

MINUTES

COMMUNITY FOCUS COUNCIL MEETING

TUESDAY 11 JUNE 2019

7.00PM

NORTHERN BAY COLLEGE
1 WEXFORD COURT
CORIO

COUNCIL:

Cr B Harwood (Kardinia Ward)
Mayor

Cr S Asher (Bellarine Ward)
Cr J Mason (Bellarine Ward)
Cr T Sullivan (Bellarine Ward)
Cr E Kontelj (Brownbill Ward)
Cr S Mansfield (Brownbill Ward)
Cr P Murrihy (Brownbill Ward)
Cr R Nelson (Kardinia Ward)
Cr P Murnane (Kardinia Ward)
Cr A Aitken (Windermere Ward)
Cr K Grzybek (Windermere Ward)

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**MINUTES OF THE COMMUNITY FOCUS COUNCIL MEETING
OF THE GREATER GEELONG CITY COUNCIL
HELD AT THE NORTHERN BAY COLLEGE
1 WEXFORD COURT, CORIO
TUESDAY, 11 JUNE 2019
COMMENCING AT 7.00PM**

PRESENT: Cr P Murrhiy (Deputy Mayor), Crs A Aitken, S Asher, K Grzybek, E Kontelj, S Mansfield, J Mason, P Murnane, R Nelson, T Sullivan

Also present: M Cutter (Chief Executive Officer), G Smith (Director Planning , Design and Development), B Luxford (Director Economy, Investment & Attraction), G Wilson-Browne (Director City Services), R Stevens (Director Community Life), M Dugina (Director Customer and Corporate Services), K Phyland (Executive Manager People and Culture), R Leonard (Acting Director Governance, Strategy & Performance)

OPENING: The Acting Chair declared the meeting open at 7.00pm.

ACKNOWLEDGEMENTS:

Council acknowledged Wadawurrung Traditional Owners of this land and all Aboriginal and Torres Strait Islander People who are part of the Greater Geelong community today.

APOLOGIES: Cr Harwood (Mayor) – Council Business

PRESENTATION:

Crs Grzybek and Aitken provided the gallery with a snapshot of some of the activities and projects happening in Windermere Ward.

CONFIRMATION OF MINUTES:

Cr Mansfield moved, Cr Mason seconded -

That the Minutes of the Community Focus Council Meeting held on 14 May 2019 be confirmed.

Carried.

DECLARATIONS OF CONFLICTS OF INTEREST:

Cr Grzybek declared a direct interest in Agenda Item 1, Draft Lara Recreation Reserve Masterplan, in that she is Secretary of the Lara United Football Club.

QUESTION TIME:

Rieny Niuwenhof asked the following in relation to the restoration and re-occupation of Osborne House:

When will Council begin work on the restoration and re-occupation of Osborne House - given that the Masterplan has been side-tracked by industrial and commercial interest outside community ownership

Michael Dugina responded there is significant works to be done to bring the house back to a sufficient standard to be re-occupied. The works will be dependent on the business case and preferred use.

Due to the significant costs that come with works to a heritage site works have not yet commenced until such time as a known use is agreed to prevent re-work and inefficient use of limited resources.

Works to fix the leaks, remove the mould and to support and protect and stabilise the site such as the sagging wall in the stables have been completed.

To date there is a budget of \$1.8M planned for 2019-20, however, this is insufficient to fully bring the site back to an occupiable state. Sourcing of funding required to fully activate the house and master plan will be addressed in the business case.

Brendon Chavasse asked about the Lara Sporting Precinct:

The Lara Sporting Club would like to have on record our request to have the Masterplan updated to reflect the "multi-purpose building" be located north-west of oval 3 and therefore south-west of the baseball field.

Cr Murrphy thanked Mr Chavasse for his comments and noted his request.

Cheryl Scott asked the following in regard to the Osborne House and the Stables:

Can Councillors please explain the restoration program to date and justify why the Osborne Park Association tenant groups and community users cannot resume their leases and return to Osborne House given that future plans are still apparently some considerable time away from being finalised and it is not desirable for this heritage asset to sit idle?

Michael Dugina responded there has been significant community consultation due to the interest in such a significant heritage asset. Due to the number of interest groups the sourcing, planning and consultation work has taken significant time to complete.

The planned timeline going forward is:

- *That a business case base line has commenced in June. This based on community use previous occupancy prior to closure;*
- *Council will be presented with the draft master plan in June to be endorsed to go out for community consultation;*
- *Community consultation in July on the draft master plan;*

- *A final master plan, including feedback received in consultation to be presented to Council for endorsement in August:*
- *Business case to commence concurrently with an Expression of Interest process, which will be a key input into the business case. The Expression of Interest will be in two parts:*
 - *Community Expression of Interest which will seek to understand potential community uses into the future, including what parties are interested and what their needs are;*
 - *Commercial Expression of Interest which will seek to understand what potential commercial uses could be in the future and what parties are interested and what their proposals may consist of.*
- *The business case, once full compiled, will be presented to Council for endorsement in October – the objective of which is to find a financially sustainable solution to looking after a significant heritage asset that includes a mix of commercial and community uses.*

Lionel McWilliam asked the following on behalf of Barry White addressed Council as follows:

I strongly object to the intensive townhouse residential development proposed for this site and the manner by which it was approve.

This is totally out of character with the surrounding residential area and will place significantly increased pressure, already the subject of traffic congestion, as the sixways intersection – a central concern of the Lara Traffic Study.

However, a major concern is the use of an overlay to prevent public notification and scrutiny.

While technically correct we believe that use of overlays to avoid public scrutiny is being used as a tactic to avoid criticism of such development.

- 1) Will Councillors call this development application in for reconsideration of this completely inappropriate decisions?

Gareth Smith responded Councillors will continue to monitor this proposal and consider any call in once officers have the full information required by the proponent and have received internal and external agency referral advice.

- 2) Will Council review the manner in which planners use overlays or create new ones which exempt public advertising, prevent objections and avoid public scrutiny in developments which have significant community impacts?

Gareth Smith responded the Development Plan Overlay is a tool within the Victorian Planning Provisions of the planning scheme. It is generally used when there are multiple land owners and aims to ensure orderly staged development across such land. The process to develop a DPO includes community consultation and therefore the state provision does not require ongoing engagement or appeal rights for future permits issued in general accordance with the DPO. The City however does practice notifying residents as was the case recently for this element of the Manzeene development. Once officers have reviewed all information the City will again consider, if appropriate, to notify residents again and seek their views.

Jennifer Bantow asked the following:

It is anachronistic to consider selling the former Geelong Post Office.

It's a mind-set from the past when heritage buildings were considered to be liabilities.

Council is now in a different era, with recent visionary goals defined in the Clever and Creative Vision and other strategies and masterplans. This Council genuinely listens to its constituency.

My question is about Council's **Have Your Say** website, this site invites opinions on many issues.

Submissions about the post office to **Have Your Say** closed this afternoon.

Some submissions may be on line, some may be in the form of orthodox signed hard copy. Although it is a considerable amount of reading, it is important that Councillors know the detail of what has been said from the community about the post office, this issue is particularly important because the decision is irreversible.

Some submitters have forwarded their **Have Your Say** contribution to the National Trust – Geelong and Regional Branch so we are aware of the serious input and the detail in these submissions.

In particular the James Harrison Museum Group, and the Geelong Historical Society have urgent need to save their collections.

My question is about the monitoring, and Councillor's briefing about the **Have Your Say** submissions:

How is the information in these submission known to Councillors?

Are these submissions reduced simply to a number on a list, of those for and those against? Are these views just a survey statistic? Or, are Councillors able to read all submissions in full?

Ms Bantow's questions were taken on notice for a written response.

Graeme Palmer asked the following in relation to the Maritime Museum and Stables – Osborne Park:

- 1) What is happening at the Stables?
- 2) When is the Maritime Museum to re-open?

Michael Dugina's previous responses in relation to Osborne House and the significant works required to be completed address these questions.

Cr Kontelj added that he appreciated the frustration and Councillors are as frustrated, however there is a lot of work to be done in this space.

PETITIONS:

Cr Mason presented a petition from concerned citizens of Portarlington in relation to the removal of a large family of feral cats in the Portarlington Shopping Centre.

Cr Grzybek declared a direct interest in Agenda Item 1, Draft Lara Recreation Reserve Masterplan, in that she is Secretary of the Lara United Football Club, and left the meeting room prior to discussion at 7.50pm.

1. DRAFT LARA RECREATION RESERVE MASTER PLAN

Source: Community Life – Social Planning & Investment
Director: Robyn Stevens
Portfolio: Social and Infrastructure Planning

Purpose

1. To seek Council endorsement to release the draft *Lara Recreation Reserve Master Plan* for a six week community consultation period.

Background

2. Lara Recreation Reserve is located in the heart of the town and enjoys a mix of active and passive use. Tenanting clubs include the Lara Sporting Club, Lara Netball Club, Lara Football Club, Lara United Football (Soccer) Club, Lara Cricket Club, Lara Baseball Club, Lara Tennis Club, Lara Bowls Club, 1st Lara Scouts and St Johns Ambulance. It is also bordered by Lara Secondary College and neighbour to Lara Primary School.
3. Lara Recreation Reserve is an expansive 18 hectare site which plays host to over 1,500 sporting club participants. It is a highly valued space that is well regarded and utilised by the community. In April 2019, an initial community survey indicated that 88% of respondents visit the reserve regularly.
4. The City allocated funding in the 2018-19 budget for a master plan to better understand community needs and aspirations, and to make recommendations for improving the reserve over the medium to long term.
5. The draft master plan has been guided by the Project Reference Group, comprising representatives of all tenanting user groups of the reserve.

Key Matters

6. The draft *Lara Recreation Reserve Master Plan* (**Attachment 2**) has been developed through extensive community consultation, research and analysis.
7. The draft master plan identifies opportunities and improvements to enhance community use through improvements to social infrastructure on the reserve.
8. The preliminary cost estimates to deliver the proposed draft master plan are in the vicinity of \$10-12 million, plus any cost of escalation over time. The final master plan will consider options for a staged delivery.
9. It is proposed that the draft master plan be released for broader consultation, to test its principles and draft recommendations and to assist in developing the final master plan for Council endorsement.
10. Further funding for detailed design will be required for each improvement identified in the draft masterplan that will also provide a more robust understanding of cost, scope and timelines for delivery. There are currently no funds allocated for detailed design.

Cr Aitken moved, Cr Kontelj seconded -

- 11. That Council approve the release of the draft *Lara Recreation Reserve Master Plan* (Attachment 2 of this report) for the purpose of broader community consultation for a period of six weeks.**

Cr Nelson left the meeting room at 7.54pm

Cr Nelson re-entered the meeting room at 7.56pm

Carried.

Attachment 1

Financial Implications

1. While there are no immediate financial implications, preliminary cost estimates indicate that to deliver the draft master plan will be in the vicinity of \$10-\$12 million over the lifespan of the plan. The delivery of infrastructure items will need to be via a partnership model with state and federal government, peak sporting bodies, local sporting clubs and the City.
2. Further funding for detailed design will be required to gain a more robust understanding of cost and timelines for delivery. There are currently no funds allocated for detailed design.

Community Engagement

3. To guide the development of the *Lara Recreation Reserve Master Plan* and its engagement activities, a Project Control Group and Project Reference Group were established with representatives from the City and from tenancing user groups.
4. In March 2019 an initial consultation survey was conducted which aimed to understand the demographics and needs profile of people who visit the reserve. These insights have informed the development of the draft master plan.
5. The survey was distributed via letterbox drop to residences within a 400m radius of the reserve, with 480 homes contacted. In addition, the survey was circulated to all tenancing clubs for distribution to their membership. The survey was advertised on the City's Facebook page which reached 2,600 people, had 140 post engagements and was shared 28 times. At the conclusion of the consultation period on 2 April, 2019, 335 surveys were completed and 28 were partially completed.
6. A summary from the community consultation is provided in **Attachment 3**. The main reasons respondents visit the reserve are to play sport, exercise, walk the dog or to simply get some fresh air. Respondents' favourite attributes of the reserve include the trees and grassed areas and sporting facilities. Key areas identified as requiring improvement include parking, public toilets, sporting clubroom facilities, sports lighting, the provision of path networks and improved open space areas.
7. Following the release of the draft master plan for the six week engagement period, the next phase will involve providing another opportunity for local residents and stakeholders to have their say. This will include:
 - 7.1 reconnecting with the residents within 400m of the reserve, requesting that they now provide feedback on the draft master plan via the City's Have Your Say online platform;
 - 7.2 requesting that tenancing clubs distribute the draft master plan throughout their respective membership bases for any further feedback;
 - 7.3 advertising the engagement on the City's Facebook page; and
 - 7.4 advertising and publishing of the draft plan on geelongaustralia.com.au (hard copies available on request).

Social Equity Considerations

8. Lara Recreation Reserve is home to a strong female participant base, with approximately 550 women participating in the numerous sport and recreation clubs based at the

reserve. All clubs have a strong focus on inclusion and the provision of facilities to support participation growth will create greater opportunities for women.

9. The Issues & Opportunities Paper (**Attachment 4**) identified a range of improvements that will enhance the reserve to improve social equity. This includes better accessibility through enhanced pedestrian connections and movement, potential development of a walking circuit, and improved gender equity through the provision of female friendly facilities.
10. The draft *Lara Recreation Reserve Master Plan* also aims to address inequity in facility provision through the development of improved sport and recreation facilities to meet standard specifications, and additional better quality passive open space areas.

Policy/Legal/Statutory Implications

11. The draft Master Plan is consistent with Council policy and approach to sporting reserve renewal and facility development.

Alignment to Council Plan

12. The draft *Lara Recreation Reserve Master Plan* aligns with the following priorities in the Council Plan:
 - 12.1 Informed social infrastructure and planning – the draft master plan is based on extensive consultation and will provide more quality active and passive recreational spaces for the Lara community.
 - 12.2 A more inclusive and diverse community through the provision of infrastructure that supports social connections within our community. This extends to the provision of accessible and welcoming facilities for people of all genders and abilities.
 - 12.3 Improved health and safety for our community by enhancing the safety and user satisfaction of social infrastructure, which in turn provides greater participation opportunities and health benefits.

Conflict of Interest

13. No City officers or contractors who have provided advice in relation to this report have declared a conflict of interest regarding the matter under consideration.

Risk Assessment

14. The City can progress the master planning process but there is a risk that there will not be adequate funding to implement the plan.

Environmental Implications

15. The draft *Lara Recreation Reserve Master Plan* proposes to improve the quantity and quality of open space, while reducing any loss of vegetation in the reserve. Environmentally sustainable design opportunities will be further explored in the detailed design phase for any new and upgraded facilities and lighting.

REMOVAL OF ALL TEMPORARY BASEBALL FACILITIES

REMOVAL OF VARIOUS TEMPORARY FACILITIES FOR NEW FORMALISED CARPARKING

RELOCATED BASEBALL FIELD AND ASSOCIATED COACHING AND BATTING BOXES

NEW MODULAR BUILDING EXTENSION INCLUDING CLUBROOMS / CHANGEROOMS TO SUPPORT BASEBALL AND OVAL 3 ALONG WITH SPACE FOR SCOUTS.

NEW FORMALISED CARPARKING

THE CITY TO CONTINUE ITS JOINT USE AGREEMENT OVER SPORTING FACILITIES WITH LARA SECONDARY COLLEGE

UPGRADE FLOODLIGHTING TO OVAL 3

CLOSE EXISTING ENTRY IN FAVOUR OF NEW ENTRY THROUGH OTHER CARPARK.

NEW PLAYGROUND / PICNIC AREA AND START OF THE LARA RESERVE 2.4KM RUNNING TRACK (WITH DISTANCE MARKERS)

NEW UPGRADED PEDESTRIAN LINK BETWEEN THE NORTH AND SOUTH

FUTURE FORMALISATION OF OVERFLOW / MATCH DAY CARPARKING

ADDITION OF NEW FLOODLIGHTS TO SOCCER FIELDS

OPEN GRASS / WARM UP / KICK ABOUT AREA INCLUDING LANDSCAPING.




