



**GREATER
DANDENONG**
City of Opportunity

MINUTES

COUNCIL MEETING

MONDAY, 23 JANUARY 2023
Commencing at 7:00 PM

COUNCIL CHAMBERS
225 Lonsdale Street, Dandenong VIC 3175

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1 MEETING OPENING

1.1 ATTENDANCE

Apologies

Cr Loi Truong

Councillors Present

Cr Eden Foster (Chair)

Cr Tim Dark, Cr Lana Formoso, Cr Rhonda Garad, Cr Angela Long, Cr Richard Lim OAM, Cr Jim Memeti, Cr Bob Milkovic, Cr Sean O'Reilly, Cr Sophie Tan.

Officers Present

Jacqui Weatherill, Chief Executive Officer, Jody Bosman, Director City Planning, Design and Amenity, Marcus Forster, Acting Director Community Services, Craig Cinquegrana, Acting Director of Business, Engineering & Major Projects, Michelle Hansen, Executive Manager Finance and Information Technology, Kylie Sprague, Executive Manager Communications and Customer Service, Lisa Roberts, Manager Governance.

1.2 ACKNOWLEDGEMENT OF TRADITIONAL OWNERS OF THE LAND

Council acknowledges the Traditional Owners and Custodians of this land, the Bunurong people and pays our respects to their Elders past, present and emerging while also recognising their deep and continuing connections to climate, culture and country.

We also pay our respect to all Aboriginal and Torres Strait Islander peoples and their Elders and acknowledge their journey.

1.3 OFFERING OF PRAYER, REFLECTION OR AFFIRMATION

All remained standing as Reverend Father Jean Mawal from the St Paul Antiochian Orthodox Church, a member of the Greater Dandenong Interfaith Network, read the following prayer:

"O Master, Lord our God, Fountain of life and immortality, the Creator of all things both visible and invisible, Who has appointed seasons and years by Your power, and directs all things by Your most-wise and all-gracious providence: We thank You for Your compassions, which You have poured out upon us during the passing time of our life, and we entreat You, O All-compassionate Lord!

Bless the crown of the coming year with Your goodness.

Preserve our civil authorities; multiply the days of their life in unalterable health and grant them progress in every virtue.

Grant Your good things from above to Your people: health and salvation, and good hastening in all things.

Deliver Your people, this city, and every city and land from every evil circumstance, granting them peace and tranquility.

And count us worthy that we may always offer thanksgiving to You, our God, and benefactor, to the ages of ages. Amen."

1.4 CONFIRMATION OF MINUTES OF PREVIOUS MEETING

Meeting of Council held 12 December 2022.

Recommendation

That the minutes of the Meeting of Council held 12 December 2022 be confirmed.

MINUTE 659

Moved by: Cr Lana Formoso

Seconded by: Cr Richard Lim OAM

That the minutes of the Meeting of Council held 12 December 2022 be confirmed.

CARRIED

1.5 DISCLOSURES OF INTEREST

Nil.

1.5 DISCLOSURES OF INTEREST (Cont.)

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2 OFFICERS' REPORTS - PART ONE

2.1 DOCUMENTS FOR TABLING

2.1.1 Documents for Tabling

File Id:	qA228025
Responsible Officer:	Manager Governance

Report Summary

Council receives various documents such as annual reports and minutes of committee meetings that deal with a variety of issues that are relevant to the City.

These reports are tabled at Council Meetings and therefore brought to the attention of Council.

Recommendation Summary

This report recommends that the listed items be received.

2.1.1 Documents for Tabling (Cont.)

List of Reports

Author	Title
Living Safe Victoria	Victorian Public Pools State of the Sector Report 2021-22

A copy of each report is made available at the Council meeting or by contacting the Governance Unit on telephone 8571 5235.

Recommendation

That the listed items be received.

MINUTE 660

Moved by: Cr Rhonda Garad
Seconded by: Cr Sophie Tan

That the listed items be received.

CARRIED

2.1.2 Petitions and Joint Letters

File Id:	qA228025
Responsible Officer:	Manager Governance
Attachments:	Petitions and Joint Letters

Report Summary

Council receives a number of petitions and joint letters on a regular basis that deal with a variety of issues which have an impact upon the City.

Issues raised by petitions and joint letters will be investigated and reported back to Council if required.

A table containing all details relevant to current petitions and joint letters is provided in Attachment 1. It includes:

1. the full text of any petitions or joint letters received;
2. petitions or joint letters still being considered for Council response as pending a final response along with the date they were received; and
3. the final complete response to any outstanding petition or joint letter previously tabled along with the full text of the original petition or joint letter and the date it was responded to.

Note: On occasions, submissions are received that are addressed to Councillors which do not qualify as petitions or joint letters under Council's current Governance Rules. These are also tabled.

2.1.2 Petitions and Joint Letters (Cont.)

Petitions and Joint Letters Tabled

Council received one new petition and no joint letters prior to the Council Meeting of 23 January 2023.

- A petition has been received from 125 residents and 73 proponents regarding a request for an addition of a new synthetic tennis court based on the Frederick Wachter Reserve Master Plan. This petition has been referred to the appropriate Council Business unit/s for further action.

N.B: Where relevant, a summary of the progress of ongoing change.org petitions and any other relevant petitions/joint letters/submissions will be provided in the attachment to this report.

Recommendation

That this report and Attachment be received and noted.

MINUTE 661

Moved by: Cr Tim Dark

Seconded by: Cr Sophie Tan

That this report and Attachment be received and noted.

CARRIED

2.1.2 Petitions and Joint Letters (Cont.)

DOCUMENTS FOR TABLING

PETITIONS AND JOINT LETTERS

ATTACHMENT 1

PETITIONS AND JOINT LETTERS

PAGES 7 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.1.2 Petitions and Joint Letters (Cont.)

Date Received	Petition/Joint Letter Text	No. of Petitioners	Status	Responsible Officer Response
05/01/23	<p>PETITION TO ADD A NEW SYNTHETIC COURT BASED ON WACHTER RESERVE MASTER PLAN</p> <p>The Keysborough Tennis Club has the most participants of all City of Greater Dandenong Tennis Clubs; Last recorded by Tennis Australia in 2019 (Tennis Australia, 2019). Due to the high participation of Tennis in Keysborough, the Frederick Wächter Reserve Master Plan stated that "pending demand" another court can be added to the Keysborough Tennis Club.</p> <p>We submit this petition to demonstrate that the club needs the extra court to thrive and promote sustainability in the future.</p> <p>It could allow us to open further Night Tennis Competitions, or to create programs to engage Keysborough further. At the moment we have heard from multiple members that people experience difficulty accessing a tennis court during peak times (after school or weekends). Greater participation in tennis could contribute to better overall community health. Keysborough is a growing area; an extra court could help to bring in more players in the long term.</p> <p>The Keysborough Tennis Club requests Council to facilitate construction for the new tennis court in the 2023-2024 period.</p>	125 residents 73 proponents	In Progress	<p>Responsible Officer: Director, Community Services.</p> <p>Acknowledgement letter sent 09/01/2023 to the head petitioner.</p>

If the details of the attachment are unclear, please contact Governance on 8571 5235.

2.1.2 Petitions and Joint Letters (Cont.)

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2.2 STATUTORY PLANNING APPLICATIONS

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)

File Id:	358015
Responsible Officer:	Director City Planning Design & Amenity
Attachments:	Assessed Plans (Attachment 1) Location of Objectors (Attachment 2) Clause 22.09 Assessment (Attachment 3) Clause 52.06 Assessment (Attachment 4) Clause 55 Assessment (Attachment 5)

Application Summary

Applicant:	Ami Kim of Architekton
Proposal:	Development of the land for three (3) double storey dwellings
Zone:	General Residential Zone, Schedule 1
Overlay:	No Overlays
Ward:	Yarraman

This application has been brought to a Council meeting as it has received three (3) objections.

The application proposes the development of the land for three (3) double storey dwellings.

A permit is required pursuant to Clause 32.08-6 of the Greater Dandenong Planning Scheme to construct two (2) or more dwellings on a lot.

Objectors Summary

The application was advertised to the surrounding area through the erection of a notice on-site and the mailing of notices to adjoining and surrounding owners and occupiers. Three (3) objections were received to the application. Issues raised generally relate to matters of:

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

- Overdevelopment
- Neighbourhood character
- Overlooking

Assessment Summary

The proposal has been assessed against the relevant requirements of the Greater Dandenong Planning Scheme and is considered appropriate for the site. The subject site is located within an established residential area and is well suited for a medium density development of three (3) double storey dwellings given the site is within walking distance of many community facilities and public transport, as well as its high level of compliance with Clause 55 (Two (2) or more dwellings on a lot) and Clause 22.09 (Residential Development and Neighbourhood Character).

The development is considered to be respectful of the existing and preferred neighbourhood character by providing sufficient setbacks from the side and rear boundaries to allow for reasonable landscaping to occur, subject to conditions. The linear design has provided well-articulated first floor footprints from side and rear boundaries of the site to reduce the building bulk and protect adjoining sensitive interfaces. Additionally, the separation provided between the dwellings at first floor level provides visual relief to the first-floor built form when viewed from adjoining residential properties and sensitive interfaces.

Recommendation Summary

As assessed, Council officers consider this proposal to be generally compliant with all of the relevant provisions of the Greater Dandenong Planning Scheme. All grounds of objection have been considered, and Council officers are of the view that on balance, the proposal's degree of compliance with the Planning Scheme justifies that the application should be supported. Therefore, it is recommended that a Notice of Decision (which provides appeal rights to objectors) to grant a permit be issued subject to the conditions as set out in the recommendation.

If the application was to be appealed to VCAT, it is the officer's view that it is highly likely that VCAT would also issue a planning permit for this proposal.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Subject Site and Surrounds

Subject Site

The subject site is a predominantly rectangular shaped allotment located on the northeast side of Pamela Street within a residential area of Noble Park.

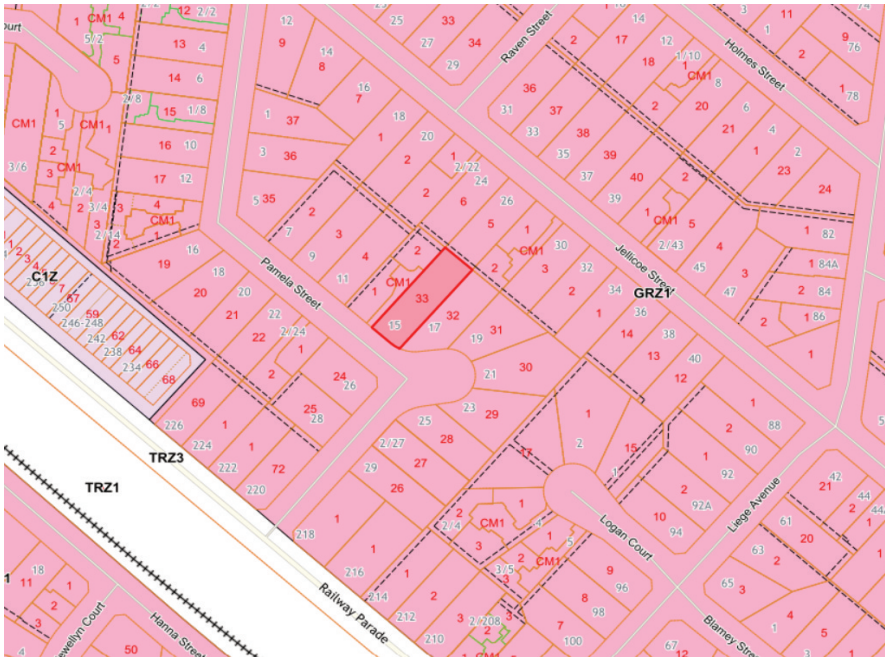
- The lot has a frontage of 15.24 metres connecting to Pamela Street, with a maximum depth of 47.37 metres and an overall site area of 718.38 square metres.
- The subject site currently contains a single storey weatherboard dwelling with pitched roof form.
- Access to the site is via a single width crossover to Pamela Street located adjacent the southeast boundary of the site.
- The subject site slopes down from the northeast to the southwest with an approximate fall of 2.9 metres.
- The site contains no significant vegetation.
- No easements are present on site, however there is an underground sewer line which runs along the rear (northeast) property boundary.

Surrounding Area

- The subject site is located within an established residential area of Noble Park.
- The surrounding land within Pamela Street and adjoining streets are zoned General Residential Zone - Schedule 1. The subject site is located within a residential area bound by Railway Parade to the south, Chandler Road to the west, Eastlink to the east and Heatherton Road to the north.
- The built form in the area consists of a mix of older single storey detached dwellings and double storey multi-unit dwellings.
- Older housing stock is gradually being replaced with new double storey proposals developments, with the following addresses providing double storey construction within the rear:
 - No. 14 Pamela Street;
 - No. 4 Logan Court;
 - No. 5 Logan Court; and
 - No. 208 Railway Parade
- The subject site adjoins one (1) single storey dwelling to the southeast, one (1) single storey dwelling to the northeast and a dual occupancy consisting of two (2) single storey dwellings to the northwest.
- The subject site is within close proximity to public transport with bus routes running along both Railway Parade to the south and Heatherton Road to the north. The Yarraman train station is located to the south-east.
- Community services and neighbourhood activity centres are also located nearby.

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

Locality Plan



An aerial map of the site and surrounding properties is provided below (Nearmaps September 2022):



2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Background

Previous Applications

A search of Council records revealed no previous planning applications have been considered for the subject site.

Proposal

The application proposes the development of the land for three (3) double storey dwellings, in a linear configuration from the front of the site to the rear of the subject site.

Dwelling One consists at ground floor level of a living area, dining area, kitchen and toilet, and at first floor level provides, three (3) bedrooms and two (2) bathrooms.

Dwelling Two consists at ground floor level of a living area, dining area, kitchen and toilet, and at first floor level provides a retreat, two (2) bedrooms and two (2) bathrooms.

Dwelling Three consists at ground floor level of a living area, dining area, kitchen, bathroom, and one (1) bedroom, and at first floor level provides two (2) bedrooms and two (2) bathrooms.

The existing single width crossover is proposed to be modified to provide shared/common vehicular access to the dwellings along the southeast boundary.

The details of the proposal are as follows:

Type of proposal	Multi Dwellings
Number of Dwellings	Three (3)
Levels	All dwellings are double storey.
Height	The proposed development would have a maximum building height of 7.106metres
Oriented to	Dwelling 1 is oriented to Pamela Street. Dwellings 2 and 3 would be oriented to the internal driveway.
External Materials	Brick veneer and render on the ground floor, with render, horizontal weatherboard and cladding finish provided at first floor level for Dwellings 1, 2 and 3.
Number of Bedrooms	Dwelling 1 – Three (3) bedrooms Dwelling 2 – Two (2) bedrooms Dwelling 3 - Three (3) bedrooms

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>Minimum setbacks <i>(encompasses all dwellings)</i></p>	<p>Minimum setback distances as follows:</p> <p>Southwest (frontage) Ground floor: 7.4 metres First floor: 7.5 metres</p> <p>Southeast Ground floor: 0 metres First floor: 3.9 metres</p> <p>Northwest Ground floor: 0 metres First floor: 2 metres</p> <p>Northeast (rear) Ground floor: 1.8 metres First floor: 5.8m</p>
<p>Private Open Space</p>	<p>Dwelling One</p> <p>A total area of 114.5 square metres provided to the front and side of the dwelling, including a secluded private open space area of 39.5 square metres with a minimum dimension of 5.284 metres and convenient access from a living area.</p> <p>Dwelling Two</p> <p>A total area of 56.9 square metres of private open space is provided, including a secluded private open space area of 49.38 square metres with a minimum dimension of 5.151 metres and convenient access from a living area.</p> <p>Dwelling Three</p> <p>A total area of 63.7 square metres of private open space is provided, including a secluded private open space area of 56.4 square metres with a minimum dimension of 5.002 metres and convenient access from a living area.</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Number of car parking spaces provided	A total of five (5) car parking spaces are provided.
Number of car parking spaces required	<p>One (1) car parking space is required for each one or two bedroom dwelling, and two (2) car parking spaces is required for each three or more bedroom dwelling.</p> <p>A total of five (5) car parking spaces are required for the proposal.</p> <p>The proposal provides two (2) car parking spaces in the form of a double car garage for Dwelling 1.</p> <p>The proposal provides one (1) car parking space via a single garage for Dwelling 2.</p> <p>The proposal provides two (2) car spaces for Dwelling 3 via a single car garage with tandem space in front.</p> <p>The number of car spaces provided complies with Clause 52.06 (Car parking)</p>
Type of car parking	<p>A double car garage for Dwelling 1.</p> <p>A single car garage for Dwelling 2.</p> <p>A single car garage with tandem space in front for Dwelling 3.</p>
Access	<p>Access is proposed via the existing (to be modified) single width crossover to Pamela Street.</p> <p>The common driveway will run along the southeast boundary.</p>
Front fence	<p>No front fence is proposed.</p> <p>A low-level retaining wall is proposed to the front.</p>
Garden area required	257.6 square metres or 35.9%
Garden area provided	251.43 square metres or 35%

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

The details of the proposal are as follows:

A copy of the submitted plans is included as Attachment 1.

Victorian Charter of Human Rights and Responsibilities

All matters relevant to the Victorian Human Rights Charter have been considered in the preparation of this report and are consistent with the standards set by the Charter.

The Victorian Charter of Human Rights and Responsibilities has been considered in the preparation of this report but is not relevant to its contents.

Financial Implications

No financial resources are impacted by this report.

Planning Scheme and Policy Frameworks

Pursuant to the Greater Dandenong Planning Scheme, a planning permit is required:

- Pursuant to Clause 32.08-6 to construct two or more dwellings on a lot.

The relevant controls and policies are as follows:

Zoning Controls

The subject site is located in a General Residential Zone Schedule 1, as is the surrounding area.

The purpose of the General Residential Zone Schedule 1 outlined at Clause 32.08 is:

- *To implement the Municipal Planning Strategy and the Planning Policy Framework.*
- *To encourage development that respects the neighbourhood character of the area.*
- *To encourage a diversity of housing types and housing growth particularly in locations offering good access to services and transport.*
- *To allow educational, recreational, religious, community and a limited range of other non-residential uses to serve local community needs in appropriate locations.*

Pursuant to Clause 32.08-6, a permit is required to construct two or more dwellings on a lot.

The development must also provide a minimum garden area of 35% pursuant to Clause 32.08-4 as the lot exceeds 650 square metres.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

It is noted that within Schedule 1 to the zone, varied requirements of Clause 55 are set out as follows:

- *Standard B8 (Site Coverage) – Maximum of 60%*
- *Standard B9 (Permeability) – Minimum of 30%*
- *Standard B13 (Side and rear setbacks) - A new building not on or within 200mm of a boundary should be set back from side or rear boundaries*
 - *At least the distance specified in a schedule to the zone, or*
 - *If no distance is specified in a schedule to the zone, 1 metre, plus 0.3 metres for every metre of height over 3.6 metres up to 6.9 metres, plus 1 metre for every metre of height over 6.9 metres.*
- *Standard B28 (Private open space) – An area of 50 square metres of ground level, private open space, with one part of the private open space to consist of secluded private open space at the side or rear of the dwelling with a minimum area of 30 square metres, a minimum dimension of 5 metres and convenient access from a living room; or*
 - *A balcony with a minimum area of 10 square metres with a minimum width of 2 metres and convenient access from a living room; or*
 - *A roof-top area of 10 square metres with a minimum width of 2 metres and convenient access from a living room*
- *Standard B32 (Front fence height) – Maximum 1.5 metres height in streets in Transport Zone 2, Maximum 1.2 metre height for other streets.*

Overlay Controls

No overlays affect the subject site or surrounding area.

State Planning Policy Framework

The **Operation of the State Planning Policy Framework** outlined at Clause 10 seeks to ensure that the objectives of planning in Victoria are fostered through appropriate land use and development planning policies and practices which integrate relevant environmental, social and economic factors in the interests of net community benefit and sustainable development. The objectives of Planning in Victoria are noted as:

(a) To provide for the fair, orderly, economic and sustainable use, and development of land.

(b) To provide for the protection of natural and man-made resources and the maintenance of ecological processes and genetic diversity.

(c) To secure a pleasant, efficient and safe working, living and recreational environment for all Victorians and visitors to Victoria.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

(d) To conserve and enhance those buildings, areas or other places which are of scientific, aesthetic, architectural or historical interest, or otherwise of special cultural value.

(e) To protect public utilities and other facilities for the benefit of the community.

(f) To facilitate development in accordance with the objectives set out in paragraphs (a), (b), (c), (d) and (e).

(g) To balance the present and future interests of all Victorians.

In order to achieve those objectives, there are a number of more specific objectives contained within the State Planning Policy Framework that need to be considered under this application.

Planning Policy Framework

The **Operation of the Planning Policy Framework** outlined at Clause 10 seeks to ensure that the objectives of planning in Victoria are fostered through appropriate land use and development planning policies and practices which integrate relevant environmental, social and economic factors in the interests of net community benefit and sustainable development. The objectives of Planning in Victoria are noted as:

- a. To provide for the fair, orderly, economic and sustainable use, and development of land.*
- b. To provide for the protection of natural and man-made resources and the maintenance of ecological processes and genetic diversity.*
- c. To secure a pleasant, efficient and safe working, living and recreational environment for all Victorians and visitors to Victoria.*
- d. To conserve and enhance those buildings, areas or other places which are of scientific, aesthetic, architectural or historical interest, or otherwise of special cultural value.*
- e. To protect public utilities and other facilities for the benefit of the community.*
- f. To facilitate development in accordance with the objectives set out in paragraphs (a), (b), (c), (d) and (e).*
- g. To balance the present and future interests of all Victorians.*

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

In order to achieve those objectives, there are a number of more specific objectives contained within the State Planning Policy Framework that need to be considered under this application.

Clause 11 Settlement states that planning is to anticipate and respond to the needs of existing and future communities through provision of zoned and serviced land for housing, amongst others.

Managing growth is the focus of **Clause 11.02** which includes an objective that aims to ensure a sufficient supply of land is available for residential development, which is relevant to the current application.

Clause 15 Built environment and heritage seeks to ensure that planning achieves high quality urban design and architecture that meets a number of objectives. The following objectives are of relevance to the current application:

- *To create urban environments that are safe, healthy, functional and enjoyable and that contribute to a sense of place and cultural identity.*
- *To achieve building design outcomes that contribute positively to the local context and enhance the public realm.*
- *To recognise, support and protect neighbourhood character, cultural identity, and sense of place.*
- *To encourage land use and development that is energy and resource efficient, supports a cooler environment and minimises greenhouse gas emissions.*

Housing is the focus of **Clause 16** and includes the following provisions:

- *To facilitate well-located, integrated and diverse housing that meets community needs.*
- *To deliver more affordable housing closer to jobs, transport and services.*

There are a number of objectives of relevance to the current application under **Clause 18 Transport** including the following:

- *To create a safe and sustainable transport system by integrating land-use and transport.*
- *To promote the use of sustainable personal transport.*
- *To integrate planning for cycling with land use and development planning and encourage as alternative modes of travel.*

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Local Planning Policy Framework

The Local Planning Policy Framework (LPPF) includes the Municipal Strategic Statement (MSS) and Local Policies.

