcing Program (MFEMRP)' has been allocated a total funding pool of \$11.3 million. The funding was used to fund 25 Emergency Management (Fire) Coordinators across 34 Victorian municipalities.

In order to be part of the program, council's Chief Executive Officer was required to sign an agreement which included a schedule of agreed actions and when payments were to be made to council.

This officer would be required to undertake a range of functions that would help the council meet its statutory obligations, deliver on the VBRC recommendations and improve council's capacity to perform its various roles and functions relating to fire in the context of emergency management.

Discussion

Under this program, the position would be funded until 30 June 2012, prior to which a comprehensive review would be undertaken by DPCD so as to ascertain whether the Program's requirements have been met and whether an extension in funding would be granted.

7. EMERGENCY MANAGEMENT – MUNICIPAL FIRE AND EMERGENCY MANAGEMENT RESOURCING PROGRAM (CONT'D)

On 6 January 2012, council received a second letter from the DPCD which advised that after consultation between Local Government Victoria (LGV), the Fire Services Commissioner and the Municipal Association Victoria (MAV), the Minister for Local Government has approved an extension of the program from 1 July 2012.

Under the extension and as from 1 July 2012, the number of funded positions was increased to 29 and all funded full time equivalent positions are to be shared, i.e. paired across multiple municipalities. Council was advised in the letter that it had been paired with the Borough of Queenscliffe. The letter also advised '...for each pair or groups, one council has been nominated to act as the lead council. This is for administrative purposes only, with the lead council entering into a formal funding agreement with DPCD and being the formal employer of the staff member.' The City of Greater Geelong was nominated at the lead council by DPCD.

Note: originally, 19 councils were allocated a funded position and the remaining 6 were allocated to a group of councils.

In addition, and in recognition of the expanded coverage, the Minister for Police and Emergency Services has extended the program with a new end date of June 2014. This was to provide greater security for both councils and the staff member.

Following receipt of the second letter from DPCD, a degree of unrest and concern began to surface among some of those municipalities that were allocated one of the original 25 Emergency Management (Fire) Coordinator positions. Moorabool Shire Council provided a copy of a letter to 59 Local Government CEO's that they wrote to the Minister for Police and Emergency Services, the Hon Peter Ryan MP within which Moorabool Shire expressed its concerns the work performed by their Emergency Management Officer '...will be compromised if required to split this essential resource 50 / 50 with the Golden Plains Shire. Similarly the increasing focus on the MERO, MRM and MFPO roles in preparation, response and recovery from an emergency is placing a great strain on officers who's substantive positions did not originally include an emergency management role.'

The Moorabool letter requested that the government fully fund local governments on an on going basis to adequately resource their statutory and community responsibilities in emergency management including the MFEMRP and the roles of MERO, MRM and MFPO. Council's CEO, Stephen Griffin responded to the Moorabool Shire's letter and advised that he understood their position, that the decision to pair the City of Greater Geelong with the Borough of Queenscliffe does not have the same impact, and, in general, does agree that given greater obligations and requirements on local government, in emergency management, additional State Government funding is desirable.

In response to the reaction of some councils, the Executive Director Local Government Victoria, Department of Planning and Community Development (DPCD), wrote a third letter during March 2012 that advised it had received '...a generally positive response [however] a small number of councils have raised concerns about the future structure of the program and their capacity to maintain a dedicated resource within their organisation beyond 30 June 2012.'

7. EMERGENCY MANAGEMENT – MUNICIPAL FIRE AND EMERGENCY MANAGEMENT RESOURCING PROGRAM (CONT'D)

In response to these concerns, the Executive Director advised that his organisation was working with the MAV and the Fire Services Commissioner in order to '...consider if there is any opportunity to modify current offers, with a view to trying to accommodate some of the concerns that have been expressed.'

With this council being paired with the Borough of Queenscliffe under the revised Agreement terms, council's Chief Executive Officer, General Manager City Services, Coordinator Emergency Management met with the Borough of Queenscliff's Chief Executive Officer, and the Borough's General Manager Planning and Infrastructure on the 3 February 2012, to discuss the Borough's needs under this new paired arrangement.

Environmental Implications

There are no environment implications as a result of this report.

Financial Implications

The costs associated with position of Coordinator Emergency Management are being funded, in part, via the DPCD grant with the balance being taken up within council's salary budget for the Emergency Management and Fire Prevention Unit.

Policy/Legal/Statutory Implications

The City of Greater Geelong signed the initial agreement and subsequent to the alterations to the program and the pairing of the City with the Borough of Queenscliffe, both the City of Greater Geelong and the Borough of Queenscliffe were required to sign the new Agreement.

Officer Direct or Indirect Interest

No Council officers associated with writing this report have any direct or indirect interest, in accordance with Section 80 (C) of the Local Government Act.

Risk Assessment

The establishment of the position titled, Coordinator Emergency Management and MERO, allows the City to better address its emergency management responsibilities under a number of Acts including:

- Emergency Management Act 1986
- Local Government Act 1989
- Country Fire Authority Act 1958
- Public Health and Wellbeing Act 2008
- Water Act 1989 and
- Electricity Safety Act 1998

7. EMERGENCY MANAGEMENT – MUNICIPAL FIRE AND EMERGENCY MANAGEMENT RESOURCING PROGRAM (CONT'D)

Social Considerations

Generally, the community expect council to take a lead role in emergency situations and particularly the recovery aspect. To this end, the Coordinator Emergency Management and MERO is now able to provide planning and operational support to the Municipal Recovery Manager and the Municipal Fire Prevention Officer. This additional support will, in turn, deliver an enhanced outcome during and following an event.

Communication

A copy of this report will be tabled before the council's Municipal Emergency Management Planning Committee.

8. GEELONG GALLERY ANNUAL REPORT 2010 - 2011

Portfolio: Arts & Culture – Cr Abley
Source: Community Services/Arts & Culture
General Manager: Jenny McMahon
Index Reference: Subject: Arts & Culture/Art Galleries
Customer: Geelong Gallery

Summary

- The purpose of this report is to provide Council with the Geelong Gallery's 2010-2011 Evaluation Report (Attachment 1) as an audit requirement of Council's annual contribution to the Geelong Gallery. The Gallery's 2010-2011 Annual Report is also attached (Attachment 2).
- The Geelong Gallery's collection of historical and contemporary art is widely acknowledged as one of the finest and most valuable held by a regional gallery in Australia. The Gallery continues to provide the region's residents and visitors with outstanding exhibition, public and educational programmes as well as curatorial services.
- In 2010-2011 Council's contribution to the Geelong Gallery was \$968,000, representing the second year of the fourth Triennial Funding Agreement between the Greater Geelong City Council and Geelong Gallery adopted by Council at its meeting of September 28th 2010.
- The Gallery's collection of works of art is held in trust for the region and is managed and developed in accordance with international standards of museum practice and includes iconic works of art such as *View of Geelong* by Eugene von Gerard and *Bush Burial* by Frederick McCubbin.
- A total of 57,845 visits were made to the Gallery throughout 2010-2011 an increase of 5,854 from the previous 2009-2010 year.
- The highlights for 2010-2011 included the exhibitions *The Silent Wilderness – 19th century Australian landscapes and Sidney Nolan – The Gallipoli Series*, both of which attracted a large number of visitors, while *Cycling Greats* the Matthys Gerber's portraits from the National Portrait Gallery, Canberra was exhibited as part of the Cultural Programme during the 2010 UCI World Cycling Championships in Geelong.
- The Geelong Gallery agreed to lend Eugene von Gerard's *View of Geelong* (1856) to *Nature Revealed*, The National Gallery of Victoria's grand retrospective of the work of the greatest of Australia's colonial artists. *View of Geelong* was the lead exhibit in this prominent survey which also featured several other loans from Geelong Gallery's custodianship.

Cr Abley moved, Cr Granger seconded -

That Council note the Geelong Gallery 2010-2011 Annual Report.

Cr Richards left the meeting room at 8.03pm

Cr Richards re-entered the meeting room at 8.05pm

Carried.

8. GEELONG GALLERY ANNUAL REPORT 2010 – 2011 (CONT'D)

Report

Background

The Geelong Gallery's collection of works of art is held in trust for the Region and is managed and developed in accordance with international standards of museum practice. The Gallery's holdings of historical and contemporary art are widely acknowledged as one of the finest and most valuable collections held by a regional gallery in Australia. The Gallery's collection includes iconic works of art such as *View of Geelong* by Eugene von Gerard and *A Bush Burial* by Frederick McCubbin.

The Geelong Gallery is open to the public seven days a week and entry is free. The Gallery presents art exhibitions, educational and public programmes and curatorial services to the residents of and visitors to the Region.

Discussion

This evaluation report covers 2010-2011 which is the second year of the fourth Triennial Funding Agreement between the Geelong Gallery and the City of Greater Geelong.

As part of the Agreement, KPI's are set for the Gallery's annual performance. Most were exceeded in 2010-2011 and have been summarised below;

- 57, 845 people visited the Gallery – annual target 60,000
- 2,400 memberships – annual target 2,250
- 28 exhibitions were mounted in total – agreed target 20
- 21 exhibitions were self initiated – agreed target 10
- 10 exhibitions were held in the Community Access Gallery – agreed target 7
- 8 exhibitions embraced subjects relating to local/regional history and featured work by artists active in the Geelong region – agreed target 8
- 38 lectures, seminars, and workshops were presented – agreed target 30
- 18 public programmes were presented – agreed target 16
- 7 access space exhibitions involving schools and community groups were presented – agreed target 4
- 27,000 Quarterly Newsletters were distributed – agreed target 27,000

Exhibition highlights for 2010-2011 include:

- *The Silent Wilderness – 19th century Australian landscapes* - critically acclaimed this was the first time an Australian gallery examined, in depth, the great fascination, both here and abroad, during the 19th century, what were then Australia's truly remote wilderness regions.
- *Sidney Nolan – The Gallipoli Series* from the Australian War Memorial in Canberra;
- Oscar winning director Adam Elliot's - *Mary & Max* - a multi media installation presented in partnership with the Australian Centre for the Moving Image.