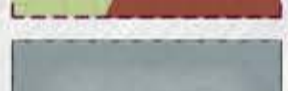
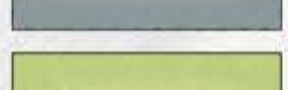

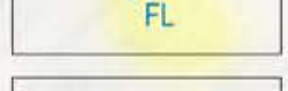
NEW EXPANDED CARPARKING

POTENTIAL FUTURE SHADE STRUCTURE OVER BOWLING GREEN



DRAFT
FOR REVIEW

LEGEND:

-  NEW DIRECTIONAL / WAYFINDING SIGN
-  NEW OR UPGRADED BUILDING
-  NEW OR UPGRADED SPORTS FACILITIES
-  NEW OR UPGRADED CARPARKING
-  NEW COMMUNITY SPACE (VARIED)
-  NEW SPORT ARENA FLOODLIGHT
-  RUNNING TRACK WITH 200M MARKER



PROJECT: **LARA RESERVE MASTERPLAN**

DRAWING: **MASTER PLAN GENERAL LAYOUT OPTION 02 NORTH**

SCALE	1:750 @ A1 1:1500 @ A3
DRAWN BY	SB CHD LF
DATE	3 JUNE 2019
REV.	0
DRG NO.	LSK01




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DRAFT
FOR REVIEW

LEGEND:

-  NEW DIRECTIONAL / WAYFINDING SIGN
-  NEW OR UPGRADED BUILDING
-  NEW OR UPGRADED SPORTS FACILITIES
-  NEW OR UPGRADED CARPARKING
-  NEW COMMUNITY SPACE (VARIED)
-  NEW SPORT ARENA FLOODLIGHT
-  RUNNING TRACK WITH 200M MARKER

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PROJECT: **LARA RESERVE MASTERPLAN**
DRAWING: **MASTER PLAN GENERAL LAYOUT OPTION 02 SOUTH**

SCALE: 1:750 @ A1 | 1:1500 @ A3
DRAWN BY: SB CHD LF
DATE: 3 JUNE 2019
REV: 0
DRG NO: LSK02



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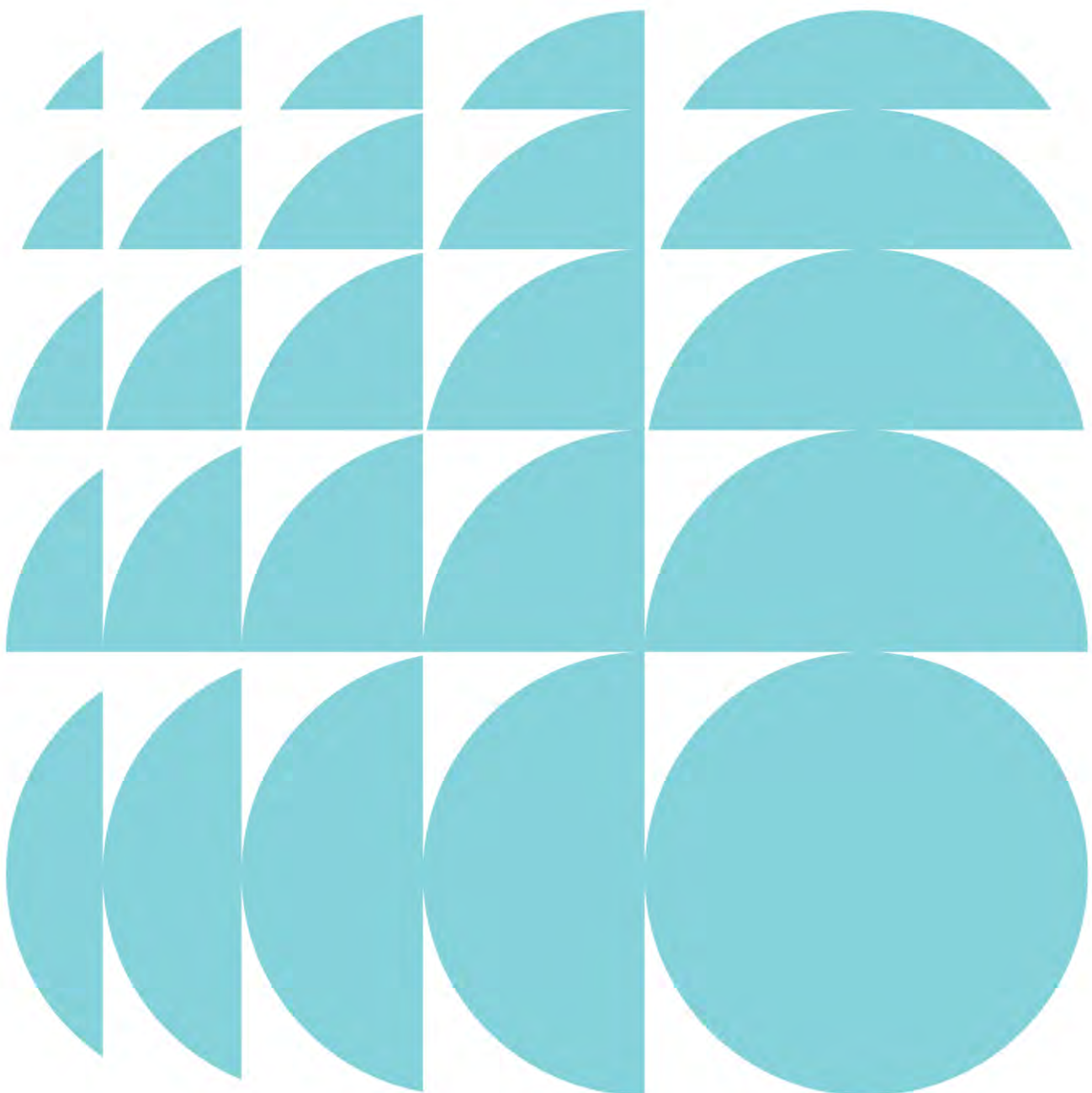
ETHOS URBAN

Lara Recreation Reserve Engagement Summary Report

City of Greater Geelong

Submitted to Land Design Partnership

April 2019 | 3190028



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1.0 Context

1.1 Project Background

The City of Greater Geelong has engaged Land Design Partnership to develop a Master Plan for Lara Recreation Reserve. Lara Recreation Reserve plays a regional role in sport Greater Geelong as one of the largest open space precincts within the Lara growth area. It is utilised by a range of groups, including Scouts, St John's Ambulance, and sports clubs. Adjacent to the Reserve is Lara Secondary College, which contains an additional oval and two netball courts under a Joint Use Agreement between Council and the Department of Education.

Changes and increases in participation, and emerging constraints—particularly around the spatial distribution of existing facilities at the Reserve—have necessitated this project. Ethos Urban is supporting Land Design Partnership on this project through the design and facilitation of a community engagement process. Engagement is necessary to better understand and embrace the emerging needs of the community and local influences to ensure better outcomes for everyone now and into the future. Local input gathered from the engagement activities in this project will contribute to Land Design Partnership's masterplan for the reserve.

1.2 Purpose of this report

This document reports on Phase 1 of the engagement process undertaken by Ethos Urban with Land Design Partnership and the City of Greater Geelong in March 2019 to support the development of the Lara Recreation Reserve Masterplan. Its purpose is to provide a summary of key feedback and insights received.

2.0 Engagement Framework

Table 1 summarises the engagement framework and how it fits within the masterplan project. This document reports on Engagement Phase 1, undertaken March 2019.

Table 1: Project and engagement framework

Project Stage	Engagement Phase	Purpose of this Phase	Timing	Activity	Notes
1. Consultation, Design and Cost Plan	Phase 1	Create buzz and excitement about the project while building an understanding of the key issues and aspirations for the Reserve.	March 2019	Postcard Drop	
		Generate ideas to inform the draft Master Plan.		Community Survey	
2. Draft Master Plan	Phase 2	To promote the planning process and reach a range of voices and interests' groups to provide feedback on the draft Master Plan.	TBC by Land Design Partnership	Public exhibition of draft plan	Council to provide submissions made to the draft plan
				Consultation summary	
3. Final Master Plan and Summary Document			TBC by Land Design Partnership		

2.1 Objectives

Community opinion is a vital component of the process, particularly in understanding the concerns and 'lived values' of the residents within the municipality.

The following objectives guide the community engagement process:

- To consider multi-cultural influences on sport, recreation, and social activities
- To engage a range of stakeholder groups and residents that represent the profile of the Lara community
- To reflect community ideas and aspirations for the Reserve
- To build community capacity to participate in the master planning process

2.2 Approach

Phase 1 Engagement informed Stage 1 (Consultation, Design, and Cost Plan) of the project. The aims of this Phase were to build an understanding of the key issues and aspirations for Lara Recreation Reserve and to generate ideas to inform the draft Master Plan.

Feedback from Phase 1 is sourced from the community survey, which was online from Wednesday 13th March to Wednesday 3rd April 2019. The survey was promoted by a postcard drop to approximately 480 homes within a 400m radius of the Reserve, and also through a page on the City of Greater Geelong website. The distribution area and post card is shown in Figure 1.

Figure 1: Postcard distribution area.

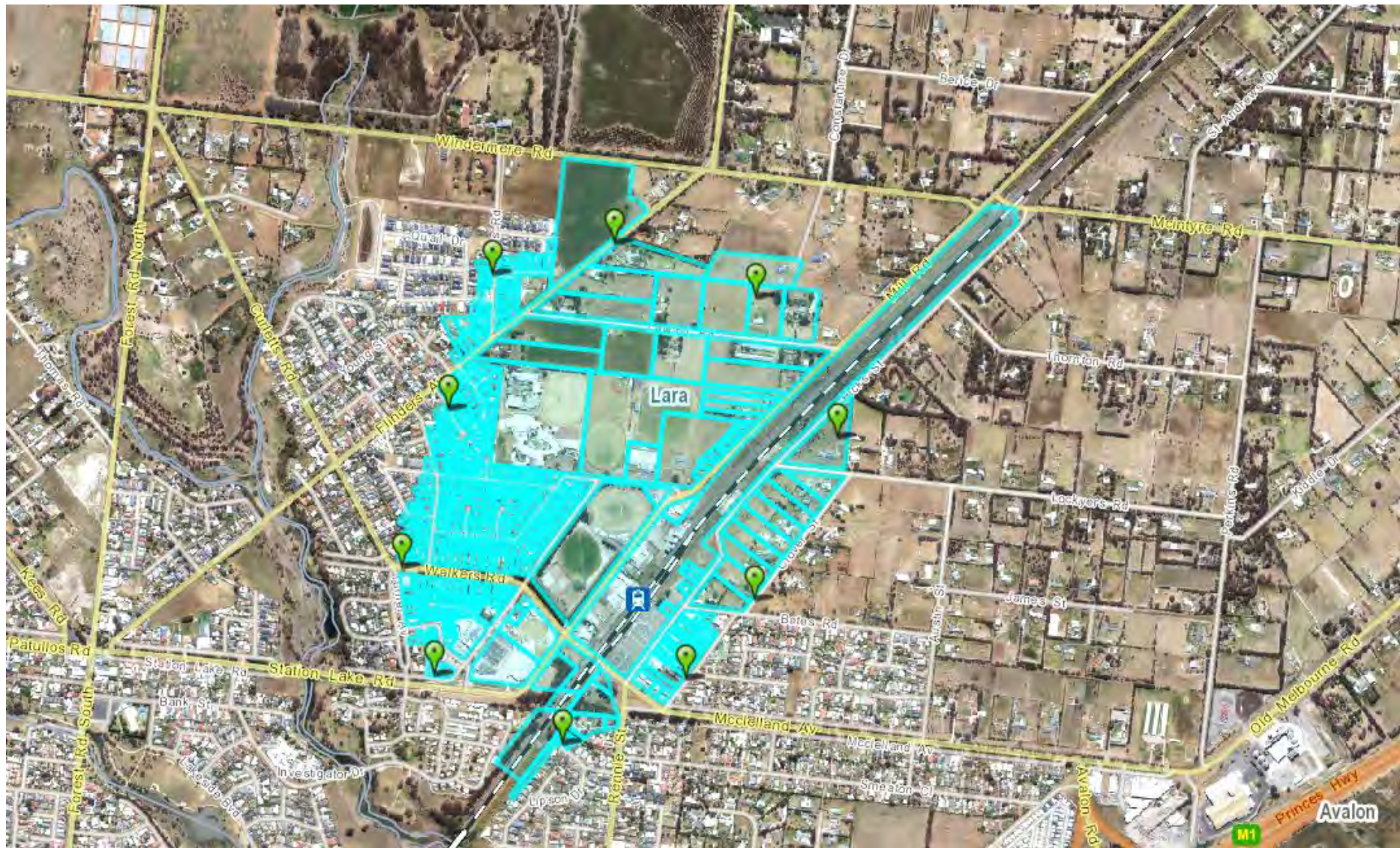


Figure 2: Lara Reserve survey postcard promotion



Lara Recreation Reserve Master Plan

Local resident survey

Have your say...

Do you visit or play sport at Lara Recreation Reserve?

Maybe there is a reason you don't use the park?

We want to know your ideas to help shape the future of Lara Recreation Reserve.

Why am I receiving this postcard?

You have been identified as a local resident living near Lara Recreation Reserve.

What's the project about?

The City of Greater Geelong would like to understand how you use Lara Recreation Reserve and your ideas to improve it. The master plan will aim to meet the needs of existing user groups and the emerging and future needs of the local community.

The first stage of this project involves gathering input from the local community, residents, sporting clubs and visitors who live nearby or visit the park

How can I have my say?

Complete a short survey online by visiting <https://tinyurl.com/lararec>

The survey closes **02 April 2019**

How can I find out more about the project?

Phone City of Greater Geelong on 03 5272 5272 or email spiadmin@geelongcity.vic.gov.au

Hard copies of the survey can be obtained by contacting Council.

Access the survey here:
<https://tinyurl.com/lararec>

3.0 Respondents

A total of 363 individuals engaged with the survey; 335 completed the survey while 28 partially completed it.

Two-thirds of respondents identified as a member of a club located within the Reserve, and one-third reported that they live within walking distance of the reserve. Approximately 9% of respondents are visitors to the reserve who do not live nearby.

Figure 2 summarises the household profile of respondents. Nearly three-quarters of respondents live as a family with parents and children. After this household type, the most common is a couple household.

Figure 3: Respondents' household types

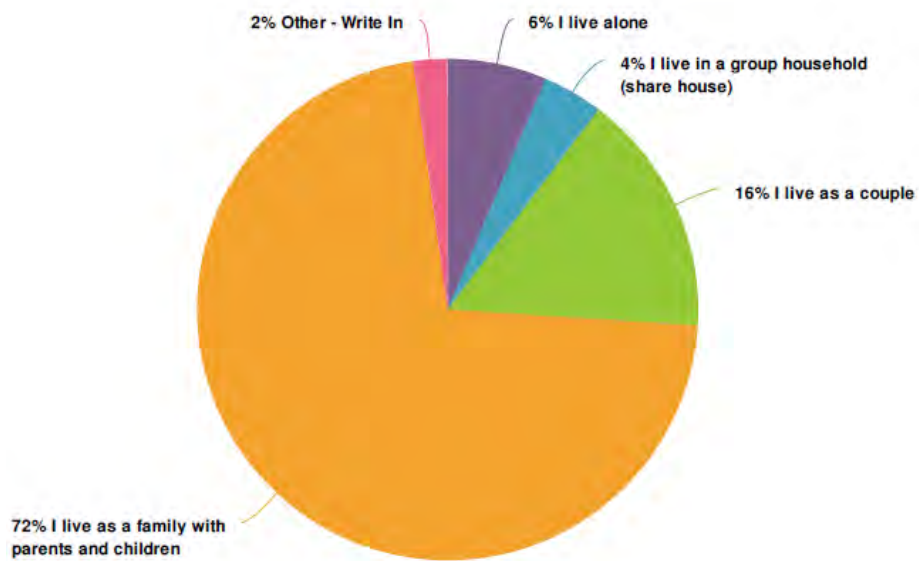


Figure 4: Respondents' age groups

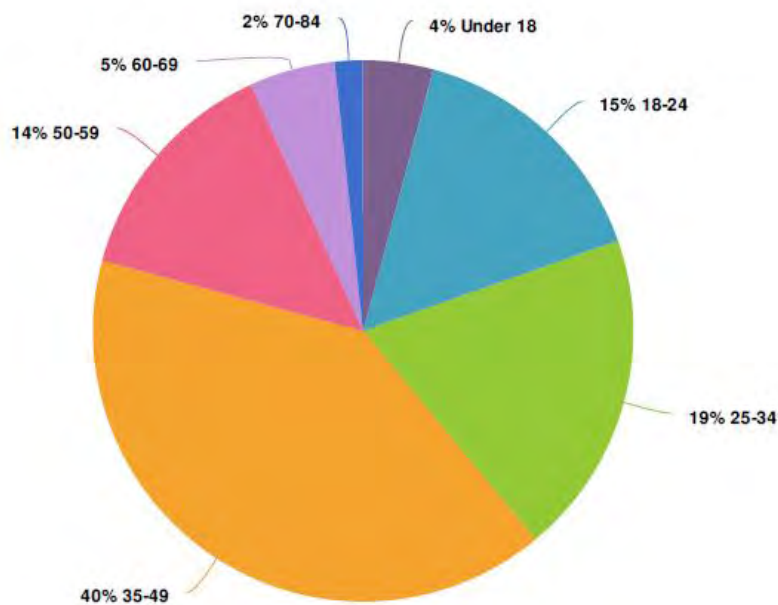


Figure 3 summarises the age profile of respondents. The most represented age group among respondents is those aged 35-49, at 40%. Those 18-24 and 50-59 are represented in nearly equal proportions, while those under 18, or aged 60-84 are narrowly represented (less than 10%).

Two-thirds of respondents are dog owners, and 99% have visited the Reserve (four respondents have not ever visited or used the Reserve).

4.0 Findings

4.1 Overall Summary

Lara Recreation Reserve is an active space most likely to be visited for sport or exercise, according to the survey participants. However, visitors are also commonly attracted to the reserve for events, to walk the dog, or simply to get some fresh air. Those who do visit are also likely to do so regularly.

Favourite features

- Respondents describe the park as a community gathering point that is well-loved and family-friendly.
- Nature/open space is an important element of the reserve. Trees and the grassy areas were identified as 'Very important' by more than half of respondents.
- Respondents also see the public toilets, and parking as important features.
- As a reserve that is heavily used for sport, the existing sport facilities are highly valued by respondents. The numerous grounds and facilities allow for a range of sport at the reserve, co-located and situated in central Lara.