The MSS is contained within Clause 21 of the Scheme. The MSS at **Clause 21.02** focuses on the **Municipal Profile**, within which the following is noted:

- *There is considerable diversity within Greater Dandenong's housing stock. Most housing stock is aged between 30 to 50 years old, though there are some areas with dwellings in excess of 100 years old. Areas of newer housing are located in the north-east and central-southern areas, with in-fill development occurring across the municipality (Clause 21.02-3).*
- *Higher density housing is generally located in proximity to railway stations and major shopping centres, in particular in central Dandenong (Clause 21.02-3).*
- *Whilst there is a clear pre-dominance of single detached dwellings, there are a range of other types of dwellings including dual occupancies, villa-units, town houses and apartments. The highest concentration of older villa units and apartments and more recent multi-unit redevelopments have occurred around central Dandenong, Springvale and Noble Park activity centres (Clause 21.02-4).*
- *With diverse cultural groups that call Greater Dandenong home, there are certain distinct precincts that are emerging that have their own character. Their built form is characterised by buildings with flat unarticulated facades, prominent balconies, limited frontage/side setbacks, limited or no landscaping (Clause 21.02-4).*

A **Vision for Greater Dandenong** is outlined at **Clause 21.03**. The vision is that Greater Dandenong will be a municipality where housing diversity and choice is promoted in its various attractive neighbourhoods.

The objectives and strategies of the MSS are under four (4) main themes including: land use; built form; open space and natural environment; and, infrastructure and transportation (considered individually under Clauses 21.04 to 21.07). Of particular relevance to this application are Clauses 21.04 – Land Use and 21.05 – Built Form:

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 21.04-1 Housing and community

- *Greater Dandenong's population is expected to rise by 22 percent, from 147,000 to 179,000 in the decade to 2024, placing pressure on transport networks, infrastructure, services and public open space.*
- *Approximately 9,950 new households will need to be accommodated across the municipality by 2024 (Greater Dandenong Housing Strategy 2014-2024).*
- *Supporting urban consolidation and providing housing in existing areas close to activity centres means that people do not need to travel as far to work, shop or to take part in sports/leisure activities thus reducing the environmental impacts of transport.*
- *Increases in housing density must be balanced by adequate provision of open space, good urban design and improvements to the public realm.*
- *Encourage the provision of housing that is adaptable to support the needs of the changing needs of present and future residents.*
- *Encourage innovative redevelopment and renewal of deteriorating housing stock and older styled higher-density apartments and multi-unit developments.*
- *Encourage new residential development that incorporates adequate space for the planting and the long-term viability and safe retention of canopy trees.*
- *Respect the valued, existing neighbourhood character within incremental and minimal change areas.*
- *Requiring medium-density developments to be site and locality responsive and to respect existing and proposed neighbourhood character.*

Clause 21.05-1 – Urban design, character, streetscapes and landscapes – contains the following relevant objectives and strategies:

- *To facilitate high quality building design and architecture.*
 - *Ensure building design is consistent with the identified future character of an area and fully integrates with surrounding environment.*
 - *Encourage high standards of building design and architecture, which allows for flexibility and adaptation in use.*
 - *Encourage innovative architecture and building design.*
 - *Encourage development to incorporate sustainable design elements that enhance occupant comfort and environmental performance.*

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

- *To facilitate high quality development, which has regard for the surrounding environment and built form.*
 - *Promote views of high-quality landscapes and pleasing vistas from both the public and private realm.*
 - *Promote all aspects of character – physical, environmental, social and cultural.*
 - *Encourage planting and landscape themes, which complement and improve the environment.*
 - *Encourage developments to provide for canopy trees.*
 - *Recognising valued existing neighbourhood character and promoting identified future character as defined in the Residential Development and Neighbourhood Character Policy at Clause 22.09.*
- *To protect and improve streetscapes*
 - *Ensure that new developments improve streetscapes through generous landscape setbacks and canopy tree planting.*
 - *Ensure landscaping within private property that complements and improves the streetscapes and landscaping of public areas.*
- *To ensure landscaping that enhances the built environment*
- *Encourage new developments to establish a landscape setting, which reflects the local and wider landscape character.*
- *Encourage landscaping that integrates canopy trees and an appropriate mix of shrubs and ground covers and complements and integrates with existing or proposed landscaping in public areas.*

Clause 22.09 – Residential Development & Neighbourhood Character Policy – contains the following objectives at Clause 22.09-2:

- *To guide the location and design of different types of residential development within Greater Dandenong, having regard to State and local planning policies, while respecting the valued characteristics and identified future character of residential neighbourhoods.*
- *To ensure that new residential development is consistent with the identified future character and preferred built form envisaged for the three Future Change Areas.*
- *To provide certainty about which areas are identified for, or protected from, increased residential development consistent with the purpose of the applicable zone.*
- *To facilitate high quality, well designed residential development and on-site landscaping.*
- *To promote a range of housing types to accommodate the future needs of the municipality's changing population.*

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

- *To ensure that residential development uses innovative, responsive and functional siting and design solutions that:*
 - *Achieve high quality internal amenity and private open space outcomes for future residents;*
 - *Make a positive contribution to the streetscape through quality design, contextual responsiveness and visual interest;*
 - *Promote public realm safety by maximising passive surveillance.*
 - *Demonstrate responsiveness to the site, adjoining interfaces, streetscape and landscape context;*
 - *Respect the amenity of adjoining residents and the reasonable development potential of adjoining properties;*
 - *Achieve environmentally sustainable design outcomes;*
 - *Use quality, durable building materials that are integrated into the overall building form and façade; and*
 - *Minimise the visual dominance of vehicle accessways and storage facilities, such as garages, car ports and basement entrances.*

Clause 22.09-3.1 (Design Principles) provides design principles, which apply to all Future Change Areas.

Clause 22.09-3.4 provides design principles to sites within the Incremental Change Areas (General Residential Zone).

It is policy to:

- *Ensure that new development respects the neighbourhood character of the area and considers the identified future character.*
- *Provide a transition in built form and density at the interface with the Substantial Change areas (zoned RGZ) or Activity Centres (zoned Commercial/Mixed Use/Comprehensive Development Zone).*
- *Achieve a transition in built form from the Incremental Change areas (zoned GRZ) to the surrounding Limited Change areas (zoned NRZ).*
- *Support future housing density at a lower intensity than in Substantial Change Areas, but a higher intensity than in Limited Change Areas.*
- *Encourage consolidation of allotments to increase development potential and achieve improved design outcomes.*
- *Apply the Design Principles for all residential developments, in addition to those at Clause 22.09-3.1.*

An assessment against Clause 22.09 is included at Attachment 3 to this report.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Particular Provisions

Car Parking (Clause 52.06):

Clause 52.06 Car Parking needs to be considered to determine the appropriateness of the car parking provision of the development.

The purpose of this Clause is:

- *To ensure that car parking is provided in accordance with the Municipal Planning Strategy and the Planning Policy Framework.*
- *To ensure the provision of an appropriate number of car parking spaces having regard to the demand likely to be generated, the activities on the land and the nature of the locality.*
- *To support sustainable transport alternatives to the motor car.*
- *To promote the efficient use of car parking spaces through the consolidation of car parking facilities.*
- *To ensure that car parking does not adversely affect the amenity of the locality.*
- *To ensure that the design and location of car parking is of a high standard, creates a safe environment for users and enables easy and efficient use.*

The table at Clause 52.06-5 notes that a dwelling with one (1) or two (2) bedrooms requires one (1) car space and a dwelling with three (3) or more bedrooms require two (2) spaces to each dwelling. The site is not within the Principle Public Transport Network area map.

A total of five (5) car parking spaces are required for the proposal.

Each dwelling would be provided with one (1) or two (2) car spaces, given that 2 and 3 bedrooms are provided for the dwellings.

No visitor car space is required or provided.

The number of car spaces provided for the residents complies with Clause 52.06 (Car parking).

Car parking is to be designed in accordance with the requirements of Clause 52.06-9 of the Scheme.

An assessment against Clause 52.06 is included as Attachment 4 to this report.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Two or more dwellings on a lot and residential buildings (Clause 55)

Pursuant to Clause 55 of the Greater Dandenong Planning Scheme, the provisions of this Clause apply to an application:

- *To construct two or more dwellings on a lot.*

The purposes of this clause are:

- *To implement the Municipal Planning Strategy and the Planning Policy Framework.*
- *To achieve residential development that respects the existing neighbourhood character or which contributes to a preferred neighbourhood character.*
- *To encourage residential development that provides reasonable standards of amenity for existing and new residents.*
- *To encourage residential development that is responsive to the site and the neighbourhood.*

A development:

- *Must meet all of the objectives of this clause; and*
- *Should meet all of the standards of this clause.*

If a zone or a schedule to a zone specifies a requirement of a standard different from a requirement set out in this clause, the requirement in the zone or a schedule to the zone applies.

An assessment against Clause 55 is included as Attachment 5 to this report.

General Provisions

Clause 65 – Decision Guidelines needs to be considered, as is the case with all applications. For this application the requirements of Clause 65.01 for the approval of an application or plan is of relevance. This Clause outlines the requirements that the responsible authority must consider when determining the application.

Restrictive Covenants

There are no restrictive covenants on the subject site.

Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. In accordance with the commitment in Council's Annual Plan, all applications are considered on their merits.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Diversity (Access & Equity)

It is not considered that the proposal raises any diversity issues affecting the planning assessment of this application.

Community Safety

It is considered that there would be no adverse community safety implications in permitting the proposal subject to strict conditions on any planning permit issued.

Safe Design Guidelines

Consideration of the relevant requirements of these Guidelines has been undertaken within the Assessment of this application.

Referrals

The application was not required to be referred to any external referral authorities pursuant to Section 55 of the Planning and Environment Act 1987.

Internal

The application was internally referred to the following Council departments for their consideration. The comments provided will be considered in the assessment of the application.

Internal Referrals	Commentary
Civil Development	No objections, subject to conditions on permit.
Transport Planning	No objections, subject to conditions on permit.
Asset Planning	No objections.
ESD/Sustainability	No objections, subject to conditions on permit.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Advertising

The application has been advertised pursuant to Section 52 of the Planning and Environment Act 1987, by:

- Sending notices to the owners and occupiers of adjoining land.
- Placing one (1) sign on site facing Pamela Street

The notification has been carried out correctly.

Council has received three (3) objection/s to date.

The location of the objectors / submitters is shown in Attachment 2.

Consultation

A consultative meeting was not held as the minimum four objections trigger for a consultative meeting was not met.

Summary of Grounds of Submissions/Objections

The objections are summarised below (**bold**), followed by the Town Planner's Response (in *italics*).

- **The overdevelopment of the site**

The proposal of three (3) double storey dwellings is considered to be in keeping with the local policy of Clause 22.09 Residential Development and Neighbourhood Character for a 718.38 square metre site located within an Incremental Change Area, which seeks medium density development.

The proposal provides a high level of compliance with the requirements of Clause 55, Clause 22.09 and Clause 52.06, in providing appropriate areas of open space, compliant setbacks, landscaping opportunities and accommodating the required car parking spaces.

It is therefore considered that the subject site is suitable for this type of development and the proposal is not considered to be an overdevelopment of the site and respects the preferred neighbourhood character.

Given the overall compliance with the Greater Dandenong Planning Scheme, it is considered that a development of this type and size is suitable and should be recommended for approval.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

- **Non-compliance with the surrounding Neighbourhood Character**

The proposed dwellings are considered to be in keeping with the scale of the existing built form character in the surrounding area, as well as the preferred character envisaged by Clause 22.09.

Surrounding dwellings are of a similar scale and include a mix of single and double storey detached dwellings as well as townhouse developments.

In the immediate neighbourhood, at No. 14 Pamela Street, four double storey dwellings have been constructed, and the property at No. 5 Logan Court contains three double storey dwellings.

There are many multi dwelling developments in the immediate neighbourhood, and the proposal is in keeping with this scale of redevelopment.

As demonstrated within the Clause 22.09 assessment, the proposal responds well to the objectives of Clause 22.09, taking into consideration the surrounding area and sensitive interfaces by proposing adequate setbacks at both the ground and first-floor level, enabling the retention of the spine of open space and providing appropriate landscaping for the site.

The proposed three (3) double storey dwellings provide a high level of compliance with both Clause 22.09 and Clause 55 as detailed within the attachments.

- **Overlooking**

The proposal addresses overlooking by providing windows with a sill height or fixed obscure windows to a minimum of 1.7 metres above the finished floor level (FFL) to all first-floor habitable room windows on the southeast and northwest.

To the first-floor habitable room windows which face northeast, the proposal has provided obscure glazing up to 1.7 metres above the FFL.

These measures ensure compliance with Standard B22 Overlooking.

The proposal complies with the overlooking standard of Clause 55 and it is therefore considered that the proposal will not present unreasonable overlooking into the neighbouring properties.

Assessment

The subject site is located within an established residential area and is well suited for the development of medium density housing given the site is within close proximity to major road networks, community facilities and public transport. The proposal also seeks to reduce pressure on the urban fringe by providing three (3) dwellings where previously one (1) existed through the redevelopment of the site, thereby ensuring that the housing required for the growing population is facilitated.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

As required by the relevant provisions of the Planning Scheme, the proposed development has been assessed against the following:

- Clause 22.09 (full assessment attached as attachment 3);
- Clause 52.06 (full assessment attached as attachment 4); and
- Clause 55 (full assessment attached as attachment 5) as well as Schedule 1 to the General Residential Zone.

Each of these Clauses ensure that Council facilitates the orderly development of urban areas, which is a specific objective of Clause 11.02 Settlement.

The objectives of Clause 15.01-1S Urban Design, Clause 15.01-2S Building Design and Clause 21.05-1 Built Form outline the key considerations in which a development must respond to urban design, character, streetscape and landscape issues.

It is considered that the proposed design response respects the preferred neighbourhood character of the incremental change area by providing three (3) double storey dwellings, which achieves a transition in the built form within the General Residential Zone – Schedule 1 area.

The overall layout allows for compliant private and secluded private open space and appropriate landscaping treatments such as canopy trees and shrub plantings within well-proportioned setback areas to allow growth to maturity.

The proposal provides a high-quality urban design outcome with physical articulation, and well sited setbacks from sensitive interfaces. The proposal's high level of compliance with Clause 22.09, Clause 52.06 and Clause 55 ensures that the development achieves the objectives set out in Clause 15.01 and Clause 21.05-1.

As such, Council officers recommend that the application be approved subject to planning permit conditions as necessary.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Use

As outlined in Clause 32.08-2 (General Residential Zone), a dwelling is listed as a Section 1 use, and a planning permit is not required for the use of the proposal. However, a planning permit is required for the development of the land for two (2) or more dwellings, which is discussed below.

Development

Planning Policy Framework / Local Planning Policy Framework

In considering the Planning Policy Framework and the Local Planning Policy Framework, Council can establish that an acceptable proposal will be guided by:

- Clause 22.09 Residential Development and Neighbourhood Character;
- Clause 52.06 Car parking; and
- Clause 55 Two or more dwellings on a lot

Each of these Clauses ensure that Council facilitates the orderly development of urban areas, which is a specific objective of Clause 11.02 Settlement.

The objectives of Clause 15.01-1S Urban Design, Clause 15.01-2S Building Design and Clause 21.05-1 Built Form outline the key considerations in which a development must respond to urban design, character, streetscapes and landscape issues.

Clause 22.09 Assessment – Residential Development and Neighbourhood Character Policy

An assessment against the design principles of Clause 22.09 is included at Attachment 3 of this report. This proposal provides a design response which is consistent with the preferred character envisaged by Clause 22.09 with a site responsive built form respecting the prevailing existing character and responding to the site circumstances and streetscape. The design solution has provided well-articulated first floor footprints from side and rear boundaries of the site to reduce the building bulk and protect adjoining sensitive interfaces.

Overall, the development has provided a response that respects the identified neighbourhood character and considers the identified future character. The elements of the proposal that warrant further discussion are as follows:

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 22.09-3.3 Bulk and Built Form Principle

Relevant design principle requires:

- *provide separation between dwellings at the upper level;*
- *retain spines of open space at the rear of properties to maximise landscaping opportunities and protect private secluded open space;*
- *position more intense and higher elements of built form towards the front and centre of a site, transitioning to single storey elements to the rear of the lot.*

Within the GRZ1 and GRZ2 the rearmost dwelling on a lot should be single storey to ensure the identified future character of the area and the amenity of adjoining properties is respected by maximising landscaping opportunities and protecting adjoining private secluded open space.

Two storey dwellings to the rear of a lot in the GRZ1 and GRZ2 may be considered where:

- *the visual impact of the building bulk does not adversely affect the identified future character of the area;*
- *overlooking and/or overshadowing does not adversely affect the amenity of neighbouring properties;*
- *the building bulk does not adversely affect the planting and future growth of canopy trees to maturity;*
- *sufficient side and rear boundary landscaping can be provided to screen adjoining properties;*
- *upper storey components are well recessed from adjoining sensitive interfaces.*

The proposal is considered appropriate as the upper floors of all dwellings are generally smaller in size, well setback from all boundaries and provide good separation of between 2.2 metres between each dwelling and as such do not create visual bulk across the site.

Dwelling 3 is proposed to be a double storey dwelling to the rear. This is considered appropriate in this instance as the first-floor component provides adequate recession from the ground floor footprint and is appropriately setback from sensitive interfaces particularly along the northeast and southeast boundaries. A 5.8 metre setback is provided at first floor level to the northeast, and a 4 metre setback provided to the southeast. Whilst a setback of 2 metres is provided to the northwest, this abuts a garage built to the boundary on the adjoining property, limiting any impacts this built form would have to the adjoining property.

There is sufficient capacity for landscaping along the ground level side and rear setback to assist in softening the built form and overshadowing of the proposal does not adversely affect the amenity of the adjoining properties. It is therefore considered that the spine of open space along the rear of the property is provided for, particularly taking into consideration the neighbouring property to the northwest which provides a larger footprint of built form within the rear of the property.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Overall, the built form of the development is an appropriate response to the context of the site with reasonable ground and first floor setbacks. A variation of materials including face brickwork and render are provided at ground floor level, with render, horizontal weatherboards and cladding provided at first floor level, resulting in a high-level visual interest to the built form.

The upper storey components are adequately recessed, with the visual interest consistent with the character of the area. It is therefore considered that the visual impact of the first floor of Dwelling 3 does not adversely affect the identified future character of the area.

It is also demonstrated throughout the Clause 55 assessment that the proposal will not result in overlooking or overshadowing impacts and that the proposal complies with the requirements of the relevant Standard.

Furthermore, the footprint of the first floor for Dwelling 3 is modest, providing two (2) bedrooms and two (2) bathrooms only, with the setbacks (as detailed earlier) to the sensitive interfaces to the northeast and southeast being 5.8 and 4 metres respectively. This is considered to further limit any potential for amenity impacts to adjoining properties.

The proposal is therefore considered to comply with the Design Principles of Clause 22.09. A full Clause 22.09 assessment is attached to this report at Attachment 3.

Clause 55 – Two Or More Dwellings On A Lot

The proposal is compliant with the Standards and Objectives of Clause 55, including setback, open space, overlooking and overshadowing requirements. This will ensure an appropriate development, worthy of support, within the General Residential Zone, Schedule 1.

Car Parking

The table at Clause 52.06 (Car Parking – Number of car spaces required under Table 1) sets out the car parking requirements that applies to the use of land for dwellings as follows:

- One (1) car parking space to each one (1) or two (2) bedroom dwellings; and
- Two (2) car parking spaces to each three (3) or more bedroom dwelling.

The site is not within the Principle Public Transport Network area map.

A total of five (5) car parking spaces are required for this proposal.

The proposal would provide two (2) car spaces to each three or more bedroom dwelling and one (1) to each two or less bedroom dwellings, with a total of five (5) spaces being provided.

No visitor car space is required or provided.

The number of car spaces provided complies with Clause 52.06 (Car parking).

The proposal complies with the Design Standards of Clause 52.06-9. A full Clause 52.06 assessment is attached to this report at Attachment 4.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Internal Amenity

It is noted that the footprints of the dwellings provide for a modest sized living and dining area. However, it is considered that the dwellings will provide a usable and functional living space, with the plans able to demonstrate that standard furniture can be accommodated while still allowing sufficient space for occupants to circulate throughout.

Furthermore, based on previous VCAT decisions, it is highly likely that VCAT would support dwelling footprints of this size, given the plans demonstrate that they are usable and functional.

Environmentally Sustainable Development

The proposal complies with the requirements of Clause 22.06 by providing a Sustainable Design Assessment (SDA), a Built Environment Sustainability Scorecard (BESS) and a Stormwater Calculation, all completed by qualified professionals.

The provided BESS score complies with a score of 55% for best practice encompassing the full life of the build and identifying the methods used for the best environmental performance outcome. Having regard to the sites opportunities and restraints, the proposal has included the necessary water tanks, and roof catchment areas, sufficient energy star ratings for fixtures, heating and cooling systems and the addition of double-glazed habitable room windows.

The referral response from Council’s ESD team identified that the submitted plans should be amended to include the following:

- Annotate the location and extent of permeable paving (minimum 52sqm)

BESS Information Summary Dwelling Type: Non-residential		Project Overall Score: 55%		
		Fail	Best Practice	Design Excellence
		(<49%)	(50-69%)	(>70%)
BESS Category	Score	Initiatives		
Management	33%			
		Preliminary energy rating (NatHERS) assessment completed		
Water	66%			
		Rainwater tank capacity of 3,000L per dwelling connected to:		
		Toilet flushing and laundry		
		High WELS star rated water fittings, fixtures and appliances		

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		Potable water consumption reduced by at least 47% compared to same building following minimum standards
Energy	55%	Pending confirmation
		Sample energy rating (NatHERS) achieved 6.5 star energy rating average across all dwellings.
		High efficiency 6-star gas instantaneous hot water system specified
		Estimated greenhouse gas emissions reduced by 66% compared to compared to same building following minimum standards
Stormwater	100%	Pending confirmation
		Stormwater design to meet industry best practice requirements though incorporation of rainwater collection and re-use and sections of permeable concrete
Indoor Environment Quality	60%	
		Double glazing to all habitable room windows
		Cross ventilation to all dwellings habitable rooms
Transport	50%	
		Space for bicycle parking in each dwelling garage
Waste	50%	
		Spatial depiction for organic waste bins in dwelling P.O.S
Urban Ecology	37%	
		20% of the site is permeable and vegetated.
Innovation	NA	

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

Conclusion

The proposal is consistent with the provisions of the Greater Dandenong Planning Scheme, including the zoning requirements, local policy direction, application of Clauses 22.09, 52.06 and 55, and the decision guidelines of Clause 65.