8. GEELONG GALLERY ANNUAL REPORT 2010 – 2011 (CONT'D)

- Commencing in the May 2010, the major exhibition Robert *Dowling - son of Empire 1827-1866* ran until August 2011. Robert Dowling was the first artist to be trained in Australia and is renowned for his painting of pastoralists and their properties, indigenous people and biblical themes.

The Gallery was visited by many VIP and government visitors during the 2010-2011 year including Dr. David Bomford, distinguished Director of the J. Paul Getty Museum in Los Angeles who paid tribute to the presentation of the Gallery, its collections and remarked on several specific Gallery treasures.

From the 2010 Fletcher Jones Art Prize, the Gallery acquired Tim McMonagle's work *The happy song* and with the support of the Geelong Art Gallery foundation was also able to purchase other short listed exhibits including Peter Daverington's – *Welcome to the pleasure dome* and Jason Slattery's watercolour diptych titled *Small ambitions*.

The Gallery also received donations of major studio ceramics by Arthur Boyd and John Perceval from members of the family of the later Professor Franz Phillip through the Federal Government's Cultural Gifts Programme.

The Gallery delivered special public programmes including floor talks and volunteer guides, conducted tours every Saturday and, as requested, for group visits. During school holidays the Gallery also offered the children's *Eye Spy* discovery tours every Wednesday.

The Gallery's Educational Services continued a loan programme to classroom teachers of four learning boxes: the William Buckley; Myths and Rituals; Art Industry contexts and the Who's Who – portrait learning box.

Students of 27 Primary Schools and 32 Secondary Schools from the Geelong Region, metropolitan Melbourne, regional Victoria and country New South Wales attended tours of the Gallery, with some teachers also attending professional development programmes.

A further 31 tertiary institutions and community groups also visited the Gallery on organised tours during the 2010-2011 year.

Environmental Implications

Geelong Gallery is a purpose built gallery designed to make the most of natural light, while keeping within international environment standards for museums. The addition of two new clauses in the fourth Triennial Funding Agreement between Council and the Gallery relating to maintenance of the building enables the Gallery to benefit from contractors already engaged by Council who are encouraged to meet environmentally responsible principles where possible.

Financial Implications

The City of Greater Geelong is the Gallery's largest funding partner. Council makes an annual contribution to the Gallery in accordance with the Triennial Funding Agreement. In 2010-2011 Council's contribution was \$968,000.

LBW Chartered Accountants have completed their audit of the Gallery's financial position for 2010-2011 and have given the Gallery a positive assessment.

8. GEELONG GALLERY ANNUAL REPORT 2010 – 2011 (CONT'D)

Policy/Legal/Statutory Implications

The Geelong Art Gallery is located on Crown Land with a lease period of 999 years due to expire on the 16th June 2854. The Building is a Council asset, operated by the Geelong Art Gallery Incorporated, the Board, a body associated for artistic and cultural purposes. The Board is composed of 12 persons, elected each year at the Annual General Meeting. The Board operates under a Charter. Councillor Barbara Abley, Portfolio Councillor for Arts & Culture is Council's representative on the Geelong Gallery Board.

The Geelong Gallery is an important cultural facility, which assists the City of Greater Geelong to deliver the actions outlined in Council's Culture Strategy Creativity +, as well as the Strategy's Vision: *to develop the City of Greater Geelong as a regional centre of innovation and excellence*. The Gallery is one of the key Cultural Precinct facilities identified in the Geelong Future Cities Masterplan.

Officer Direct or Indirect Interest

There is no direct or indirect interest by Council Officers involved in the preparation of this report.

Risk Assessment

The 2010-2011 Financial Statements of the Geelong Gallery have been subject to an independent Financial Audit by LBW Chartered Accountants.

The Triennial Agreement and six month reporting and evaluation measures against KPI's ensure the Gallery's performance is regularly reviewed and assessed.

Social Considerations

Galleries play a significant role in the cultural, social, educational and economic development of the community. Geelong Gallery plays an important role in the collection, conservation and exhibition of the Region's material heritage as expressed in works of art. The reputation of the Gallery, as one of the finest regional galleries in Australia, is a source of civic pride. The Galleries exhibitions, educational and public programmes as well as curatorial services are highly valued cultural resources. The opportunities that the Gallery provides for our emerging and established artists are extremely crucial to the Region's cultural development. The Gallery contributes to the amenity and attraction of Central Geelong and, as one of the City's major cultural attractions in the Cultural Precinct, contributes significantly to cultural tourism.

Communication

The Arts & Culture Department in consultation with Communication and Marketing will be responsible for communicating this report.

9. GEELONG MAJOR EVENTS – OCT TO DEC 2011 QUARTERLY REPORT

Portfolio:	Tourism and Major Events – Cr Harwood
Source:	Projects, Recreation & Central Geelong
General Manager:	Dean Frost
Index Reference:	Subject: Geelong Major Events General

Summary

- Council established the Geelong Major Events (GME) committee in August 1998 pursuant to Section 86 of the Local Government Act.
- GME strives to stimulate and encourage major events that offer the best opportunity to provide measurable economic benefits. potential to market Geelong outside the municipality and enhance local community life through participation of resident;
- GME support the development and improvement of hallmark, major and developing events whilst focusing its activities on a clearly defined strategic program;
- GME has established and maintains strong links with the private sector, government and our communities to achieve high levels of stakeholder investment and activity required to realise the events potential of Geelong;
- This report provides an overview of GME activities for the period October to December 2011 including:
 - 7 supported major events were staged during the period;
 - Those events stimulated economic activity and provided social benefits to our community. Geelong major events during this period generated approximately \$4.6million of event expenditure from local and non local sources which is the equivalent of 36 full time jobs in the region.

Cr Harwood moved, Cr Macdonald seconded -

That Council notes the report detailing the activities of Geelong Major Events for the October to December 2011 period.

Carried.

Report

Background

Council, in August 1998, established a Section 86 Committee under the provisions of the Local Government Act known as Geelong Major Events (GME) as a means of stimulating and encouraging events within the municipality.

In line with the Geelong Major Events Terms of Reference, an annual report will be presented to Council at the conclusion of the financial year and quarterly reports will be provided throughout the year. This report provides an update on the activities supported by GME for the period 1 October to 31 December 2011.

9. GEELONG MAJOR EVENTS – OCT TO DEC 2011 QUARTERLY REPORT (CONT'D)

Discussion

Meetings

GME has convened two ordinary meetings in the period between 1 October 2011 and 31 December 2011. The November meeting of GME was cancelled due to a quorum of Committee Members unable to attend the meeting.

Meetings are currently scheduled for the third Monday of each month commencing at 4.00pm, held at City Hall. Meeting dates are advertised and meetings are open to the public.

Details of major events staged during the period:

During the 3 month period, GME supported major events were staged in our region:

Event Title	Date	Funding amount	Estimated Economic Benefit	Description
2011 Geelong - Streets Are Alive	8-9 October	\$50,000	\$528k	Presented by The Gordon Tafe, this street theatre based program enlivened and activated streets, laneways and public spaces throughout Central Geelong and the Waterfront across a weekend.
2011 Jayco Herald Sun Tour	13 – 14 October	\$50,000	\$500k	The national cycling event is a staged road race of which Geelong hosted Stages 3 and 4. Day one finished at Deviation Hill in Newtown, and Day Two travelled from the Waterfront to Drysdale. The new Drysdale stage was well received by the local community.
2011 Toast to the Coast	29 – 30 October	\$30,000	\$1.2mil	The Toast to the Coast event has evolved over the past ten years from a one-day expo style event on the Waterfront, to a unique food & wine trail experience at wineries throughout our Region. It is held on the Melbourne Cup weekend.
2011 Geelong Offshore Superboat Classic	26-27 November	\$10,000	\$646k	Annual offshore powerboat event. It is a national competition with rounds staged in states across Australia. Geelong hosted the only Victorian round. Generally staged in Summer (March), clashes with the powerboat calendar caused Geelong to be allocated Round 1 in Spring rather than a later round in Summer 2012.
2011 Denis Walter Carols	3 December	\$40,000	\$411k	Annual free regional Carols event staged on Eastern Beach reserve. Good weather contributed to a successful event in 2011 with an estimated crowd of approximately 10,000.
The Australian Chess Championships	27 December to 8 January	\$10,000	\$592k	National title event hosted at The Sphinx Hotel in North Geelong. Australia's best chess players joined two international players, two Grand Masters of Chess and local enthusiasts to contest the Australian title across 13 days.
2011 Pier Festival (including New Year's Eve fireworks)	31 December 2011	\$45,000	\$703k	Council's regional New Year's Eve fireworks are included in this festival on the Waterfront. Staged by the Event Management Company, the festival includes free entertainment and a market. Fireworks are staged at 9.30pm and midnight. In 2011 the weather was over 40degrees during the day and an estimated 50,000 people came to the waterfront for the fireworks displays.