Top priorities for improvements

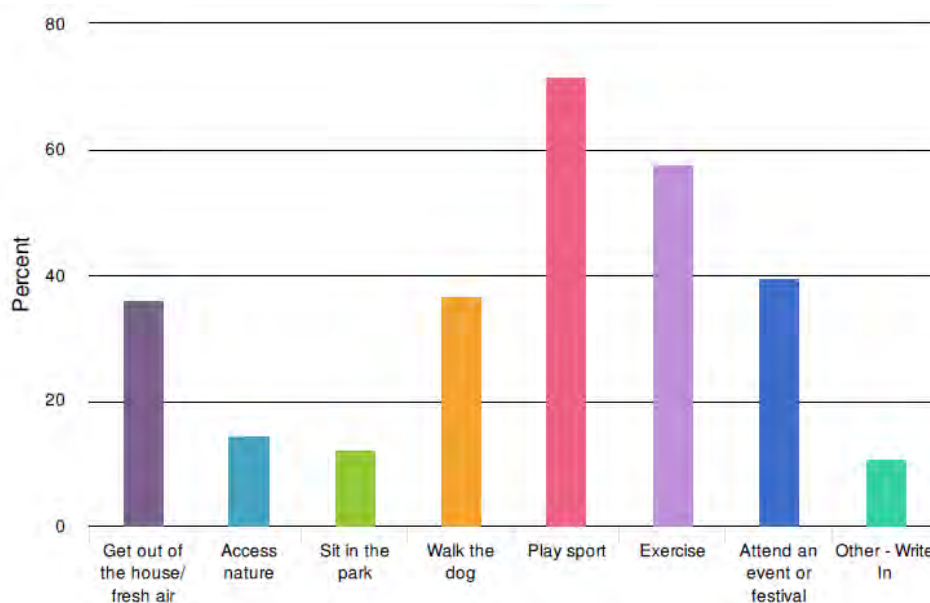
- **Parking is the top priority** for improvement at the reserve. According to respondents, more is needed to cater to the high volume of visitors, particularly on weekends. Respondents also support an enhancement of sport and spectator facilities, including change/club rooms, better quality of grounds. Lighting would support recreation activities at the reserve as well as promote safety and security after dark.
- Respondents also demonstrate demand for **open space and facility improvements** a running track at the reserve and general improvements to community facilities, including the dog area and the public toilets.

4.2 Detailed Responses

Q: Why do you/have you visited Lara Recreation Reserve?

Among respondents, the most popular reason for visiting the reserve is to play sport, followed by exercise (Figure 4). To attend an event or festival, to get out of the house/for fresh air, and to walk the dog are also popular reasons for visiting the reserve among respondents. Most of those who selected 'Other – write in' cited their reason for visiting the reserve as either to watch sport (usually parents or grandparents watching children’s sport) or to visit the Lara Sporting Club.

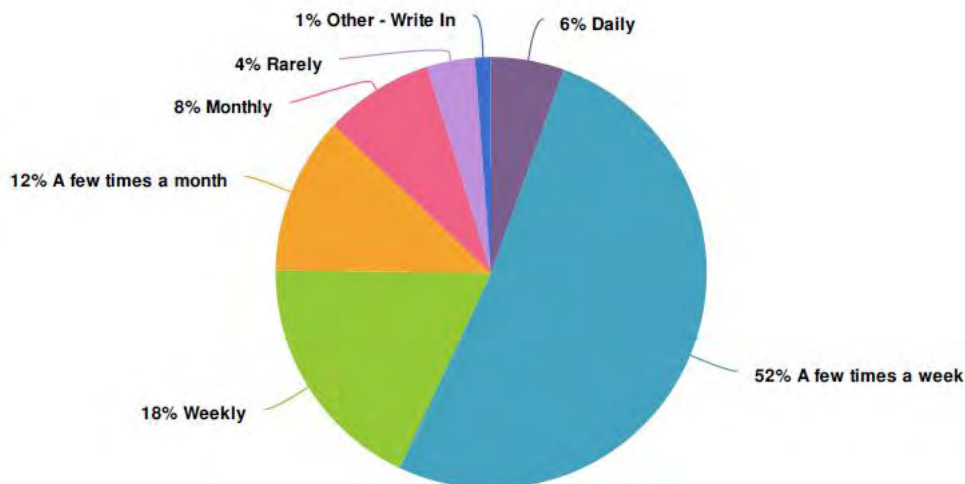
Figure 5: Reasons for visiting Lara Recreation Reserve



Q: How often do you visit Lara Recreation Reserve?

Most of the survey participants report regularly visiting the reserve. Depicted in Figure 5, approximately half of respondents visit the reserve a few times a week, and another 18% weekly. Only 4% of respondents stated that they 'Rarely' visit the reserve.

Figure 6: Frequency of visits to the reserve



Q: How important to you are the following features at Lara Recreation Reserve?

Results for this question are summarised in Table 2.

The following were identified as 'Very important' features at the Reserve by more than half of respondents:

1. Grassed area
2. Public toilets
3. Oval
4. Seating
5. Trees
6. Pavilion
7. Parking

Table 2: Importance of features at the reserve

Feature	Not important	Somewhat important	Very important
Trees	5.8%	34.2%	60.0%
Grassed area	4.3%	15.2%	80.5%
Baseball/softball diamond	42.0%	31.2%	26.9%
Cricket – nets or fields	26.1%	37.7%	36.2%
Dogs off lead	44.0%	27.2%	28.7%
Parking	8.8%	33.5%	57.6%
Netball court	21.2%	33.4%	45.4%
Oval	6.7%	19.9%	73.4%
Pavilion	10.1%	30.3%	59.6%
Playground	19.9%	39.8%	40.4%

Q: Overall, what do you think are the three top priorities for improving the park?

Figure 7 represents the popularity of responses to the above question. Parking appears to be the biggest priority for improvements at the reserve. Most comments relevant to parking simply state that there should be more of it. There is also support for a running track and additional sport/spectator facilities, including changerooms. There is also support for upgrades to the sport grounds. Lighting/lights and additional trees were popular ideas, as was upgrades to toilets and dog areas.

A number of respondents answered that the park should be left as is.

Figure 8: Priorities for improving the park



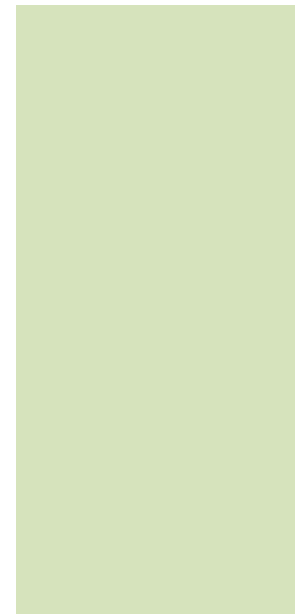
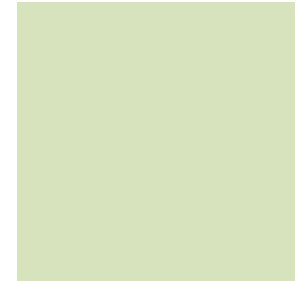
Example responses:

- "More seating on both ovals Bigger sporting club bar/bistro Players room upgrades"*
- "Modern Tennis club rooms Seats with shade Toilet and change rooms for tennis players"*
- "Better car park/ drive way access. More seats. Some shaded sitting / picnic areas"*
- "1. Improving the quality of the ovals 2. More areas for supporters to sit 3. More trees around ovals"*
- "Parking, foot paths, toilet facilities"*
- "1. Facilities for the third oval (Change rooms) 2. More cricket nets 3. Lighting surrounding the net area"*
- "Top priority is an enclosed off lead dog park"*
- "More trees, More 'wildness' areas, Walking paths"*
- "Playground, sporting club facilities, walking tracks"*
- "Parking / accessibility, Updated baseball ground, Updated facilities"*
- "Proper facilities for all sports clubs including change rooms, club rooms for each sport and toilets. Improve the road access and parking areas, Proper lighting for security and to assist training after hours"*
- "Improve the grass on the sporting fields"*
- "Tidy up or utilise better some of the dead areas. Increase the size of the kitchen at the Sports club. Fairness in facilities and funding for all sports using the facilities"*
- "Oval standard. Toilets. Lighting."*
- "Adequate amounts of parking around the sporting grounds. Developing the sporting grounds so that they can cater effectively for the differing needs of all the different sports. Easy access to the sporting grounds during game days."*
- "It looks old and needs to beautified and transported into a modern park and sporting complex, removing the trees and adding more lighting to ensure the safety off all our residents"*



Lara Reserve
Master Plan: Issues and Opportunities

Final Report
February 2019



Prepared for:
CITY OF GREATER GEELONG

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1 BACKGROUND

Lara Recreation Reserve is a large recreation reserve, occupying approximately 18.8Ha, located close to the Lara Town Centre. The reserve adjoins the Lara Primary School and Secondary College and has direct connection with the Lara Kindergarten / Lara Library / Austin Park precinct and the Lara Village Shopping Centre.

The reserve provides key facilities and playing surfaces for a number sporting activities. The reserve also provides facilities for the local St John's Ambulance brigade and 1st Lara scout group.

With growth in demand for sports, and current and anticipated population growth generally, a master plan is required to guide future development and activity on the reserve.

The current report provides background to the master plan by identifying key issues and opportunities to be addressed as part of the master plan process. In addressing these issues and opportunities, the master plan will consider the aspirations, needs and wants of local residents, user groups and stakeholders to produce a plan that enables greater function, participation and activation of the reserve.

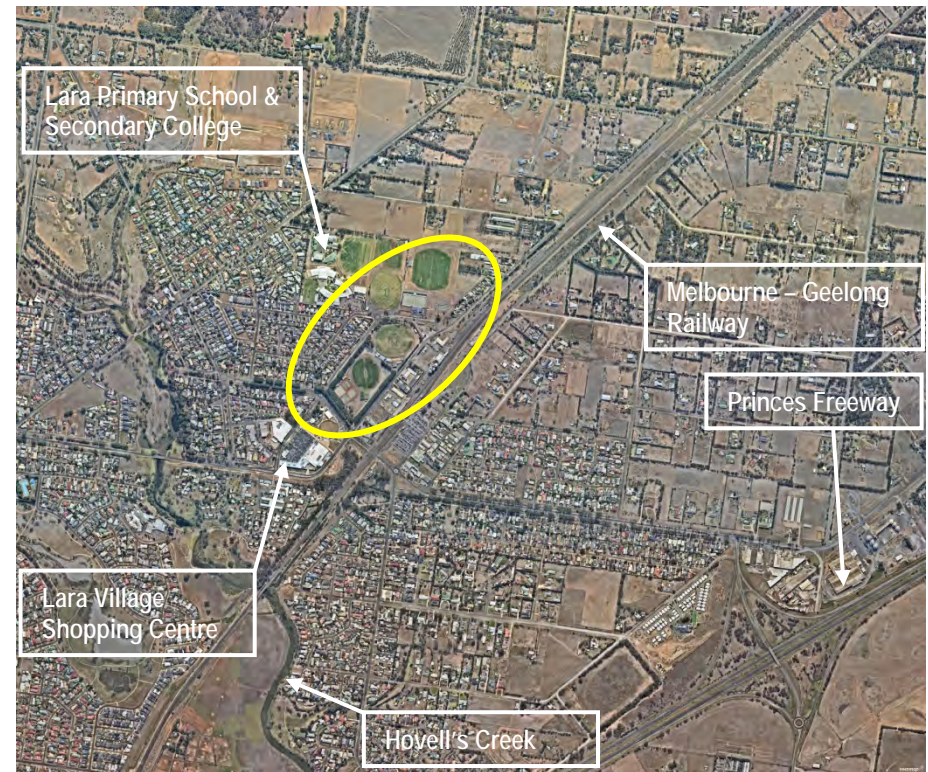


Figure 1 - Location

2. INTRODUCTION

Lara Recreation Reserve is an active sports reserve located at 2 – 4 Mill Road Lara. It is a significant reserve providing facilities and playing fields for local sporting clubs and activities, as well as social and community facilities.

Lara Recreation Reserve is bordered by a variety of land uses including residential areas, public open space, community facilities and educational facilities. The total area of the reserve is approximately 18.8 hectares.

Lara Recreation Reserve provides for a mix of active uses including cricket, football, baseball, netball, tennis, lawn bowls and soccer. The reserve serves as the home for the following sports clubs:

- Lara Sporting Club
- Lara Football Club
- Lara Netball Club
- Lara Cricket Club
- Lara Baseball Club
- Lara United Football Club
- Lara Tennis Club
- Lara Bowls Club

The reserve also provides facilities for community groups including:

- Lara St John's Ambulance Brigade
- 1st Lara Scouts

The reserve south of Alkara Avenue is Crown Land and is Council owned land to the north.



View north across soccer pitches

2.1 PURPOSE

The purpose of the current work is to identify relevant issues and opportunities to be addressed through the preparation of a master plan for Lara Recreation Reserve.

The issues and opportunities have been identified through:

- review of background reports and other data;
- review of the existing Lara Recreation Reserve site;
- meeting with reserve tenants and user groups;
- preparation of a summary Issues and Opportunities report and plans.

2.2 PROCESS

The preparation of the issues and opportunities report has taken the following approach:

Stage 1 Project Establishment

- Review scope and background with City of Greater Geelong officers

Stage 2 Issues and Opportunities

- Review Council strategic documentation.
- Review existing site conditions and the provision of facilities.
- Meet with key stakeholders.
- Document the site issues and opportunities.
- Review and confirm site issues and opportunities with key stakeholders
- Consolidate findings in summary report.



3. CONTEXT

An assessment of context as it relates to West Oval and Baker's Oval included a review of:

- **The Policy Context**
To understand State and Local Government policies impacting upon the reserve.
- **The Planning Context**
To understand the planning controls relevant to the reserve.
- **The Site Context**
To understand the existing physical characteristics of the reserve.
- **The Stakeholder and Community Context**
To understand the needs and desires of current reserve users and the surrounding community.

3.1 POLICY CONSIDERATIONS

A large number of local and state policies and previous studies have been reviewed in order to inform the Regional Facility Development Plan. A number of strategies and policies have direct relevance to the outcome of this project. Of particular note are:

3.1.1 State Government Policy related to shared community facilities.

One of the key government platforms for the development and management of community facilities (including recreational facilities) is the principle of shared use. The Victorian Government's policy framework for shared facilities (including recreational facilities) is largely established by two documents: **Growing Victoria Together** and **A Fairer Victoria**.

One of the five broad visions of the Growing Victoria Together policy is 'Caring Communities' with the high-level goal of 'building friendly, confident and safe communities'. One target of this goal is to increase the 'extent and diversity of participation in community, cultural and recreational organisations' (Government of Victoria 2005a, pp. 16–17).

Because the key characteristics of sharing include greater community engagement, encouraging diversity in activities, improving access to facilities, and increasing the use of facilities, such sharing could potentially contribute to achieving the goals of Growing Victoria Together.

The Government's commitment to stronger communities, efficient investment and enhanced asset utilisation is further outlined in the policy **A Fairer Victoria**.

A Fairer Victoria identifies five key objectives:

- *improving access to universal services (with a focus on improving services for children, young people and older Victorians)*
- *reducing barriers to opportunities to participate in economic and social life*
- *supporting disadvantaged groups*
- *supporting disadvantaged places (in both new and existing communities)*
- *making it easier to work with government (by developing new ways of working with communities).*

Through the **Growing Victoria Together** and **A Fairer Victoria** policies, it is clear that it is not just a government objective to have shared facilities, but to have shared facilities as a means to achieve other, broader social policy objectives. (*Getting it Together: An Inquiry into the Sharing of Government and Community Facilities September 2009*).

Implementation of State Government policy related to shared facilities is investigated and directed by reports and policies such as **Getting it Together: An Inquiry into the Sharing of Government and Community Facilities September 2009** and **A Guide to Governing Shared Community Facilities DPCD 2010**. These documents outline a clear view as to the benefits and responsibilities of shared facilities and the sharing of facilities as a potential basis for grant funding.

Implications for the plan

- The key implication of these policies is to identify the opportunity for enhanced community use, thereby enhancing community interaction and cohesion, as part of future activity at Lara Recreation Reserve.

3.1.2 City of Greater Geelong Policy Urban Forest Strategy 2015 – 2025 - City of Greater Geelong

The City of Greater Geelong's Urban Forest Strategy has the stated vision that "*Geelong will be a cool green city for the future*".

The Strategy states that "the City has enormous potential to develop a healthier and more dynamic urban forest and improve canopy cover in our streetscapes, urban growth areas, open spaces and reserves." It outlines a number of opportunities by which this potential could be achieved.

Implications for the plan:

One key objective relevant to Lara Recreation Reserve is:

- *Improving the quality of streetscapes and open space in urban growth areas.*

While not within an urban growth area, a potential implication of this strategy will be the identification of opportunities to enhance the landscape within both reserves, such as through additional tree planting.

Geelong Public Health & Wellbeing Plan 2013 – 2017 - City of Greater Geelong

The Geelong Health and Wellbeing Plan 2013 – 2017 outlines a range of Health and Wellbeing Priorities and then develops an Action Guide for each priority.

Action Guide 3 – Physical Activity & Active Communities is of most relevance to the West Oval Regional Facility Development Plan and includes objectives which may influence the plan such as:

- Embed 'Healthy by Design' principles in Council planning processes to support active living in existing and future growth areas.
- Develop an active transport plan that provides an 'integrated accessible network of walking and cycling routes for safe and convenient travel to local destinations and points of interest' (Healthy by Design).

Implications for the plan:

With projected population growth in Lara, there is an opportunity to encourage broader visitation to the reserve and so also to encourage a range of active transport options to the reserve.

Environment Management Strategy 2014 – 2017 - City of Greater Geelong

The Environment Management Strategy 2014-2017 is a key document for guiding planning, decision-making and activities that impact on the Greater Geelong environment and community. The Strategy shapes future planning and growth, and provides a framework and roadmap for navigating future environmental challenges and opportunities.

Implications for the plan:

One key objective of the Strategy which should be considered in the master plan is to “strategically increase vegetation cover in urban areas to reduce heat island impact and increase community amenity and wellbeing”.

This objective will lead to the identification of opportunities for tree planting across the reserve without negatively impacting the primary purpose of the reserve, which is sport and recreation.