Recommendation

That Council resolves to issue a Notice of Decision to grant a permit in respect of the land known and described as 15 Pamela Street Noble Park VIC 3174, for the ‘Development of the land for three (3) double storey dwellings’ in accordance with the plans submitted with the application subject to the following conditions:

- 1. Prior to the endorsement of plans, amended plans drawn to scale and dimensioned, must be submitted to the Responsible Authority for approval. No buildings or works must be commenced until the plans have been approved and endorsed by the Responsible Authority. The endorsed copy of the plans forms part of this permit. The plans must be in accordance with the plans submitted with the application, but modified to show:**
 - 1.1. Detail the maximum height of the low-level retaining wall to the front of Dwelling 1;**
 - 1.2 The elevations are to be provided with their correct orientation (which must take into consideration true north);**
 - 1.3 The northeast boundary fencing, which must be a minimum of 1.8 metres in height;**
 - 1.4 The location and extent of permeable concrete or permeable paving to the driveway in accordance with the minimum extent specified in the Sustainable Design Assessment (minimum 52sqm); and**
 - 1.5. Landscape plans in accordance with Condition 2.**
- 2. Before the approved development starts, and before any trees or vegetation are removed, an amended landscape plan drawn to scale and dimensioned must be submitted to and approved by the Responsible Authority. The amended landscape plan must be prepared by a person or firm with suitable qualifications to the satisfaction of the Responsible Authority. The landscape plan must show:**
 - 2.1. plans to accord with Condition 1 of this permit;**

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

- 2.2. the site at a scale of 1:100/200, including site boundaries, existing and proposed buildings, neighbouring buildings, car parking, access and exit points, indicative topography and spot levels at the site corners, existing and proposed vegetation, nature strip trees, easements and landscape setbacks;**
- 2.3. details of the proposed layout, type and height of fencing;**
- 2.4. legend of all plant types, surfaces, materials and landscape items to be used including the total areas of garden and lawn;**
- 2.5. a plant schedule giving a description of botanical name, common name, mature height and spread, pot size, purchase height (if a tree) and individual plant quantities;**
- 2.6. at least one (1) advanced canopy tree with a minimum planting height of 1.5 metres within the secluded open space areas of each dwelling;**
- 2.7. improved landscaping to the front of Dwelling 1, including at least two (2) advanced canopy trees with a planting height of 1.5 metres;**
- 2.8. improved shrubbery plantings capable of maturing along the front, side and rear boundaries of each dwelling;**
- 2.9. substantial, high-quality planting along each side of the accessway of each dwelling; and**
- 2.10. any paving or deck areas within the secluded open space area of the proposed dwelling on a permeable base.**

When approved, the landscape plan will be endorsed and will form part of this permit.

- 3. The provisions, recommendations and requirements of the landscape plan must be implemented and complied with to the satisfaction of the Responsible Authority.**
- 4. Landscaping in accordance with the endorsed landscaping plan and schedule must be completed before the building is occupied.**

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

- 5. At all times, the landscaping must be maintained in good order in accordance with the endorsed landscape plan and schedule to the satisfaction of the Responsible Authority.**
- 6. Except with the prior written consent of the Responsible Authority, the layout of the land and the size, design and location of the buildings and works permitted must always accord with the endorsed plan and must not be altered or modified.**
- 7. Except with the prior written consent of the Responsible Authority, the approved building must not be occupied until all buildings and works, and the conditions of this permit have been complied with.**
- 8. The development is to be constructed in accordance with the design initiatives, commitments and assessment tool inputs included in the approved Sustainable Design Assessment (SDA) (prepared by Frater, 26 Jul 2022) to the satisfaction of the Responsible Authority.**
- 9. The provisions, recommendations and requirements of the endorsed SDA must be complied with from design to construction. No alterations to the endorsed SDA can occur without prior written consent from the Responsible Authority.**
- 10. Provision must be made for the drainage of the site including landscaped and pavement areas, all to the satisfaction of the Responsible Authority.**
- 11. The connection of the internal drainage infrastructure to the Legal Point of Discharge must be to the satisfaction of the Responsible Authority.**
Collected stormwater must be retained onsite and discharged into the drainage system at pre-development peak discharge rates as stated in the Legal Point of Discharge approval letter. Approval of drainage plan including any retention system within the property boundary is required.
- 12. Before the approved building is occupied, all piping and ducting above the ground floor storey of the building, except downpipes, must be concealed to the satisfaction of the Responsible Authority.**
- 13. Standard concrete vehicular crossing/s must be constructed to suit the proposed driveway/s in accordance with the Council's standard specifications. Any vehicle crossing no longer required must be removed and the land, footpath and kerb and channel reinstated, to the satisfaction of the Responsible Authority.**

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

- 14. Access to the site and any associated roadwork must be constructed, all to the satisfaction of the Responsible Authority.**
- 15. Letterboxes and all other structures (including visually obstructive fencing and landscaping) should be constructed to a maximum height of 900mm or relocated clear of a splayed area (2m x 2.5m) along the frontage road at access points in accordance with Dandenong Planning Scheme Clause 52.06-9.**
- 16. Except with the prior written consent of the Responsible Authority, floor levels shown on the endorsed plan/s must not be altered or modified.**
- 17. Before the approved building is occupied, the development must be provided with external lighting capable of illuminating access to each garage, car parking space and pedestrian walkway. Lighting must be located, directed and shielded to the satisfaction of the Responsible Authority so as to prevent any adverse effect outside the land.**
- 18. Before the approved building is occupied, the obscure glazing to the windows shown on the endorsed plans must be provided through frosted glass or similarly treated glass. Adhesive film or similar removable material must not be used.**
- 19. All glazing must at all times be maintained to the satisfaction of the Responsible Authority.**
- 20. Before the approved building is occupied, all boundary walls in the development must be constructed, cleaned and finished to the satisfaction of the Responsible Authority.**
- 21. This permit will expire if:**
 - 21.1. The development or any stage of it does not start within two (2) years of the date of this permit, or**
 - 21.2. The development or any stage of it is not completed within four (4) years of the date of this permit.**

Before the permit expires or within six (6) months afterwards the owner or occupier of the land may in writing request the Responsible Authority to extend the expiry date.

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(Cont.)**

The owner or occupier of the land may in writing request the Responsible Authority to extend the expiry date to complete the development or a stage of the development if:

- (a) The request for the extension is made within twelve (12) months after the permit expires; and
- (b) The development or stage started lawfully before the permit expired.

Permit Notes

- A Building Approval is required prior to the commencement of the approved development. This planning permit does not constitute any building approval.
- Approval of any retention system within the property boundary is required by the relevant building surveyor.
- Before commencement of the development occurs, the applicant should contact the City of Greater Dandenong's Civil Development and Design Unit regarding legal point of discharge, new crossings, building over easements, etc.
- As this is an established site, the proposed internal drainage should be connected to the existing legal point of discharge. The applicant may apply for local drainage information, if available; otherwise on site verification should be undertaken by the applicant.
- A flood dispensation is to be obtained prior to issue of Building Permit.
- A Vehicle Crossing Permit must be obtained from Council for all vehicular crossings prior to construction of the crossings. You may be required to apply for a Asset Protection Permit from Council's engineering services. Queries regarding engineering requirements can be directed to Council's general phone number on 8571 1000.
- No buildings or works shall be constructed over any easement without the written consent of the relevant authorities.

This permit has been granted on the basis that consent to build over any easement will be obtained from the relevant authority. If consent is not able to be obtained, the development plan will be required to be amended.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

- **Any works undertaken within the road reservation and easements will require the developer to obtain a Civil Works Permit from Council.**
- **Prior to works commencing the developer will need to obtain an Asset Protection Permit from Council.**
- **A drainage plan approval fee is to be paid to Council prior to the issue of approved drainage plans. Please contact the Civil Development department for the current schedule of fees.**

MINUTE 662

Moved by: Cr Lana Formoso
Seconded by: Cr Sophie Tan

That Council resolves to issue a Notice of Decision to grant a permit in respect of the land known and described as 15 Pamela Street Noble Park VIC 3174, for the 'Development of the land for three (3) double storey dwellings' in accordance with the plans submitted with the application subject to the following conditions:

1. **Prior to the endorsement of plans, amended plans drawn to scale and dimensioned, must be submitted to the Responsible Authority for approval. No buildings or works must be commenced until the plans have been approved and endorsed by the Responsible Authority. The endorsed copy of the plans forms part of this permit. The plans must be in accordance with the plans submitted with the application, but modified to show:**
 - 1.1. **Detail the maximum height of the low-level retaining wall to the front of Dwelling 1;**
 - 1.2. **The elevations are to be provided with their correct orientation (which must take into consideration true north);**
 - 1.3. **The northeast boundary fencing, which must be a minimum of 1.8 metres in height;**
 - 1.4. **The location and extent of permeable concrete or permeable paving to the driveway in accordance with the minimum extent specified in the Sustainable Design Assessment (minimum 52sqm); and**
 - 1.5. **Landscape plans in accordance with Condition 2.**

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

- 2. Before the approved development starts, and before any trees or vegetation are removed, an amended landscape plan drawn to scale and dimensioned must be submitted to and approved by the Responsible Authority. The amended landscape plan must be prepared by a person or firm with suitable qualifications to the satisfaction of the Responsible Authority. The landscape plan must show:**
 - 2.1. plans to accord with Condition 1 of this permit;**
 - 2.2. the site at a scale of 1:100/200, including site boundaries, existing and proposed buildings, neighbouring buildings, car parking, access and exit points, indicative topography and spot levels at the site corners, existing and proposed vegetation, nature strip trees, easements and landscape setbacks;**
 - 2.3. details of the proposed layout, type and height of fencing;**
 - 2.4. legend of all plant types, surfaces, materials and landscape items to be used including the total areas of garden and lawn;**
 - 2.5. a plant schedule giving a description of botanical name, common name, mature height and spread, pot size, purchase height (if a tree) and individual plant quantities;**
 - 2.6. at least one (1) advanced canopy tree with a minimum planting height of 1.5 metres within the secluded open space areas of each dwelling;**
 - 2.7. improved landscaping to the front of Dwelling 1, including at least two (2) advanced canopy trees with a planting height of 1.5 metres;**
 - 2.8. improved shrubbery plantings capable of maturing along the front, side and rear boundaries of each dwelling;**
 - 2.9. substantial, high-quality planting along each side of the accessway of each dwelling; and**
 - 2.10. any paving or deck areas within the secluded open space area of the proposed dwelling on a permeable base.**

When approved, the landscape plan will be endorsed and will form part of this permit.
- 3. The provisions, recommendations and requirements of the landscape plan must be implemented and complied with to the satisfaction of the Responsible Authority.**
- 4. Landscaping in accordance with the endorsed landscaping plan and schedule must be completed before the building is occupied.**

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

- 5. At all times, the landscaping must be maintained in good order in accordance with the endorsed landscape plan and schedule to the satisfaction of the Responsible Authority.**
- 6. Except with the prior written consent of the Responsible Authority, the layout of the land and the size, design and location of the buildings and works permitted must always accord with the endorsed plan and must not be altered or modified.**
- 7. Except with the prior written consent of the Responsible Authority, the approved building must not be occupied until all buildings and works, and the conditions of this permit have been complied with.**
- 8. The development is to be constructed in accordance with the design initiatives, commitments and assessment tool inputs included in the approved Sustainable Design Assessment (SDA) (prepared by Frater, 26 Jul 2022) to the satisfaction of the Responsible Authority.**
- 9. The provisions, recommendations and requirements of the endorsed SDA must be complied with from design to construction. No alterations to the endorsed SDA can occur without prior written consent from the Responsible Authority.**
- 10. Provision must be made for the drainage of the site including landscaped and pavement areas, all to the satisfaction of the Responsible Authority.**
- 11. The connection of the internal drainage infrastructure to the Legal Point of Discharge must be to the satisfaction of the Responsible Authority.**
Collected stormwater must be retained onsite and discharged into the drainage system at pre-development peak discharge rates as stated in the Legal Point of Discharge approval letter. Approval of drainage plan including any retention system within the property boundary is required.
- 12. Before the approved building is occupied, all piping and ducting above the ground floor storey of the building, except downpipes, must be concealed to the satisfaction of the Responsible Authority.**
- 13. Standard concrete vehicular crossing/s must be constructed to suit the proposed driveway/s in accordance with the Council's standard specifications. Any vehicle crossing no longer required must be removed and the land, footpath and kerb and channel reinstated, to the satisfaction of the Responsible Authority.**
- 14. Access to the site and any associated roadwork must be constructed, all to the satisfaction of the Responsible Authority.**

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

15. Letterboxes and all other structures (including visually obstructive fencing and landscaping) should be constructed to a maximum height of 900mm or relocated clear of a splayed area (2m x 2.5m) along the frontage road at access points in accordance with Dandenong Planning Scheme Clause 52.06-9.
16. Except with the prior written consent of the Responsible Authority, floor levels shown on the endorsed plan/s must not be altered or modified.
17. Before the approved building is occupied, the development must be provided with external lighting capable of illuminating access to each garage, car parking space and pedestrian walkway. Lighting must be located, directed and shielded to the satisfaction of the Responsible Authority so as to prevent any adverse effect outside the land.
18. Before the approved building is occupied, the obscure glazing to the windows shown on the endorsed plans must be provided through frosted glass or similarly treated glass. Adhesive film or similar removable material must not be used.
19. All glazing must at all times be maintained to the satisfaction of the Responsible Authority.
20. Before the approved building is occupied, all boundary walls in the development must be constructed, cleaned and finished to the satisfaction of the Responsible Authority.
21. This permit will expire if:
 - 21.1. The development or any stage of it does not start within two (2) years of the date of this permit, or
 - 21.2. The development or any stage of it is not completed within four (4) years of the date of this permit.

Before the permit expires or within six (6) months afterwards the owner or occupier of the land may in writing request the Responsible Authority to extend the expiry date.

The owner or occupier of the land may in writing request the Responsible Authority to extend the expiry date to complete the development or a stage of the development if:

- (a) The request for the extension is made within twelve (12) months after the permit expires; and
- (b) The development or stage started lawfully before the permit expired.

Permit Notes

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

- **A Building Approval is required prior to the commencement of the approved development. This planning permit does not constitute any building approval.**
- **Approval of any retention system within the property boundary is required by the relevant building surveyor.**
- **Before commencement of the development occurs, the applicant should contact the City of Greater Dandenong's Civil Development and Design Unit regarding legal point of discharge, new crossings, building over easements, etc.**
- **As this is an established site, the proposed internal drainage should be connected to the existing legal point of discharge. The applicant may apply for local drainage information, if available; otherwise on site verification should be undertaken by the applicant.**
- **A flood dispensation is to be obtained prior to issue of Building Permit.**
- **A Vehicle Crossing Permit must be obtained from Council for all vehicular crossings prior to construction of the crossings. You may be required to apply for a Asset Protection Permit from Council's engineering services. Queries regarding engineering requirements can be directed to Council's general phone number on 8571 1000.**
- **No buildings or works shall be constructed over any easement without the written consent of the relevant authorities.**
This permit has been granted on the basis that consent to build over any easement will be obtained from the relevant authority. If consent is not able to be obtained, the development plan will be required to be amended.
- **Any works undertaken within the road reservation and easements will require the developer to obtain a Civil Works Permit from Council.**
- **Prior to works commencing the developer will need to obtain an Asset Protection Permit from Council.**
- **A drainage plan approval fee is to be paid to Council prior to the issue of approved drainage plans. Please contact the Civil Development department for the current schedule of fees.**

CARRIED

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 15 PAMELA STREET, NOBLE
PARK (PLANNING APPLICATION NO. PLN22/0227)**

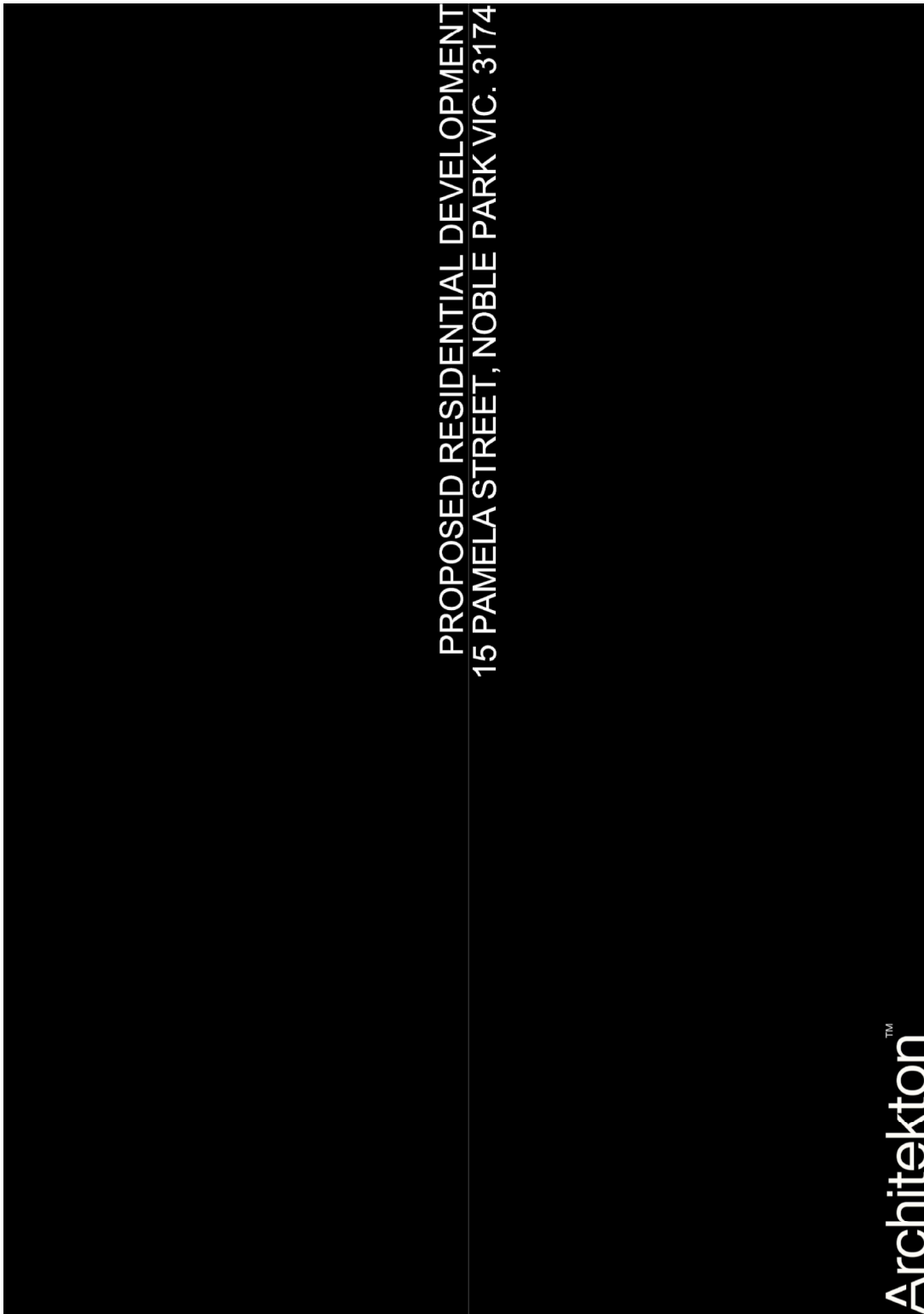
ATTACHMENT 1

ASSESSED PLANS

PAGES 33 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**



2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)

CONTENTS

- 01** URBAN CONTEXT
- 02** SITE PLANS
- 03** FLOOR PLANS
- 04** ELEVATIONS
- 05** SECTIONS
- 06** PRESENTATION
- 07** SHADOW DIAGRA...
- 08** EXTERNAL MATERI...
- 09** TRAFFIC SWEPT P...

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
 (Cont.)