9. GEELONG MAJOR EVENTS – OCT TO DEC 2011 QUARTERLY REPORT (CONT'D)

Details of GME funding decisions for the period

During the 3 month period, GME provided a commitment of funding support to the following events:

Event Title	Date	Funding amount
2012 Death of a Salesman @ GPAC	August 2012	\$20,000 (underwriting in partnership with Arts Victoria)
2012 Davis Cup @ Geelong Lawn Tennis Club	February 2012	\$50,000 (in partnership with State Govt Victoria)
2012 Geelong Dancesport Classic	May 2012	\$5,000

Environmental Implications

Geelong Major Events has developed a methodology which provides a means of approach for the conduct of event funding applications and event evaluations. This methodology has been developed to assess the triple bottom line effect; Economic Impact, Social Impact and Environmental Impact.

Each Geelong Major Events funding application is assessed according to the methodology and a value is attributed to the perceived Environmental benefit relative to the environmental negative impacts associated with the event.

Considerations of positive and negative impact include energy usage, and use of renewable sources, water usage, waste and or recycling generated, traffic congestion, use of non-powered transport options, pollution, destruction or damage to natural environments, event legacies of new or reinvigorated nature and resources.

The environmental impact for each event is assessed and where appropriate actions are identified to protect the environment.

Given the nature of events and the variety of events staged within the Geelong region via Geelong Major Events support, some are environmentally friendly while others manage the environmental impacts as well as possible.

Council plays a leading role, through the Events Services Unit, Health and Local Laws and asset managers, working with external agencies to ensure that environmental implications are appropriately managed.

Wherever possible, a waste-wise program is adopted at events to minimise the impact of waste generated at events.

Financial Implications

Funding commitments of \$75,000 made for the period was within the budget.

The event expenditure estimated to be generated by the seven events staged during the period 1 October 2011 to 31 December 2011 is estimated to be \$4.6 million. This event expenditure is estimated to support the equivalent of 36 full-time jobs in Greater Geelong.

**EFT calculation is based on GOT accepted methodology and sourced from the Tourism Research & Impact Assessment for the Geelong Otway Region, Feb 2007.*

9. GEELONG MAJOR EVENTS – OCT TO DEC 2011 QUARTERLY REPORT (CONT'D)

Policy/Legal/Statutory Implications

In supporting major events contractual relationships are entered into generally based on a standard master contract initially prepared by Council's solicitors. Council's in-house legal advisor is consulted as required.

Officer Direct or Indirect Interest

Officers involved in the preparation of this report do not have a direct or indirect interest.

Risk Assessment

The management of risks associated with events is an important aspect to protect the community and Council's assets. Particular attention is undertaken to identify potential risks with each event and ensure that the appropriate risk management treatments are in place.

All major events are required to present event plans to the Events Multi Agency Working Group, coordinated via Council's Events Services Unit. Feedback and advice is given to event organisers from the represented agencies and stakeholders on the working group.

The expertise within Council's Risk Management Business Unit is also drawn upon to support events as and when required.

Social Considerations

Geelong Major Events make a significant contribution to the social, environmental and economic well being of the community. Legacies for future events and community use can include redeveloped or newly constructed infrastructure, volunteering and fundraising opportunities and new or improved skills for community and sporting clubs through involvement with major or special events.

Communication

The achievements of Council and GME in supporting events and the associated benefits provided are communicated via a range of promotional tools. Communications plans are developed for each event to ensure both benefits and impacts are communicated to the community, where relevant. Media releases and photo opportunities are sought for each major event on the annual calendar.

10. GEELONG MAJOR EVENTS COMMITTEE - APPOINTMENT OF EXTERNAL REPRESENTATIVES

Portfolio:	Tourism and Major Events - Cr Harwood
Source:	Projects, Recreation and Central Geelong / Events, Central Geelong & Waterfront
General Manager:	Dean Frost
Index Reference:	Subject: Events / Geelong Major Events General

Summary

- Geelong Major Events (GME) Committee was established as a Council Advisory Committee in 1998, and formalised under Section 86 of the *Local Government Act 1989* in October 1999.
- GME Committee has overseen significant developments in the growth of existing events and the announcement of international and national events to be staged in Geelong including the Australian International Airshow, Festival of Sails Week, National Celtic Festival, Toast to the Coast and the largest event ever staged in Geelong, the 2010 UCI Road Cycling World Championships.
- GME Committee supported events stimulate substantial economic activity within the municipality (estimated to be up to \$118.6 million for 2010/2011 from local and non-local sources and the equivalent 948 full-time jobs) and provide social links within our community.
- GME Committee has a significant role ahead in supporting approximately 30 major events each year in addition to also identifying new and future opportunities for hallmark and one-off special events to be hosted in the Geelong Region.
- There is a maximum of ten positions on the GME Committee. External members comprise four of those positions and are appointed for a period of four-years.
- The terms for two GME external committee members, Bob Spurling and Nicholas Heath will expire in April 2012. Both members have advised that they will not seek a further term on the GME committee. This has resulted in two vacancies for external GME committee members for a new four-year term commencing May 2012 and expiring April 2016.
- Following public advertisements, nine applications were received. A selection panel comprising the Mayor, the Councillor who holds the portfolio for Tourism and Major Events, the Chief Executive Officer and an incumbent external committee member, Ian Spangler reviewed applications and made a recommendation to Council regarding the appointment of two external committee members.

Cr Harwood moved, Cr Fisher seconded -

That Council:

- 1) Formally thank retiring GME Committee Members Nicholas Heath and Bob Spurling for their contribution to Geelong Major Events.**
- 2) Appoint Julie Stefanoff and Caroline Moore for a four-year term as external representatives to the Geelong Major Events Committee.**
- 3) Thank the other applicants for their interest in participating on the Geelong Major Events Committee.**

Carried.

10. GEELONG MAJOR EVENTS COMMITTEE - APPOINTMENT OF EXTERNAL REPRESENTATIVES (CONT'D)

Report

Background

GME Committee was established as a Council Advisory Committee in 1998, and formalised under Section 86 of the *Local Government Act 1989* in October 1999.

Following an independent review of GME Committee and a report to Council, the Committee's Terms of Reference was altered in September 2004 to provide for the appointment of four external representatives from the business/media/arts or events community for a term of up to four years. In addition to the external representation, the Geelong Major Events Committee membership also includes:

- The Mayor and up to three other councillors appointed by Council;
- The Chief Executive Officer;
- The Executive Director of Geelong Otway Tourism;

Following public advertisement and assessment of applications, Council endorsed recommendations and appointed four persons based on their particular skills offered.

The term expiration of GME committee members Bob Spurling and Nicholas Heath have resulted in two vacancies for two external GME committee members for a four-year term which will expire in April 2016.

The GME Committee Terms of Reference provide that the committee has been formed to co-ordinate the attraction, support and funding of events on behalf of the City.

GME Committee supported events stimulate substantial economic activity within the municipality (estimated to be up to \$118.6 million for 2010/2011 from local and non-local sources and the equivalent 948 full-time jobs) and provide social links within our community.

The City is provided with unprecedented opportunities with the growth of existing events and scheduling of new events over the upcoming years. GME Committee will have a significant role in supporting events during this period and is well positioned to build on recent achievements which include the outstanding success of the 2010 UCI Road World Cycling Championships.

Discussion

Appointment of External Representatives

External representation on GME Committee is considered to be essential as it enables the GME Committee to draw upon expertise and networks beyond Council. Specifically, experience relevant to the business, arts, events or media communities are seen as important.

Following the advertisements communicating the requirement to fill the vacant external representative positions on GME Committee, nine (9) applications were received in total.

10. GEELONG MAJOR EVENTS COMMITTEE - APPOINTMENT OF EXTERNAL REPRESENTATIVES (CONT'D)

All applications were reviewed by a panel consisting of the Mayor, Chair of Geelong Major Events Committee, Chief Executive Officer and external member Ian Spangler. After careful consideration, the panel determined that Julie Stefanoff and Caroline Moore would best bring the required experience and specialist expertise to GME Committee.

Both applicants have extensive events and business experience, existing contacts as well as major event knowledge.

Environmental Implications

There are no environmental implications arising from this report.

Financial Implications

There are no financial implications arising from this report as no remuneration is paid to external representative positions on GME Committee.

Policy/Legal/Statutory Implications

There is no policy, legal or statutory implications arising from this report.

Officer Direct or Indirect Interest

No officer involved in the preparation of this report has any direct or indirect interest.

Risk Assessment

Two staggered appointment durations were established in 2008 to minimise the risk of losing extensive expertise from the Committee at one time. Two incumbent external members have terms expiring in April 2014 and the two newly appointed external members will have terms expiring in April 2016.

External representatives are fully briefed on their role on GME Committee thus ensuring that they each understand their roles and responsibilities. Information is also provided to external representatives regarding their obligations regarding declarations of Direct or Indirect Interest.

Social Considerations

The inclusion of external representatives on GME Committee supports and enhances the social benefit that events bring to the community.

Communication

The appointment of two new external representatives to GME Committee will be communicated to key stakeholders and the media. The unsuccessful candidates will be notified in writing thanking them for their application and interest in the Geelong Major Events committee.

Cr Jan Farrell declared an Indirect Interest in Agenda Item 11, G21 Geelong Regional Alliance Funding Agreement, in that she is a Board Member at G21, not appointed by Council but elected by the G21 membership and left the meeting room prior to discussion at 8.35p.m.