Sustainable Communities - Infrastructure Development Guidelines, City of Greater Geelong October 2010

The Infrastructure Development Guidelines, while directed more to growth areas than established neighbourhoods, do contain a number of objectives and principles which will be relevant to the development of the Lara Recreation Reserve master plan. These include:

Landscape and Streetscape*Objectives*

High quality Streetscape and Landscape development, enhancement and protection shall aim to achieve the following goals:

- *Integration of engineering infrastructure and buildings with the landscape features to create a unified and visually appealing design.*
- *Creation of aesthetically pleasing landscape environments, increased community enjoyment of everyday life and a greater sense of meaningful connection between people and the environment.*
- *Fulfilment of the recreational and social needs of the wider and evolving community that reflect the values of the surrounding regional community.*

Principles

- *Ensure that the planning and design for landscape in Streetscape and Open Space settings is sustainable and follows Councils guidelines and best practice principles, including:*
- *Making open space areas contribute to the health of the local community and provide an experience and landscape that creates opportunity for active and passive recreation.*
- *Developing a sustainable landscape that is drought tolerant and minimises maintenance requirements.*

Sport, Recreation & Open Space*Objectives*

The provision of sport, recreation and open space in communities is vital to provide for the long term recreation and sporting needs of an active and healthy community.

The objectives for the development of sport, recreation and open space are designed to promote ‘sense of place’ and community for people of all ages, providing opportunities to meet and interact in appropriate spaces in suitable ways and times. They can also give character to an area, define landscapes and provide a focus to connect a community.

Sport, recreation and open space should provide popular and responsive active (sport and active recreation) and passive (including walking, sitting, contemplating, picnicking, etc) spaces and landscapes. Spaces should be well designed and create places that are ‘fit-for-purpose’, useable and be places where people want to be. They should maximise active and passive surveillance from adjoining areas and passers-by.

Active recreation spaces and facilities should be designed to facilitate shared use including schools and community and different community users.

Principles

Council endorsed principles as part of its Study of Open Space Networks (Aug 2001) that are applicable to the provision of sport, recreation and open space. These include:

- *Conserving and protecting the natural and cultural environment.*
- *Reflecting community needs.*
- *Enhancing recreation and tourism opportunities.*
- *Improving provision and optimising access.*
- *Ensuring diversity of provision.*
- *Expanding the network of linkages.*
- *Providing for people with disabilities.*
- *Implementing site responsive uses.*

Implications for the plan:

The development of the master plan should reflect and embody the principles which underpin the Infrastructure Development Guidelines (as outlined above). This will lead to master plan decisions which are consciously focussed upon environmental and amenity enhancements.

Greater Geelong Cycle Strategy Volume 1 – March 2008 - City of Greater Geelong

The strategy's vision for the future of Geelong includes increasing the network of on and off road paths and connecting these paths, creating a cycle friendly Central Geelong and cycle friendly schools and workplaces throughout the municipality as well as maximising opportunities to increase cycle tourism and attract cyclists to the City.

Implications for the plan:

The potential to develop a shared trail system across the reserve and integrate this with the local path networks is a key implication of this strategy for the Lara Recreation Reserve master plan.

Geelong Play Strategy: Part 1 A Great Place to Play 2012 -2021 - City of Greater Geelong

The Geelong Play Strategy outlines a range of principles governing the provision and design of places of play within the City of Greater Geelong.

In response to these principles the strategy identifies a number of strategic opportunities which will be relevant to the development of the Lara Recreation Reserve master plan, such as:

- *Improve supporting infrastructure at play spaces, such as natural shade, seats and paths.*
- *Create better connections to cycling / walking networks.*
- *Improve play opportunities throughout the municipality by focussing on developing a diversity of opportunities and creating informal, spontaneous play opportunities throughout the City for people of all ages and abilities as well as programs to encourage play in public spaces.*
- *Increase the number of public play spaces to ensure that the majority of residents in the urban area can access a public play space within 400m of their home (approximately a five minute walk).*
- *Provide play opportunities for under-served age groups, e.g. 0-2 year olds and young people over 10 years of age.*
- *Increase natural play opportunities and loose materials in play spaces.*
- *Increase the number of play spaces which offer tactile / sound / sensory experiences.*
- *Improve opportunities for people with disabilities to access and use play spaces.*

Implications for the plan:

The strategy places an emphasis upon the provision of diverse recreation and play opportunities within existing and proposed open spaces. The master plan should respond to this direction by identifying a number of such opportunities across the reserve.

Geelong Public Health & Wellbeing Plan 2013 – 2017 - City of Greater Geelong

The Geelong Health and Wellbeing Plan 2013 – 2017 outlines a range of Health and Wellbeing Priorities and then develops an Action Guide for each priority.

Action Guide 3 – Physical Activity & Active Communities is of most relevance to the Herne Hill Recreation Reserve Master Plan and includes objectives which will influence the master plan such as:

- Embed 'Healthy by Design' principles in Council planning processes to support active living in existing and future growth areas.
- Review the Open Space Strategy that supports opportunities for physical activity and active living and contributes to the health and wellbeing of the community.

- Develop an active transport plan that provides an 'integrated accessible network of walking and cycling routes for safe and convenient travel to local destinations and points of interest' (Healthy by Design).
- Work with local sport and active recreation settings to address barriers to participation by vulnerable groups within our community.

3.1.3 Other Relevant Policy

A range of other policies and guidelines were reviewed. Those directly relevant to the Regional Facility Development Plan are summarised below.

G21 and AFL Barwon Regional Strategy (April 2015)

The strategy aims to *"guide the future planning and development of football and netball delivered through football-netball clubs throughout the G21 and AFL Barwon regions. The strategy addresses infrastructure and sports development needs of both sports, as well as establishes clear priorities for local delivery."*

Implications for the plan:

The strategy identifies the need for sports lighting improvement for football at Lara Recreation Reserve. Existing sports lighting at the reserve is rated as 5/15, indicating that existing lights fail to comply with AFL training standards. (It is noted that at the time of preparing this report, the strategy was to be refreshed and was likely to indicate lighting at Lara Reserve to be in fair to poor condition.

G21 Physical Activity Strategy 2014 - 2017

The main body of the strategy report *"provides an overview of the importance of physical activity and the ways in which the G21 region can help to create environments that support physical activity in the community"*.

The City of Greater Geelong specific action plan within the report has a number of actions which may be embodied within the plan for Regional Facility Development Plan, including:

- *Develop an active transport plan that provides an 'integrated accessible network of walking and cycling routes for safe and convenient travel to local destinations and points of interest' (Healthy by Design).*
- *Develop accessible walking and cycling resources to encourage and support participation in safe active travel.*
- *Work with local sport and active recreation settings to address barriers to participation by vulnerable groups within our community.*
- *Encourage broader community access to tenanted sport and recreation facilities.*
- *Ensure that all active sport and recreation settings such as recreation reserves, stadiums, tennis courts and so on are planned, designed, managed and maintained in such a way as to be accessible and appropriate to the needs of all user groups.*

Implications for the plan:

Responding to the broad principles outlined within the G21 Physical Activity Strategy may mean a range of considerations for the preparation of the master plan such as:

- The potential for community rooms to be incorporated into any new building facility
- Ensuring all abilities access to all facilities and spaces
- Provision of a range of community access passive and active recreation spaces and facilities
- Identification of accessible connections to other points of community focus within the locality
- Provision of shade, shelter and other open space amenities to encourage a diverse range of activities at each reserve, in addition to the specific requirement for regional level activity.

Community Cricket Facility Guidelines – Cricket Australia (Version September 2015)

While the Cricket Australia guidelines are mainly detailed and specific to cricket facilities, and cricket is not played at a regional level at West Oval or Bakers Oval, they do also make some broader strategic statements relevant to the preparation of the West Oval Regional Development Plan, such as the following from Guidance Note 6.

Social amenities and cricket ground surrounds

With cricket being a sport played over several hours for juniors and the best part of a day for senior competition, it is important 'family friendly' supporting amenities be incorporated into wider cricket facility precinct design.

Supporting facilities, equipment and amenities to be considered when planning a community friendly facility include:

- *Shade and shelter*
- *Spectator seating incorporated into the park environment*
- *Adequate and accessible car parking*
- *Play equipment, skate or BMX park*
- *Bicycle racks*
- *Shared and connecting pathways or trails*
- *Public BBQ*
- *Access to food and beverage*
- *Public toilet facilities*
- *Drinking fountains*
- *Tree plantings, garden beds and vegetated areas*
- *Landscaped treatments*
- *Venue and club signage.*

Implications for the plan:

In addition to providing guidance on the dimension and layout of training facilities, the Cricket Australia guidelines have a similar implication to the G21 Physical Activity Strategy regarding provision for a diverse range of community activities as well as regional and local level sport.

AFL Preferred Facility Guidelines for State, Regional and Local facilities – August 2012

This purpose of the preferred facility guidelines is to be a key tool during the planning phase of a project. The document provides relevant guidance, particularly around spatial requirements that can inform building concepts and/or master plans for facilities providing for competition at local, regional and state levels. As such this is clearly a key document in

defining preferred spatial requirements for a regional facility at West Oval. While much of the document is detailed and specific as to layout and spatial configuration, the recent Appendix related to the provision of Amenities Upgrades for Unisex Use (July 2015) is also applicable to the West Oval and Baker's Oval Regional Facility Development Plan.

A summary from this document is outlined below:

Amenities Upgrade for Unisex Use – July 2015

This document has been developed to provide more detail around what is considered best practice in the design of unisex football change rooms and amenities. People often think of female change rooms as separate dedicated change facilities. This is not the case, rather it is about transforming the existing amenities to cater for unisex use, removing urinals and open showers and replacing with toilet cubicles and shower cubicles that allow showering and changing in privacy. In other words, great change facilities cater equally well for both genders.

Implications for the plan:

While the AFL Facility Guidelines outline preferred, rather than mandatory, provision of spaces and facilities, they provide clear guidance for the provision of built facilities, as well as support infrastructure, for a range of venues from local to regional level.

3.2 PLANNING CONSIDERATIONS

Lara Recreation Reserve is subject to the requirements of the zones and overlays outlined in the Greater Geelong Planning Scheme. In summary the planning context includes:

3.2.1 Municipal Planning Framework

Within the Municipal Planning Framework, the Greater Geelong Planning Scheme encourages the development of open space which is safe, is accessible to communities (particularly through proximity by walking), and which contributes to the diversity of recreational experience available to members of the community.

3.2.2 Zoning

Refer to Figure 1: Zoning

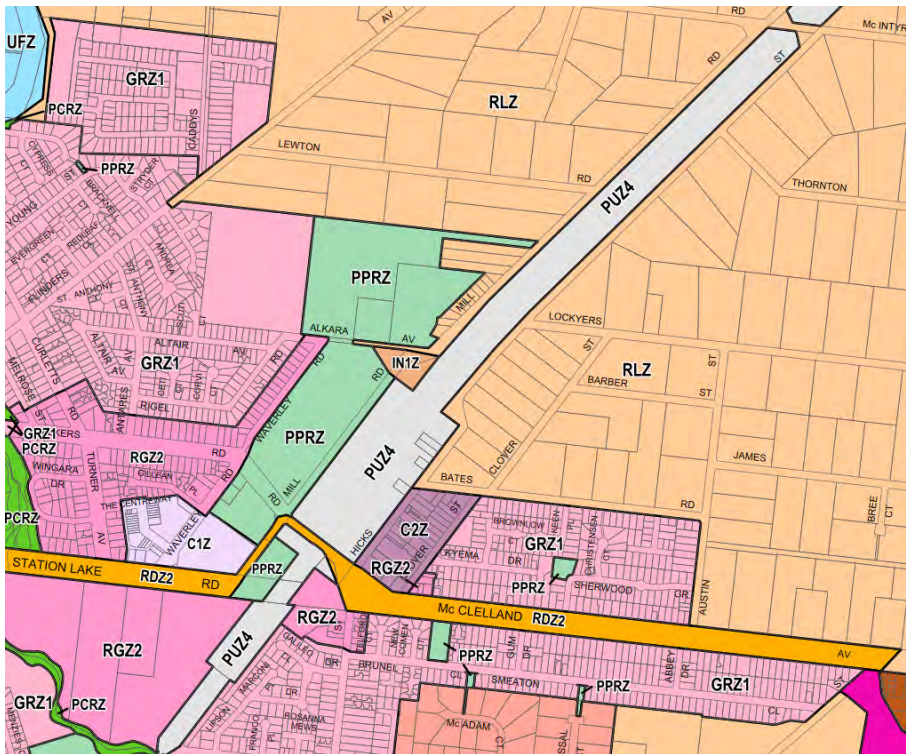


Figure 2: Zoning

Public Park and Recreation Zone (PPRZ)

Lara Recreation Reserve is zoned PPRZ within the Greater Geelong Planning Scheme. PPRZ recognises areas of public land that are designated as public recreation and open space and encourages enhancement of the subject land in support of appropriate recreation uses and activities. It also seeks to protect and conserve areas of significance and provide for commercial areas where appropriate.

The following is taken from Clause 36.02 of the Greater Geelong Planning Scheme

Table of uses

Section 1 - Permit not required

Use	Condition
Informal outdoor recreation	
Open sports ground	Must be conducted by or on behalf of the public land manager. Must not be on coastal Crown land under the Coastal Management Act 1995. Must not be costeaning or bulk sampling.
Any use listed in Clause 62.01	Must meet the requirements of Clause 62.01
Contractor's depot Heliport Office Retail premises Store Any other use not in Section 3	Must be either of the following: A use conducted by or on behalf of a public land manager or Parks Victoria under the relevant provisions of the Local Government Act 1989, the Reference Areas Act 1978, the National Parks Act 1975, the Fisheries Act 1995, the Wildlife Act 1975, the Forest Act 1958, the Water Industry Act 1994, the Water Act 1989, the Marine Act 1988, the Port of Melbourne Authority Act 1958, or the Crown Land (Reserves) Act 1978. A use specified in an Incorporated plan in a schedule to this zone.

Section 2 - Permit required

Use	Condition
Contractor's depot - if the Section 1 condition is not met	Must be associated with the public land use.
Heliport - if the Section 1 condition is not met	Must be associated with the public land use.
Office - if the Section 1 condition is not met	Must be associated with the public land use.
Retail premises - if the Section 1 condition is not met	Must be associated with the public land use.
Store - if the Section 1 condition is not met	Must be associated with the public land use.

Section 3 – Prohibited

Use
Brothel
Cinema based entertainment facility
Corrective institution
Display home
Funeral parlour
Industry
Saleyard
Transport terminal (other than Heliport)
Veterinary centre
Warehouse (other than Store)

Buildings and works

Under the zone a permit is required to:

- Construct a building or construct or carry out works. This does not apply to:
 - Pathways, trails, seating, picnic tables, drinking taps, shelters, barbeques, rubbish bins, security lighting, irrigation, drainage or underground infrastructure.
 - Playground equipment or sporting equipment, provided these facilities do not occupy more than 10 square metres of parkland.
 - Navigational beacons and aids.
 - Planting or landscaping.
 - Fencing that is 1 metre or less in height above ground level.
 - A building or works shown in an Incorporated plan which applies to the land.
 - A building or works carried out by or on behalf of a public land manager or Parks Victoria under the Local Government Act 1989, the Reference Areas Act 1978, the National Parks Act 1975, the Fisheries Act 1995, the Wildlife Act 1975, the Forest Act 1958, the Water Industry Act 1994, the Water Act 1989, the Marine Act 1988, the Port of Melbourne Authority Act 1958 or the Crown Land (Reserves) Act 1978.
- Subdivide land.

3.2.3 Overlays

Lara Recreation Reserve is subject to a heritage overlay – HO 1984.

The details of these overlays are outlined below and shown on Figure 3: Heritage Overlay.

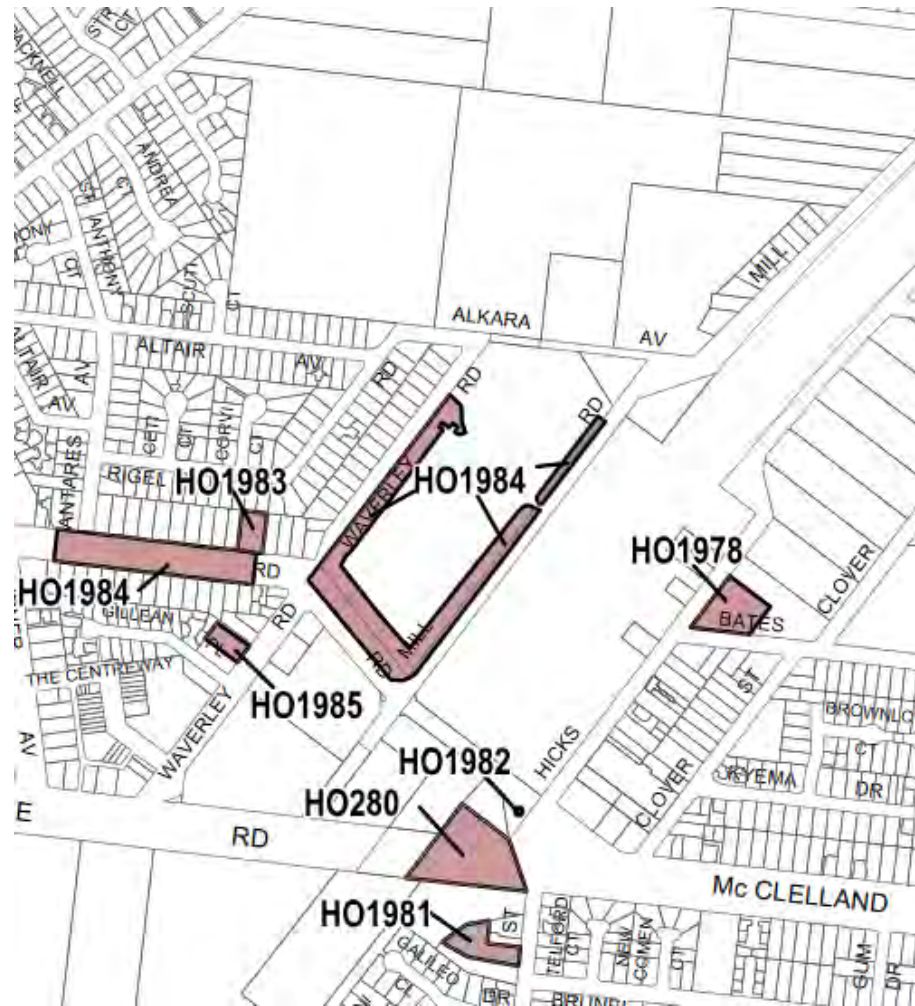


Figure 3: Heritage Overlay

HO1984 applies to:

Avenues of Honour, Cypresses, Memorial Gates & Fencing Walkers Road, Lara to the extent of:

- *The Avenue of Honour of Pinus lambertiana in Walkers Road;*
- *Six Golden Lambertiana adjacent to the Memorial Gates & Fencing;*
- *Remnant Soldiers' Avenue of Sugar Gums in the Recreation Reserve;*
- *Rows of Pinus lambertiana & Cypresses forming the boundary of the Recreation Reserve; and*
- *The Memorial Gates & Fencing.*

Each to include a curtilage of 2 metres from the drip line of each tree.