PROJECT SUMMARY			
SITE AREA			102.98
SITE BUILDING AREA	718.38 m ²		83.04
SITE HARD SURFACE AREA	271.141 m ²		103.62
	718.38 m ²		
GENERAL INFORMATION DESCRIPTION			
NO OF EXISTING DWELLINGS	01	FIRST LEVEL LIVING AREA	71.56
NO OF EXISTING DWELLINGS (TO BE DEMOLISHED)	01	GARAGE	41.58
NO OF PROPOSED DWELLINGS	03	GROUND FLOOR LIVING AREA	51.76
NO OF EXISTING LEVELS	01	SPOS	39.03
NO OF PROPOSED LEVELS	02	FIRST LEVEL LIVING AREA	53.98
NO OF PROPOSED CAR SPACES	05	GARAGE	27.42
		GROUND FLOOR LIVING AREA	44.35
		SPOS	49.36
DEVELOPMENT MATRIX (NO OF BEDROOMS)			
DWELLING 1	NO OF BEDROOMS	FIRST LEVEL LIVING AREA	42.87
DWELLING 2	NO OF BEDROOMS	GARAGE	23.23
DWELLING 3	NO OF BEDROOMS	GROUND FLOOR LIVING AREA	61.72
		SPOS	56.75

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2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)

Project Name	Meeting / Date	Status

- LEGEND**
- LARGE TWO LEVEL DOWELLING EXTENSIVE BUILT FORM
 - MEDIUM DENSITY HOUSING PREDOMINANTLY TWO LEVEL BUILT FORM
 - BUILT FORM ON OR NEAR SIDE / REAR TITLE BOUNDARIES
 - DENSE LANDSCAPING AND PLANTING OF TREES/SHRUBS
 - ▲ SITE VEHICULAR ENTRY POINT
- SITE OPPORTUNITIES**
1. SITES SITUATED IN AN AREA THAT HAS ACCESS TO APPROPRIATE ADVANTAGES AND AVAILABLE INFRASTRUCTURE
 2. STREET FRONTAGE AND PROPORTIONS BE TAKEN ADVANTAGE BY MULTIFAMILIAR CONSTRUCTION OF BUILT FORM TO BOUNDARIES
 3. BUILT FORM ON / TOWARDS REAR WESTERN BOUNDARY WILL NOT BE REQUIRED TO BE RELOCATED.
 4. ADEQUATE OPPORTUNITIES ARE PRESENTED TO RELOCATE BUILT FORM TO TAKE FULL ADVANTAGE OF SOLAR GAINS
 5. THE SITES INTERFACES APPEAR TO BE NON SENSITIVE TO ADJACENT BUILT FORM AND VEHICULAR ENTRY POINTS TO SCREEN ANY PROPOSED DEVELOPMENT
 6. DENSE VEGETATION LOCATION TO THE REAR OF THE SITES APPEAR TO BE SENSITIVE TO ANY UNDESIRABLE ROOM WINDOWS AND SPOTS BEING LOCATED AWAY FROM THE SITE BOUNDARIES WITH THE ABILITY TO REAR THE EXISTING CROSSOVERS TO THE SITES SOUTH EAST CORNER FACING PAMELA STREET
- SITE CONSTRAINTS**
1. SITES STREET FRONTAGE WOULD LIMIT ANY PROPOSED VEHICULAR ENTRY POINTS TO A SINGLE CROSSOVER
- SITE DETAILS**
1. SITE FAR FROM REAR TO FRONT OF SITE
 2. THERE ARE NO ADJACENT BUILT FORM
 3. EASEMENT WITHIN THE VICINITY OF REAR BOUNDARY



Architekton™
 11/15 PAMELA STREET
 NOBLE PARK VIC 3164
 T: 03 9595 4488

PAMELA RESIDENCES

Project Name: **PAMELA RESIDENCES**
 Client: **CITY OF ANAK YORR**
 Date: 13/10/2022
 Drawing No: 15/2022
 Drawing Title: 11-14

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)

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Architekton
Architectural Services
15/16 WILSON ROAD
NORBURY VIC 3163
TEL: 03 9518 4488
WWW.ARCHITEKTON.COM.AU

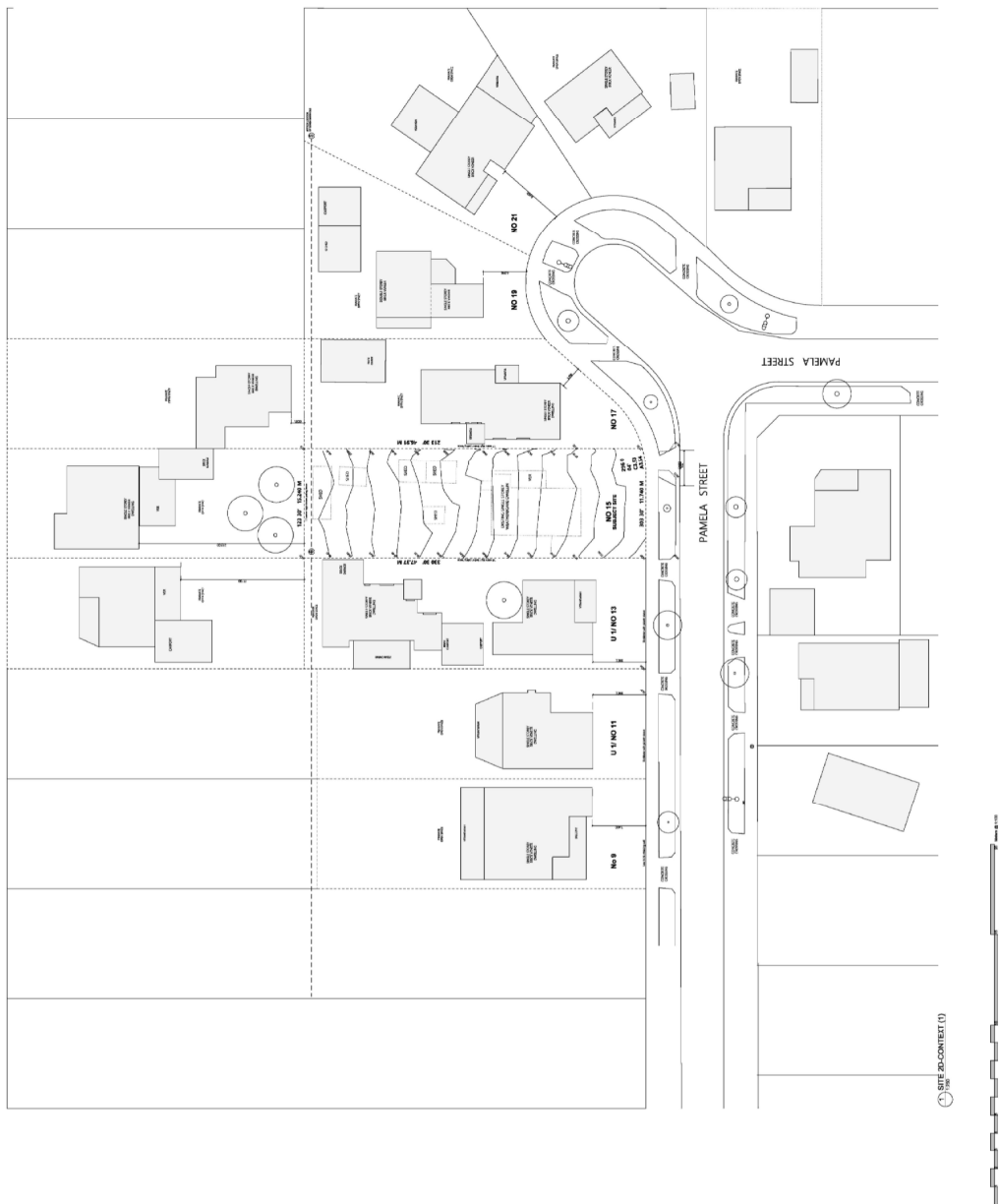
PAMELA RESIDENCES

Project Name: PAMELA RESIDENCES
Client: ARCHITEKTON
Address: 15 PAMELA STREET
NORBURY VIC 3163

Drawn: JIM RYAN
Checked: JIM RYAN
Date: 13/12/2022

Scale: 1:200
Drawing No: 15/2022

Site ID: 15/1



2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Sheet No.	Number	Description
1	1	Site Plan
2	2	First Level Plan
3	3	Second Level Plan

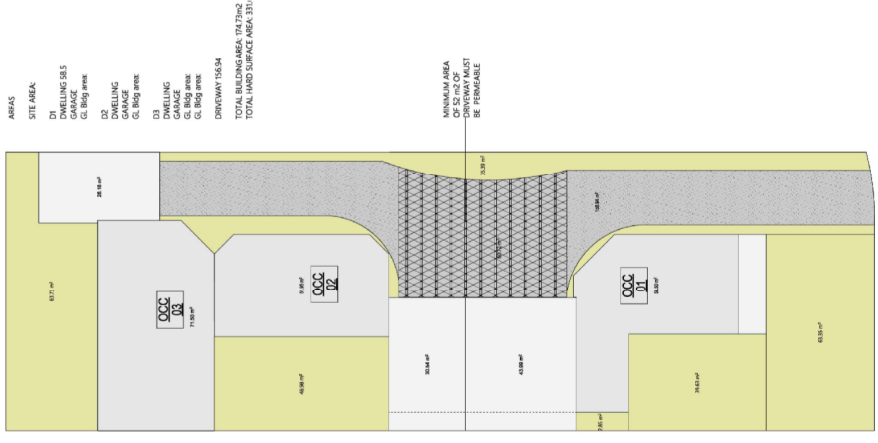
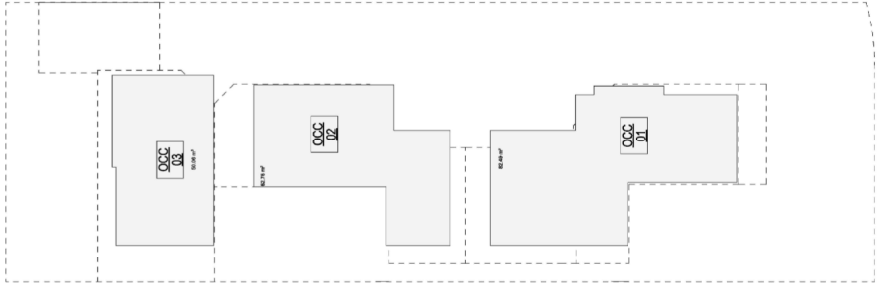
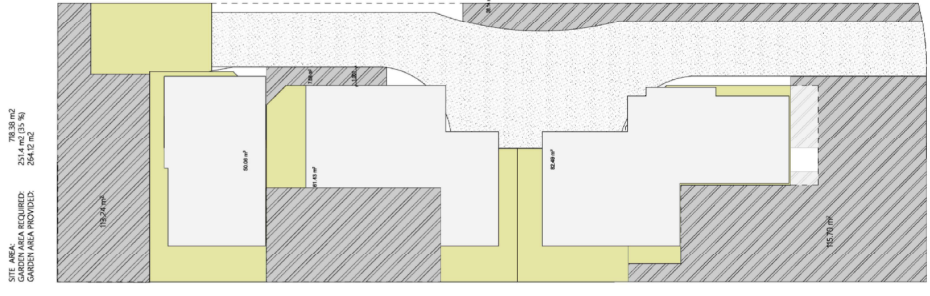
Architekton™
 10/150 WILSON ROAD, NUNAWATTA, VIC 3186
 TEL: 03 9593 4400
 WWW.ARCHITEKTON.COM.AU

PANELA RESIDENCES
 ARCHITECT
 15/150 WILSON ROAD, NUNAWATTA, VIC 3186
 TEL: 03 9593 4400

Project No: 22/0227
 Drawing No: 22/0227-01
 Drawing Title: PAVEMENT AND PLANTING PLAN
 Drawing Date: 15/01/2023

Client No: 22/0227
 Drawing No: 22/0227-01
 Drawing Title: PAVEMENT AND PLANTING PLAN
 Drawing Date: 15/01/2023

Scale: 1:100
 Date: 15/01/2023
 Author: [Name]
 Checker: [Name]

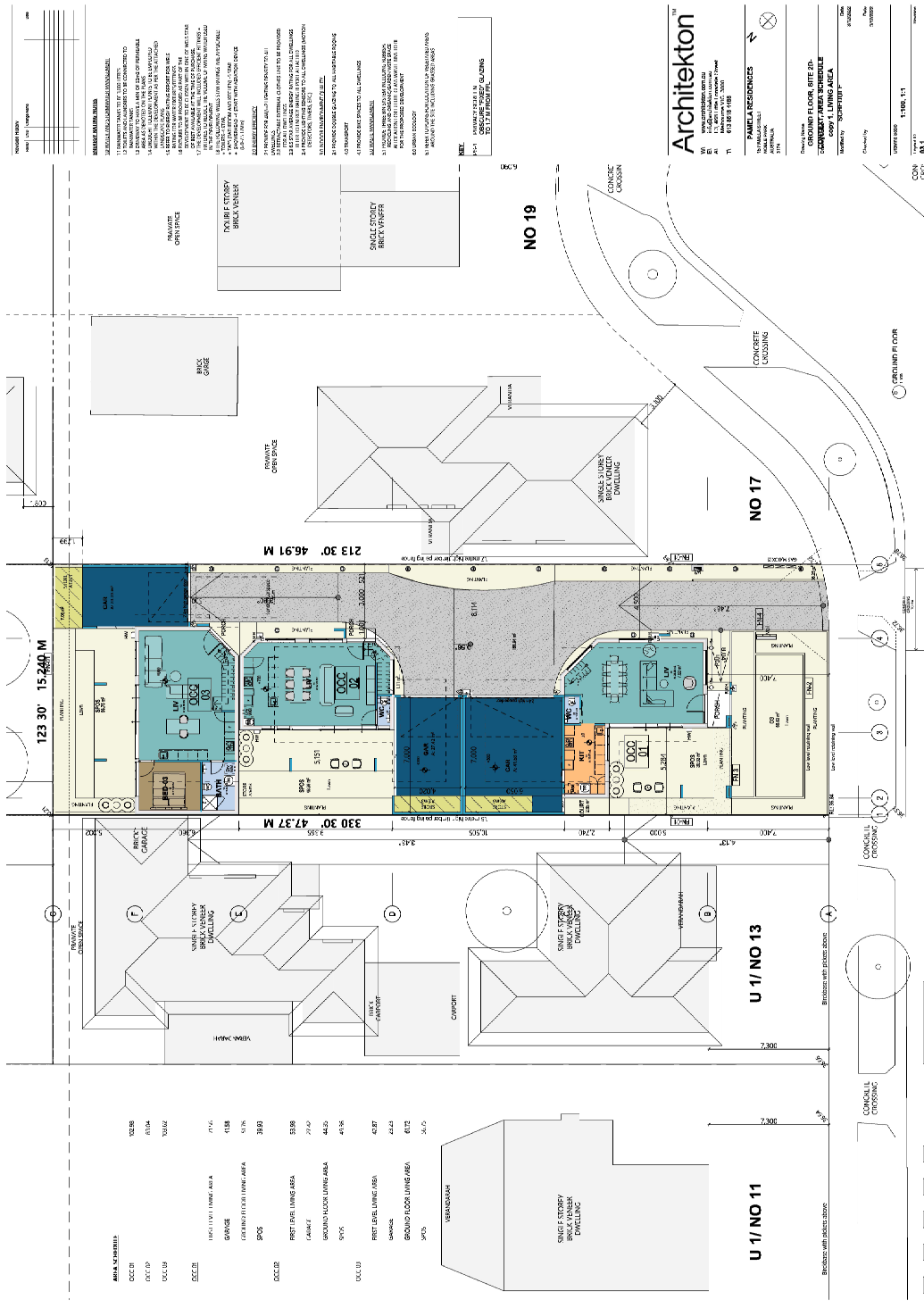


20.1 GARDEN AREAS

20.2 FIRST LEVEL PLAN AREAS

20.3 SECOND LEVEL PLAN AREAS

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
 (Cont.)



Architekton™
 111 Warradene Road
 Noble Park VIC 3106
 Tel: 03 8858 9188

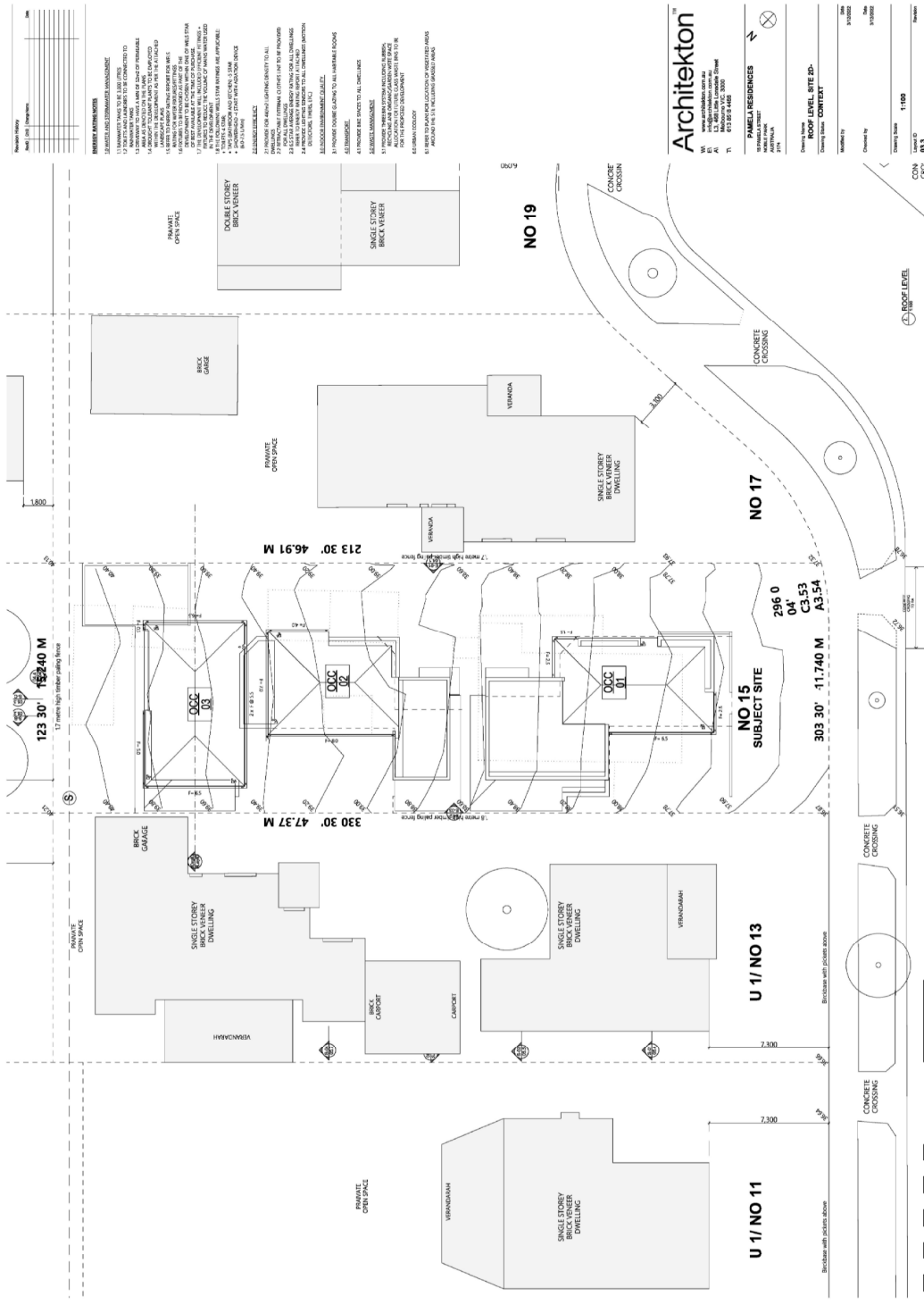
PANELA RESIDENCES

Project Name: **PANELA RESIDENCES**
 Consultant: **Architekton™**
 Date: **11/01/2023**

Drawn by: **Architekton™**
 Checked by: **Architekton™**
 Scale: **1:100**

Project No: **PLN22/0227**
 Drawing No: **15/01/2023**

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
 (Cont.)



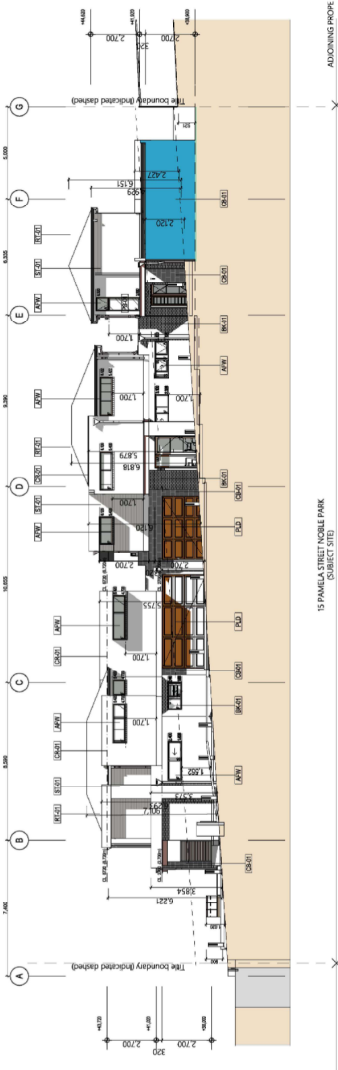
2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Project Name	
Client / Developer	
Address	
City	
State	
Country	
Postcode	
Phone	
Email	

GENERAL NOTES

1. THE ARCHITECT HAS PREPARED THESE DRAWINGS FOR THE ARCHITECT'S CLIENT. THE ARCHITECT HAS NOT CONDUCTED A VISUAL IMPACT ASSESSMENT OR VISUAL AMPLIFICATION STUDY FOR THIS PROJECT.
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NOTES
 P15 - CONSULT THE LOCAL AUTHORITY TO DETERMINE THE REQUIREMENTS FOR THIS PROJECT.
 TO: 15 PAMELA STREET, NOBLE PARK, VIC 3163
 ARCHITECT: 15 PAMELA STREET, NOBLE PARK, VIC 3163



Architekton™
 15 PAMELA STREET, NOBLE PARK, VIC 3163
 PH: 03 9598 4488
 WWW.ARCHITEKTON.COM.AU

PAMELA RESIDENCES
 15 PAMELA STREET, NOBLE PARK, VIC 3163

Architekton™ NORTH ELEVATION (1)

Client Name: PAMELA RESIDENCES
 Project Name: 15 PAMELA STREET, NOBLE PARK, VIC 3163

Drawn By: ARCHITECT
 Checked By: ARCHITECT

Scale: 1:100
 Date: 15/01/2023

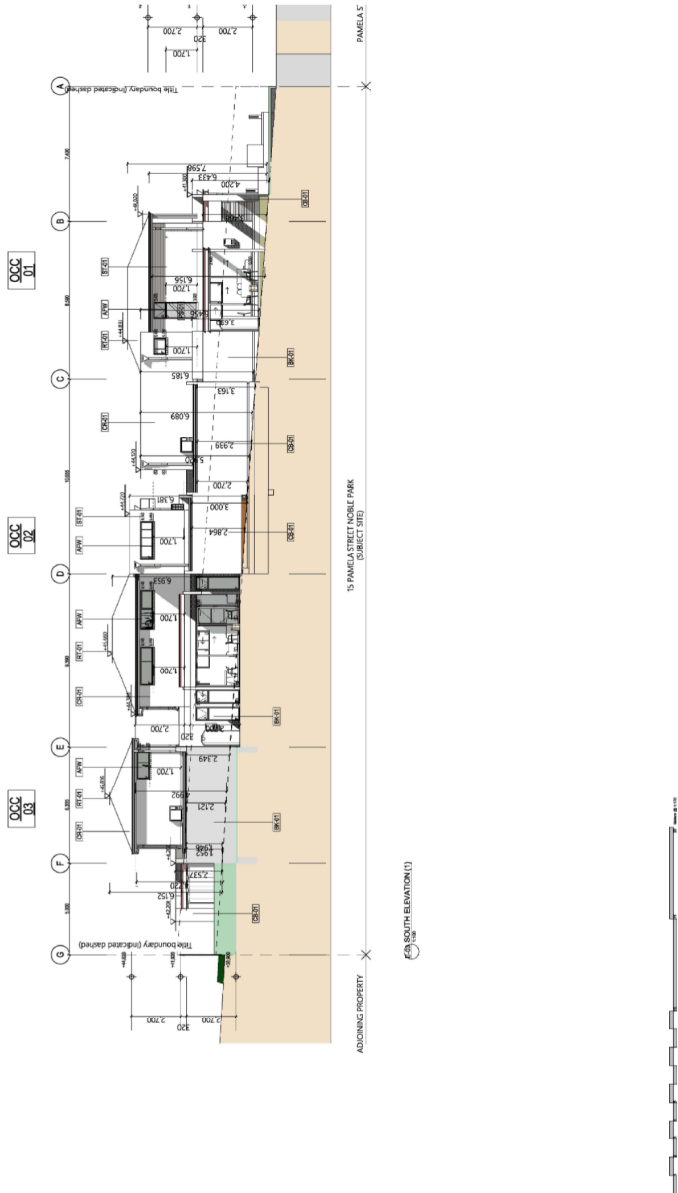
2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
 (Cont.)