11. G21 GEELONG REGION ALLIANCE FUNDING AGREEMENT

Portfolio: Democracy & Governance – Cr Mitchell
Source: Corporate Services – Corporate Strategy
General Manager: Jeff Wall
Index Reference: Corporate Strategy / Planning

Summary

- The purpose of this report is to advise of minor changes to the proposed new G21 Regional Alliance funding agreement and to seek Council support for continuation of this important regional initiative for a further 4 years.
- Council's current Memorandum of Understanding with the G21 Geelong Region Alliance (G21) expires on the 30th June 2012.
- G21 continues to operate successfully with strong involvement by member Councils through their Mayors and Chief Executive Officers. There is also key participation via Pillar leadership by Councillors and Officers
- G21 has furnished Council with a new Memorandum of Understanding for a further four year period from 1st July 2012 to the 30th June 2016.

Cr Granger moved, Cr Richards seconded -

That Council:

- 1) **sign and seal the G21 Memorandum of Understanding for the period 1 July 2012 to 30 June 2016 (refer Appendix 11-1).**
- 2) **commit an allocation of \$403,000 to G21 in the 2012 - 2013 Annual Budget.**

Carried.

Division Requested:

For: Crs Doull, E Kontelj, Nelson, Harwood, S Kontelj, Granger, Mitchell, Fisher, Abley, Richards, Macdonald.

Carried Unanimously.

Report

Background

G21 was created in late 2002 after the City of Greater Geelong invited neighbouring municipalities to join in an alliance to provide the leadership to develop a long term plan that considered all the 'things' that make a great region.

In May 2004 Council agreed to join with other participating regional Councils in the formation of a Company - The G21 Geelong Region Alliance.

11. G21 GEELONG REGION ALLIANCE FUNDING AGREEMENT (CONT'D)

A successful, joint submission was made to the State Treasurer and Minister for Local Government to form the Company and the current Memorandum of Understanding with G21 was entered into for a period of 4 years, with an expiry date of 30 June 2008.

The Victorian Government has provided significant direct and financial support to G21 since inception and embraced the development of the G21 Strategic Plan.

The G21 Board meets monthly and comprises:

- The five Council CEO's as Directors
- The five Council nominated Directors
- Five elected Directors

For 2012 the G21 Board Directors are:

- COGG – Cr John Mitchell and Stephen Griffin
- SCS – Cr Brian McKitterick and Mark Davies
- GPS – Cr Geraldine Frantz and Rod Nicholls
- BOQ – Cr Bob Merriman and Lenny Jenner
- COS – Cr Stephen Hart and Rob Small
- Elected Directors – Ed Coppe (Chair), Michael Malouf, Cr Jan Farrell, Bernadette Uzelac and Jason Trethowan

Discussion

Since inception, The G21 Region Alliance has gained wide recognition as a successful working example of whole of government approach to regional planning and development, particularly at State and Federal Government level.

G21 has worked hard to support the five Councils of the G21 region and has advocated for funding commitments to both regional and local projects

Examples of this include:

- \$900,000 for G21 Regional Land Use Plan
- \$2m for regional health program involving more than 100 sporting clubs across the region
- G21 NBN Taskforce established
- \$250m rail link commitment for Avalon from state government
- Federal government commitment for international status at Avalon
- Inaugural Our Place magazine 2011
- G21 Public Transport Strategy
- New bus services across all municipalities coming out of the G21 Public Transport Strategy
- State and federal government funding for the Geelong Library and Heritage Centre
- Trade Training Centres in Corio and Colac
- Business case funding for Geelong: Cruise Ship Destination Project
- State funding commitments for Armstrong Creek – rail station, emergency services hub, hospital

11. G21 GEELONG REGION ALLIANCE FUNDING AGREEMENT (CONT'D)

- BSW RDA support for funding of the GREP
- State Government commitment to International Avalon Airshow until 2015
- Stretch Avalon's Wings campaign re aviation training academy

The 2012 Priority Projects are:

- Geelong Future Cities Project
- Addressing Disadvantage
- Armstrong Creek Urban Growth Area
- Geelong Ring Road Connections
- Geelong Convention and Exhibition Centre
- Apollo Bay Harbour Precinct
- Regional Research and Information Centre
- Geelong Centre for Infectious Diseases
- Geelong Ring Road Employment Precinct
- Geelong: Cruise Ship Destination Project
- Transport Links to Melbourne

Approximately 300 people across the region donate their professional time to G21 Pillars and working groups.

The OECD (Organisation for Economic Co-operation and Development) has chosen to study G21 in 2012 as an example of innovative regional collaboration – the only non-European region chosen.

G21 is seeking ongoing support from its Member Councils and has provided Council with a new Memorandum of Understanding for the four-year period from 1st July 2012 to 30th June 2016.

Key modification points of the new Memorandum of Understanding are:

- this Memorandum of Understanding represents an update of the contribution assessment based on the latest Census data with Councils contribution for 2012 - 2013 being \$403,000 given the regional population component of 75.81%,
- Each Member Council shall nominate one Director to the G21 Board as described in the G21 Constitution. Each Member Council will also be represented by their CEO as a Director on the G21 Board (Clause 5.1.1),
- The terms of this Memorandum of Understanding can only be modified by the agreement of all parties (Clause 6.5).

11. G21 GEELONG REGION ALLIANCE FUNDING AGREEMENT (CONT'D)

Financial Implications

The population based funding contribution model has been updated with the latest Census data.

Should Council enter into the new Memorandum of Understanding (MoU) for the period 1st July 2012 to 30th June 2016, a financial contribution of \$403,000 is required for 2012 - 2013.

Policy/Legal/Statutory Implications

All legal and statutory implications were managed as part of the initial agreement and creation of the G21 Geelong Region Alliance Company.

Risk Assessment

The main risks associated with G21 are financial associated with member contributions and any failure to secure agreement from all member Councils for the new MOU.

Social Considerations

G21 is committed to a policy of strong community consultation, communication, and participation in the spirit of capacity building. There is a strong reliance on the involvement of the community.

G21 aims to sustain lifestyle and the social aspects are paramount.

Environmental Implications

The principles, values and operation of G21 directly support a triple bottom line approach to regional direction planning and project implementation. This includes environmental considerations.

Environmental considerations are key to establishing priority projects for G21. The first G21 Plan and the subsequent (current G21 Region Plan – A Sustainable Growth Strategy is supported by projects with positive implications for the environment of the Region.

Communication

The Memorandum of Understanding states that G21 is to convene a working group to include each Member Council which will coordinate joint communications and marketing.

MEMORANDUM OF UNDERSTANDING

1st July 2012 to 30th June 2016



OUR REGION_YOUR FUTURE



MEMORANDUM OF UNDERSTANDING

between

G21 GEELONG REGION ALLIANCE LTD (“G21”)

of 199 Moorabool Street, Geelong

and

MEMBER MUNICIPALITIES

comprising:

COLAC OTWAY SHIRE.....	2 Rae Street, Colac
GREATER GEELONG CITY COUNCIL	30 Gheringhap Street, Geelong
GOLDEN PLAINS SHIRE	2 Pope Street, Bannockburn
SURF COAST SHIRE	25 Grossmans Road, Torquay
BOROUGH OF QUEENSCLIFFE	50 Learmonth Street, Queenscliff

(Collectively called “the G21 Councils” or “Member Councils” with the combined municipal districts referred to as “the G21 Region” or “the Region”)

1. RECITALS

- 1.1. The objective of this Memorandum of Understanding (MoU) is to articulate the arrangements and expectations between G21 and Member Councils as funding partners for the core operation of the G21.
- 1.2. G21 is a Company Ltd formed with the purpose of fostering and undertaking actions that support sustainable growth and development of the Region within the municipal districts of Member Councils (the Region).
- 1.3. The core role of G21 is to build on the existing social, economic and environmental capacity of the Region with regard being given to the G21 Values and Principles (refer to G21 Constitution).
- 1.4. G21 provides the forum and mechanisms for regional issues or opportunities to be identified and solutions or projects implemented.
- 1.5. The MoU is for a four-year period from 1st July 2012 to 30th June 2016.
- 1.6. G21 will not expand the number of Member Councils unless agreement is obtained from current Member Councils.
- 1.7. The success of G21 pivots on the participation and good will of people and organisations across the Region.

2. GENERALLY APPLIED CRITERIA FOR G21 ACTIVITY

- 2.1. G21 applies a policy of: “subsidiarity where functions which subordinate or local organisations perform effectively belong more properly to them than to a central organisation such as G21.”
- 2.2. The generally applied criteria for issues or projects to be considered by G21 include assessment as to whether the impact, involvement and benefits are:
 - Regional
 - Multi-agency
 - Triple Bottom Line with overall long term and community benefitAnd generally demonstrate:
 - Support by a Leader, Lead Agency or Project Champion
 - A general need for a cooperative effort to be successful
 - Likelihood of happening

The parties as signatories to this document understand and record the following:

3. RESOURCING

- 3.1. The Member Councils are committed to support G21 via an annual subscription.
- 3.2. Councils are encouraged to participate in activities that further the objectives of G21.
- 3.3. G21 will work closely with Member Councils' committees, advisory boards, task groups and relevant Council officers to further G21 objectives.
- 3.4. Financial contributions to support the core operation of G21 shall be based on the regional population formula included in Table 1. This formula will remain in place for the four year period of the agreement.
- 3.5. Any proposed variation to the four year contributions listed on Table 1 will be raised by the G21 Board with Member Councils at the Annual Review.
- 3.6. Funding received from Member Councils will be used for the core operation of G21 which includes the staff, on-costs, overheads and out goings required to achieve G21 objectives.
- 3.7. Additional and supplementary funding for the core operation of G21 may be obtained from Federal and State Government sources and will be advised through regular reporting to Councils and Members.
- 3.8. It is recognised that the development and updating of the regional strategic plan will occur through a planning process conducted at a frequency to be determined by the Board. Additional resources will be required to support planning, research, consultation and participation processes.
- 3.9. Additional financial contributions for specific G21 projects (ie. non-core) may be sought from Member Council's from time to time and will be subject to separate business cases and funding submissions through normal Council approval processes.
- 3.10. It is recognised that the majority of G21 projects require partnerships and funding by a range of stakeholders from various levels of government, business and community agencies and other statutory authorities.

