



## Peri Urban Group of Rural Councils Update June 2014

### NEWS –

#### Minister Guy re Localised Provisions for Bushfire Areas

##### **Simpler bushfire rules for three councils**

Simpler rules for building in areas of bushfire risk will soon apply after localised provisions for three councils were approved by Planning Minister Matthew Guy.

“The Victorian Coalition Government is removing unnecessary red tape for landowners, and lowering the cost burden of complying with these regulations,” Mr Guy said.

“These simpler rules are part of the Napthine Government’s ongoing efforts to reduce the compliance burden for families and builders. It complements our recently announced changes to the Bushfire Management Overlay, which will be implemented in coming weeks.”

Mr Guy has approved localised schedules to the Bushfire Management Overlay for the Greater Bendigo, South Gippsland and Wellington planning schemes. The schedules have been agreed to by the three councils and the CFA.

“These changes empower local councils to make quick, clear decisions on planning permits for single dwellings,” Mr Guy said.

“Landowners will benefit from more certainty about permit decisions with these modified rules.

“A significant reduction in red tape has been achieved, in that permits will not need to be referred to the CFA if the modified planning requirements are met.”

Part of the recently announced bushfire planning reforms includes funding more councils to develop localised BMO schedules to provide greater clarity and simplified decision making.

Amendment GC3, which implements the three localised BMO schedules, will be gazetted shortly.

### New Economic Indicators

New Economic Indicators.

I.D has released new economic indicators for Australia. Looking across the peri urban region, all except Bass Coast have grown in Gross Regional Product since the last period.

The link for the newest figures is

<http://economic-indicators.id.com.au/?StatelId=2&submissionGuid=abedfb77-a0a1-4307-8de0-6aa3931b1345>



**MAV Rural and  
Regional  
Conferences  
resources**

Notes from the MAV Conference for Minister Guy, Christine Wyatt, Deputy Secretary and Professor Rob Adams Director City Design, City of Melbourne are below.

The PowerPoint presentations from the conference are available via the link below.

<http://www.mav.asn.au/events/Pages/mav-rural-regional-planning-conference-26062014.aspx>

**Victorian  
Floodplain  
Management  
Strategy**

The Government has released the draft [Victorian Floodplain Management Strategy](#) (VFMS) for public comment. This strategy implements a number of the recommendations from the [Victorian Floods Review](#) and gives effect to the [Government's response to the ENRC report on Flood Mitigation Infrastructure](#).

**MAV News**

The DEPI project team will hold 12 public information sessions over the next three weeks. These will be advertised in local papers, however, given the short timeframe, we encourage you to promote the events through your network.

**Week 2**

Geelong - Mon 7 July  
Ballarat - Tues 8 July

**Week 3**

Wangaratta - Mon 14 July  
Shepparton - Tues 15 July  
Swan Hill - Wed 16 July  
Bendigo - Thurs 17 July  
Traralgon - Fri 18 July

Councils will also be invited to meet with the project team. We are advised that letters inviting councils to these meetings will be sent this week.

MAV staff will attend a number of the information sessions and will draft a submission for council feedback in the coming weeks. Submissions are due **11 August**.

For further information please contact Emma Lake on [elake@mav.asn.au](mailto:elake@mav.asn.au) or 9667 5532 (Mon-Wed).

**VicSmart  
information  
sessions**

The MAV has been working with the DTPLI on a series of joint information sessions across Victoria during July and August.

This week the Department released the final process and provisions for VicSmart, as well as a supporting information kit. The provisions will be formally introduced in September.



The main change of note is the introduction of a further five-day information period. The Planning and Environment Regulations will be amended to achieve this. A number of the categories have also been tightened in response to submissions.

The sessions will be in two parts with the first outlining the new VicSmart process, provisions, and classes of application, and an overview of possible business practices. The second part is a facilitated workshop to assist councils in identifying process issues and redesign processes to implement VicSmart.

For further information about VicSmart, contact Michelle Croughan on 9667 5541.

### **MAV finalises Partnership Agreement with the MPA**

The MAV Board resolved at its June meeting to endorse the MAV and MPA Partnership Agreement subject to some minor changes agreed to by the MPA. The endorsement concludes several months of negotiation.

The objective is to encourage a cooperative relationship between the MPA and local government, while outlining the broad working relationships between the MPA and councils. This agreement does not prevent individual agreements being developed and should be seen as complimentary to any existing arrangements.

Consistent with feedback from the sector, the MAV will pursue several recommendations that fall outside of the scope of the agreement, specifically:

- The establishment of a regular Ministerial forum with mayors and CEOs to discuss metropolitan and regional planning issues and opportunities, and to report back on activities
- The development of criteria with the sector to inform when it is appropriate for the MPA to become the Responsible Authority or Planning Authority for designated sites or precincts
- The notification to a council, in advance, of the MPA becoming the Responsible Authority or Planning Authority for a designated site or precinct.

A copy of the agreement has been circulated to councils and planning directors. It is intended to be reviewed within 12 months of operation.

For further information, contact Gareth Hatley.

### **Hold put on coal seam gas exploration**

The State Government has announced a hold on work plan approvals for onshore gas exploration along with its current moratorium on fracking.

The hold will be in place until more information is available including



## approvals

evidence from a water study, community views, and industry impacts.

Currently there are 73 licences in place for coal seam, shale, and tight gas exploration, and 23 approved fracking operations.

Community consultations were undertaken throughout June in Gippsland and Western Victoria. The sessions were held as 'open days' and included information sessions for communities.