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PAMELA RESIDENCES
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South Elevation (1)
 Drawing No: 15/22/0227
 Date: 13/12/2022
 Client: 15/22/0227
 County Name: 1:100
 Scale: 1:100
 Revision: 04



**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

Item No.	Description	Value
1	Site 1	
2	Site 2	
3	Site 3	
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12	Site 12	
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Module No: 15/02/2022
Contract No: 15/02/2022
Contract Value: 1.48
Contract ID: 15/02/2022
Project ID: 15/02/2022



PHOTOMONTAGE VIEW FROM SOUTH WEST 14

15/02/2022

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

Item No.	Description	Value
1	Site 1	
2	Site 2	
3	Site 3	
4	Site 4	
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6	Site 6	
7	Site 7	
8	Site 8	
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10	Site 10	
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13	Site 13	
14	Site 14	
15	Site 15	
16	Site 16	
17	Site 17	
18	Site 18	
19	Site 19	
20	Site 20	

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Module No: 15/16/0227
Contract No: 15/16/0227
Contract Value: 1.48
Module ID: 15/16/0227



PHOTOMONTAGE VIEW FROM SOUTH WEST 14

15/16/0227

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)

Revision	Description	By	Date

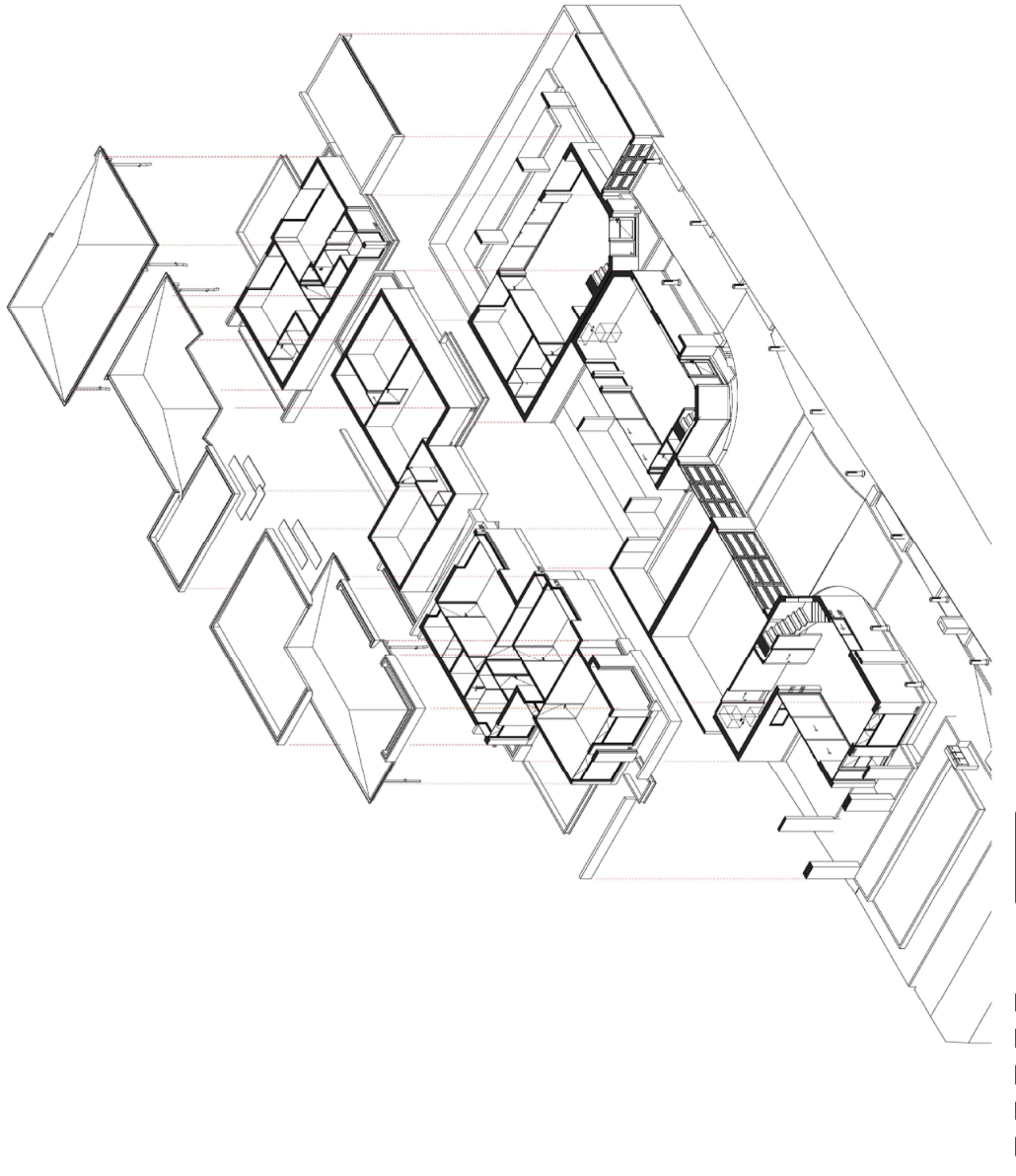
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ARCHITECTS
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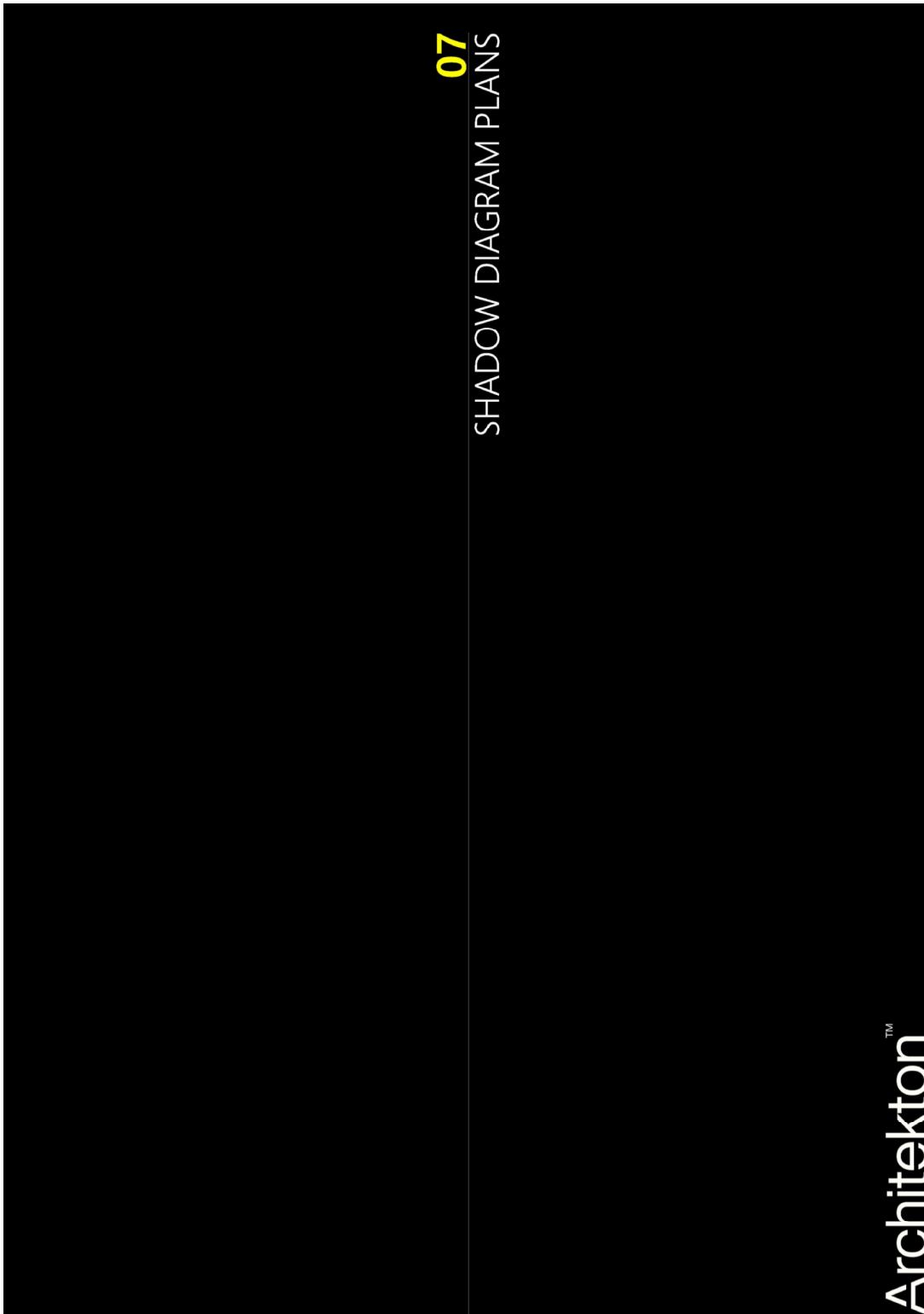
Drawn: **ANDREW LEVEL, ERIC TAYLOR**
Checked: **ANDREW LEVEL, ERIC TAYLOR**

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Drawing No: 3152002

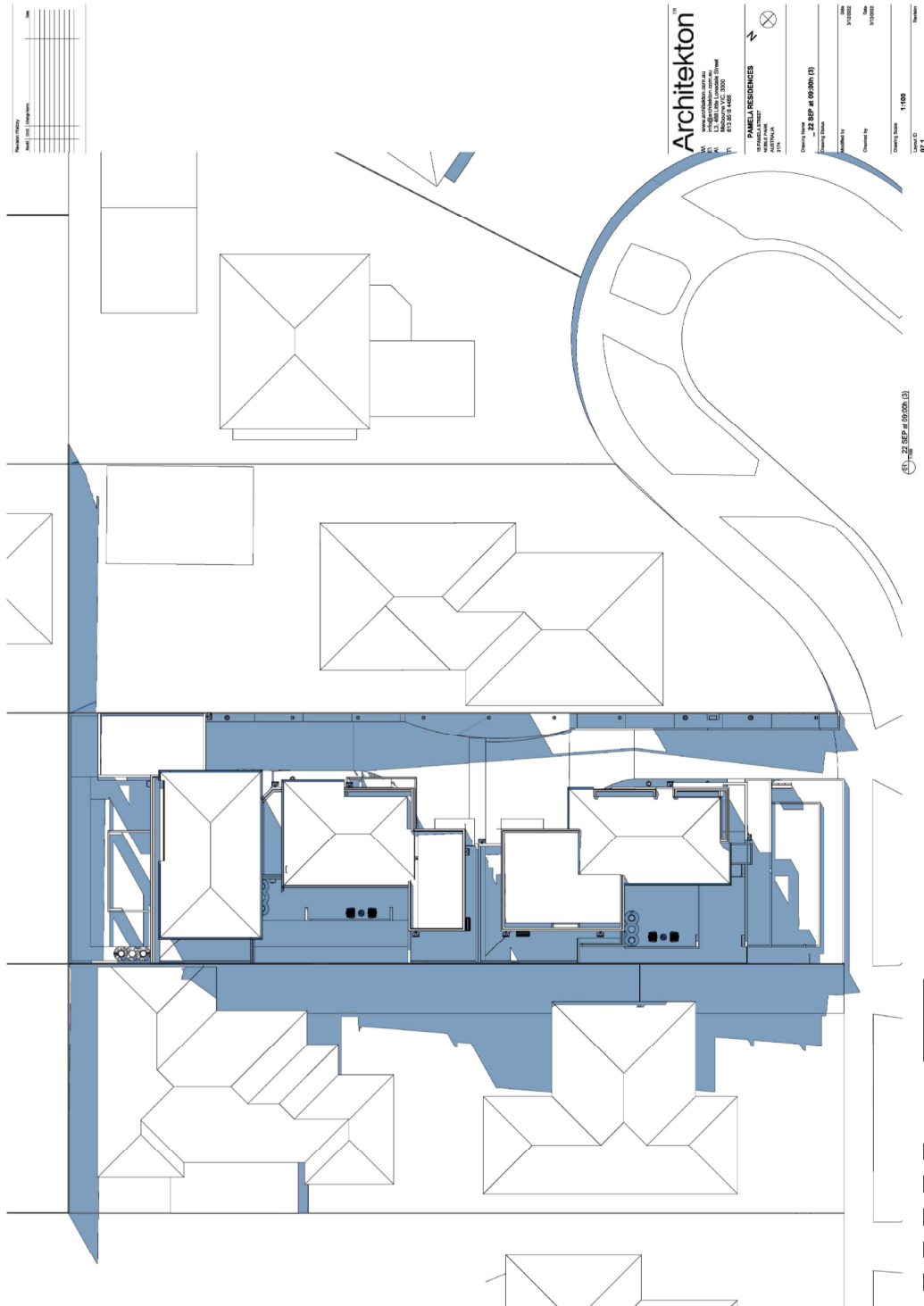
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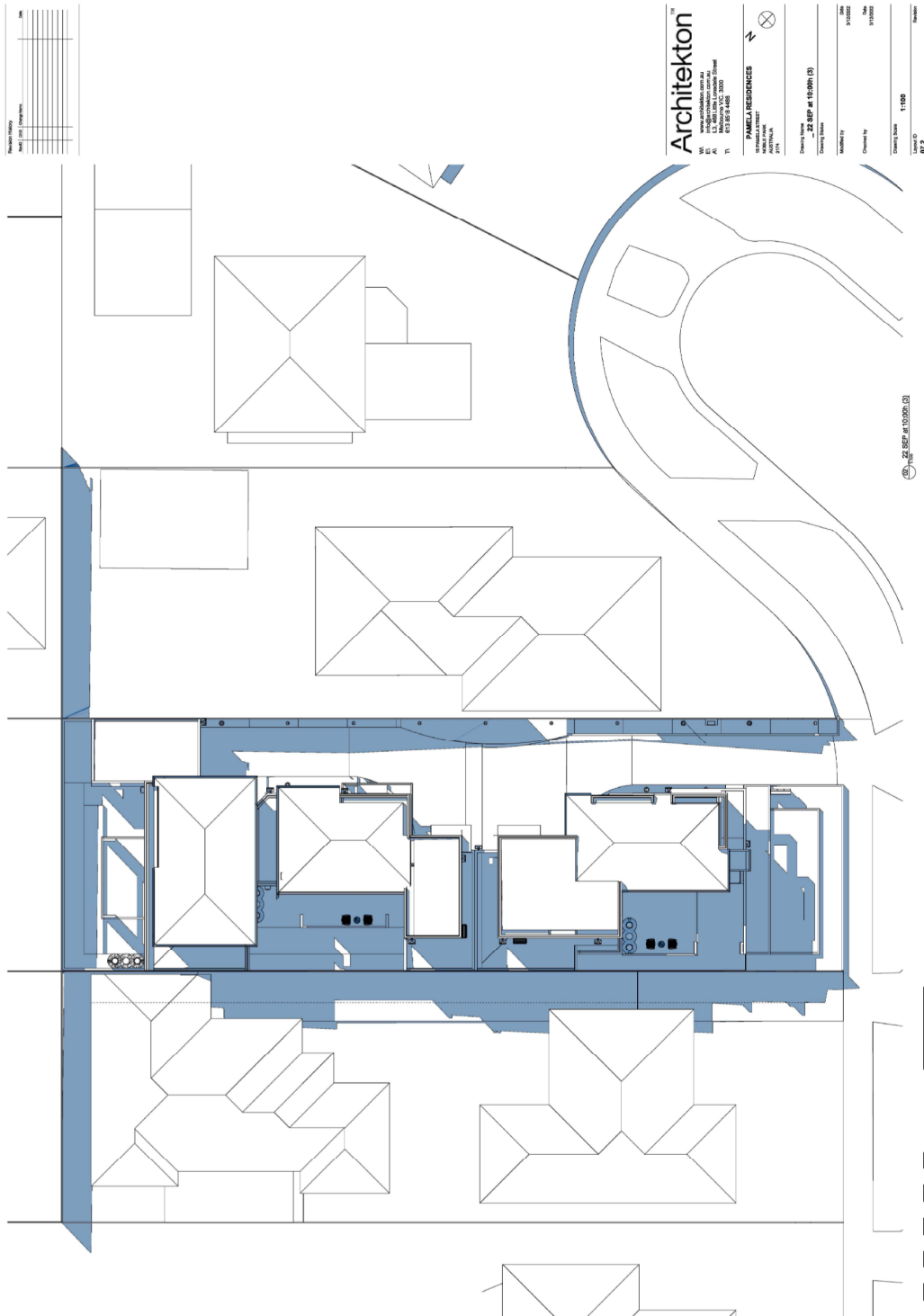
**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**



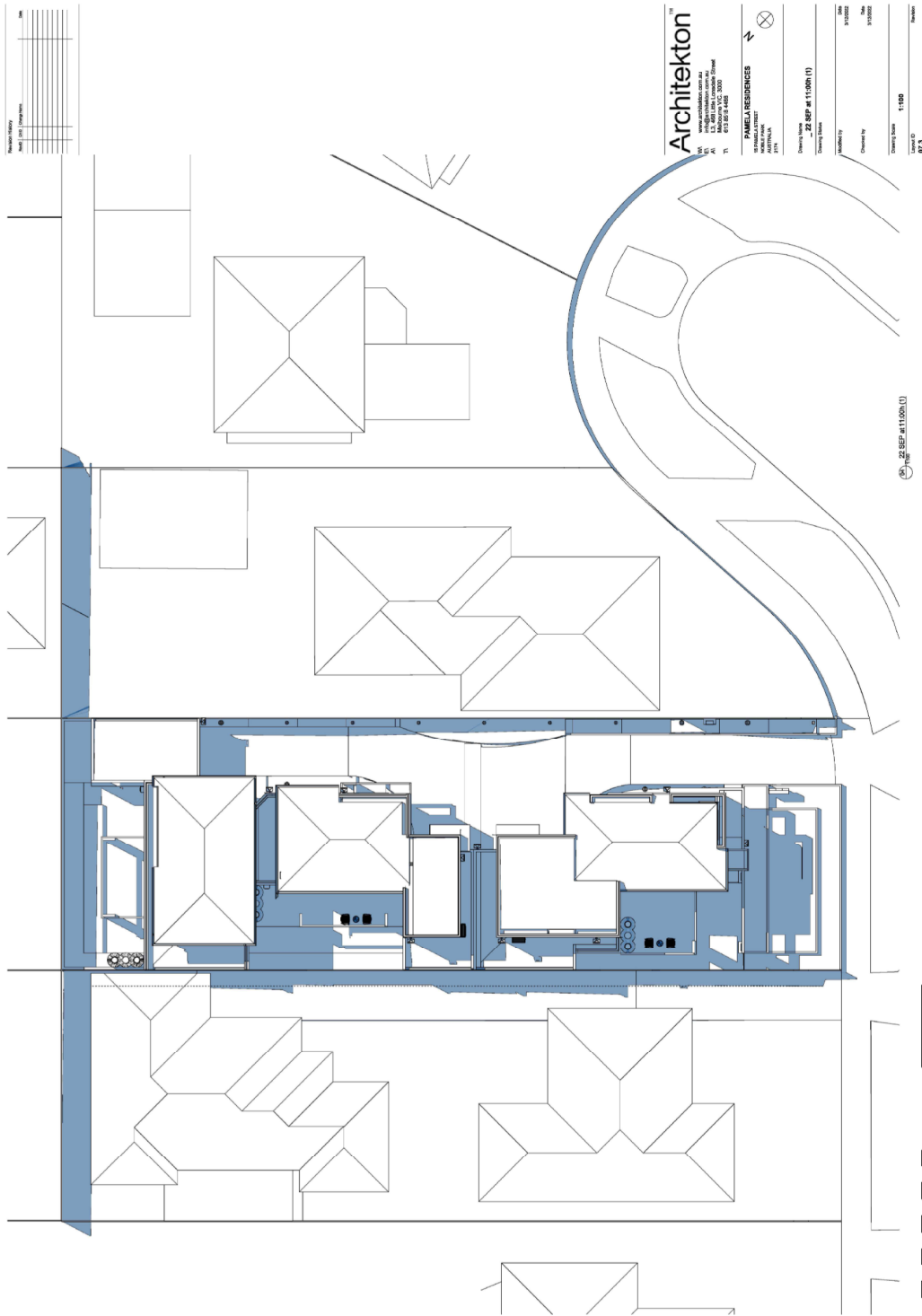
2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)



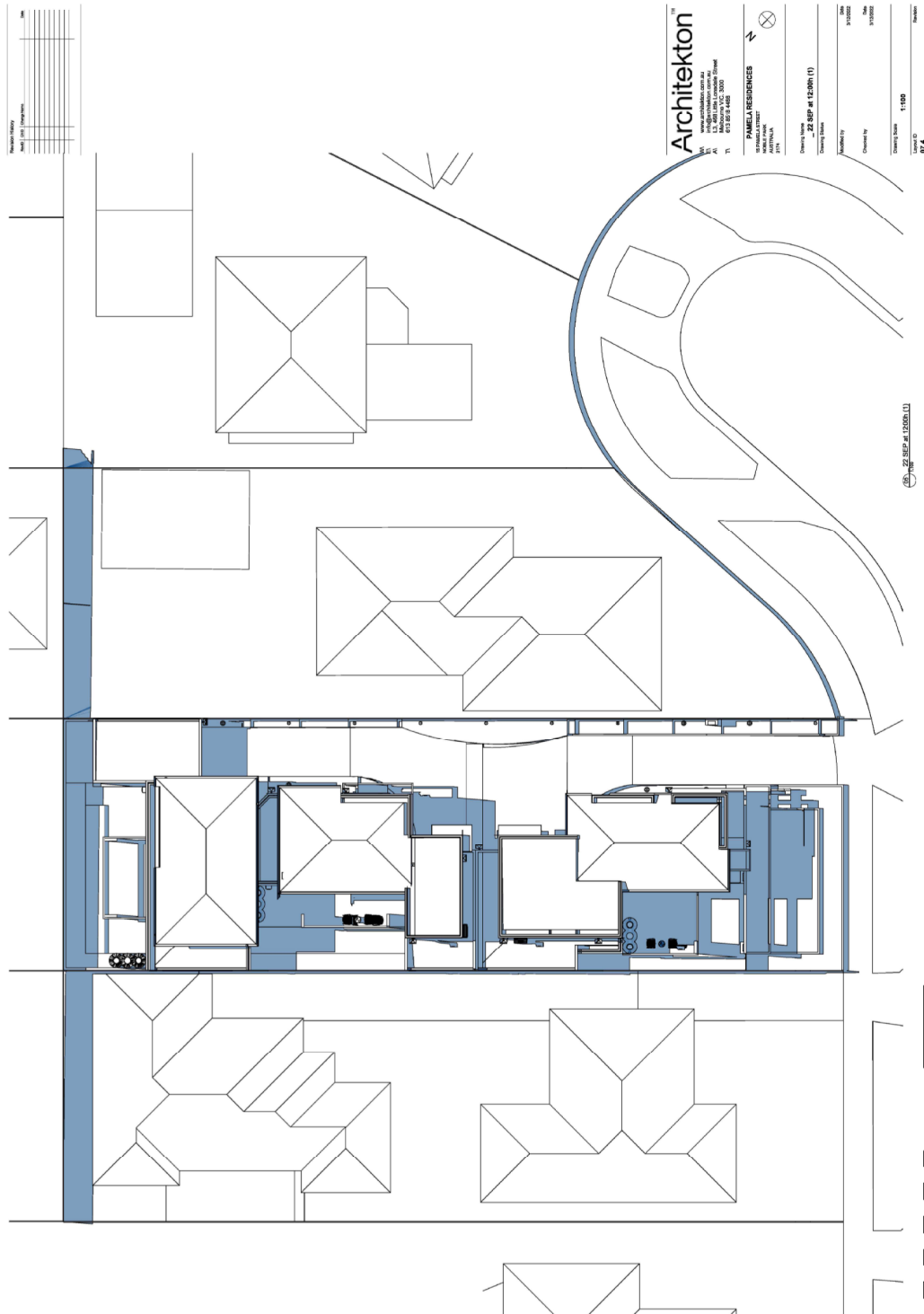
2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)