Colac Otway	22,097	7.61	\$41,000	\$42,000	\$44,000	\$46,000
Geelong	220,068	75.81	\$403,000	\$419,000	\$436,000	\$453,000
Golden Plains	18,625	6.42	\$34,000	\$35,500	\$36,000	\$38,000
Surf Coast	26,173	9.02	\$48,000	\$50,000	\$52,000	\$54,000
Queenscliffe	3,314	1.14	\$6,000	\$6,500	\$7,000	\$7,000
TOTAL	290,277	100%	\$532,000	\$553,000	\$575,000	\$598,000

¹Source: 2010 Census data, Place of Usual Residence

²Adjusted to nearest \$500

4. ACCOUNTABILITY AND COMMUNICATION

- 4.1. G21 is accountable for operating under a Company Constitution.
- 4.2. Councils are encouraged to participate in activities that further the objectives of G21.
- 4.3. G21 will make available regional statistics, performance and forecast information of strategic use and interest. Conversely, Council's assistance in making available the same information to G21 will add value to all strategic direction processes.
- 4.4. By 31 July each year, G21 will prepare and adopt a Business Plan that details operational initiatives and targets established to evaluate performance.
- 4.5. G21 will present progress reports twice per annum to Member Councils that include performance outcomes against targets in the G21 Business Plan.
- 4.6. The G21 CEO will consult with Member Council CEOs prior to establishing annual contributions to allow for budget considerations. This will occur by March 31st annually or as agreed with individual Councils.
- 4.7. Councils recognise the independent role, structure, mission and expertise of G21 and understand the function also includes being an independent voice and advocate for regional direction in local and national media.
- 4.8. On request, G21 will be available to any Council meeting or meeting within the municipality to discuss issues, progress or any items pertinent to G21 as raised by the Council.
- 4.9. In addition to Board meetings, G21 will communicate with Councils and members on a regular basis using a range of media.

5. SPECIFIC ARRANGEMENTS

5.1. Director Nomination:

- 5.1.1. Each Member Council shall nominate one Director to the G21 Board as described in the G21 Constitution. *Each Member Council will also be represented by their CEO as a Director on the G21 Board.*

5.2. Pillar Groups:

- 5.2.1. Participation and consultation processes underpin G21 with the “Pillar Group” approach (or similar) seen as key to achieving the objectives of G21.
- 5.2.2. Any proposed major variations to the Pillar Group structure (other than normal continuous process improvement, pillar forming, cessation and review) shall be advised and agreed with Members prior to any changes being implemented.
- 5.2.3. Councils are encouraged to have a minimum of one person allocated to each G21 Pillar Group to provide active input, represent the interests of Council, and act as a conduit for communication and integration with council activities.
- 5.2.4. The role of the Board is to oversee the operation of G21, ensure it remains viable and accountable to its members in achieving the objectives, roles and responsibilities included in the Constitution. The Objectives of G21 will be achieved through participatory processes as depicted in the G21 Operating Framework.

5.4. Innovative Staffing Options:

- 5.3.1. Councils are encouraged to directly support G21 through initiatives such as officer placements or secondments. These arrangements may be made directly between the G21 CEO and Council CEO.

5.5. Demonstrate Regional Benefits:

- 5.4.1. G21 related activities must demonstrate regional benefits.

5.6. Integration of Strategic Direction Processes:

- 5.5.1. The parties acknowledge that G21 success rests largely with Councils recognising G21 as an independent but integral part of their own strategic direction and community building processes.
- 5.5.2. Every effort will be made by all parties to annually integrate strategic direction processes and timetables to maximise value adding and minimise potential duplication. Examples include the conduct of community and specific consultation, research, performance indicators, demographics or information gathering processes.
- 5.5.3. Projects will be identified from time to time that involves some or all Councils. Council officers and the G21 CEO are responsible for working cooperatively to ensure funding submissions meet the requirements of individual Councils.

5.7. Communication is a Joint Responsibility:

- 5.6.1. A two way communication and feedback loop is essential for an initiative of the type and size of G21. All parties accept their responsibilities in seeking out and supporting communication and feedback processes.
- 5.6.2. G21 shall convene a working group to include each Member Council, which will coordinate any joint communications and marketing.

6. GENERAL

- 6.1. G21 is accountable for operating to the Company Constitution, Board Charter, Business Plan and arrangements contained in this MoU.
- 6.2. Should a Member Council have concerns with the performance or lack of performance of G21 then discussion should be initiated to address the concerns.
- 6.3. Should a Council wish to withdraw its membership of G21 then written notice must be given twelve months in advance of ceasing membership. Such notice will allow appropriate modifications to the Business Plan and budget process.
- 6.4. If any dispute or difference arises between the parties in carrying out the principles of this Memorandum of Understanding that cannot be resolved, then the parties will seek an agreed independent mediator to resolve the difference.
- 6.5. The terms of this Memorandum of Understanding can only be modified by the agreement of all parties.

DATED this day of 2012

SIGNED on behalf of the)
G21 GEELONG REGION ALLIANCE)
by its duly authorised representative:)

.....
Witness

SIGNED on behalf of the)
CITY OF GREATER GEELONG COUNCIL)
by its duly authorised representative:)

.....
Witness

SIGNED on behalf of the)
BOROUGH OF QUEENSLIFFE)
by its duly authorised representative:)

.....
Witness

SIGNED on behalf of the)
COLAC OTWAY SHIRE COUNCIL)
by its duly authorised representative:)

.....
Witness

SIGNED on behalf of the)
GOLDEN PLAINS SHIRE COUNCIL)
by its duly authorised representative:)

.....
Witness

SIGNED on behalf of the)
SURF COAST SHIRE COUNCIL)
by its duly authorised representative:)

.....
Witness

Cr Farrell re-entered the meeting room at 8.55p.m.

12. MUNICIPAL ASSOCIATION STATE COUNCIL

Portfolio:	Democracy & Governance - Cr J Mitchell
Source:	Corporate Services – Administration & Governance
General Manager:	Jeff Wall
Index Reference:	Municipal Association of Victoria

Summary

- The Municipal Association of Victoria (MAV) State Council meeting will be held on 17 May 2012 and Councils have been requested to submit motions for consideration.
- Decisions made at the meeting constitute policy direction of the MAV for the immediate future.
- Issues proposed by the City of Greater Geelong are set out in this Report.
- The State Council meeting is primarily for Council appointed representatives and Cr Richards will be attending on behalf of the City of Greater Geelong.

Cr Richards moved, Cr Granger seconded -

That the motions set out in Appendices 1 – 2 of this report be submitted to the MAV State Council.

Carried.

Report

Background

At the State Council Meeting, there is an opportunity for Councils to submit motions for consideration. If supported, the motions form part of the policy direction of the Association. The MAV requested input from Councils, with a closing date of 19 April 2012.

Discussion

Motions must be of state-wide significance to local government and must be accompanied by background information which provides the rationale behind the Motion.

The following issues are presented for Council endorsement prior to lodging with the MAV:

Carbon Farming Initiative Regulatory Baseline Anomaly – Appendix 1

Under the Federal Government Clean Energy Act, opportunities are provided for Carbon Farming Initiatives for gas extraction from old (legacy) waste deposits before June 2012. However, there are current anomalies in the Carbon Farming Initiatives available for landfill gas management between the states and territories under the Clean Energy Act that need to be resolved.

12. MUNICIPAL ASSOCIATION STATE COUNCIL (CONT'D)

For instance, in Victoria, EPA licence requirements set the regulatory baseline emissions at any site so as not to exceed 100 parts per million. Therefore, only emissions below this level would qualify for Carbon Farming Initiative credits. In other states, licence requirements allow for 500 parts per million which provides for larger Carbon Farming Credits.

Ongoing State Government Financial Support for Emergency Management Position – Appendix 2

In January 2011, funding was provided to establish 25 Emergency Management (Fire) Coordinators across 24 municipalities in response to the Victorian Bushfire Royal Commission. Further funding has only been assured until June 2014, without a longer term commitment from the State, Councils cannot appropriately resource the long term statutory community responsibilities in emergency management.

Environmental Implications

Nil.

Financial Implications

There are no financial implications in presenting motions to the MAV. However, if some of the proposals achieve success, financial benefits may result.

Policy/Legal/Statutory Implications

If supported at State Council, the issues raised by Council will have the backing of the MAV whose role includes lobbying other levels of government to promote the views of Local Government.

Officer Direct or Indirect Interest

No officers involved in the preparation of this report have any direct or indirect interest.

Risk Assessment

There are no risks associated with endorsement of these proposals by the MAV.

Social Considerations

Nil.

Communication

The issues will be canvassed with other Councils through State Council, and if endorsed, will be pursued with the State or Federal Government by the MAV.

MAV State Council Annual Meeting – 17 May 2012

To submit a motion for consideration by State Council on 17 May 2012, please complete this form and email to statecouncil@mav.asn.au, **not later than 19 April 2012**. Please note, deadlines are strictly observed.

MOTION

CARBON FARMING INITIATIVE REGULATORY BASELINE ANOMALY

Submitted by: *City of Greater Geelong*

MOTION:

That the MAV lobbies the Federal and State Government to remove the apparent anomaly regarding the potential Carbon Farming Initiative regulatory baseline for Landfill gas management between the States and Territories under the Clean Energy Act.