Within the schedule to the overlay, specific control is placed upon external paint colours, tree management, and outbuildings.

The grandstand is not included in the Victorian Heritage Register, and so is not subject to the requirements of the Heritage Act 2017.

Planning Issues and Opportunities

- The planning context contained within the Greater Geelong Planning Scheme creates no specific issues for the provision of recreation within the reserve.
- The planning scheme encourage opportunities to increase the diversity of the recreational experience offered by the reserve.
- The Heritage Overlay HO1984 will constrain works and development in the vicinity of the Avenue of Honour trees and structures, in order to protect the health and longevity of those elements.
- The fact that none of the elements included under heritage overlays are included on the Victorian Heritage Register means that no application is required to Heritage Victoria.

3.3 THE SITE

3.3.1 Site Context

Lara Recreation Reserve is location near the centre of the Lara township (ref. Fig 4: Setting).



Figure 4: Setting

The setting of the reserve comprises a range of uses, as illustrated on figure 4. Nearby uses include:

1. Lara Primary School and Lara Secondary College, adjoining the reserve on its north-western boundary;
2. Lara Kindergarten, to the south-west of the reserve;
3. Lara Village Shopping Centre to the southwest of the reserve;
4. Lara Community Centre, to the south-west of the reserve;
5. Lara Library, to the southwest of the reserve;
6. The Geelong – Melbourne Railway, and Lara Station, to the east of the reserve;
7. "Lara Parkway" parking facility, to the east of the railway station;
8. Austin Park, to the southwest of the reserve.

General land uses around the reserve include standard residential development (in General Residential Zone 1) to the west of the reserve, larger lot residential uses (in Rural Living Zone) to the east of the reserve generally, and a small

industrial use on the eastern boundary of the reserve, on Alkara Avenue;

Site Context

Issues and Opportunities

- The educational uses adjoining the reserve suggest a range of opportunities for formal shared use of the reserve;
- The community uses adjoining the reserve to the south suggest a range of opportunities for increased informal recreation use facilitated through potential path linkages;
- The residential context suggests an opportunity for an increased local and neighbourhood use focus at the reserve.

3.3.2 Sports Spaces and Facilities

The club-based sporting user groups at Lara Recreation Reserve are:

- Lara Football Club
- Lara Netball Club
- Lara Cricket Club
- Lara Wildcats Baseball Club
- Lara United Football Club
- Lara Tennis Club
- Lara Bowls Club

The various sports spaces and facilities are shown on Figure 5 and are summarised below. The issues and opportunities outlined in relation to each type of sports area have been identified through field investigations and by the relevant tenant clubs.



Figure 5: Sports Spaces and Facilities

Ovals

Lara Recreation Reserve contains 3 sports ovals:

- Oval 1 – the main reserve oval, located on the south of Alkara Avenue
- Oval 2 – located south-west of Oval 1
- Oval 3 – located to the north of Alkara Avenue, adjoining Lara Primary School

Key characteristics of **Oval 1**:

- Aligned in an east-west orientation, although the central cricket pitch turf table is oriented north-south;
- Approximate playing surface dimensions of 145m x 120m (excluding run-off areas);
- Defined by perimeter pipe rail fence;
- Caters for senior cricket competition and training and senior football competition and training;
- Includes 100lux lighting suitable for training;
- Central 9 pitch turf table for senior cricket competition;
- Has a recently installed electronic scoreboard ;
- Has 2 boundary coaches / interchange boxes;
- Has covered spectator viewing areas along the southern wing / south-western pocket of the oval



Oval 1 looking east



Oval 2 looking north



View across West Oval to Flowers Family Stand

Key characteristics of **Oval 2**:

- Aligned in a north-south orientation;
- Approximate playing surface dimensions of 115 x 104m (excluding run-off areas)
- Defined by perimeter pipe rail fence;
- Caters for Junior Cricket competition and Junior Football competition and training;
- Includes lighting for training uses;
- Has a single hard (concrete) cricket pitch;
- Has two coaches boxes on the western wing of the oval;
- Has a covered spectator area on the eastern wing of the oval.

Key characteristics of **Oval 3**:

- Aligned in a north-south orientation;
- Approximate playing surface dimensions of 140m x 108m (excluding run-off areas)
- Has no perimeter fence
- Caters for Junior Cricket competition and Junior Football competition and training
- Has 4 lights for training
- Has a single hard (concrete) cricket pitch
- Has no spectator amenity or shade

**Sports Spaces and Facilities – Ovals
Issues and Opportunities**

- Oval 1 is floodlit but lighting levels are inadequate;
- Oval 1 fence is in poor condition;
- Oval 1 coaches box near Mill Rd needs to be replaced, as it is climb-able and is not large enough;
- Oval 2 has only 3 lighting poles and so lighting is inadequate;
- Oval 3 has inadequate lighting
- The lack of nets behind goals on Oval 2 is a safety issue.
- There is a lack of shelters or similar spectator facilities on Oval 3, particularly for cricket during summer;
- The upgrade of lighting to all ovals would create the opportunity to for the club to host Friday night junior games, which will assist in developing the junior football programme to support the pathway into senior competition



View across Oval 1

Netball Courts

Lara Recreation Reserve contains no netball facilities, and so the Lara Netball Club utilises two courts within Lara Secondary College for training and competition. While the courts themselves are adequate, they provide no support infrastructure such as change rooms, canteen facilities or shelters, and are remote from the home clubroom, located to the south of Oval 1 (refer figure 5)

Key characteristics of the netball courts:

- Have a north / south orientation.
- Have generally adequate run-off areas, other than the western edge of the western court and the eastern edge of the eastern court, which are below required standards.
- Have lighting for netball training lighting. Control of this lighting, however, is remote from the courts, creating personal security issues.
- Have no coaches or player shelters
- Have no change rooms
- Have no canteen facilities

Sports Spaces and Facilities – Netball Courts Issues and Opportunities

- Having to use Lara Secondary College netball courts presents the following key issues:
 - Activity (games and training) is hidden from community view
 - Can use school change rooms and toilets, although these do not meet current Netball Victoria Facility Manual standards
 - Don't have canteen (current canteen is Lions Club caravan)
 - Scoring needs to occur outside, with no court shelters being present. This occurs during every home game
 - Storage is in a shipping container with power.
 - Floodlighting switch for courts is too far from parking and presents a safety concern after lights are switched off.
 - There is a financial cost to the club to play and train on the secondary college courts
 - Netball courts require resurfacing
 - There is a lack of spectator seating for netball -bench seats only at present
- The netball club's ideal arrangement is for netball courts to be located on the reserve, closer to the main clubrooms, allowing use of the clubroom change facilities and toilets. This arrangement would require:
 - 2 netball courts
 - Warm up area
 - Spectator space



Netball courts

Soccer Pitches

Lara Recreation Reserve contains 2 lawn soccer pitches, located in the northern area of the reserve.

Key characteristics of the soccer pitches:

- Have a north / south orientation.
- Approximate playing surface dimensions of 100m x 60m (excluding run-off areas)
- Have no lighting
- The soccer pitches also include a central hard cricket pitch

Sports Facilities – Soccer Pitches Issues and Opportunities

- The lack of flood lighting means that all current teams are unable to train at the facility, leading to additional cost to the club to hire alternate venues.
- Better lighting would improve opportunities to increase participation across all age levels;
- Existing rye grass field surface requires significant watering, being a cool season grass. Changing the surface to a warm season grass may provide the opportunity for extended use and for improved field longevity;
- The un-used north-eastern corner of the reserve provides an opportunity for small-sided soccer pitches.



Soccer pitches, looking north-east



Soccer pitches, looking north



Soccer pitches, looking north-east

Cricket Practice Nets

Oval 2 includes a cricket practice net complex comprising 2 synthetic pitches and 3 turf pitches.

Key characteristics of the cricket practice nets:

- Located to south of oval, with run-ups separated from the oval by the oval perimeter fence.
- Have 4 synthetic pitches with fixed fencing.
- Has a 12m turf practice area, suitable for a rotation of 5 pitches
- Are 20m in length, with additional run-up space, and so are not in accordance with Cricket Australia guidelines.
- Limited storage for equipment.

Sports Spaces and Facilities – Cricket Practice Nets: Issues and Opportunities

- The current number of practice pitches restricts the progression of juniors to higher grade cricket. (The recent re-formatting of team / age break-up has led to additional teams and so a need for additional training facilities)
- Lighting of the training facilities would be beneficial;
- There is as need for additional storage associated with the cricket training facilities.



Cricket practice pitches

Tennis Courts

Lara Recreation Reserve contains 8 tennis courts. Of these, 6 courts are synthetic turf surface and are used by the Lara Tennis Club and 2 courts are plexipave surface and are available for use by the general community.

Key characteristics of the tennis courts are:

- Aligned northwest – southeast, at the margin of preferred orientation;
- Are surrounded by 2.7m high chain mesh fencing;
- Have adequate run-off between courts and at the back of courts.

Sports Spaces and Facilities – Tennis Courts Issues and Opportunities

- Plexipave courts are cracking and need repair;



Tennis Courts

Baseball Field

Lara Recreation Reserve contains 1 baseball field. The field is in the northern part of the reserve, between Lara Primary School and the soccer pitches. The field is used by the Lara Baseball Club for both training and competition.

Key characteristics of the baseball field:

- Diamond is aligned northeast – southwest, with the homeplate facing southwest.
- Batting cage fencing is provided to the rear of the homeplate and along the foul lines as required;
- Have home and away dugouts

Sports Spaces and Facilities – Baseball Field Issues and Opportunities

- Orientation of baseball diamond is not ideal, causing the batter to face towards setting sun. The opportunity to re-orient from northeast – southwest to northwest – southeast should be investigated.



Baseball field

Bowling Greens

Lara Bowling Club is located on the northern side of Alkara Avenue, and currently has two synthetic greens. The greens are located to the north of the bowling clubrooms and are surrounded by solid fencing so that they are unable to be seen from outside the fence. In this regard, the greens have no interaction with other activities on the reserve.

Sports Spaces and Facilities – Bowling Greens Issues and Opportunities

- The existing greens appear adequate for the Club's need and no specific issues or opportunities are apparent or have been raised by the Club.



Bowling green interface with reserve

3.3.3 Buildings

There are thirteen main buildings located at Lara Recreation Reserve:

- Lara Sports Club building
- Lara Football Clubrooms
- Lara Football Club home and away change rooms
- Lara United Football Clubrooms
- Lara United Football Club storage shed
- Lara Wildcats Baseball Club storage shed
- Lara Bowls Clubrooms
- Lara Tennis Clubrooms
- St Johns Ambulance Brigade headquarters
- 1st Lara Scouts building
- Southern public toilets
- Central public toilets
- Small toilet / change / storage facility near Oval 3

There is no specific clubroom or support building for the Lara Netball Club

The buildings and structures are located on Figure 7.

A detailed spatial analysis of the buildings has not been undertaken, however the key role and characteristics of each building are summarised below. The summary of issues and opportunities reflects the comments of the tenant clubs in relation to points to be considered in the master plan.

Lara Sporting Club building

The Lara Sporting Club building is the social focus for all teams associated with the Lara Sporting Club. The building contains meeting and administration space as well as community space including a bistro and gaming areas. The building also has outdoor function space oriented towards Oval 1.

The Lara Sporting Club has raised no specific issues with the current building.



Lara Sporting Club building across Oval 1

Lara Football Clubrooms

The Lara Football Club building is located on the south-eastern pocket of Oval 1. It contains training and other club spaces for football, but has no provision for netball. The building also supports undercover terraced spectator viewing towards Oval 1.

The Lara Football Club has raised no specific issues with the current building.

Lara Football Club home and away change rooms

The Lara Football Club home and away change rooms are separate buildings located on the south-eastern pocket of Oval 1. The "home" change rooms have been upgraded in recent years, however the "away" change rooms have not been similarly upgraded and are not considered to meet current AFL community facility guidelines or DDA standards.



Lara Football Clubroom and change rooms

Lara United Football (soccer) Clubrooms

The Lara United Football Club building is a modular building located to the west of the soccer pitches. The first stage of the building was constructed in 2015 and the second stage is to be completed in 2019. When complete the building will provide change rooms, function space, meeting rooms, officials' rooms, storerooms and social spaces. The building will also provide formal covered spectator viewing space oriented towards the soccer pitches.



Lara United Football Clubrooms

Lara United Football Club storage shed

The Lara United Football Club storage shed is located to the north of the clubroom and was constructed in 2017. The shed provides for storage of mechanical and sporting equipment.

The Lara United Football Club has raised no specific issues with the current building.

Lara Wildcats Baseball Clubrooms

The Lara Baseball Club building is a large shed structure is located to the east of the baseball diamond. The building provides basic facilities, allows for storage and has shade for spectator via a skillion veranda to the west. A supplementary toilet facility, in the form of a temporary relocatable structure, was provided in 2018.

The Lara Wildcats Baseball Club has raised no specific issues with the current building.

Lara Bowls Clubrooms

The Lara Bowls Clubroom building is located to the south of the bowling greens, and is access from Alkara Avenue. The building provides social / function, administration and amenity spaces. The building was constructed in 2013 and opened in 2014.

The Lara Bowls Club has raised no specific issues with the current building.



Lara Bowls Clubrooms

1st Lara Scouts building

Lara Tennis Clubrooms

The Lara Tennis Clubroom is a small timber building located near the north-western synthetic surface tennis court. The building is an older structure which is in poor condition and no longer provides a facility to contemporary standards. Most significantly it has no toilets or change rooms, requiring tennis players to utilise the nearby public toilet as a change facility.

St John's Ambulance Brigade headquarters

The St John's Ambulance Brigade headquarters is a large shed located to the north of the tennis courts. The building's primary purpose is storage, particularly for 1 -2 ambulance vehicles. The facility is large enough for its purpose, however it lacks lighting and has no support amenities. The building is also used by the Lara Lions Club.

1st Lara Scouts building

The 1st Lara Scouts building is located to the west of Oval 1. It is an older facility. The facility is an older style corrugated iron sheet building, with an adjoining more recent colourbond shed. While the facility is basic in its provision of amenities, the scout group are happy with it. It should be noted that any expansion or reconstruction would be likely to impact upon nearby memorial trees.

While being satisfied with the current building, the club have indicated that the surrounds of the building are poorly maintained, and that traffic management should be improved for the safety of the scouts.



Southern and Central public toilets

There are two public toilet facilities located at the reserve:

- Southern public toilet

The southern public toilet is located to the north-west of the plexipave (community) tennis courts. The toilets are also used as change rooms by the Lara Tennis Club. The toilets are an older style facility and do not comply with current Australian Standards, or BCA requirements.

- Central public toilets

The central public toilet is located to the north of Oval 2. It also is an older style facility which does not comply with current Australian Standards, or BCA requirements. They are considered unsafe in terms of personal security.

Buildings Issues and Opportunities

- There is no current built facility for the Lara Netball Club;
- The Lara Football Club change rooms are likely to be inadequate in relation to the AFL community facility guidelines;
- The Lara Tennis Clubrooms are inadequate, providing no toilets or change rooms;
- The St John's Ambulance Brigade headquarters have no toilets or change rooms and lack lighting;
- The 1st Lara Scouts building would be enhanced, from a safety point of view, from a review of traffic management around the facility;
- Both public toilet block are inadequate and do not comply with current Australian Standards, or BCA requirements.
- There is an opportunity to build a combined netball / tennis clubhouse, along with netball courts, in the vicinity of the existing tennis courts. Options would include:
 - south of the existing tennis courts
 - north of the courts, with new netball courts replacing the existing plexipave tennis courts.
- There is an opportunity to provide a new change / team facility in the vicinity of Oval 3 to provide for football, cricket and netball (should netball remain in its current playing location)
- There is an opportunity to further enhance the Lara United Football Clubrooms to support baseball, potentially through outdoor covered areas and a modular extension for change rooms.
- There should be an opportunity to provide new public toilets in any new building.



Figure 6 Buildings

3.3.4 Pedestrian Access and Circulation

Key points associated with pedestrian movement at Lara Recreation Reserve are summarised on Figure 7 below. These points include:

- o Formal pedestrian paths through the reserve are limited to a series of disconnected paths as follows:
 - A path linking the Lara Secondary College with the driveway to the public car park to the north of Alkara Avenue, and connecting to Oval three and the Lara Bowls Club;
 - A short path connecting the Lara Bowls Club car park with the public car park to the east;
 - A short path connecting the public car park to the north of Alkara Avenue with the soccer pitches;
 - The path to the perimeter of the Lara Primary School oval which adjoins the baseball field;
 - A gravel path along the western edge of the soccer pitches, leading to the Lara Wildcat Baseball Clubrooms;

Pedestrian Access Issues and Opportunities.