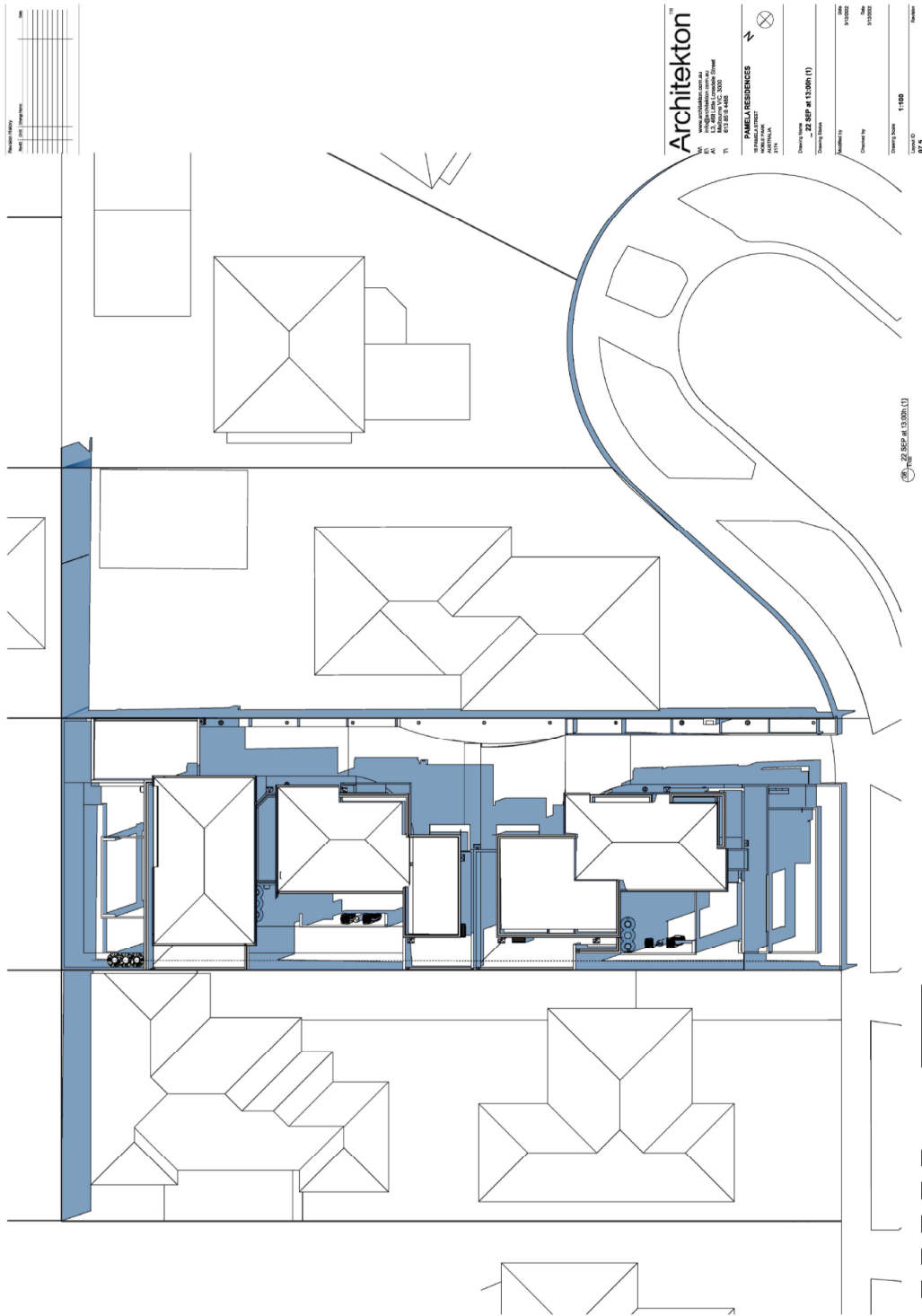
**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**



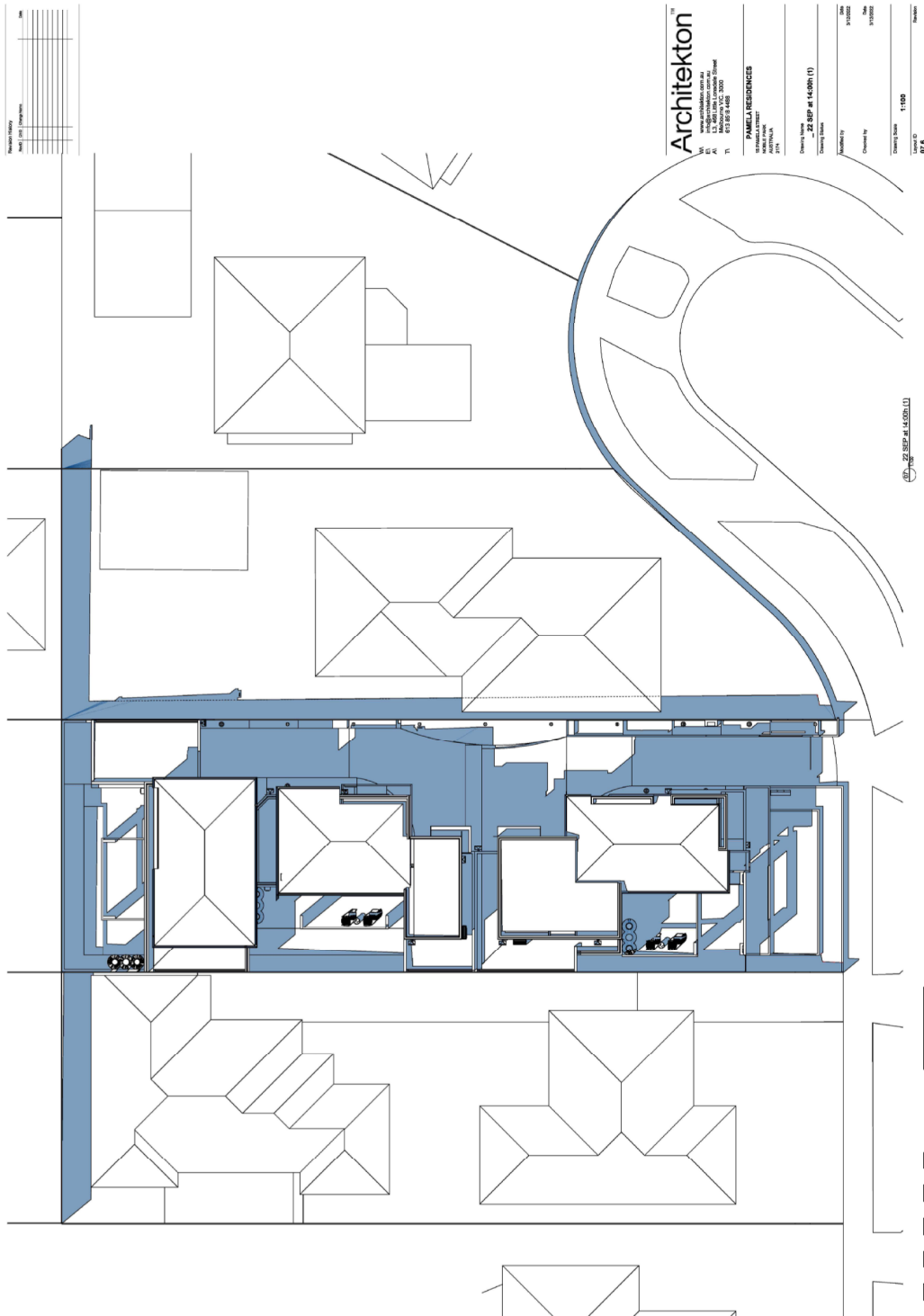
2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)



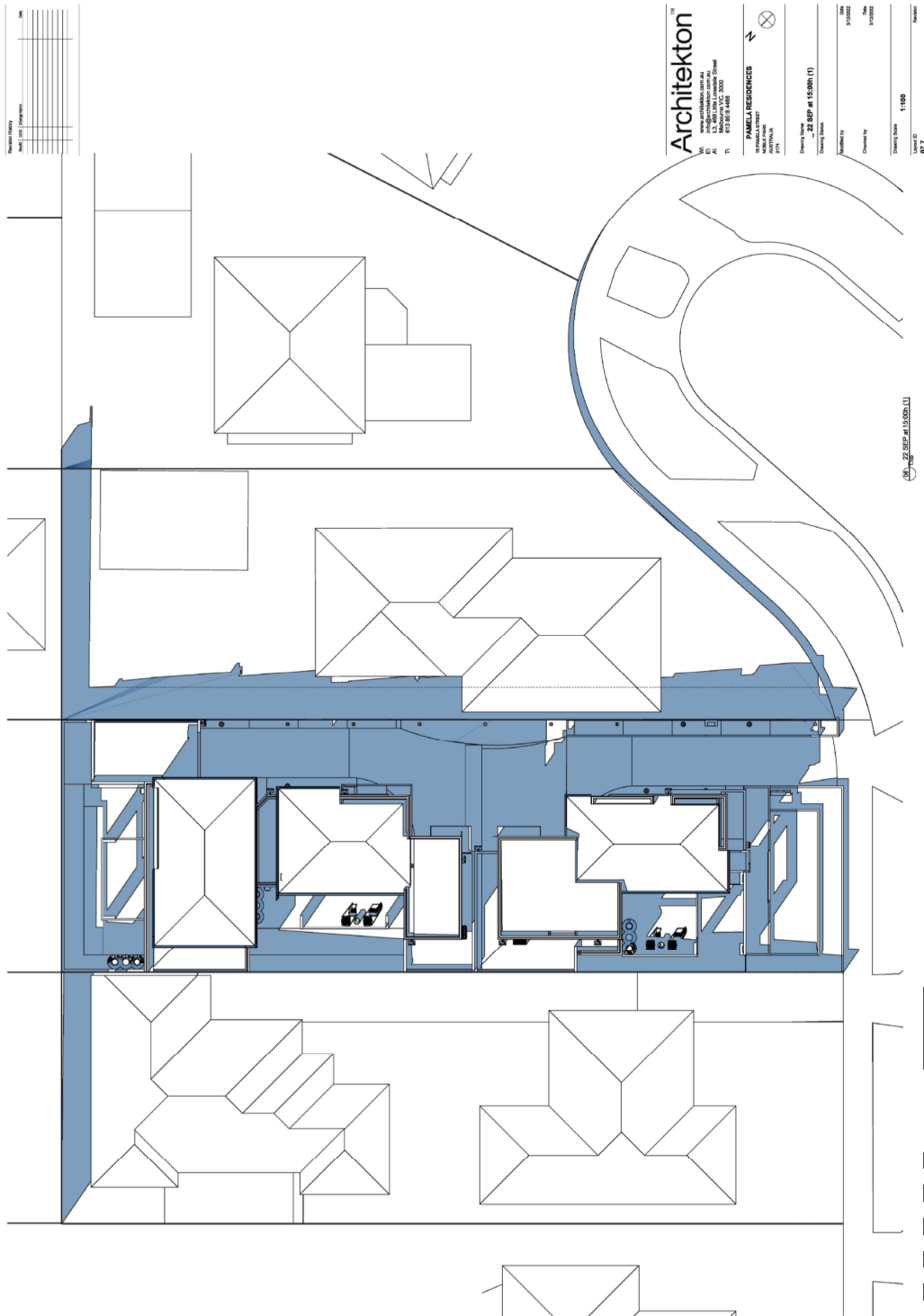
2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)



2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)



**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**



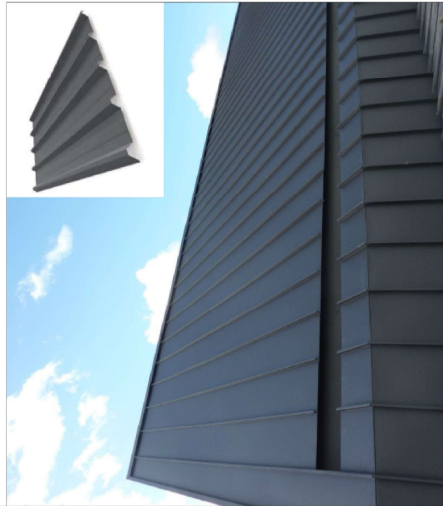
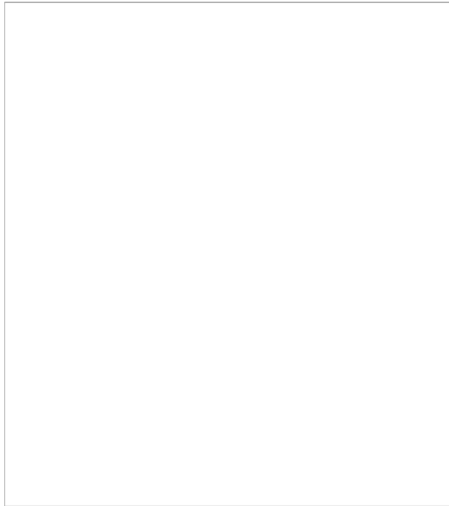
2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Project Name	Site No.
15/17 Pamela Street	15/17

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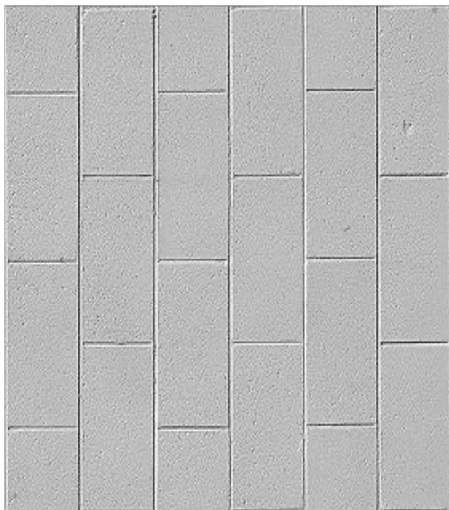
PAMELA RESIDENCES
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 NOBLE PARK VIC 3106

Display Name: _____
 Display Status: _____
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 County Name: 15/17/0227
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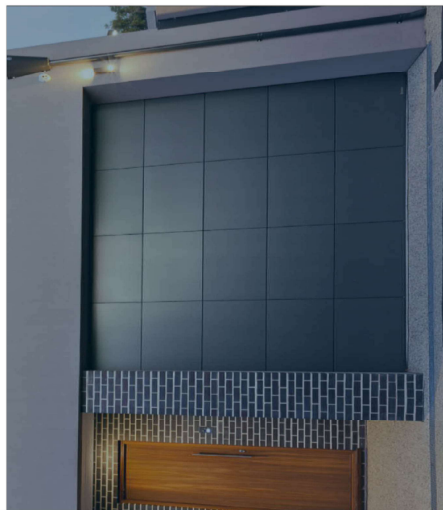
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METAL ROOF CLADDING - CORRUGATED MONUMENT



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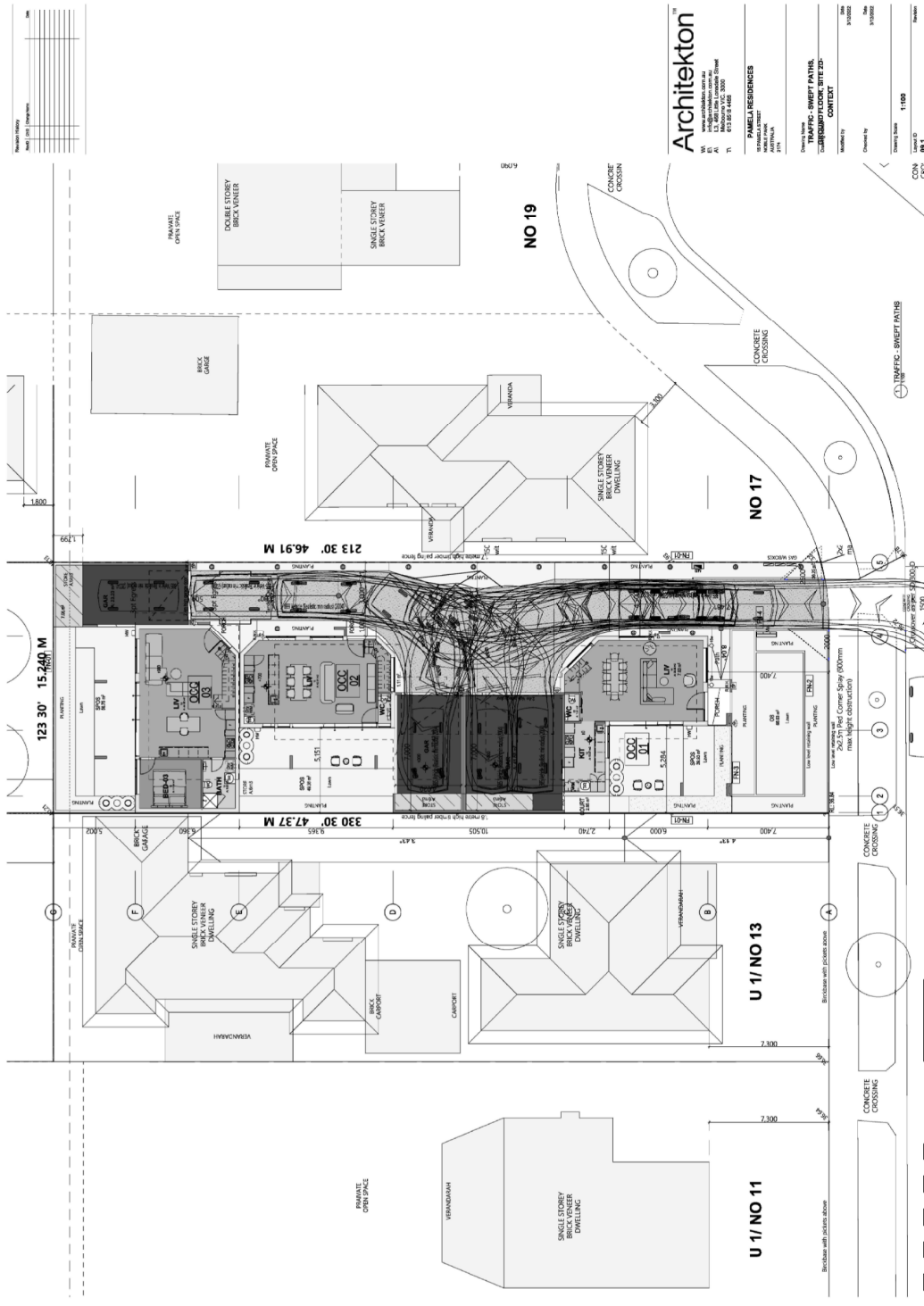
CONCRETE BLOCK WALL



PLD

PANEL LIFT DOOR - POWDER-COATED ALUMINUM

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
 (Cont.)