RATIONALE:

Under the Federal Government Clean Energy Act opportunities are provided for Carbon Farming Initiatives (CFI) for gas extraction from old (legacy) waste deposits before June 2012.

Each tonne of CO₂ equivalent extracted will attract an Australian Carbon Credit Unit (ACCU) that will be equivalent to a carbon certificate.

An ACCU may be used to offset (abate) a carbon pricing liability or sold into the market. CFI only applies to gas extraction in addition to that extracted to meet license requirement for landfill sites. This is called the regulatory baseline.

In Victoria the EPA License requirements set the regulatory baseline emissions at any site so as not to exceed 100 parts per million (ppm) therefore only emissions below this level would qualify for Carbon Farming Initiative credits.

In other states the license requirement is 500ppm, allowing 400ppm more for Carbon Farming Initiative credits than in Victoria.

This is a significant anomaly which needs to be addressed as a matter of urgency.

Note: Motions must be submitted by **one council but may be supported by other councils. The council submitting the motion will need to supply written confirmation from any council(s) listed as supporting the motion. All relevant background information in support of the motion should be included in the space provided for the rationale and not in attachments. **The motion and rationale should be no longer than one page.***

MAV State Council Annual Meeting – 17 May 2012

To submit a motion for consideration by State Council on 17 May 2012, please complete this form and email to statecouncil@mav.asn.au, **not later than 19 April 2012**. Please note, deadlines are strictly observed.

MOTION ONGOING STATE GOVERNMENT FINANCIAL SUPPORT FOR EMERGENCY MANAGEMENT POSITIONS

Submitted by: *City of Greater Geelong*

MOTION:

That the MAV lobbies the State Government to commit to long term funding support to Local Government to enable Councils to meet their statutory and community responsibilities in Emergency Management to enable long term strategic planning of Council's Emergency Management response to address the agreed actions and outcomes identified in the Victorian Bushfire Royal Commission report.

RATIONALE:

To date funding has only been assured until June 2014, in the absence of a longer term commitment from the State, Councils cannot appropriately resource in order to meet the long term statutory community responsibilities in emergency management.

Given the significance of the statutory requirements now to be complied with, Councils cannot expect to impose these significant extra responsibilities to existing staff whose substantive position does not include emergency management.

In 2011, in response to the Victorian Bushfire Royal Commissions, funding was provided to establish 25 Emergency Management (Fire) Coordinators across 24 Municipalities to deliver a range of agreed actions and outcomes.

In January 2012 the funding program was extended to June 2014.

The aim of the funding is to adequately resource the statutory and community responsibilities in emergency management of Councils in Victoria.

Note: Motions must be submitted by **one council but may be supported by other councils. The council submitting the motion will need to supply written confirmation from any council(s) listed as supporting the motion. All relevant background information in support of the motion should be included in the space provided for the rationale and not in attachments. **The motion and rationale should be no longer than one page.***

Note: Motions must be submitted by **one council but may be supported by other councils. The council submitting the motion will need to supply written confirmation from any council(s) listed as supporting the motion. All relevant background information in support of the motion should be included in the space provided for the rationale and not in attachments. **The motion and rationale should be no longer than one page.***

13. WHITTINGTON LAND USE CONCEPT STRATEGY

Portfolio:	Community Development – Cr Fisher
Source:	Community Services / Community Development
General Manager:	Jenny McMahon
Index Reference:	Project: Whittington Community Renewal

Summary

- The purpose of this report is to inform Council of the outcome of the consultation on the Whittington Land Use concept strategy and to seek Council in principle support for the strategies.
- The Department of Human Services (DHS), in partnership with Council and Department of Planning and Community Development (DPCD), engaged FMSA Consulting Group to prepare a Land Use Concept Strategy that could inform future Council and DHS land use planning while supporting social sustainability and improving perceptions of community safety. Refer Attachment 1.
- The Concept Strategies have been developed after reviewing a range of documentation, including previous community consultations and Council policies.
- Council's Community Development, Planning, Urban Design and Recreation and Sports Departments have all been engaged in the development of the Strategy.
- The Concept Strategies are based on best practice urban design and Crime Prevention Through Environment Design (CPTED) principles.
- The five Concept Strategies are:
 - Increasing natural surveillance, particularly in the reserve and paths leading to the reserve
 - Orientating new housing strategically so the primary living areas can overlook adjacent reserve areas and public paths leading to the reserve spaces
 - Using urban design features, paving, landscaping and public lighting to more clearly define public and private land ownership boundaries
 - Removing blind spots and maximising length of sightlines along public pathways
 - Providing upgraded pedestrian routes to and through Whittington to increase and focus pedestrian traffic along the main paths.
- In 2010, \$1.7 million of major upgrade works to the open space in Whittington, known as The Link, were successfully completed. The works were largely funded by the Australian Government Federal Stimulus Package with contributions from Council and DPCD of \$150,000 and \$200,000 respectively.
- Following a report to Council in September 2011, the Whittington Land Use Concept Strategy prepared by FMSA Consulting Group was made available for public comment via promotion in: City News, Whittington Voice, local newspapers, mail-box drop, notice on community notice-boards, libraries, community health centres and shops.

13. WHITTINGTON LAND USE CONCEPT STRATEGY (CONT'D)

- Four separate objections signed by nine residents in total were received in relation to one aspect of the strategy, namely the creation of a walkway from Midas Court, through 164 Coppards Road. The residents raised concerns that one or more dwellings would need to be demolished to implement the strategy at the location proposed. There were also concerns that the new walkway would diminish the privacy and sense of safety, particularly for residents of 164 Coppards Road, and may require installation of measures to ensure pedestrian safety for those crossing Coppards Road.
- Residents affected by this aspect of the Concept Strategy were invited to meet with Council Officers and representatives of DHS to discuss their concerns. Three residents attended the meeting.
- No other submissions were received.

Cr Fisher moved, Cr Granger seconded -

That Council:

- 1) endorses the five concept strategies underpinning the Whittington Land Use Concept Strategy;**
- 2) acknowledges the concerns raised by residents with regard to Option 1, the creation of a walkway between Solar Drive and Coppards Road;**
- 3) supports, in principle, the proposed actions arising from the Concept Strategy and gives an undertaking that further consultation with residents will occur if and when opportunities arise to progress the actions.**

Carried.

Report

Background

In 2006 Council adopted a master plan for the open space known as the Whittington Link. It was envisaged that the proposed works would be staged and undertaken as funds became available. Receipt of funds from the Victorian Government in 2007 for the Whittington Community Renewal Project and a commitment from Council enabled work to commence and for detailed planning for selected parcels of land to proceed. In 2009 the availability of funding through the Federal Government's Nation Building Program enabled major works to be undertaken and resulted in the revitalisation of the central area of The Link and the Apollo Place entrance to Whittington.

In 2010 the Department of Human Services (DHS), Department of Planning and Community Development (DPCD) and City of Greater Geelong agreed that it would be useful to develop a concept strategy that could provide a framework for future development of the area surrounding the open space.

FMSA was commissioned to review the existing documentation, document and analyse the existing conditions and to develop strategic concepts that could inform future master planning. The key objectives of this project are to foster social sustainability and enhance connectivity in Whittington and to assist the major landholder, DHS, to make informed decisions regarding their own land holdings.

13. WHITTINGTON LAND USE CONCEPT STRATEGY (CONT'D)

Following a report to Council in September 2011 the consultant's report was made available for public comment.

Discussion

Site Context

The primary study site, as shown on page 2, Attachment 1 is the portion of Whittington bounded by the Bellarine Rail Trail, Coppards Road, Townsend Road and Wilsons Road. Consideration was given to the relationship between this area and the commercial/light industrial and educational area on the Bellarine Highway and the recreational facilities at Grinter Reserve on the eastern side of Coppards Road.

Whittington is typified by low density single storey housing on medium to large blocks arranged in cul-de-sacs. Two thirds of the 832 housing blocks within the study site are privately owned. The remainder are owned by the Office of Housing (OoH). The majority of the public housing properties are concentrated in eight courts.

The suburb is laid out around a central linear drainage reserve, surrounded by a circular road, Solar Drive, with cul-de sacs branching from either side. There are only four vehicular access points from the main roads. This results in very little through traffic.

There is one pedestrian access point to the Bellarine Rail Trail and the provision of pedestrian walkways links cul-de-sacs to the open space and in some cases to each other. See page 19, Attachment 1.

Three bus routes service the area.

Existing Documentation

There is a considerable body of existing documentation that was reviewed. This included:

- Urban Design Charter (DPCD, 2010)
- Whittington Link Landscape Master Plan (Loci Landscape Architecture, 2006)
- Clause 56 Walkability Tool Kit (GoGG et al)
- Whittington Survey Results and Action Plan (2010)
- Crime Prevention Through Environmental Design (CPTED) documents.

Concept Strategies

The consultant identified a number of areas of Whittington where the quality of the environment can be upgraded to improve public safety or at least perceptions of safety. CPTED strategies have been incorporated into the concept plans. They are:

1. Increasing natural surveillance, particularly in the reserve and paths leading to the reserve.

13. WHITTINGTON LAND USE CONCEPT STRATEGY (CONT'D)

2. Orientating new housing strategically so the primary living areas can overlook adjacent reserve areas and public paths leading to the reserve spaces.

Over the long term, subject to the availability of funds, when public housing becomes vacant or if owners of private property wish to redevelop, dual occupancy construction on key sites could achieve improved surveillance of the public spaces and diversify housing stock.