- The lack of formal pedestrian paths discourages informal community use of the reserve as well as discouraging walking between existing uses on the reserve.
- Alkara Avenue creates a barrier to pedestrian movement from the north to the south of the reserve, dividing the reserve into two distinct areas. There is an opportunity to investigate the closure of Alkara Avenue to unify the reserve into a single space and provide simpler and safer pedestrian movement.
- There is an opportunity to provide a comprehensive formal pedestrian circulation system to link all activities on the reserve and provide safe and clear community access into the reserve. This could be integrated with improvements to vehicle circulation and parking to enhance pedestrian safety and amenity.
- There is the opportunity to utilise the Avenue of Honour as a pedestrian route around the southern part of the reserve, provided this does not impact negatively upon the roots of the Avenue of Honour trees



Path from Lara Bowls Club to eastern car park



Unsealed path to Lara United Football Clubrooms



Pedestrian crossing of Alkara Avenue, connecting north and south sections of reserve



Figure 7 Pedestrian Access and Circulation

3.3.5 Vehicular Access and Car Parking

Key points associated with pedestrian movement at West Oval are summarised on Figure 15 below. These points include:

- Formal vehicle access into the reserve occurs at:
 - Three locations on the northern edge of Alkara Avenue, into the Oval 3 car park, the Lara Bowls Club car park and into the car park east of the Lara Bowls Club;
 - One location on the southern edge of Alkara Avenue, into the car park to the north-west of Oval 1;
 - Two locations from Waverley Road, into the car park to the north-west of Oval 1, and along the south-western edge of the tennis courts;
 - Three locations from Mill Road, into the Lara Sporting Club car park, for maintenance vehicles into the eastern end of Oval 1 and along the northern boundary of the reserve to the Lara United Football Club storage shed.
- Formal car parking is provided in the following locations:
 - To the south of Oval 3, for 43 vehicles;
 - To the south of the Lara Bowls Clubrooms, for 50 vehicles;
 - To the east of the Lara Bowls Club, for 63 vehicles;
 - To the north-west of Oval 1, for 27 vehicles;
 - To the south-west of the Lara Sporting Club, for 70 vehicles.
- Large areas used for parking and vehicles circulation are unsealed and unformed;
- Alkara Avenue divides the reserve into two distinct areas, separating activities to the north from activities to the south.

Vehicle Access and Car Parking Issues and Opportunities

- The unsealed and unformed nature of much of the parking and vehicle circulation on the reserve leads to a range of issues including:
 - Constraints upon access in wet weather;
 - Lack of control and direction for vehicle movement across the reserve;
 - Extension of open ground into adjoining grassed areas;
 - Reduced pedestrian safety.
- There is an opportunity to formalise car parking and vehicle circulation across the reserve, integrated with drainage to improved the ground surface and with pedestrian circulation to enhance user amenity
- There is an opportunity to introduce traffic management measures to control vehicle movement and enhance pedestrian safety.
- There is an opportunity to investigate the relocation of the existing school bus stop and the closure of Alkara Avenue to unify the reserve into a single space and provide simpler and safer pedestrian movement.



Baseball and soccer access and car park



Figure 8 Vehicle Access and Car Parking

3.3.6 Passive Recreation Areas

Key points arising from the review of the existing reserve in relation to passive recreation provision are summarised below. These points include:

- Passive recreation areas and elements at the reserve limited to:
 - An existing playground at the southern end of Oval 3;
 - An informal open space area at the eastern side of the soccer pitches. This area is used for dog walking and informal ball play, but makes no formal provision for these uses;
 - An informal open space at the southern end of Oval 2.

Consideration of these points leads to a number of issues and opportunities to be addressed in the plan.

Passive Recreation Issues and Opportunities

- There is almost no provision for passive recreation at Lara Recreation Reserve, and therefore limited encouragement for members of the local community who are not associated with sports clubs to use the reserve. Potential to provide opportunities for passive recreation, outside of sports times, should be explored, in line with the objectives of City of Greater Geelong strategic documents. This would include opportunities for play, walking, jogging, seating, group socialising, social sport, picnicking and so on.
- There is opportunity to make better use of the informal space to the east of the soccer pitches for a range of passive and informal recreation uses including small-sided soccer, social sport and community events;
- A number of specific locations exist with potential to provide community spaces providing play, seating, shelter and shade. These locations include:
 - In the informal space to the east of the soccer pitches;
 - To the south of the formal car park, east of the bowls club;
 - In the southern corner of the reserve, near the memorial gates;
 - Between Oval 2 and the Avenue of Honour.
- Should the tennis clubrooms be relocated, there would be opportunity to provide a small local community seating and gathering space viewing towards the tennis courts and access from the existing access through the Avenue of Honour.



Playground south of Oval 3



Informal space south of Oval 2



Informal open space east of soccer pitches



Figure 9 Passive Recreation Areas

3.3.7 Landscape Features

Key points arising from the review of the existing reserve in relation to existing landscape character and features are summarised on Figure 9 below. These points include:

- The reserve is lined on the Mill Road, Walkers Road and the majority of the Waverly Road frontages by Avenue of Honour plantation of *Pinus lambertiana* and *Cupressus macrocarpa*;
- The northern extent of Waverly Road and part of the southern edge of Alkara Avenue are lined with Returned Soldier Memorial plantings of *Eucalyptus cladocalyx*;
- Memorial gates into the reserve are located at the corner of Mill Road and Walkers Road;
- A memorial and remembrance garden was established in 2015 at the eastern end of Oval 1, to mark the 100 year ANZAC anniversary.
- Apart from these particular features, the landscape character of the reserve is undefined and provides few features or points of amenity. There reserve provides no general park furniture or amenities, such as seats, drinking fountains, bicycle racks etc.

Landscape Features Issues and Opportunities

- Apart from the already strong character of the Avenue of Honour and Memorial Trees, there is opportunity to re-define the visual landscape of the reserve, and to provide a higher level of landscape amenity for sports related users and to attract users from the general community.



Avenue of Honour



ANZAC memorial



Returned Soldier Memorial trees



Figure 10 Landscape Features

4. STAKEHOLDER CONSULTATION

4.1 PROJECT REFERENCE GROUP MEETINGS

A Project Reference Group, comprising representatives from each of the tenant clubs, was formed to advise on particular issues and opportunities to be addressed by the master plan.

Two meetings were held with the Project Reference Group to inform the identification of issues and opportunities. The first was held on 26th September 2018, to outline specific issues and opportunities from each club's point of view. The second was held on 12th December 2018 to confirm the issues and opportunities outlined in this report.

A summary of points raised at each meeting, extracted from the meeting minutes, is outlined below.

PROJECT REFERENCE GROUP MEETING 1 26TH SEPTEMBER 2018

Lara Netball Club

- Don't have canteen, currently facility is hidden, can use school change rooms and toilets, canteen is lions club caravan, live scoring outside -this occurs every home game
- Storage is in shipping container -no power to this
- Pay school to train at facility
- In an ideal world, netball facility would be closer to the oval and main clubrooms. That way could utilise existing facilities.
- Current set up is not sustainable
- 2 x netball courts
- Netball courts require resurfacing
- Also need warm up area (utilise basketball court adjacent at present)
- Lack of spectator seating for netball -bench seats only at present
- Floodlighting switch for courts is too far from parking and presents a safety concern. Have to walk in the dark (potential to have it on a timer)
- Toilet and change room facilities -do not have these within tennis pavilion. Use old public toilet block to change in/use as a toilet facility which is not suitable

Lara Tennis Club

- Hard to attract female players without appropriate facilities
- Parking is an issue as cannot park on the avenue of honour
- Keen to explore the idea of joint facilities for the future
- 8 x courts -2 x council maintained
- Other 6 courts are for members and/or for hire
- Experiencing growth in juniors
- Plexipave surface on Council courts does crack

Lara Football Club

- Safety issues around lack of lighting particularly netball courts
- Lack of infrastructure that Tennis Club has. Difficult to address growth in population growth given current facilities Football section continues to grow
- Oval 1 currently floodlit but lighting levels inadequate. Oval 2 has only 3 poles & Oval 3 has inadequate lighting Better lights would enable club to host Friday night junior games
- This will assist in driving junior program to support pathway into senior competition Lack of nets behind goals on Oval 2 -safety issue
- Any improvement based around safety and inclusion and providing better facility for everyone Spectator facilities are generally good

Lara United Soccer Club

- Access to two main soccer pitches working well
- New infrastructure under development shortly for another set of change rooms and social area
- Biggest issue at present is lack of flood lighting -unable to have all teams train at facility -presently spending \$7-\$8k per year on alternate venues.
- Car parking and access -inadequate -particularly when fixtures clash with netball -small car park near club rooms but is insufficient -5 senior teams playing over a Saturday & Sunday
- Playing surface is slowly improving but is a work in progress -PC noted that it is a rye grass field and requires lots of water Club is open to possibly changing to warm season grass to improve surface
- Cricket pitch between the two fields and is used on occasion
- Minimal spectator facilities -new change room/social room development will provide more undercover space Potential for small sided pitches in open space area in north-east corner
- So important to provide participants a good experience through way of facilities

St John's Ambulance

- Current garage on reserve is utilised to house vehicles
- Garage houses 1-2 vehicles -large vehicles that are stretcher capable utilised for events
- Lions Club also use facility for meetings
- Lack of amenities
- Comfortable with current space Lighting an issue

Lara Bowls Club

- Insulated from other activities in the reserve
- During pennant year number of participants is dictated by how many rinks available
- Car parks within the bowling club precinct are adequate however have identified that with increased usage, including football and soccer they may become limited, parking is bad on Sunday's in particular
- Would like to see more car parks for participants and spectators - possibly in the north-east area of the reserve
- Better public toilets and amenities for spectators are required
- Informal car park area near Soccer Club turns to mud in winter

Lara Sporting Club

- Baseball quite self-sufficient -issue for baseball is car parking -vehicle access -ambulance was bogged last year
- Entire northern precinct needs better traffic management and quality roads
- What works well currently is the community partnership. Want to include every user group and tenant of the reserve. Precinct is tired and has been neglected. Doesn't compare to other Clubs who are much better equipped in terms of facilities The Clubs priority is the Oval 3 project which accommodates Netball, Football, Cricket and baseball.
- Current plans developed by the Club are in place for a change facilities/community hub to accommodate baseball/football/cricket/netball on Oval 3 -unisex compliant
- Significant growth in women's football. Do not have a building that accommodates their needs. The planned facility has a cost of \$2M In the meantime, netballers remain without suitable amenities
- Seven sport facility, want to see all sports brought up to a standard that is commensurate with modern standards. Particularly with growth in community.
- Netball courts need resurfacing

- Working closely with Principal of Secondary College on court resurfacing
- Oval 3 change facility has support from school, AFL & G21
- No traction for Oval 3 project at present. Need greater acknowledgment on collective advocacy for the project.
- Broader landscaping for reserve should be considered in Master Plan

Lara Cricket Club

- Restricted in progressing juniors -not enough training facilities
- Currently have 4 x practice nets. Would like additional practice wickets
- Changes to Cricket Aus formats have reduced team numbers, so greater amount of teams playing and training at once. Player numbers in U11 is now 7 per team so increased teams. U13's are also under review.
- Currently juniors play on Oval 2 & 3 as well as primary school oval
- Shelter has been built on Oval 2, need something similar on Oval 3. Portable marquees being used on Oval 3 and blow away in wind. Only shelter is away from ground
- Lack of oval lighting Entire area is outdated
- Ok with spectator parking and facilities for cricket -doesn't get as many people watching as football Restricted in developing facilities due to Avenues of Honour
- Storage -more required!
- Light above cricket training facilities required

1st Lara Scouts •

- Scout Hall is old however Scouts don't mind
- Traffic management needs to be addressed including speed humps etc. •
- Dumped rubbish occurs around Hall
- More places for community/school children to sit in a space that has good passive surveillance
- General lighting is inadequate
- Alkara Avenue is used to cut through, potentially making traffic as a problem. Does have a bus interchange for the school but is it required?
- Basketball train at Lara Lake and Lara Primary School. One of the biggest clubs in Geelong. Basketball could be considered - stadium -for training/playing

Other Considerations

- The whole area needs more kids playgrounds possibly down near memorial gates. There used to be a play area their many years ago.
- A walking trail/path (possibly concreted or hot mix) around the entire sports precinct would be good. Maybe some benches around the walk paths could be included.
- The entire sports precinct should be better lit for safety reasons
- The entire area should be tarred instead of dirt. Reduce dust, allow speed bumps. There is a large number of cars drive in to pick up/drop off school kids so a safety issue. Part of making the area look more presentable to the public.
- There is minimal signage at front gate to show what sports/ areas are within the precincts. So better signage. There are minimal signs within Lara to show where the sports grounds are.
- Oval 1 also needs to have the fence around the ground replaced. Rails are bent in multiple places.
- Oval 1 coaches box near Mill Rd needs to be replaced. Kids climb on the roof of it causing a safety issue. It is also not big enough.
- Public toilets in area need replacing and added to.
- The showers in the away change rooms on oval 1 were fixed last season. The toilets in the same building need to be fixed.
- More chairs/benches around/near ovals.

<p>PROJECT REFERENCE GROUP MEETING 2 12TH DECEMBER 2018</p>

Following presentation and discussion of the identified issues and opportunities, the following additional points were noted:

- Noted in reference to play areas - not a big residential catchment as to where it is noted in issues & ops (eastern side of reserve). May be more appropriate to locate on other side of the reserve.
- Noted that the airshow camping now use the proposed area where netball courts may move to.
- Noted that perhaps we could look to have Oval 3 and associated facilities as a junior facility and Oval 1 & 2 as senior.
- Noted that if netball courts be moved, may be opportunity to still use the courts on educational land
- Noted that Alkara Ave running through reserve is not ideal, due to safety issues. Would also create more parking opportunities if removed

- Noted that eastern area of bowling club and car park is drainage area, need to explore impact of additional car parking on drainage. LF noted will need to be investigated further.
- Noted need more info on current football/cricket away change rooms. Likely to need to be demolished and re-constructed
- Is there opportunity for additional car parking along north boundary of bowling club if required.
- Noted club uses south and north end of soccer ground (oval ends) for pre-season to alleviate main pitch. Also enough room in this area to facilitate small sided games
- Is there opportunity for soccer pitches could be moved north to allow for more room at the southern end for car parking etc. Noted that may want to retain this space for cricket to future proof. LF noted that should it only be a junior cricket field, this would likely still fit even if pitches were moved north. Would only require move of cricket pitch and soccer goals
- Noted would be good to include another play area around the Scout Hall area.
- Noted that there are heritage trees in close vicinity of scout hall. This may also pose problem for playgrounds in this area.
- Noted the warm up area for netball will be important and need to ensure it fits in this area the new proposed area. Potential to use synthetic cricket practice area as netball / multipurpose warm up.
- Noted that tennis courts are not regulation size - court size may need to be increased. Public court cracks- LF/ZS to consider in draft Master Plan
- Noted that the rotation of the baseball diamond needed to be documented at this stage as an opportunity for the master plan.

5. ISSUES AND OPPORTUNITIES PLAN

The issues and opportunities outlined above have been summarised on the Issues and Opportunities plan (Figure 11) following.

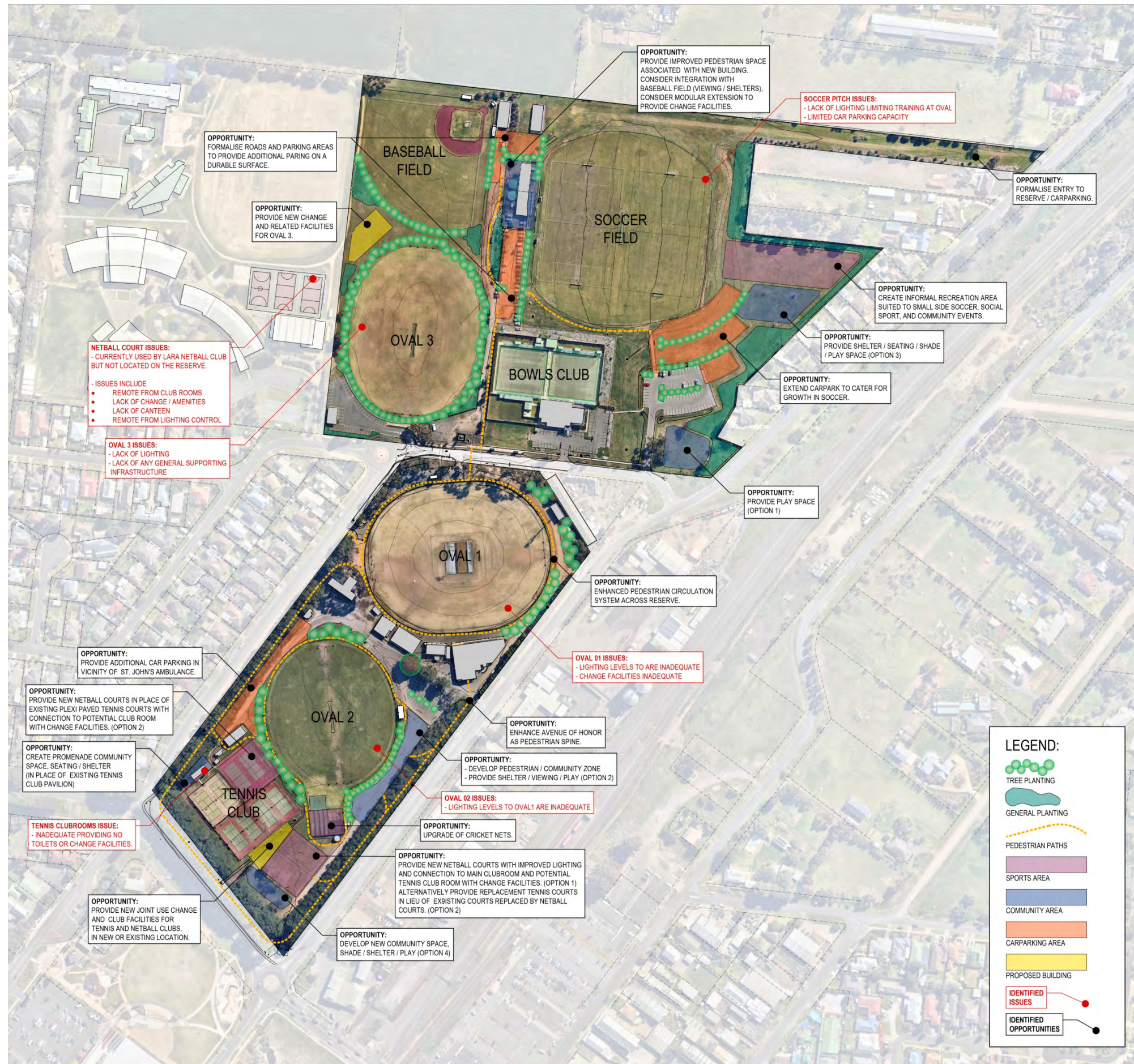


Figure 11 Issues and Opportunities summary

Cr Grzybek re-entered the meeting room at 8.04pm

2. CORIO PLAY SPACE

Source: Community Life – Social Planning and Investment
Director: Robyn Stevens
Portfolio: Social and Infrastructure Planning

Purpose

1. To seek Council's approval to progress with design and construction of a local play space at the Purnell Road Community Centre site and a district nature-based play space at Goldsworthy Reserve.