2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)

Image	Common Name	Botanical Name	Scheduling Star	Remarks
	1 Japanese Maple	Acer palmatum		
	3 Red Maple	Acer rubrum		
	6 Korean Pine (Palace)	Pinus koraiensis		
	79 Lady Creeper	Clematis integrifolia		
	136 "Vernonia, Miter"	Heterolobos		
	112 Japanese Iris	Iris ensata		
	Ground Covers			
	Climbers			
	Perennials			
	Fertis			
	Total		137	

Image	Category	Item	ID	Earth Test / Height / MPF / Manufacturer	Model	Colour	Finish
	Climbers	Supralid 70 - 1.2x0.8 m	CL-C3				
	Climbers	Supralid 70 - 1.2x0.8 m	CL-C2				
	Climbers	Supralid 70 - 1.2x0.8 m	CL-C1				
	Trellis	2001 L8m	WT-F1	2000 L			
	Trellis	2001 L8m	WT-F2	2000 L			
	Trellis	2001 L8m	WT-F3	2000 L			
	Gas	Marker	GM-A1	G			
	Gas	Marker	GM-A1	G			
	Gas	Marker	GM-A1	G			
	Telephone	Tellex Marker	TEL				
	Telephone	Tellex Marker	TEL				
	Telephone	Tellex Marker	TEL				
	Telephone	Tellex Marker	TEL				
	Power	Embroid WP	EG-GPO				
	Power	Embroid WP	EG-GPO				
	Power	Embroid WP	EG-GPO				
	Power	Embroid WP	EG-GPO				

Electrical Services

Image	Category	Item	ID	Earth Test / Mount Ht / Manufacturer	Model	Colour	Finish
	Climbers	Supralid 70 - 1.2x0.8 m	CL-C3				
	Climbers	Supralid 70 - 1.2x0.8 m	CL-C2				
	Climbers	Supralid 70 - 1.2x0.8 m	CL-C1				
	Trellis	2001 L8m	WT-F1	2000 L			
	Trellis	2001 L8m	WT-F2	2000 L			
	Trellis	2001 L8m	WT-F3	2000 L			
	Gas	Marker	GM-A1	G			
	Gas	Marker	GM-A1	G			
	Gas	Marker	GM-A1	G			
	Telephone	Tellex Marker	TEL				
	Telephone	Tellex Marker	TEL				
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	Telephone	Tellex Marker	TEL				
	Power	Embroid WP	EG-GPO				
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13.48991 Unit Commercial Scheme
61-62/88-89
MORPHING SPACES AND PLACES

15 PAMELA STREET, NOBLE PARK VIC. 3175
RESIDENTIAL DEVELOPMENT

LANDSCAPE PLAN REPORTS
Scale: 1:100
Checked By: GAT
Date: 29/1/21

AECO PROJ 2022 PAM
Project No. 15
Rev: 01
Sheet: Sht-3

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 15 PAMELA STREET, NOBLE
PARK (PLANNING APPLICATION NO. PLN22/0227)**

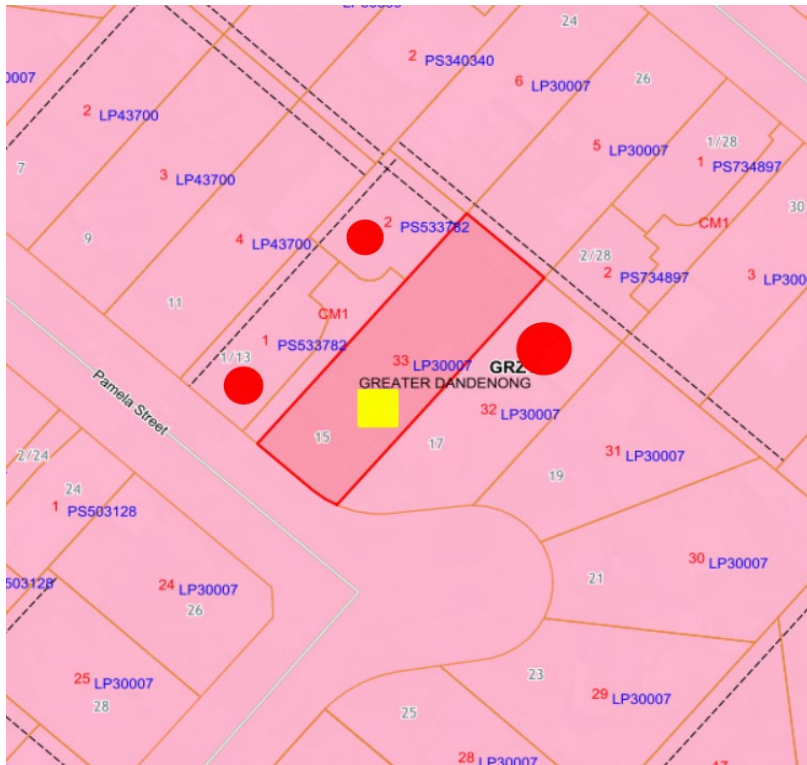
ATTACHMENT 2


LOCATION OF OBJECTORS


PAGES 2 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**



 =Location of objectors

 = Subject site

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 15 PAMELA STREET, NOBLE
PARK (PLANNING APPLICATION NO. PLN22/0227)**

ATTACHMENT 3

CLAUSE 22.09 ASSESSMENT

PAGES 14 (including cover)

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Assessment Table for Clause 22

Clause 22.09-3.1 Design Principles for all residential developments

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Safety	To encourage the provision of safer residential neighbourhoods, new development should enable passive surveillance through designs that:	
	Incorporate active frontages including ground floor habitable room windows.	<p>✓ Principle met Dwelling 1 provides ground and first floor habitable room windows facing Pamela Street.</p>
	Maximise the number of habitable room windows on all levels of residential buildings that overlook the public realm, streets, laneways, internal access ways and car parking areas.	<p>✓ Principle met</p>
	Use semi-transparent fences to the street frontage.	<p>✓ Principle met No front fence is proposed.</p>
	Light communal spaces including main entrances and car parking areas with high mounted sensor-lights.	<p>✓ Principle met Bollard lighting located within car parking areas and the internal driveway.</p>
	Ensure that all main entrances are visible and easily identifiable from the street.	<p>✓ Principle met All main entrances are visible and easily identifiable from the street or internal accessway.</p>
Landscaping	Locate non-habitable rooms such as bathrooms, away from entrances and street frontage.	<p>✓ Principle met Non-habitable rooms such as bathrooms are located away from entrances.</p>
	Residential development should:	

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>Provide substantial, high quality on-site landscaping, including screen planting and canopy trees along ground level front and side and rear boundaries.</p>	<p>✓ Principle met The landscape plan shows substantial, high-quality landscaping, however, conditions of permit will seek to further improve the landscaping and landscaping plan by requiring the maximum height of the canopy trees to be provided throughout the site to be identified and additional landscaping to be provided along the southern boundary for Dwelling.</p>
<p>Provide substantial, high quality landscaping along vehicular accessways.</p>	<p>✓ Principle met Adequate landscaping is provided along vehicular accessways.</p>
<p>Include the planting of at least one substantial canopy tree to each front setback and ground level secluded private open space area.</p>	<p>✓ Principle met The landscape plan provides one (1) substantial canopy tree to each SPOS and two (2) substantial canopy trees to the front setback.</p>
<p>Planting trees that are common to and perform well in the area.</p>	<p>✓ Principle met</p>
<p>Avoid the removal of existing mature trees by incorporating their retention into the site design.</p>	<p>✓ Principle met No mature trees exist on the original site.</p>
<p>Use landscaping to soften the appearance of the built form when viewed from the street and to respect the amenity of adjoining properties.</p>	<p>✓ Principle met Landscaping within the front setback softens the built form from the street.</p>
<p>Ensure that landscaping also addresses the Safety Design Principles.</p>	<p>✓ Principle met</p>
<p>Canopy trees should be planted in well proportioned setbacks/private open space that are sufficient to accommodate their future growth to maturity.</p>	<p>✓ Principle met Canopy trees have substantial space for future growth within the setbacks and open spaces of each dwelling.</p>
<p>Landscaping should minimise the impact of increased storm water runoff through water sensitive urban design and reduced impervious surfaces.</p>	<p>✓ Principle met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>Landscaping should be sustainable, drought tolerant, and include indigenous species and be supported through the provision of rainwater tanks.</p> <p>The existing level of on-street car parking should be maintained by avoiding second crossovers on allotments with frontage widths less than 17 metres.</p> <p>On-site car parking should be:</p> <ul style="list-style-type: none"> Well integrated into the design of the building, Generally hidden from view or appropriately screened where necessary, Located to the side or rear of the site so as to not dominate the streetscape and to maximise soft landscaping opportunities at ground level. <p>Where car parking is located within the front setback it should be:</p> <ul style="list-style-type: none"> Fully located within the site boundary; and Capable of fully accommodating a vehicle between a garage or carport and the site boundary. <p>Developments with basement car parking should consider flooding concerns where applicable.</p>	<p>✓ Principle met</p> <p>✓ Principle met Frontage width is less than 17 metres, and the existing crossover is proposed to be retained (and modified).</p> <p>✓ Principle met On-site car parking is well-designed within the development and does not dominate the built form.</p> <p>Not applicable No car parking provided within the front setback.</p> <p>Not applicable</p>
Car parking		
Setbacks, front boundary and width	<p>Residential developments should:</p> <p>Provide a front setback with fence design and height in keeping with the predominant street pattern.</p> <p>Maintain the apparent frontage width pattern.</p> <p>Provide appropriate side setbacks between buildings to enable screen planting where required, and at least one generous side setback to enable the retention of trees and/or the planting and future growth of trees to maturity.</p>	<p>✓ Principle met No front fence is proposed.</p> <p>✓ Principle met The apparent front width pattern is maintained.</p> <p>✓ Principle met No front fence is proposed. Front setback landscaping will be viewed from the streetscape.</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	Provide open or low scale front fences to allow a visual connection between landscaping in front gardens and street tree planting.	<p>✓ Principle met No front fence is proposed.</p>
Private open space	All residential developments should provide good quality, useable private open space for each dwelling directly accessible from the main living area.	<p>✓ Principle met Secluded private open space areas of each dwelling are considered to be of good quality, useable and directly accessible from the main living areas.</p>
	Ground level private open space areas should be able to accommodate boundary landscaping, domestic services and outdoor furniture so as to maximise the useability of the space.	<p>✓ Principle met Ground level SPOS areas are able to accommodate domestic services and landscaping.</p>
	Private open space should be positioned to maximise solar access.	<p>✓ Principle met The private open space areas are positioned to receive appropriate solar access.</p>
	Upper floor levels of the same dwelling should avoid encroaching secluded private open space areas to ensure the solar access, useability and amenity of the space is not adversely affected.	<p>✓ Principle met Upper floors of Dwellings 1 and 2 slightly encroach into the SPOS. Dwelling 1 upper floor encroaches over the SPOS a maximum of 0.9 metres. The Dwelling 2 upper floor encroaches over the SPOS by a maximum of 0.7 metres. This is considered acceptable as the SPOS is located to the northwest, and the upper floor encroachment does not significantly affect the solar access or the amenity of the space.</p>

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
 (Cont.)**

	<p>Upper level dwellings should avoid encroaching the secluded private open space of a separate lower level dwelling so as to ensure good solar access and amenity for the lower level dwelling.</p>	<p>✓ Principle met Upper levels of proposed dwellings do not encroach over the SPOS of a separate lower-level dwelling.</p>
<p>Bulk & Built Form</p>	<p>All residential developments should respect the dominant façade pattern of the streetscape by:</p> <ul style="list-style-type: none"> • Using similarly proportioned roof forms, windows, doors, and verandahs, and • Maintaining the proportion of wall space to windows and door openings. <p>Balconies should be designed to reduce the need for screening from adjoining dwellings and properties.</p> <p>The development of new dwellings to the rear of existing retained dwellings is discouraged where:</p> <ul style="list-style-type: none"> • The siting of the retained dwelling would not enable an acceptable future site layout for either the proposed or future dwelling; or • The retention of the existing dwelling detracts from the identified future character. <p>On sites adjacent to identified heritage buildings, infill development should respect the adjoining heritage by:</p> <ul style="list-style-type: none"> • Not exceeding the height of the neighbouring significant building; • Minimising the visibility of higher sections of the new building; and • Setting higher sections back at least the depth of one room from the frontage. 	<p>✓ Principle met</p> <p>Not applicable No balconies are proposed.</p> <p>Not applicable The existing dwelling is not proposed to be retained.</p> <p>Not applicable There are no adjacent heritage sites and/or buildings.</p>
<p>Site Design</p>	<p>Residential development should:</p>	

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>Preserve the amenity of adjoining dwellings through responsive site design that considers the privacy, solar access and outlook of adjoining properties.</p>	<p>✓ Principle met The proposal responds well to the interfaces of the adjoining properties by presenting appropriate setbacks from the side and rear boundaries for all Dwellings. The proposal also results in minimal overshadowing to the adjoining properties, well within the requirements of the Standard. As demonstrated within the Clause 55 Assessment, the proposal provides for a high level of compliance with all Objectives and Standards of Clause 55.</p>
<p>Maximise thermal performance and energy efficiency of the built form by addressing orientation, passive design and fabric performance</p>	<p>✓ Principle met The development maximises thermal performance and energy efficiency of the built form by addressing orientation, passive design and fabric performance.</p>
<p>Ensure that building height, massing articulation responds sensitively to existing residential interfaces, site circumstances, setbacks and streetscape and reduces the need for screening.</p>	<p>✓ Principle met The maximum overall height across the dwellings is 7.106 metres, well within the requirements of the General Residential Zone Schedule 1 of 11 metres. Furthermore, appropriate screening measures have been incorporated to minimise potential for overlooking, whilst also providing an appropriate level of amenity for future occupants.</p>
<p>Provide sufficient setbacks (including the location of basements) to ensure the retention of existing trees and to accommodate the future growth of new trees.</p>	<p>✓ Principle met Sufficient setbacks from the site, front and rear boundaries will accommodate the future growth of landscaping and trees.</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>Provide suitable storage provisions for the management of operational waste</p>	<p>✓ Principle met Suitable storage provisions have been provided for the management of waste.</p>
	<p>Appropriately located suitable facilities to encourage public transport use, cycling and walking.</p>	<p>✓ Principle met Future residents will be able to walk and cycle from the site.</p>
<p>Materials & Finishes</p>	<p>Residential development should: Use quality, durable building materials and finishes that are designed for residential purposes. Avoid the use of commercial or industrial style building materials and finishes. Avoid using materials such as rendered cement sheeting, unarticulated surfaces, and excessive repetitive use of materials. Use a consistent simple palette of materials, colours, finishes and architectural detailing. Maximise the ongoing affordability and sustainability of residential developments through the selection of low maintenance, resource and energy efficient materials and finishes that can be reasonably expected to endure for the life of the building.</p>	<p>✓ Principle met The materials and finishes proposed are suitable for residential use and purposes.</p> <p>✓ Principle met Commercial or industrial style building materials and finishes are not proposed to be used.</p> <p>✓ Principle met The development generally avoids using an unreasonable extent of rendered cement sheeting, unarticulated surfaces or the excessive repetition of materials.</p> <p>✓ Principle met The proposed development uses a simple palette of materials and colours.</p> <p>✓ Principle met The proposed materials can reasonably be expected to endure for the life of the buildings.</p>
<p>Domestic services normal to a</p>	<p>In order to minimise the impact of domestic and building services on the streetscape, adjacent properties, public realm and amenity of future residents, new residential development should:</p>	

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

dwelling and Building services	<p>Ensure that all domestic and building services are visually integrated into the design of the building and appropriately positioned or screened so as to not be seen from the street or adjoining properties.</p>	<p>✓ Principle met Domestic and building services are visually integrated into the design of the building and appropriately positioned or screened so as not to be seen from the street or adjoining properties.</p>
	<p>Be designed to avoid the location of domestic and building services:</p> <ul style="list-style-type: none"> • Within secluded private open space areas, including balconies; and • Where they may have noise impacts on adjoining habitable rooms and secluded private open space areas. 	<p>✓ Principle met The domestic and building services of Dwellings 2 and 3 are located outside the primary area of SPOS. Dwelling 1 domestic and building services are located within the primary area of SPOS, however the proposed location cannot be avoided.</p>
Internal Amenity	<p>Residential development should:</p> <p>Ensure that dwelling layouts have connectivity between the main living area and private open space.</p> <p>Be designed to avoid reliance on borrowed light to habitable rooms.</p> <p>Ensure that balconies and habitable room windows are designed and located to reduce the need for excessive screening.</p> <p>Ensure that dwellings without ground level main living areas meet the Standards of Clauses 55.03-5, 55.04-1, 6 & 7, 55.05-3, 4 & 5.</p>	<p>✓ Principle met The proposal shows connectivity between the secluded private open spaces and the living areas for each dwelling.</p> <p>✓ Principle met No habitable rooms within the development rely on borrowed light.</p> <p>✓ Principle met Habitable room windows have been designed and located to reduce the need for excessive screening.</p> <p>✓ Principle met No reverse living is proposed.</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 22.09-3.3 Design principles for Incremental Change Areas – General Residential Zone (GRZ)

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Preferred housing type	The preferred housing type for the Incremental Change Area is medium density.	<p>✓ Principle met</p> <p>The proposal provides medium density housing, proposing three (3) dwellings on the site. This is considered to be a density which is in accordance with the policy requirements for the incremental change area.</p>
Building Height	The preferred maximum building height for land within the GRZ1 and GRZZ is up to 2 storeys, including ground level.	<p>✓ Principle met</p> <p>Maximum height is double storey.</p>
Landscaping	Residential development should use landscaping to create a landscaped character, particularly canopy trees in front and rear gardens; and to protect the outlook of adjoining properties	<p>✓ Principle met</p> <p>Substantial landscaping has been proposed, with canopy trees in the front setbacks, as well as in the SPOS of each dwelling.</p>
Setbacks, front boundary and width	Parking, paving and car access within the front boundary setback should be limited in order to maximise the opportunity for soft landscaping and prevent the over dominance of carports and garages in the street.	<p>✓ Principle met</p> <p>The parking, paving and car access within the front setback is limited and will provide the opportunity to maximise soft landscaping. Garages are located behind the line of the front dwelling.</p>
Private open space	Residential development should provide secluded private open space at the side or rear of each dwelling to avoid the need for excessive screening or high front fencing.	<p>✓ Principle met</p> <p>The SPOS areas have been located to the rear/side of each dwelling, preventing the need for excessive screening or high fencing.</p>
Bulk & Built Form	Residential development should:	

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>Ensure that the built form respects the scale of existing prevailing built form character and responds to site circumstances and streetscape;</p> <p>Provide separation between dwellings at the upper level;</p> <p>Retain spines of open space at the rear of properties to maximise landscaping opportunities and protect private secluded open space;</p> <p>Position more intense and higher elements of built form towards the front and centre of a site, transitioning to single storey elements to the rear of the lot.</p>	<p>✓ Principle met The built form respects the existing scale by proposing double storey built form with appropriate setbacks from the rear and side boundaries.</p> <p>✓ Principle met There is separation between Dwellings 1, 2 and 3 at the upper level, with a minimum separation of 2.2 metres between the upper floors. It is noted that the separation between Dwelling 2 and Dwelling 3 eaves provide a separation of 1.3 metres, this is considered appropriate as the upper floor components provide adequate separation along the length of the subject site breaking up the bulk of the built form.</p> <p>✓ Principle met The proposal retains the spine of open space at the rear due to the appropriate setbacks provided and responds to the open space of the adjoining property to the northeast and southeast.</p> <p>✓ Principle met Dwelling 3 is proposed to be double storey construction, located to the rear of the subject lot. This is considered appropriate as Dwelling 3 provides sufficient setbacks to the side and rear, with opportunities for substantial landscaping.</p>
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2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>The rearmost dwelling on a lot should be single storey to ensure the identified future character of the area and the amenity of adjoining properties is respected by maximising landscaping opportunities and protecting adjoining private secluded open space.</p> <p>Two storey dwellings to the rear of a lot may be considered where:</p> <ul style="list-style-type: none"> • The visual impact of the building bulk does not adversely affect the identified future character of the area; • Overlooking and/or overshadowing does not adversely affect the amenity of neighbouring properties; • The building bulk does not adversely affect the planting and future growth of canopy trees to maturity; • Sufficient side and rear boundary landscaping can be provided to screen adjoining properties; • Upper storey components are well recessed from adjoining sensitive interfaces. 	<p>✓ Principle met</p> <p>The proposal is considered appropriate as the upper floors of all dwellings are generally small in size, well setback from all boundaries and provide good separation of between 2.2 metres between each dwelling and as such do not create visual bulk across the site.</p> <p>Dwelling 3 is proposed to be a double storey dwelling to the rear. This is considered appropriate as the first-floor component provides adequate recession from the ground floor footprint and is appropriately setback from sensitive interfaces particularly along the northeast and southeast boundaries. A 5.8 metre setback is provided at first floor level to the northeast, and a 4 metre setback provided to the southeast. Whilst a setback of 2 metres is provided to the northwest, this abuts a garage built to the boundary on the adjoining property, limiting any impacts this built form would have to the adjoining property.</p> <p>There is sufficient capacity for landscaping along the ground level side and rear setback to assist in softening the built form and overshadowing of the proposal does not adversely affect the amenity of the adjoining properties. It is therefore considered that the spine of open space along the rear of the property is provided for, particularly taking into consideration the neighbouring property to the northwest which provides a larger footprint of built form within the rear of the property.</p>
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**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

<p>Overall, the built form of the development is an appropriate response to the context of the site with reasonable ground and first floor setbacks. A variation of materials including face brickwork and render are provided at ground floor level, with render, horizontal weatherboards and cladding provided at first floor level, resulting in a high-level visual interest to the built form.</p> <p>The upper storey components are adequately recessed, with the visual interest consistent with the character of the area. It is therefore considered that the visual impact of the first floor of Dwelling 3 does not adversely affect the identified future character of the area.</p> <p>It is also demonstrated throughout the Clause 55 assessment that the proposal will not result in overlooking or overshadowing impacts and that the proposal complies with the requirements of the relevant Standard.</p> <p>Furthermore, the footprint of the first floor for Dwelling 3 is modest, providing two (2) bedrooms and two (2) bathrooms only, with the setbacks (as detailed earlier) to the sensitive interfaces to the northeast and southeast being 5.8 and 4 metres respectively. This is considered to further limit any potential for amenity impacts to adjoining properties.</p> <p>The double storey dwelling to the rear is therefore considered, in this instance, to be an acceptable outcome for the site.</p>		
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**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

	Residential development should be well articulated through the use of contrast, texture, variation in forms, materials and colours.	✓ Principle met All dwellings provide for appropriate variation of materials.
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Note: Other requirements also apply. These can be found at the schedule to the applicable zone.

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING – NO. 15 PAMELA STREET, NOBLE PARK (PLANNING
APPLICATION NO. PLN22/0227)**

ATTACHMENT 4

CLAUSE 52.06 ASSESSMENT

PAGES 6 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5309.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Assessment Table - Clause 52

Clause 52.06-9 Design standards for car parking

Plans prepared in accordance with Clause 52.06-8 must meet the design standards of Clause 52.06-9, unless the responsible authority agrees otherwise. Design standards 1, 3, 6 and 7 do not apply to an application to construct one dwelling on a lot.