3. Using urban design features, paving, landscaping and public lighting to more clearly define public and private land ownership borders.

4. Removing blind spots and maximising length of sightlines along public pathways.

The residential cul-de-sacs are often interconnected or linked to the green spaces by narrow pedestrian walkways. While they offer a certain level of amenity they are unsatisfactory because they are long and constricted, offer short sightlines and blind spots, are frequently unpaved, poorly lit, filled with refuse and may have a negative impact on adjoining properties.

The existing pathways highlighted on page 35, Attachment 1 would typically benefit from the following upgrade works:

- Widening of pathway easements
- Provision of longer sightlines
- Additional public lighting
- Paving upgrades to allow all weather use
- Landscaping.

5. Providing upgraded pedestrian routes to and through Whittington to increase and focus pedestrian traffic along the main paths.

These paths should provide the shortest route possible to maximise pedestrian and cycle usage and in doing so increase opportunities for passive surveillance and the perception of safety in public areas.

The area is not currently well connected to the surrounding suburbs. Two potential routes have been identified, which if upgraded, would increase permeability in both the east–west and the north–south directions. See page 31, Attachment 1.

Route A–A: Wilsons Road to Coppards Road provides for a more direct and upgraded route from the central ‘hub’ to Grinter reserve and Splashdown. It should be noted that this is the route to which residents raised objections.

Route B–B: Bellarine Highway to Townsend Road is an existing pedestrian pathway which would be upgraded to an all weather day/night shared pedestrian/cycle route. In a household survey undertaken in 2010 residents identified upgrading of this route as a high priority.

Priority sites along these routes for upgrading of public lighting have been identified and are shown on page 37, Attachment 1.

13. WHITTINGTON LAND USE CONCEPT STRATEGY (CONT'D)

Office of Housing (OoH) Properties

In 2009–10 work was commenced to upgrade the front yards of 150 OoH properties as part of the Federal Government's economic stimulus package. Individual tenants were consulted and offered the choice of a range of options for the improvement of their front yards including new fencing, landscaping and paving.

Early feedback suggests that the project has been successful in raising the amenity of both individual properties and the general aesthetic of the neighbourhood. It appears that residents living in properties with upgraded front yards have, on average, increased their gardening activities, which is in turn having a positive effect on the wider Whittington community.

Recommendations are made for two further phases of front yard upgrade works to complete the project. There is currently no endorsement or government funding for these proposed future stages but timely completion of these works should spread the positive impact. These works are the responsibility of DHS.

In summary, the FMSA report provides the project partners (DHS, DPCD and Council) with shared concepts on which future land use decisions can be made for the study site in Whittington.

Resident responses to the Concept Strategies

Four written responses (a total of nine residents) were received during the period of public comment. They are summarised below with officer comments.

The area of most concern to the residents is the proposed connecting route from Midas Court to Coppards Road. If this action was to proceed, current residents will be impacted through the loss of one house and modification to fence lines.

(refer table on next page)

13. WHITTINGTON LAND USE CONCEPT STRATEGY (CONT'D)

Objector	Summary of Objections	Officer Comment
7 residents of units at 164 Coppards Road	- Possible demolition of dwellings - Increased traffic past units resulting in loss of privacy, reduced feelings of safety and possible increase in noise, pollution, vandalism and illegal activity - Households with young children, children with disabilities or older people feel particularly vulnerable - An alternative route is nearby through the existing walkway in Freesia Court	- Demolition to an existing unit would be required and at minimum modification of the fence lines of two houses in Midas Court which adjoin the rear of 164 Coppards Road. - Increased pedestrian/bike traffic along what is essentially the driveway of the units would decrease privacy.
1 resident of units at 164 Coppards Road (also a signatory to the above)	- Impact on safety and security - Affect vehicle access - Loss of part of properties or demolition of dwellings	- See comments above. - Vehicle access would not be affected but an increase in the number of pedestrians sharing the roadway with vehicles could be a safety issue.
1 resident of Midas Court	Option 1 - No direct line of sight from Midas Court to Solar Drive - Disruption to the quiet of Midas Court and the residents of the units in Coppards Road. - Would encourage motorbikes to use the court and travel past the units in Coppards Road - On the days of football matches the far side of Coppards Road is fenced off. Additional pedestrians crossing the road from the walkway would create a safety hazard unless there is protection for pedestrians Option 2 - Shorter route with clear line of sight to Solar Drive - Ends on Coppards Road close to Splashdown	Option 1 - There is no direct line of sight from Midas Court to Solar Drive and depending on the location of the walkway there may not be a direct line of sight from Midas Court to Coppards Road. - Any walkway would be accessible to motorbikes, scooters, prams as well as pedestrians and cyclists. - It is difficult to assess what level of safety hazard would be posed for pedestrians crossing Coppards Road. It is most unlikely that any type of pedestrian crossing could be located at this point. Option 2 - This option at minimum would require altering fence lines of two houses. - It is close to Splashdown but is also quite close to an existing access road Aeros Street
Resident 164 Coppards Road	Strongly objects to the walkway	Comments as above

13. WHITTINGTON LAND USE CONCEPT STRATEGY (CONT'D)

No written submissions were received on any other aspects of the Concept Strategy. However, in a meeting of Council and DHS Officers with residents of 164 Coppards Road and Midas Court, it was confirmed that the main north–south route, shown as B–B in Attachment 1, is extensively used by residents walking to schools and shops. Residents agreed that an improved walking surface and lighting would enhance feelings of safety. Further evidence of this was gathered through a Mobility Audit recently conducted with the assistance of local residents.

Environmental Implications

The Concept Strategy has been developed on the basis of CPTED principles. The improved perceptions of safety, improved amenity of the area and improved ease of mobility have the potential to encourage increased use of methods of active transport such as walking, riding and cycling.

Implementation of the Concept Strategy is subject to identifying funding sources and would require additional design work. However, it is envisaged that this would incorporate low energy lighting and planting of indigenous flora, increasing carbon capture.

Financial Implications

No financial commitment has been made to the implementation of the strategy although there may be opportunities to undertake key priority works on a progressive basis using existing Council budget allocations, potential state and federal government grants and potential private investment.

Endorsement of the Concept Strategy will strengthen the opportunity for Council to seek external funding and a business case has been prepared to undertake improvements to the main north–south pedestrian route.

Policy/Legal/Statutory Implications

There are no policy, legal or statutory implications. However, the Concept Strategy could become the basis for future discussions with DHS.

Future development of concepts in the proposed strategy will be carried out in accordance with Council policies and procedures.

Officer Direct or Indirect Interest

No Council officer has direct or indirect interest in this report.

Risk Assessment

Concept Strategies have been developed with a view to decreasing risk to individuals using public spaces and walking tracks.

13. WHITTINGTON LAND USE CONCEPT STRATEGY (CONT'D)

Social Considerations

The concepts outlined in the FMSA report are consistent with the priority for increased safety and wellbeing as identified by Whittington residents and the Whittington Action Plan adopted by Council in November 2010 and the recently completed Mobility Audit of Whittington.

Communication

Officers from the following areas have been involved in providing input to the development of the consultant's report and this report to Council: Urban Design, Engineering Services, Recreation and Open Space, Community Facilities, City Development, Property Management and Community Development.

Public comment in relation to the strategy has been actively sought via promotion in City News, Whittington Voice, local newspapers, mail-box drop, notices on community notice-boards, libraries, community health centres and shops.

The Community Development Department is responsible for all communication relating to this report.

14. BASEMENT LEVEL OF CUSTOMS HOUSE – MORTGAGE OF LEASE

Portfolio:	Central Geelong Looking Forward – Cr Mitchell
Source:	Corporate Services - Financial Services
General Manager:	Jeff Wall
Index Reference:	Leases and Licenses

Cr Granger moved, Cr Macdonald seconded -

That in accordance with Section 89 (2) (d) of the Local Government Act 1989, this contractual matter be considered at the conclusion of all other business at which time the meeting be closed to members of the public.

Carried.

Cr Richards left the meeting room at 9.05pm for the evening.

NOTICE OF MOTION – Cr C Granger

REALLOCATION OF DISBURSEMENT FUNDS

Council allocated \$10,000 in the 2011/12 budget for project D57625 – Welcome to Geelong Entrance Artwork.

Following consultation with the Arts and Culture Department it was established that funds required for this project were in excess of the available budget. Accordingly, this project is on hold pending the allocation of sufficient funds.

A reallocation of funds is recommended of \$3,000 from D57625 to R11710 Community Events Facilitation.

The reallocated funds will support the Australian National Budgerigar Show to be staged at The Geelong Arena between 24 – 30 May 2012. This event includes a weekend championship open to the public and brings 300 non-local delegates to our region for a week of conferencing programs. The (not for profit) Budgerigar Council of Victoria has applied to Council for funding support to assist with a projected loss from the Geelong event. The event did not qualify for Geelong Major Events funding.

Cr Granger moved, Cr Nelson seconded -

That Council support the following reallocation of funds in 2011/2012 budget:

Ward	Project description	Budget	Budget ID
Corio	Welcome to Geelong Entrance Artwork	-\$3,000	D57625
Corio	Community Events Facilitation	\$3,000	R11710

Carried.

NOTICE OF MOTION – Cr Harwood

REALLOCATION OF DISBURSEMENT

Following discussions with the all relevant parties, a decision has been made to reallocate the 2011 / 2012 Budget \$50,000 disbursement originally allocated to the BioGeelong Project C 11837. This amount will be split to fund allocated community projects in the Kardinia Ward.