Background

2. At the Council meeting on 26 June 2018, in relation to the new Corio (Purnell Road) Integrated Child and Family Centre (CICFC), Council resolved to '*undertake design work for a new sensory play space on the site of the former Corio City Learning and Care and that the design be undertaken in consultation with the local community and be presented back to Council as part of the 2019-20 Budget process*'.
3. The proposal to develop a sensory play space at the Corio City Learning and Care (CLAC) site originated in response to community concerns about the loss of open space associated with the Purnell Road CICFC development.

Key Matters

4. Following an assessment of the CLAC site, it has been deemed unsuitable for a sensory play space due to the limited size, poor access and parking facilities, and its location close to a main road and associated risks for children.
5. The immediate precinct is relatively well serviced for local playgrounds, however the *City of Greater Geelong Play Strategy 2010* identifies a need and opportunity for a district level play space to be considered at Goldsworthy Reserve.
6. It is proposed that a local play space be developed in conjunction with the new CICFC, that further investigation and detailed design be undertaken in consultation with the community for a sensory/district level play space at nearby Goldsworthy Reserve and that the CLAC site, once completely vacated, be considered for sale (**Attachment 2**).
7. The costs associated with construction of a new local play space at CICFC and the design and development of a potential new district level sensory play space at Goldsworthy Reserve, are included in the 2019-20 draft budget.

Cr Grzybek moved, Cr Aitken seconded -

8. That Council:

- 8.1 **Note the proposal to include a local play space within the public open space of the new Corio (Purnell Road) Integrated Child and Family Centre;**
- 8.2 **Authorise officers to commence design of a district nature-based play space at Goldsworthy Reserve in consultation with the community; and**
- 8.3 **Note the intention to sell the site of the Corio City Learning and Care following its closure.**

Carried.

Attachment 1

Financial Implications

1. The proposed play space developments can be delivered within existing budgets.
2. The recently constructed play space at Gateway Sanctuary in Leopold has been referenced as a benchmark for the proposed new sensory play development in Corio. The Gateway development was completed in 2017-18 at a cost of \$300,000. A comparable play offering can be designed and constructed at the Goldsworthy Reserve within the existing CLAC play space budget of \$350,000.
3. It is proposed to reallocate the budget of \$350,000 currently identified in the 2019-20 draft budget for development of a play space at the CLAC site, toward development of a new sensory play space at Goldsworthy Reserve.
4. A local play space at the Purnell Road CFIFC site is estimated to cost \$50,000. This can be delivered within the existing CFIFC capital budget.
5. Following its closure, the site of the CLAC be sold as it is not well suited for development as public open space.
6. The construction of a sensory play space will create additional ongoing maintenance costs estimated at approximately \$10,000 per annum.

Community Engagement

7. In September 2017 the City initiated the 'Approval Procedure for Open Space Developments Projects Policy', which provided an opportunity for the community to make submissions in regard to the proposed development of the CFIFC on public open space.
8. A submission (petition) received from the Corio Kindergarten on 28 September 2017 identified loss of open space as a key issue associated with the development.
9. A Submissions Review Panel was held on 2 May 2018 . At this hearing, the Panel noted the following in relation to the loss of open space "*that implementation of an all ages sensory open space will be investigated as per example at Gateway Sanctuary Leopold rather than a traditional playground*".

Social Equity Considerations

10. An all ages sensory play space is a specialised play offering which will attract higher visitation numbers and longer stays than is typical of a local playground. Such a development would be considered a district level provision which typically create demand for supporting infrastructure such as off street car parking, barbecues, shelters and public toilets.
11. The development of a sensory or nature based playground may be likely to attract children and families with sensory needs. There may be an increased likelihood of 'runners' - this creates a high risk if near a busy road and would require the playground to be fully fenced, which is undesirable and doesn't guarantee safety as the City cannot ensure gates won't be left open by others.
12. Goldsworthy Reserve is approximately 400m from the CLAC site and is identified within the *Geelong Play Strategy* as being a suitable site for the development of a District playground. This is a large site incorporating 2.5 hectares of public open space within a larger 6 hectares reserve with an athletics track and supporting infrastructure including public toilets and off street parking.

13. Goldsworthy Reserve is ideally sited to fill an identified gap in play provision in Corio and is the preferred site for a district level sensory or nature based play space for this community.
14. A local play space could be delivered at the Purnell Road CFIFC site. While this site is still smaller than the recommended provision standards, the public open space at this site is significantly larger than the CLAC site and it is not located directly across from the shopping centre.

Policy/Legal/Statutory Implications

15. The proposal in this report is consistent with Council *Play Strategy 2010*.
16. All play spaces will be designed and constructed in accordance with Australian Standards.
17. The City's standards for provision of public open space as set out in the Greater Geelong Planning Scheme and the Sustainable Communities Infrastructure Development Guidelines, recommend that local parks be a minimum of 1 hectare and district parks be a minimum of 2 hectares.

Alignment to Council Plan

18. The proposal in this report is consistent with Council Plan strategic priorities for:
 - 18.1 Informed Social Infrastructure and Planning, specifically in providing more quality open space that supports active lifestyles; and
 - 18.2 A more inclusive and diverse community, specifically through the proposed development of a sensory play space for people of all abilities.

Conflict of Interest

19. No City officer involved in the development of this report has a direct or indirect interest in this matter.

Risk Assessment

20. The CLAC site is 0.23 hectares and due to its relatively small size and location adjacent to a busy road and shopping centre, is considered unsuitable for development as open space. The proximity to the road and destination shopping centre creates public safety risks.

Environmental Implications

21. The proposed play space at Goldsworthy Reserve will be developed consistent with nature play principles.

Site Map

Corio City Learning and Care (CLAC) site
Corio Integrated Family & Childrens Centre (CICFC)
Goldsworthy Reserve



3. AMENDMENT C359 PART 2 - 9 SCARLETT STREET, GEELONG WEST – ADOPTION OF AMENDMENT

Source: Planning, Design & Development – Strategic
Implementation
Director: Gareth Smith
Portfolio: Sustainable Development

Purpose

1. To adopt Amendment C359 Part 2 applying to 9 Scarlett Street Geelong West.

Background

2. Amendment C359 (Amendment) made changes to several heritage overlays across the municipality. Amendment C359 Part 1 was adopted on 10 July 2018 and came into operation on 6 December 2018.
3. Adoption of the proposed deletion of the heritage overlay from 9 Scarlett Street, Geelong West (The Former Donaghy's Rope Walk Building) was deferred as the Independent Panel concluded it necessary for Heritage Victoria to first amend the extent of its Registration in the Victorian Heritage Register.
4. Council on 10 July 2018 resolved to defer adoption of Amendment C359 Part 2 (solely the heritage overlay removal from 9 Scarlett Street) until Heritage Victoria considered changing the extent of its registration for the Former Ropeworks site.
5. 9 Scarlett Street Geelong West is owned by a developer and has planning approval for subdivision and residential development.

Key Matters

6. The Former Donaghy's Rope Walk Building (Part) and Rope-Making Machinery is listed on the Victorian Heritage Register as a site of state significance and is also included in the heritage overlay in the Greater Geelong Planning Scheme.
7. Following an emergency building order in 2017, the former rope walk building (a long narrow shed) was demolished. The demolition eroded the heritage fabric of the site and both the registration and the heritage overlay needed to be amended to reflect this change. Amendment C359 sought to amend the extent of the heritage overlay HO741.
8. Heritage Victoria has subsequently changed the registration of the Former Donaghy's Rope Walk which means Council can now adopt Amendment C359 Part 2.

Cr Mason moved, Cr Asher seconded -

9. That Council:

- 9.1 Adopt Amendment C359 Part 2 in the form outlined in Attachment 4 of this report; and**
- 9.2 Submit the adopted Amendment C359 Part 2 together with the prescribed information to the Minister for Planning requesting approval.**

Carried.

Attachment 1

Financial Implications

1. There are no financial implications arising from this recommendation. The amendment approval fee is to be paid by the proponent.

Community Engagement

2. The Amendment was exhibited from 31 August 2017 to 2 October 2017 in accordance with the requirements of the *Planning and Environment Act 1987*. An Independent Panel considered submissions about the Amendment. Submitters were notified of the release of the Independent Panel Report and Council's adoption of Amendment C359 Part 1 and the final decision of the Minister for Planning.
3. Heritage Victoria exhibited the proposed changes to the VHR Registration and Council made a submission generally supporting the changes and seeking additional detail on registered objects to be included in the registration.

Social Equity Considerations

4. Amendment C359 Part 2 does not raise any social equity issues.

Policy/Legal/Statutory Implications

5. Amendment C359 Part 2 will achieve the objectives of the local planning policy framework to conserve and enhance individual places of post contact cultural heritage significance. It will also align the extent of the heritage overlay in the Greater Geelong Planning Scheme with the extent of the registration of the former rope walk building on the Victorian Heritage Register. This complies with the Planning Practice Note on Applying the Heritage Overlay and the *Heritage Act 2017*.

Alignment to Council Plan

6. Amendment C359 Part 2 supports the sustainable built and natural environment strategic direction of Council Plan and is consistent with the strategic direction of community wellbeing and the priority of connected, creative and strong communities.

Conflict of Interest

7. No City officers involved in the preparation of the report have a direct or indirect interest in the issue to which this report relates.

Risk Assessment

8. There are no notable risks associated with implementing the recommendation contained in this report.

Environmental Implications

9. There are no environmental implications arising from adoption of Amendment C359 Part 2.

Attachment 2

Background

1. The former ropeworks and ropewalk at 95-103 Pakington Street and 9 Scarlett Street, Geelong West was included on the Victorian Heritage Register as Number H1169 on 29 August 1996. The site was included in Heritage Overlay HO741 in the Planning Scheme in July 2000.
2. An emergency building order issued by Council resulted in the demolition of the former rope walk building in 2017. No approval from Heritage Victoria was required for its removal under a permit exemption granted on 10 November 2015.
3. An amendment request was lodged with Council in 2017 to remove the heritage overlay from the land at 9 Scarlett Street Geelong West on the basis that the structure had been removed and no heritage significance remained. The request submitted that Heritage Victoria had confirmed that no further approvals would be required as on-site structures had been removed and they would instigate a process to remove the site from the Victorian Heritage Registry.
4. Unfortunately Heritage Victoria did not advance this prior to the exhibition of Amendment C359 and the subsequent Independent Panel Hearing.
5. The Independent Panel appointed to consider the submissions about Amendment C359 concluded that 9 Scarlett Street Geelong West should not be removed from the Heritage Overlay as it is still on the Victorian Heritage Register and its removal while it is on the Register is contrary to the Planning Practice Note *Applying the Heritage Overlay* and the *Heritage Act 2017*. Its inclusion in the Victorian Heritage Register should be considered first.
6. Council accepted this Independent Panel recommendation and deferred consideration of this item into Amendment C359 Part 2.

Change to the Heritage Victoria Registration

7. Tract Consultants lodged a nomination with Heritage Victoria to amend the extent of VHR H1169 to remove 9 Scarlett Street Geelong west. The City provided Tract a letter of support.
8. Heritage Victoria recommended amending the registration by removing some land, listing objects at the place, changing the name of the registration and by revising the Statement of Cultural Heritage Significance.
9. In response to public notification of this recommendation, the City made a submission supporting the proposal but requesting more detail be included about the objects of significance and into the statement of cultural significance.
10. The Heritage Council considered the proposed registration changes and Council's submission and accepted the deletion of the land at 9 Scarlett Street Geelong West as the fabric of significance to the State of Victoria is no longer retained.
11. On 18 April 2019, the Heritage Council determined to amend item VHR H1169 in the Victorian Heritage Register by reducing the registered extent of the Place and including registered objects integral to the Place.
12. The way is now clear for Council to adopt the change to the delete HO741 from 9 Scarlett Street Geelong West.

Attachment 3

Planning and Environment Act 1987

GREATER GEELONG PLANNING SCHEME

AMENDMENT C359 Part 2

INSTRUCTION SHEET

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

The Greater Geelong Planning Scheme is amended as follows:

Planning Scheme Maps

The Planning Scheme Maps are amended by a total of 1 attached map sheet.

Overlay Maps

1. Amend Planning Scheme Map No. 37HO in the manner shown on the attached map marked "Greater Geelong Planning Scheme, Amendment C359 part 2".

End of document



4. REVOCATION OF FLOOD-PRONE AREA DESIGNATION OF NEW LOTS AT LIFESTYLE VILLAGE, 123 – 163 BOUNDARY ROAD, MOUNT DUNEED

Source: City Services – Engineering Services
Director: Guy Wilson-Browne
Portfolio: Social and Infrastructure Planning

Purpose

1. To consider revoking Council's designation of 12 December 2006 of flood affected land Lifestyle Village, Mount Duneed as liable to flooding pursuant to regulation 153 of the *Building Regulations 2018*.

Background

2. Council has a statutory obligation under the *Building Regulations 2018* to designate land as liable to flooding where it reasonably knows it to be prone to flooding. Conversely, there is an obligation to remove the encumbrance of designation from land that is no longer considered to be flood-prone.
3. The current designated flood mapping (**Attachment 2**) was designated by Council at its meeting of 12 December 2006.
4. This revocation will result in new lots in Lifestyle Village fronting 123 – 163 Boundary Road, Mount Duneed being free of their flood prone status, paving the way for owners to build homes on their land.

Key Issues

5. The flood mapping is subject to a revision due to the subdivision and development at 123 – 163 Boundary Road, Mount Duneed. Prior to subdivision the parent lot was considered to be liable to flooding. This development site, which is also known as Lifestyle Village, Mount Duneed, achieves flood immunity for newly created lots for flood events up to and including the 100 year Average Recurrence Interval (**ARI**) event due to approved internal earthworks.
6. The decision by Council engineers that the flood prone status can be removed includes assessment of internal drainage, road construction and earthworks to contain potential floodwaters from the 100 year ARI event within road and drainage reserves (**Attachment 3**).
7. It should be noted that designation is separate to the creation of flood overlays within the Greater Geelong Planning Scheme, which generally follows designation. In the case of this development, a planning scheme amendment to create post-development flood zones or overlays is proposed after the design of the proposed precincts.

Cr Murnane moved, Cr Nelson seconded -

8. **That Council revoke the Council designation of 12 December 2006 of flood affected land Lifestyle Village, Mount Duneed as liable to flooding pursuant to regulation 153 of the *Building Regulations 2018*.**

Carried.

Attachment 1

Financial Implications

1. No impact to budget.

Community Engagement

2. A revocation of designation does not warrant public consultation as it constitutes the removal of an encumbrance on land.
3. Relevant City databases and flood maps will be revised and updates sent to the Corangamite Catchment Management Authority and Building Control Commission.

Social Equity Considerations

4. The City has a responsibility to the community to provide the best possible information on areas that are flood prone. The removal of flood prone designation allows owners to build on their land without a special permit from the City, and without raising the floor level of their home. It also reduces the cost of property insurance.

Policy/Legal/Statutory Implications

5. The City has various statutory responsibilities for drainage management and flood management (prevention, response and recovery) as set out in the *Local Government Act 1989*, *Local Government Regulations 1990*, *Planning and Environment Act 1987*, *Building Regulations 2018*, *Water Act 1989*, *Subdivision Act 1988* and *Emergency Management Act 1986*.
6. The works have resulted in the lots being protected from flooding during a major storm event that has a one per cent probability of occurring in any one year, and occurs on average once in 100 years. This is the required standard for new subdivisions.

Alignment to Council Plan

7. The recommendations of this report are consistent with the Council Plan, in relation to planned sustainable development.

Conflict of Interest

8. There are no officer direct or indirect interests with respect to this report.

Risk Assessment

9. Council also has some risk exposure with any failure to disclose the flood-prone status of a property in a land information certificate.
10. The revocation of the designation is the final step in minimising the City's risk.

Environmental Implications

11. The revocation of flood-prone areas designation and designation of revised flood data through the design of this stage is considered unlikely to result in any known adverse environmental impacts.

Attachment 2

CURRENT FLOOD MAP



Attachment 3

REVISED FLOOD MAP



5. REVOCATION OF FLOOD-PRONE AREA DESIGNATION OF NEW LOTS AT FYANSFORD WEST ESTATE STAGES 1.1 AND 1.2

Source: City Services – Engineering Services
Director: Guy Wilson- Browne
Portfolio: Social and Infrastructure Planning

Purpose

1. To consider revoking Council's designation of 23 August 2011 of flood affected land Fyansford West Estate Stages 1.1 and 1.2 as liable to flooding pursuant to regulation 153 of the *Building Regulations 2018*.