## Funding for Children's Facilities Capital Program

A new capital grants round is now open with calls for expressions of interest.

There are three major grants including: Integrated Children's Centre grants, New Early Learning Facility grants, and Early Learning Facilities Upgrade grants. There is also a minor Infrastructure Grant and an Information Technology Grant.

The main grants close on 11 July and minor and IT grants close on 25 July.

In each of these grant categories priority will be given to applications that:

- increase the capacity to meet local demand for kindergarten programs in the year before school
- provide quality early childhood infrastructure to meet the needs of local communities
- support services that are accessible for all in the local community, and engage and support vulnerable families
- involve the location of early years services on government school sites.

## EVENTS

**25 - 27 July**

**MAV Councillor Development Weekend 2014**



## **MAV Rural and Regional Conference Notes.**

### **Address by Minister Matthew Guy, MLC**

1. This is an important decade for growth and planning the growth for coming decades.
2. The regional Growth Plans have been a great success because they are organic, they have come from Councils, gone out to the community. They outline the growth, the towns, tourism growth, farmland protection.
3. Local economies will grow with the population.
4. DCP – for cities, towns all of VIC
  - Puts VIC ahead of other states. Business can invest with confidence knowing what charges they will be subject to.
  - The legislation will be implemented early next year.
5. Flying Squad – we will expand the Flying Squad into the future.
6. VIC Smart – from September
  - Info sessions being held in July
  - 8,500 permits / annum are expected to be processed through VIC Smart.
  - There is potential for the VIC Smart system to be expanded over time with the option to request the use of the co-defined system for particular circumstances or commercial.
  - The way forward may be limited use with just the 8,500 basic permits or expanded right across the planning system.
  - *“Consider where you can attach it to a zone or an industrial area”.*
7. State of Cities - is a key plank in Plan Melbourne plus the Regional Growth Plans.
  - Needs to be a focus on regions
  - Peri Urban is not the forgotten bit between the regional cities and the Interface of Melbourne. We acknowledge those areas are growing fast and may have limited resources. But with the Plan Melbourne, Regional Growth Plans, new zones and DCP, these areas are the best supported in Australia to manage growth.



**Christine Wyatt, Deputy Secretary, DTPLI**

- We have a focus on delivery. We want to look at the outcomes and how do we get there.
- We're not looking to add policy.
- SPPF report is due Monday (30 June 2014)
  - Hoping for a slimmer, less complex document.
- Localised Planning Statements – identify what needs to be protected. Four underway with Mornington Peninsula the most advanced.
- Rural land – 5.3.1 in Plan Melbourne prioritises the protection of high quality rural land. The objective is how to protect but not prevent use which could include logistics, cold store, freight. With the forecast potential growth in food exports to China, how do we consider this type of use in the rural zone?
- BMO – we are allowing homes in infill where they are surrounded by other homes
  - Bunkers are now an option
  - There have been changes to the requirements for defensible space
- DCP – comes into effect 1 July 2015.
  - Considering land valuation and consistency
  - DTPLI will be providing practice notes etc for implementation.
  - Committed to continuing the Industry Reference Group
- Regional Growth Plans - \$3.1 million for project team to assist regional Councils to assess infrastructure demands, develop business cases and key projects.

**Transforming Regional Cities – Prof Rob Adams, Director City Design at the City of Melbourne.**

- The dramatic changes to Melbourne are the result of incremental changes over 20 years.
- Changes must be informed by or owned by the community
- Risk is good.
- **Ingredients for good city design-**
  1. High quality public realm.
    - “Design a good street and you design a good city”. Make all streets ‘good streets’.
    - Invest in public spaces for good cities.
    - Attract people to the public spaces.
    - City of Melbourne has clawed back 35 hectares of bitumen in the last 30 years, converting into public space and green spaces.
    - Re-purpose existing infrastructure to deliver public and green spaces.
    - Consistency and variety are essential – City of Melbourne uses blue stone paving exclusively throughout the CBD for consistency and uses public art and installations for variety.





- City of Melbourne has developed their own furniture range. He says pay attention to the detail and include interest in the pieces.
- *The cheapest and easiest way to transform a city of to plant trees.*
- Get people to use the streets. Melbourne CBD had 2 cafes in 1985 vs 534 in 2013.

## 2. Local Character

- *“what is special about your place?”*
- Active street frontage is a priority for the City of Melbourne.
- Melbourne asked what residents value and they valued the lanes.
- They support businesses to use their outside area by charging just \$60 / m<sup>2</sup> per annum for outside tables etc.

## 3. Connectivity

- Bikes are a priority. 11-12% of people now commute by bike, up from 2% in 2002.

## 4. Density

- Re-purpose old buildings for new uses and residential
- Postcode 3000 project aimed to get residential living into the CBD
- 658 residential dwellings in the CBD in 1985. Now 28,000.

## 5. Mixed Use

- Encourage mixed use
- CBD has 3311% more apartments
- 71% more public space
- 62% more students in the CBD.
- City in a forest rather than forest in a city. Emphasis on trees for health, cooling and character

## 6. Public Participation

## 7. Integrated Action

- City of Melbourne has invested into projects that support the green spaces.
- Under road water tanks and other water catchment projects have resulted in City of Melbourne saving \$650,000 / annum in water.
- Believes there is great value in compact, higher density European style cities which encourage community and enable services to be funded and delivered.
- The increase in residential and business activity results in much lower rates for residents. Rates have dropped from 13c in the dollar to 4c in the dollar.
- *“Put some love into the public realm.”*