The original intent of the disbursement allocated to BioGeelong was to provide a contribution towards the development of a bioscience bus – designed to travel throughout Geelong & the western region of the State promoting bio science. The project is now not possible at present due to costs and unavailability of other funding partners. The overall cost being close to \$500,000

The following reallocation of the \$50,000 disbursement is proposed:

1. **Geelong Bowls Club:** Financial support requested for a new two door fridge to assist the club run catering and storage services - \$3,100
2. **City Of Greater Geelong.** Financial support to complete the required information stations and sign posts around the Barwon River (Breakwater Bridge to Shannon Ave Bridge) dedicating the path to the “Troop Loop”. In recognition of the International athletic achievements of local Geelong athlete Lee Troop - \$7,500
3. **City Of Greater Geelong.** Contribution to the asphaltting of the existing gravel pathway leading from near the Geelong Grove Retirement Village in Barrwarre Road , Marshall , linking to the nearby walk / bike paths that lead from the Barwon River to Waurm Ponds shopping precinct - \$19,400
4. **Belmont Bowls Club** – Financial support to upgrade the existing kitchen floor to meet health regulations and assist in the completion of the toilet upgrade - \$20,000

Cr Harwood moved, Cr Nelson seconded -

That Council support the following Ward re-allocation as follows:

Ward	Project	Allocation
Kardinia	Geelong Bowls Club – New commercial fridge	\$3,100
Kardinia	Troop Loop	\$7,500
Kardinia	Asphaltting walk / bike path in Marshall	\$19,400
Kardinia	Belmont Bowls Club	\$20,000
Kardinia	BioGeelong	-\$50,000

Carried.

COMMON SEAL REGISTER

Cr Macdonald moved, Cr Harwood seconded –

That the following documents be signed and sealed by Council.

Carried.

1. SECTION 173 AGREEMENT BETWEEN GREATER GEELONG CITY COUNCIL AND FABIAN JASON CIUFFETELLI FOR 362-380 MELALUKA ROAD, LEOPOLD, VICTORIA, 3224

Portfolio:	Planning – Cr Macdonald
Source:	Economic Development, Planning & Tourism
General Manager:	Peter Bettess
Property:	362-380 Melaluka Road, Leopold
Application No:	1182/2011

Officers' Comments

This Agreement pursuant to Section 173 of the Planning and Environment Act 1987 was required by Condition 3 of Planning Permit No. 1182/2011 issued on 7 February 2012 which allowed the use and development of a dwelling and construction of a shed on a Farming zoned allotment.

The purpose of the Agreement is the implementation and ongoing maintenance of the Environmental Management Plan approved under PP 1182/2011. Before commencement of the use and development, application must be made to the Registrar of Titles to register the Section 173 Agreement on Title to the land under Section 181 of the Act.

This Agreement has been peer reviewed by one of Council's panel solicitors.

Owner's Obligations

Implementation and ongoing maintenance and management of the Environmental Management Plan or any approved amendment under Planning Permit 1182/2011.

Council Obligations

Nil.

2. SECTION 173 AGREEMENT BETWEEN GREATER GEELONG CITY COUNCIL AND MARGARET HELEN TYLER AND ANDREW NORMAN ROGERS FOR 197 MOUNT PLEASANT ROAD, HIGHTON

Portfolio:	Planning – Cr Macdonald
Source:	Economic Development, Planning & Tourism
General Manager:	Peter Bettess
Property:	197 Mt Pleasant Road, Highton
Application No:	1521/2011

Officers' Comments

This Agreement pursuant to Section 173 of the Planning and Environment Act 1987 was required by Condition 9 of Planning Permit No. 1521/2011 issued on 6 January 2012 which allowed the subdivision of the land into two (2) lots.

The purpose of the Agreement is to provide for all development to be in accordance with the endorsed plans forming part of Planning Permit 1015/2010 (or any amendment to that permit) or any subsequent Planning Permit unless otherwise agreed in writing by the Greater Geelong City Council.

Prior to the issue of a Statement of Compliance, application must be made to the Registrar of Titles to register the Section 173 Agreement on Title to the land under Section 181 of the Act.

This Agreement has been peer reviewed by one of Council's panel solicitors.

Owner's Obligations

All development must be in accordance with the endorsed plans forming part of Planning Permit 1015/2010 (or any amendment to that permit) or any subsequent Planning Permit unless otherwise agreed in writing by the Greater Geelong City Council.

Council Obligations

Nil

3. SECTION 173 AGREEMENT BETWEEN GREATER GEELONG CITY COUNCIL AND ROBERT WILLIAM SPURLING AND HELEN MARY SPURLING FOR 183-185 BARRABOOL ROAD, HIGHTON

Portfolio:	Planning – Cr Macdonald
Source:	Economic Development, Planning & Tourism
General Manager:	Peter Bettess
Property:	183-185 Barrabool Road, Highton
Application No:	517/2011

Officers' Comments

This Agreement pursuant to Section 173 of the Planning and Environment Act 1987 was required by Condition 17(b) of Planning Permit No. 517/2011 issued on 14 September 2011 which allowed the Construction of Five Dwellings, Five Lot Subdivision and Creation of Access to a Road Zone Category 1.

The purpose of the Agreement is to tie the approved development to the subdivision to ensure that development of the land is in accordance with the endorsed plans forming part of PP517/2011. Prior to the issue of Statement of Compliance, the development approved by PP517/2011 must be substantially completed or application must be made to the Registrar of Titles to register the Section 173 Agreement on Title to the land under Section 181 of the Act.

This Agreement has been peer reviewed by one of Council's panel solicitors.

Owner's Obligations

- 3.1 *The Owner covenants, acknowledges and agrees that all development of the Subject Land must be in accordance with the plans endorsed under the Planning Permit (or any subsequent amendment to the Planning Permit) or any subsequent planning permit relating to the Subject Land.*

Council Obligations

Nil.

ASSEMBLY OF COUNCILLORS RECORD

Portfolio: Democracy and Governance – Cr Mitchell
Source: Corporate Services
General Manager: Jeff Wall

Summary

- Section 80A (2) of the Local Government Act 1989 requires the record of an Assembly of Councillors be reported to the next practicable Ordinary Meeting of Council.
- A record of Assembly of Councillors meeting(s) is attached as an Appendix to this report.

Cr Fisher moved, Cr Abley seconded -

That the information be received.

Carried.

RECORD OF ASSEMBLIES OF COUNCILLORS
(Council Meeting 10 April 2012)

Assembly Details	Councillor Attendees	Officer Attendees	Matters Discussed	Conflict of Interest Disclosures
Waste Strategy Project Control Group 31 January 2012	Crs Richards, Doull	S Griffin (CEO) G Van Driel (GM) S Adams (CO ORD)	Meeting reviewed information document to be sent to Minister.	Nil.
Waste Strategy Project Control Group 9 February 2012	Cr Richards	S Griffin (CEO) S Adams (CO ORD)	- Noted that information document had been sent to Minister - Discussion on issues to be raised at the meeting and by whom. - Travel arrangements and location to meet prior to the meeting finalized	Nil.
Budget Briefing 26 March 2012	Crs Abley, Granger, Harwood, E Kontelj, Nelson, Fisher, S Kontelj, Macdonald, Richards	S Griffin (CEO) P Bettess (GM) G Van Driel (GM) D Frost (GM) J McMahon (GM) J Wall (GM) M Kelly (MGR) K Fulton (CO ORD)	- Budget Projects - Major Fees and Charges Increases - Community Priorities - Agenda for next Budget Briefing	Nil.

Councillor Briefing 3 April 2012	Crs Abley, Doull, Farrell, Fisher, Granger, E Kontelj, Nelson	S Griffin (CEO) P Bettess (GM) G Van Driel (GM) D Frost (GM) J McMahon (GM) J Wall (GM) K Paton (MGR) R Bourke (CO ORD)	• Presentation by Geoffrey Edwards – Geelong Gallery Annual Report 2010-2011 • Amendment C243 – Geelong Ring Road Employment Precinct and New Corio Estate Native Vegetation Controls – Consideration of Submissions • O'Briens Road, Lara – Road Construction – SRC317 – Finalisation of Scheme • Geelong Football Club Request for Early Release of Funds • Aberdeen Street, Geelong West – Proposed Carpark Construction – SRC305 – Declaration of Charge • G21 Geelong Region Alliance Funding Agreement • Municipal Association State Council • The Gordon 125th Anniversary Sponsorship Request • Whittington Land Use Concept Strategy • Whittington Community Renewal – Annual Report • Mortgage of Lease (Confidential) • Geelong Arena Annex Master Plan • Geelong Major Events – October to December 2011 Quarterly Report • Geelong Major Events Committee – Appointment of External Representatives • Emergency Management – Municipal Fire and Emergency Management Resourcing Program • Amendment C253: Bunnings Norlane Rezoning – Consideration and Adoption	Cr Farrell declared an Indirect Interest in the G21 Geelong Regional Alliance Funding Agreement and left the room prior to discussion.
Submission Panel Hearing 3 April 2012	Crs Granger, Abley, Doull	D McArthur (CO ORD)	• Fisher Street Special Charge Scheme • Barrabool Road/Service Road Special Charge Scheme • Wood Street Special Charge Scheme • Katoomba Court, Road Discontinuance	

Cr Granger moved, Cr Macdonald seconded –

That the meeting be closed to the public.

Carried.

The Meeting was closed to the public at 9.08pm

A record of the proceedings of this section of the meeting is contained in a Confidential Minute Book.

The Meeting was opened to the public at 9.10pm

CLOSE OF MEETING

As there was no further business the meeting closed at 9.10pm. Tuesday, 10 April 2012.

Signed: _____
Chairperson

Date of Confirmation: _____