Background

2. Council has a statutory obligation under the *Building Regulations 2018* to designate land as liable to flooding where it reasonably knows it to be prone to flooding. Conversely, there is an obligation to remove the encumbrance of designation from land that is no longer considered to be flood-prone.
3. The current designated flood mapping (**Attachment 2**) was designated by Council at its meeting of 23 August 2011.
4. This revocation will result in another stage of new lots in Fyansford West Estate fronting 100 – 150 Hamilton Highway, Fyansford being free of their flood prone status, paving the way for owners to build homes on their land.

Key Issues

5. The flood mapping is subject to a revision due to the subdivision and development at 100 – 150 Hamilton Highway, Fyansford. Prior to subdivision the parent lot was considered to be liable to flooding. This development site, which is also known as Fyansford West Estate, Stages 1.1 and 1.2, achieves flood immunity for newly created lots for flood events up to and including the 100 year Average Recurrence Interval (**ARI**) event due to approved internal earthworks.
6. The decision by Council engineers that the flood prone status can be removed includes assessment of internal drainage, road construction and earthworks to contain potential floodwaters from the 100 year ARI event within road and drainage reserves (**Attachment 3**).
7. It should be noted that designation is separate to the creation of flood overlays within the Planning Scheme, which generally follows designation. In the case of this development, the planning scheme amendment to create post-development flood zones or overlays is proposed after the design of the proposed precincts.

Cr Kontelj moved, Cr Mansfield seconded -

8. **That Council revoke the Council designation of 23 August 2011 of flood affected land Fyansford West Estate, Stage 1.1 and 1.2 as liable to flooding pursuant to regulation 153 of the *Building Regulations 2018*.**

Carried.

Attachment 1

Financial Implications

1. No impact to budget.

Community Engagement

2. A revocation of designation does not warrant public consultation as it constitutes the removal of an encumbrance on land.
3. Relevant Council databases and flood maps will be revised and updates sent to the Corangamite Catchment Management Authority and Building Control Commission.

Social Equity Considerations

4. Council have a responsibility to the community to provide the best possible information on areas that are flood prone. The removal of flood prone designation allows owners to build on their land without a special permit from the City, and without raising the floor level of their home. It also reduces the cost of property insurance.

Policy/Legal/Statutory Implications

5. The City has various statutory responsibilities for drainage management and flood management (prevention, response and recovery) as set out in the *Local Government Act 1989*, *Local Government Regulations 1990*, *Planning and Environment Act 1987*, *Building Regulations 2018*, *Water Act 1989*, *Subdivision Act 1988* and *Emergency Management Act 1986*.
6. The works have resulted in the lots being protected from flooding during a major storm event that has a one per cent probability of occurring in any one year, and occurs on average once in 100 years. This is the required standard for new subdivisions.

Alignment to Council Plan

7. The recommendations of this report are consistent with Council Plan, in relation to planned sustainable development.

Conflict of Interest

8. There are no officer direct or indirect interests with respect to this report.

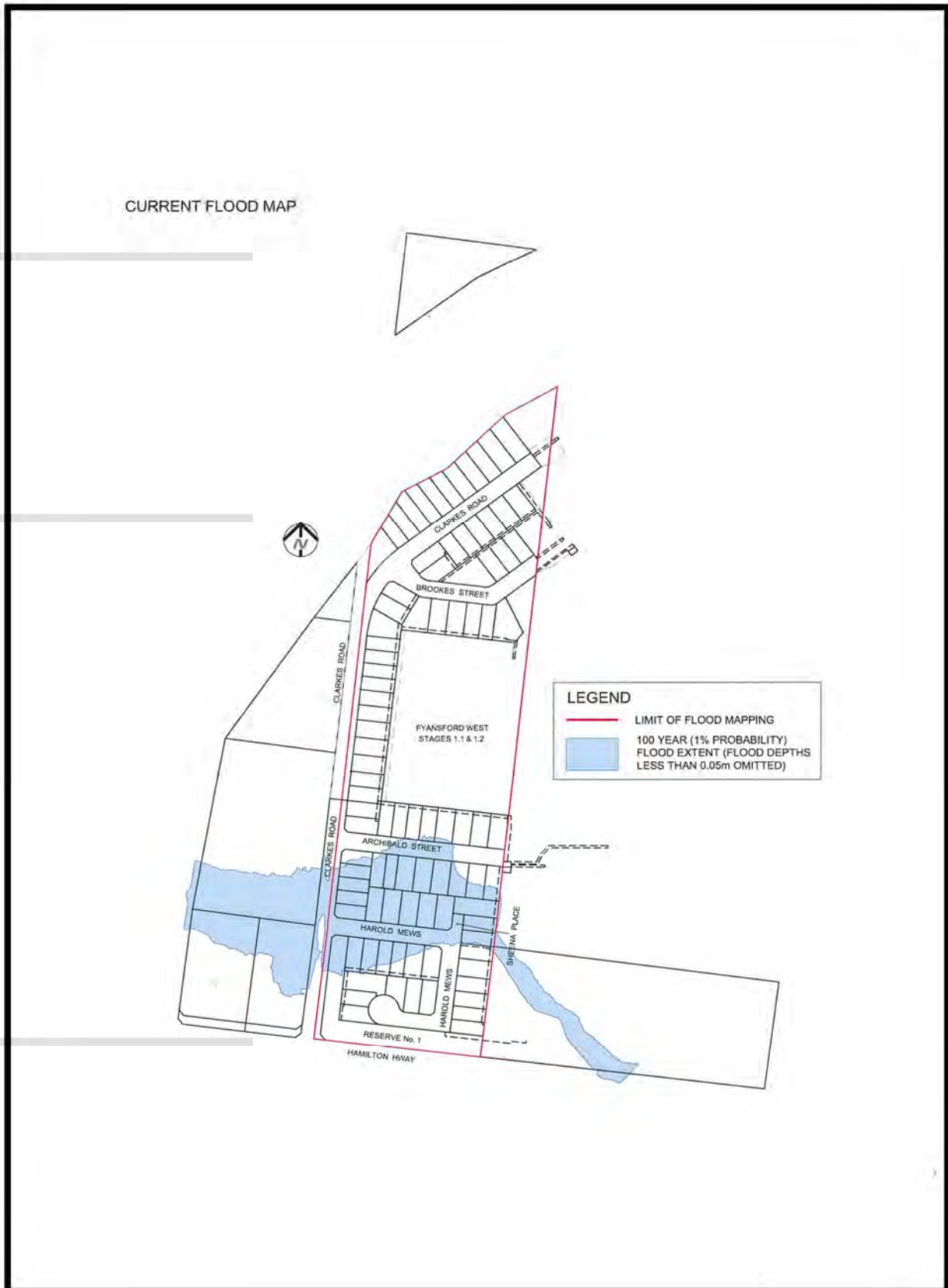
Risk Assessment

9. Council also has some risk exposure with any failure to disclose the flood-prone status of a property in a Land Information Certificate.
10. The revocation of the designation is the final step in minimising Council's risk.

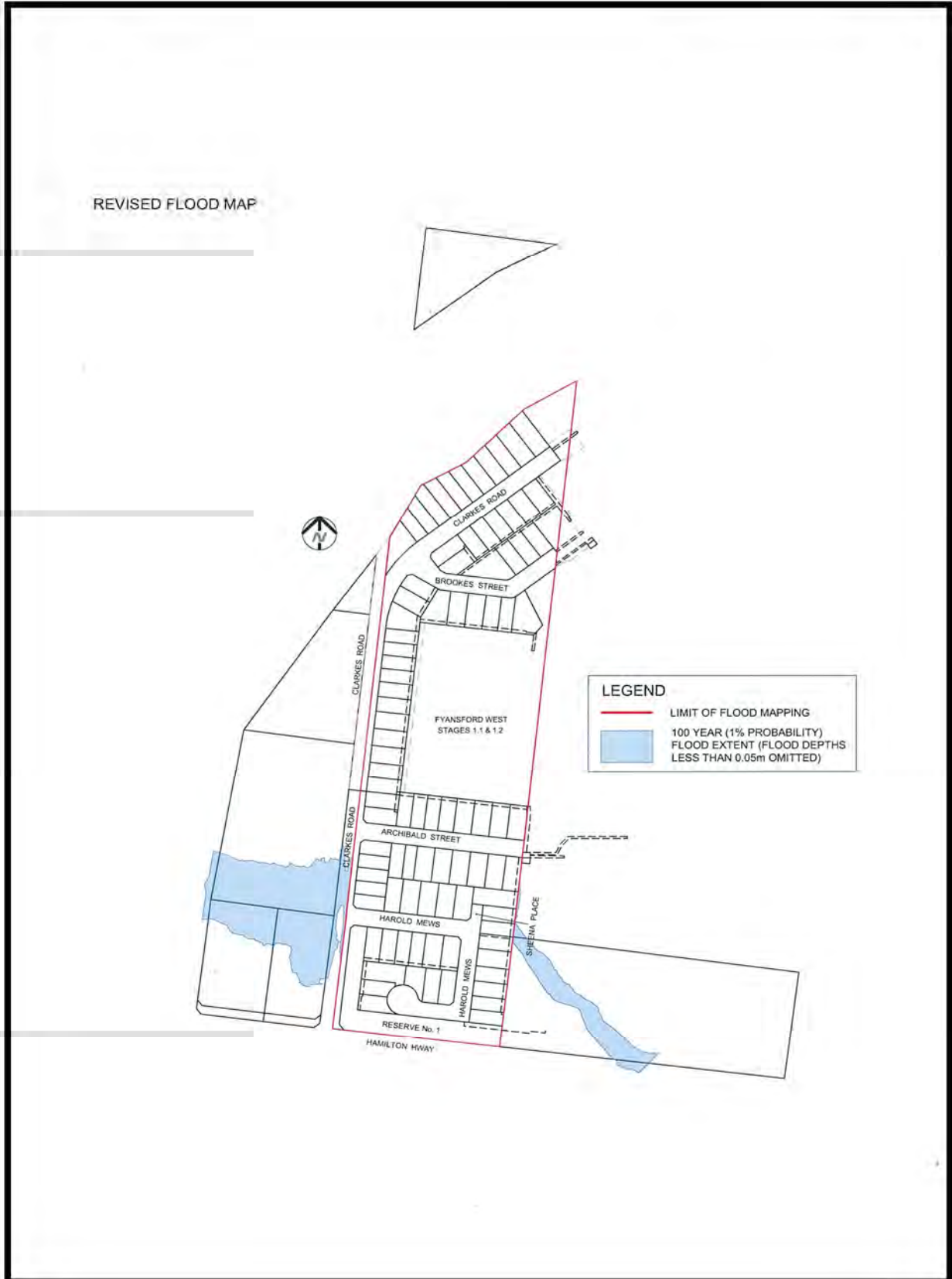
Environmental Implications

11. The revocation of flood-prone areas designation and designation of revised flood data through the design of this stage is considered unlikely to result in any known adverse environmental impacts.

Attachment 2
CURRENT FLOOD MAP



Attachment 3
REVISED FLOOD MAP



6. PLANNING AUTHORISATIONS - COUNCIL TO STAFF

Source: Planning, Design & Development – City Development
Director: Gareth Smith
Portfolio: Sustainable Development

Purpose

1. To appoint City officers as authorised officers under the *Planning and Environment Act 1987* (P&EA).

Background

2. City officers are appointed as authorised officers to exercise statutory powers under various Acts and regulations. Appointments as authorised officers are to individual staff members.
3. The P&EA regulates enforcement and is reliant on authorised officers acting on behalf of the responsible authority (Council).

Key Matters

4. Where there is a specific power within an Act, Council should appoint authorised officers pursuant to that Act. This is the case for the P&EA.
5. Planning staff members have recently been employed by the City and are required to be authorised under the P&EA.
6. **Attachment 2** sets out the Instrument of Appointment and Authorisation under the P&EA and lists the staff members to whom this authorisation applies (instrument).

Cr Mason moved, Cr Asher seconded -

7. **In the exercise of the powers conferred by section 224 of the *Local Government Act 1989* and the other legislation referred to in the Greater Geelong City Council Instrument of Appointment & Authorisation - *Planning & Environment Act 1987* only (instrument) (Attachment 2), Greater Geelong City Council (Council) resolves that the:**
 - 7.1 **Members of City staff referred to in the instrument be appointed and authorised as set out in the instrument;**
 - 7.2 **Instrument comes into force immediately upon the common seal of Council being affixed to the instrument, and remains in force until Council determines to vary or revoke it;**
 - 7.3 **Instrument be sealed.**

Carried.

Attachment 1

Financial Implications

1. There are no financial implications arising from the subject of this report.

Community Engagement

2. Relevant City managers have been consulted regarding this recommended appointment and authorisation.

Social Equity Considerations

3. There are no social equity implications arising from the subject of this report.

Policy/Legal/Statutory Implications

4. The recommended appointment and authorisation of these staff members complies with the relevant provisions of the P&EA and the *Local Government Act 1989*.

Alignment to Council Plan

5. The recommended appointments and authorisations of these staff members supports the delivery of Council planning services.

Conflict of Interest

6. No City officers who have provided advice in relation to this report have declared a conflict of interest regarding the matter under consideration.

Risk Assessment

7. There are no significant or high risks associated with the subject of this report.

Environmental Implications

8. There are no environmental implications arising from the subject of this report.

Greater Geelong City Council

Instrument of Appointment and Authorisation

(Planning and Environment Act 1987 only)

Instrument of Appointment and Authorisation (*Planning and Environment Act 1987*)

In this instrument "**officer**" means -

Akla Nanayakkara	Town Planner
Laura Wyatt	Town Planner
Phil Mabbs	Town Planner
Matthew Stojanovic	Town Planner

By this instrument of appointment and authorisation Greater Geelong City Council -

1. under section 147(4) of the *Planning and Environment Act 1987* - appoints the officers to be authorised officers for the purposes of the *Planning and Environment Act 1987* and the regulations made under that Act; and
2. under section 232 of the *Local Government Act 1989* authorises the officers generally to institute proceedings for offences against the Acts and regulations described in this instrument.

It is declared that this instrument -

- (a) comes into force immediately upon its execution;
- (b) remains in force until varied or revoked.

This instrument is authorised by a resolution of the Greater Geelong City Council on 11 June 2019

THE COMMON SEAL of GREATER)
GEELONG CITY COUNCIL was affixed)
hereto in the presence of:)

Mayor

Chief Executive Officer

Date: / /

7. LIVE STREAMING AND PUBLISHING RECORDINGS OF COUNCIL MEETINGS UPDATE

Source: Governance, Strategy & Performance - Governance
Acting Director: Rebecca Leonard
Portfolio: Leadership and Governance

Purpose

1. To update Council on the performance of live streaming and publishing recordings of Council's ordinary meetings each month since October 2018.

Background

2. Live streaming and publishing recordings of Council's ordinary meetings commenced on 24 July 2018. Since commencement, the number of views of the live streams and the archived meetings has been monitored.

Key Matters

3. Since commencing in July 2018, live streaming and recording of ordinary Council meetings has been promoted in CityNews, Community Update, Geelong Australia website and on social media channels.
4. Over the period since the end of October 2018 up to the end of April 2019, a total of 1,843 views have been recorded across live and archived footage. A summary of the monthly views is included at **Attachment 2**.
5. The uptake of live streaming and access to published recordings has increased access to Council meetings significantly. During the period an average of 49 people attended council meetings whereas over 170 people were watching proceedings live online.

Cr Grzybek moved, Cr Asher seconded -

6. That Council:

- 6.1 Note the number of views per month of live streaming and published recordings of Council meetings listed Attachment 2; and**
- 6.2 Note that the City will report back on the status of access to live-streaming and published recordings of Council meetings by 31 December 2019.**

Carried.

Attachment 1

Financial Implications

1. The total ongoing cost of live streaming Council meetings is approximately \$1,300 per month.

Community Engagement

2. There has been significant uptake of live streaming and access to published Council meeting recordings which has improved public access to Council decision making.
3. A simple approach to the live streaming of Council meetings has been taken during this initial period. The City will consider ways to enhance the format of the live streaming through feedback from the community.

Social Equity Considerations

4. Live streaming and publishing recordings of Council meetings facilitates and promotes access by everyone to the decision-making processes of Council.

Policy/Legal/Statutory Implications

5. Live streaming and publishing recordings of Council meetings is conducted in accordance with the City's legislative obligations, particularly in relation to privacy, and is governed by the Council's Live Streaming and Publishing Recordings of Council Meetings Policy.
6. The Citizen's Jury recommended that the Council adopt live streaming as one of its recommendations to the Minister.

Alignment to Council Plan

7. Live streaming and publishing recordings of Council meetings aligns with the organisational leadership, strategy and governance pillar of the Council Plan 2018-22, and aligns with the key priority of communicating and engaging more effectively with our community.

Conflict of Interest

8. No officer involved in the preparation of this report had a direct or indirect interest in the subject of this report.

Risk Assessment

9. The Council policy addresses the relevant matters required to mitigate the risks associated with live streaming and publishing recordings of Council meetings, including privacy breaches, defamation and document management.

Environmental Implications

10. There are no direct environmental implications arising from this report.

Attachment 2

Number of Monthly Views:

Month	Watched live	Archive views	Total views
November	106	84	190
December	149	96	245
January	142	98	240
February	120	103	223
March	246	263	509
April	258	178	436

CLOSE OF MEETING

As there was no further business the meeting closed at 8.26pm Tuesday, 11 June 2019.

Signed: _____
Cr Peter Murrhy (Deputy Mayor)

Date of Confirmation: _____.