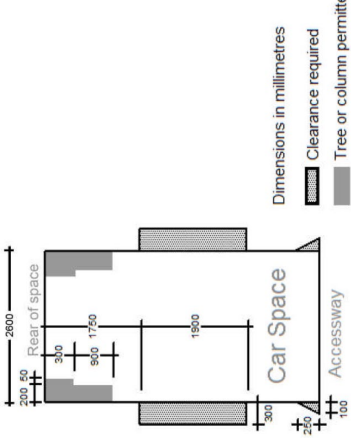
Design Standards	Assessment	Requirement met/Requirement not met/NA
Design standard 1 - Accessways	Accessways must:	✓ Standard met The proposed accessway has a minimum width of 3 metres.
	• Be at least 3 metres wide.	✓ Standard met
	• Have an internal radius of at least 4 metres at changes of direction or intersection or be at least 4.2 metres wide.	✓ Standard met
	• Allow vehicles parked in the last space of a dead-end accessway in public car parks to exit in a forward direction with one manoeuvre.	✓ Standard met
	• Provide at least 2.1 metres headroom beneath overhead obstructions, calculated for a vehicle with a wheel base of 2.8 metres.	✓ Standard met No apparent obstructions
	• If the accessway serves four or more car spaces or connects to a road in a Road Zone, the accessway must be designed to that cars can exit the site in a forward direction.	✓ Standard met The accessway serves five (5) cars and each vehicle is able to exit the site in a forwards direction.
	• Provide a passing area at the entrance at least 5 metres wide and 7 metres long if the accessway serves ten or more car parking spaces and is either more than 50 metres long or connects to a road in Road Zone.	N/A Accessway will not serve ten or more car parking spaces.
	• Have a corner splay or area at least 50 percent clear of visual obstructions extending at least 2 metres along the frontage road from the edge of an exit lane and 2.5 metres along the exit lane from the frontage, to provide a clear view of pedestrians on the footpath of the frontage road. The area clear of visual obstructions may include an adjacent entry or exit lane where more than one lane is provided, or adjacent landscaped areas, provided the landscaping in those areas is less than 900mm in height.	✓ Standard met No obstructions are shown on the plans that are higher than 900 mm.
	If an accessway to four or more car parking spaces is from land in a Road Zone, the access to the car spaces must be at least 6 metres from the road carriageway.	N/A Accessway is not from land in a Road Zone
	If entry to the car space is from a road, the width of the accessway may include the road.	✓ Standard met

If the details of the attachment are unclear please contact Governance on 8571 5309.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>Design standard 2 – Car parking spaces</p>	<p>Car parking spaces and accessways must have the minimum dimensions as outlined in Table 2.</p> <p>Table 2: Minimum dimensions of car parking spaces and accessways</p> <table border="1"> <thead> <tr> <th>Angle of car parking spaces to access way</th> <th>Accessway width</th> <th>Car space width</th> <th>Car space length</th> </tr> </thead> <tbody> <tr> <td>Parallel</td> <td>3.6 m</td> <td>2.3 m</td> <td>6.7 m</td> </tr> <tr> <td>45°</td> <td>3.5 m</td> <td>2.6 m</td> <td>4.9 m</td> </tr> <tr> <td>60°</td> <td>4.9 m</td> <td>2.6 m</td> <td>4.9 m</td> </tr> <tr> <td>90°</td> <td>6.4 m</td> <td>2.6 m</td> <td>4.9 m</td> </tr> <tr> <td></td> <td>5.8 m</td> <td>2.8 m</td> <td>4.9 m</td> </tr> <tr> <td></td> <td>5.2 m</td> <td>3.0 m</td> <td>4.9 m</td> </tr> <tr> <td></td> <td>4.8 m</td> <td>3.2 m</td> <td>4.9 m</td> </tr> </tbody> </table> <p><i>Note to Table 2: Some dimensions in Table 2 vary from those shown in the Australian Standard AS2890.1-2004 (off street). The dimensions shown in Table 2 allocate more space to aisle widths and less to marked spaces to provide improved operation and access. The dimensions in Table 2 are to be used in preference to the Australian Standard AS2890.1-2004 (off street) except for disabled spaces which must achieve Australian Standard AS2890.6-2009 (disabled).</i></p>	Angle of car parking spaces to access way	Accessway width	Car space width	Car space length	Parallel	3.6 m	2.3 m	6.7 m	45°	3.5 m	2.6 m	4.9 m	60°	4.9 m	2.6 m	4.9 m	90°	6.4 m	2.6 m	4.9 m		5.8 m	2.8 m	4.9 m		5.2 m	3.0 m	4.9 m		4.8 m	3.2 m	4.9 m	<p>✓ Standard met</p>
Angle of car parking spaces to access way	Accessway width	Car space width	Car space length																															
Parallel	3.6 m	2.3 m	6.7 m																															
45°	3.5 m	2.6 m	4.9 m																															
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	4.8 m	3.2 m	4.9 m																															

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>✓ Standard met The car parking requirements regarding clearance are met. No encroachment on the car spaces are evident.</p>	<p>A wall, fence, column, tree, tree guard or any other structure that abuts a car space must not encroach into the area marked 'clearance required' on Diagram 1, other than:</p> <ul style="list-style-type: none"> • A column, tree or tree guard, which may project into a space if it is within the area marked 'tree or column permitted' on Diagram 1. • A structure, which may project into the space if it is at least 2.1 metres above the space. <p>Diagram 1 Clearance to car parking spaces</p>  <p>Dimensions in millimetres ■ Clearance required ■ Tree or column permitted</p>
<p>✓ Standard met Single garage for Dwellings 2 and 3 are dimensioned at a minimum 4.02m x 7m. The Dwelling 1 double garage is dimensioned at a minimum 7 m x 6.05m.</p>	<p>Car spaces in garages or carports must be at least 6 metres long and 3.5 metres wide for a single space and 5.5 metres wide for a double space measured inside the garage or carport.</p>
<p>Not applicable</p>	<p>Where parking spaces are provided in tandem (one space behind the other) an additional 500mm in length must be provided between each space.</p>
<p>✓ Standard met Four (4) out of five (5) car parking spaces are undercover.</p>	<p>Where two or more car parking spaces are provided for a dwelling, at least one space must be under cover.</p>
<p>✓ Standard met</p>	<p>Disabled car parking spaces must be designed in accordance with Australian Standard AS2890.6-2009 (disabled) and the Building Code of Australia. Disabled car parking spaces may encroach into an accessway width specified in Table 2 by 500mm.</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>Design standard 3: Gradients</p>	<p>Accessway grades must not be steeper than 1:10 (10 per cent) within 5 metres of the frontage to ensure safety for pedestrians and vehicles. The design must have regard to the wheelbase of the vehicle being designed for; pedestrian and vehicular traffic volumes; the nature of the car park; and the slope and configuration of the vehicle crossover at the site frontage. This does not apply to accessways serving three dwellings or less.</p> <p>Ramps (except within 5 metres of the frontage) must have the maximum grades as outlined in Table 3 and be designed for vehicles travelling in a forward direction.</p> <p>Table 3: Ramp gradients</p> <table border="1" data-bbox="403 878 609 1550"> <thead> <tr> <th>Type of car park</th> <th>Length of ramp</th> <th>Maximum grade</th> </tr> </thead> <tbody> <tr> <td>Public car parks</td> <td>20 metres or less longer than 20 metres</td> <td>1:5 (20%) 1:6 (16.7%)</td> </tr> <tr> <td>Private or residential car parks</td> <td>20 metres or less longer than 20 metres</td> <td>1:4 (25%) 1:5 (20%)</td> </tr> </tbody> </table> <p>Where the difference in grade between two sections of ramp or floor is greater than 1:8 (12.5 per cent) for a summit grade change, or greater than 1:6.7 (15 per cent) for a sag grade change, the ramp must include a transition section of at least 2 metres to prevent vehicles scraping or bottoming.</p> <p>Plans must include an assessment of grade changes of greater than 1:5.6 (18 per cent) or less than 3 metres apart for clearances, to the satisfaction of the responsible authority.</p>	Type of car park	Length of ramp	Maximum grade	Public car parks	20 metres or less longer than 20 metres	1:5 (20%) 1:6 (16.7%)	Private or residential car parks	20 metres or less longer than 20 metres	1:4 (25%) 1:5 (20%)	<p>N/A No ramps provided in proposal.</p> <p>Not applicable</p>
Type of car park	Length of ramp	Maximum grade									
Public car parks	20 metres or less longer than 20 metres	1:5 (20%) 1:6 (16.7%)									
Private or residential car parks	20 metres or less longer than 20 metres	1:4 (25%) 1:5 (20%)									
<p>Design standard 4: Mechanical parking</p>	<p>Mechanical parking may be used to meet the car parking requirement provided:</p> <ul style="list-style-type: none"> At least 25 per cent of the mechanical car parking spaces can accommodate a vehicle clearance height of at least 1.8 metres. Car parking spaces the require the operation of the system are not allowed to visitors unless used in a valet parking situation. The design and operation is to the satisfaction of the responsible authority. 	<p>Not applicable</p> <p>Not applicable</p> <p>Not applicable</p> <p>Not applicable</p>									
<p>Design standard 5: Urban design</p>	<p>Ground level car parking, garage doors and accessways must not visually dominate public space.</p>	<p>Not applicable</p> <p>Standard met</p> <p>The garages for all dwellings are appropriately designed into the built form, and recessed from the front of the site, therefore does not dominate the public space or streetscape.</p>									

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>Car parking within buildings (including visible portions of partly submerged basements) must be screened or obscured where possible, including through the use of occupied tenancies, landscaping, architectural treatments and artworks.</p>	<p>✓ Standard met The garages for all dwellings are designed and sufficiently recessed into the built form from the front of the site.</p>
	<p>Design of car parks must take into account their use as entry points to the site.</p>	<p>✓ Standard met</p>
<p>Design standard 6: Safety</p>	<p>Design of new internal streets in developments must maximise on street parking opportunities.</p>	<p>✓ Standard met</p>
	<p>Car parking must be well lit and clearly signed.</p>	<p>✓ Standard met Sensor lighting is provided to each garage.</p>
	<p>The design of car parks must maximise natural surveillance and pedestrian visibility from adjacent buildings.</p>	<p>✓ Standard met</p>
	<p>Pedestrian access to car parking areas from the street must be convenient.</p>	<p>✓ Standard met</p>
	<p>Pedestrian routes through car parking areas and building entries and other destination points must be clearly marked and separated from traffic in high activity parking areas.</p>	<p>✓ Standard met</p>
<p>Design standard 7: Landscaping</p>	<p>The layout of car parking areas must provide for water sensitive urban design treatment and landscaping.</p>	<p>✓ Standard met Adequate space for landscaping to either side of the accessway.</p>
	<p>Landscaping and trees must be planted to provide shade and shelter, soften the appearance of ground level car parking and aid in the clear identification of pedestrian paths.</p>	<p>✓ Standard met</p>
	<p>Ground level car parking spaces must include trees planted with flush grilles. Spacing of trees must be determined having regard to the expected size of the selected species at maturity.</p>	<p>✓ Standard met</p>

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 15 PAMELA STREET, NOBLE
PARK (PLANNING APPLICATION NO. PLN22.0227)**

ATTACHMENT 5

CLAUSE 55 ASSESSMENT

PAGES 44 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Assessment Table - Two or More Dwellings on a Lot and Residential Buildings (Clause 55)

Clause 55.02-1 Neighbourhood character objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B1	<p>The design response must be appropriate to the neighbourhood and the site.</p>	<p>✓ Standard met The design response has considered the site circumstances, existing neighbourhood character and preferred character envisaged under the local policy Clause 22.09. See Clause 22.09 assessment (Attachment 3) for further discussion</p>
Decision Guidelines	<p>The proposed design response must respect the existing or preferred neighbourhood character and respond to the features of the site.</p>	<p>✓ Standard met See Clause 22.09 assessment (Attachment 3) for further discussion.</p>
Objectives	Any relevant neighbourhood character objective, policy or statement set out in this scheme.	
	The neighbourhood and site description.	
	The design response.	
	To ensure that the design respects the existing neighbourhood character or contributes to a preferred neighbourhood character.	✓ Objective met
	To ensure that development responds to the features of the site and the surrounding area.	

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.02-2 Residential policy objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B2	An application must be accompanied by a written statement to the satisfaction of the responsible authority that describes how the development is consistent with any relevant policy for housing in the PPF and the LPPF, including the MSS and local planning policies.	<p>Standard met</p> <p>The application was accompanied by a written statement assessing the proposal against the relevant planning policy, including Clause 22.09 - Residential Development and Neighbourhood Character Policy, and Clause 55 - Two or More Dwellings on a Lot of the Greater Dandenong Planning Scheme.</p>
Decision Guidelines	<p>The PPF and the LPPF including the MSS and local planning policies.</p> <p>The design response.</p>	
Objectives	<p>To ensure that residential development is provided in accordance with any policy for housing in the PPF and the LPPF, including the MSS and local planning policies.</p> <p>To support medium densities in areas where development can take advantage of public and community infrastructure and services.</p>	<p>Objective met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.02-3 Dwelling diversity objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B3	Developments of ten or more dwellings should provide a range of dwelling sizes and types, including: <ul style="list-style-type: none"> • Dwellings with a different number of bedrooms. • At least one dwelling that contains a kitchen, bath or shower, and a toilet and wash basin at ground floor level. 	Not Applicable Three dwellings proposed.
Objective	To encourage a range of dwellings sizes and types in developments of ten or more dwellings.	✓ Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.02-4 Infrastructure objectives

Standard (Summarised)		Standard Met/Standard Not Met/NA
Title & Objective Standard B4	<p>Development should be connected to reticulated services, including reticulated sewerage, drainage, electricity and gas, if available.</p> <p>Development should not unreasonably exceed the capacity of utility services and infrastructure, including reticulated services and roads.</p> <p>In areas where utility services or infrastructure have little or no spare capacity, developments should provide for the upgrading of or mitigation of the impact on services or infrastructure.</p>	<p>Standard met The site is located in an existing residential area and will be able to be connected to reticulated services.</p> <p>Standard met The development will not unreasonably exceed the capacity of services.</p> <p>Standard met Area is within an established residential zone (General Residential Zone, Schedule 1). There is no concern regarding the ability for the existing infrastructure to cope with the addition of two (2) dwellings (resulting in three (3) dwellings in total on the site).</p>
Decision Guidelines	<p>The capacity of the existing infrastructure.</p> <p>In the absence of reticulated sewerage, the capacity of the development to treat and retain all wastewater in accordance with the SEPP (Waters of Victoria) under the EPA 1970.</p> <p>If the drainage system has little or no spare capacity, the capacity of the development to provide for stormwater drainage mitigation or upgrading of the local drainage system.</p>	
Objectives	<p>To ensure development is provided with appropriate utility services and infrastructure.</p> <p>To ensure development does not unreasonably overload the capacity of utility services and infrastructure.</p>	Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.02-5 Integration with the street objective		Standard Met/Standard Not Met/NA
Title & Objective	Standard (Summarised)	
Standard B5	Developments should provide adequate vehicle and pedestrian links that maintain or enhance local accessibility.	✓ Standard met The dwellings have shared vehicular and pedestrian access via a common accessway.
	Developments should be oriented to front existing and proposed streets.	✓ Standard met Dwelling 1 oriented to front Pamela Street. Dwelling 2 and 3 oriented to face the internal driveway.
	High fencing in front of dwellings should be avoided if practicable.	✓ Standard met with conditions A low-level retaining wall is proposed – maximum height is unclear and is requested to be detailed via condition 1 plans.
	Development next to existing public open space should be laid out to complement the open space.	✓ Standard met The subject site does not adjoin any public open space.
Decision Guidelines	Any relevant urban design objective, policy or statement set out in this scheme.	
	The design response.	
Objective	To integrate the layout of development with the street.	✓ Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>Clause 55.03-1 Street setback objective</p> <p>Title & Objective</p> <p>Standard B6</p>		<p>Standard Met/Standard Not Met/NA</p>															
<p>Walls of buildings should be set back from streets:</p> <ul style="list-style-type: none"> At least the distance specified in a schedule to the zone, or If no distance is specified in a schedule to the zone, the distance specified in Table B1. <p>Porches, pergolas, and verandahs that are less than 3.6 metres high and eaves may encroach not more than 2.5 metres into the setbacks of this standard</p> <p>RGZ & GRZ3: 5 metres or as per Table B1, whichever is the lesser.</p> <p>GRZ 1 & 2: 7.5 metres or as per Table B1, whichever is the lesser.</p> <p>NRZ: As per Table B1.</p> <p>Table B1 Street setback</p> <table border="1"> <thead> <tr> <th>Development context</th> <th>Minimum setback from front street (metres)</th> <th>Minimum setback from a side street (metres)</th> </tr> </thead> <tbody> <tr> <td>There is an existing building on both the abutting allotments facing the same street, and the site is not on a corner.</td> <td>The average distance of the setbacks of the front walls of the existing buildings on the abutting allotments facing the front street or 9 metres, whichever is the lesser.</td> <td>Not applicable</td> </tr> <tr> <td>There is an existing building on one abutting allotment facing the same street and no other abutting allotment facing the same street, and the site is not on a corner.</td> <td>The same distance as the setback of the front wall of the existing building on the abutting allotment facing the front street or 9 metres, whichever is the lesser.</td> <td>Not applicable</td> </tr> <tr> <td>There is no existing building on either of the abutting allotments facing the same street, and the site is not on a corner.</td> <td>6 metres for streets in a Transport Zone 2 and 4 metres for other streets.</td> <td>Not applicable</td> </tr> <tr> <td>The site is on a corner.</td> <td>If there is a building on the abutting allotment facing the front street, the same distance as the setback of the front wall of the existing building on the abutting allotment facing the front street or 9 metres, whichever is the lesser. If there is no building on the abutting allotment facing the front street, 6 metres for streets in a Transport Zone 2 and 4 metres for other streets.</td> <td>Front walls of new development fronting the side street of a corner site should be setback at least the same distance as the setback of the front wall of any existing building on the abutting allotment facing the side street or 3 metres, whichever is the lesser. Side walls of new development on a corner site should be setback the same distance as the setback of the front wall of any existing building on the abutting allotment facing the side street or 2 metres, whichever is the lesser.</td> </tr> </tbody> </table>		Development context	Minimum setback from front street (metres)	Minimum setback from a side street (metres)	There is an existing building on both the abutting allotments facing the same street, and the site is not on a corner.	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Side walls of new development on a corner site should be setback the same distance as the setback of the front wall of any existing building on the abutting allotment facing the side street or 2 metres, whichever is the lesser.	<p>Standard met</p> <p>GRZ1 per table B1, whichever the lesser</p> <p>There is an existing building on the abutting allotments facing the same street (Pamela Street) and the subject site is not on a corner.</p> <p>The street setback of the adjoining properties No. 17 Pamela Street is 3.1m, and No. 1/13 Pamela Street is 7.3m.</p> <p>The average of the front setbacks is therefore 5.2 metres.</p> <p>It is noted on the plans that the front setback for No. 17 Pamela is taken on the angle (as this is a curved frontage), had this setback been taken directly southwest to the street, the front setback would have been 4.7 metres, resulting in the average of the front setbacks being 6 metres.</p> <p>Therefore, a minimum street setback of 5.2 metres is required (as per Standard B6 variation outlined in the GRZ1 Schedule).</p> <p>The proposed street setback is 7.4 metres to Dwelling 1 which complies with the Standard.</p> <p>It is also noted that had the greater setback been utilised for the front setback of No. 17 Pamela Street, that the proposal would continue to comply with the setback requirement of 6 metres.</p> <p>COMPLIES</p>
Development context	Minimum setback from front street (metres)	Minimum setback from a side street (metres)															
There is an existing building on both the abutting allotments facing the same street, and the site is not on a corner.	The average distance of the setbacks of the front walls of the existing buildings on the abutting allotments facing the front street or 9 metres, whichever is the lesser.	Not applicable															
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2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>Decision Guidelines</p>	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p>	
	<p>The design response.</p>	
	<p>Whether a different setback would be more appropriate taking into account the prevailing setbacks of existing buildings on nearby lots.</p>	
	<p>The visual impact of the building when viewed from the street and from adjoining properties.</p>	
	<p>The value of retaining vegetation within the front setback.</p>	
<p>Objective</p>	<p>To ensure that the setbacks of buildings from a street respect the existing or preferred neighbourhood character and make efficient use of the site.</p>	<p>✓ Objective met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.03-2 Building height objective		Standard Met/Standard Not Met/NA
Title & Objective	Standard (Summarised)	
Standard B7	<p>The maximum building height should not exceed the maximum height specified in the zone, schedule to the zone or an overlay that applies to the land.</p> <p>RGZ: 13.5 metres discretionary maximum (refer Clause 32.07-8 for details)</p> <p>GRZ: 11 metres / 3 storeys mandatory maximum (refer Clause 32.08-9)</p> <p>NRZ: 9 metres / 2 storeys mandatory maximum (refer Clause 32.09-9)</p> <p>If no maximum height is specified in the zone, schedule to the zone or an overlay, the maximum building height should not exceed 9 metres, unless the slope of the natural ground level at any cross section wider than 8 metres of the site of the building is 2.5 degrees or more, in which case the maximum building height should not exceed 10 metres.</p> <p>Changes of building height between existing buildings and new buildings should be graduated.</p>	<p>Standard met</p> <p>The development has a maximum height of 7.106 metres at any point (less than 11 metres and 3 storeys mandatory maximum for GRZ1) and two (2) storeys.</p> <p>Not Applicable</p> <p>Standard met</p> <p>The development of three double storey dwellings provides appropriate stepping down to the ground floor below, providing an appropriate transition to the single storey dwellings on abutting allotments.</p>
Decision Guidelines	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>Any maximum building height specified in the zone, a schedule to the zone or an overlay applying to the land.</p> <p>The design response.</p> <p>The effect of the slope of the site on the height of the building.</p> <p>The relationship between the proposed building height and the height of existing adjacent buildings.</p> <p>The visual impact of the building when viewed from the street and from adjoining properties.</p>	
Objective	To ensure that the height of buildings respects the existing or preferred neighbourhood character	Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.03-3 Site coverage objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B8	The site area covered by buildings should not exceed: <ul style="list-style-type: none"> The maximum site coverage specified in a schedule to the zone, or If no maximum site coverage is specified in a schedule to the zone, 60 per cent. RGZ1: 70% RGZ2: 70% GRZ1: 60% (none specified) GRZ2: 60% (none specified) GRZ3: 70% NRZ1: 50%	Standard met Site Coverage is 283.9 square metres or 39.52%, this is less than the GRZ1 maximum allowed of 60%.
Decision Guidelines	Any relevant neighbourhood character objective, policy or statement set out in this scheme. The design response. The existing site coverage and any constraints imposed by existing development or the features of the site. The site coverage of adjacent properties The effect of the visual bulk of the building and whether this is acceptable in the neighbourhood.	
Objective	To ensure that the site coverage respects the existing or preferred neighbourhood character and responds to the features of the site.	Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.03-4 Permeability and stormwater management objectives		Standard Met/Standard Not Met/NA
Title & Objective	Standard (Summarised)	Standard met Permeability is 272.4 square metres or 37.92%, this is compliant with the GRZ1 minimum requirement of 30% .
Standard B9	<p>The site area covered by the pervious surfaces should be at least:</p> <ul style="list-style-type: none"> The minimum areas specified in a schedule to the zone, or If no minimum is specified in a schedule to the zone, 20 per cent of the site. <p>RGZ1: 20% RGZ2: 20% (none specified) GRZ1: 30% GRZ2: 20% (none specified) GRZ3: 20% (none specified) NRZ1: 40%</p> <p>The stormwater management system should be designed to:</p> <ul style="list-style-type: none"> Meet the current best practice performance objectives for stormwater quality as contained in the Urban Stormwater - Best Practice Environmental Management Guidelines (Victorian Stormwater Committee, 1999). Contribute to cooling, improving local habitat and providing attractive and enjoyable spaces. 	
Decision Guidelines	<p>The design response.</p> <p>The capacity of the site to incorporate stormwater retention and reuse.</p> <p>The existing site coverage and any constraints imposed by existing development.</p> <p>The capacity of the drainage network to accommodate additional stormwater.</p> <p>The capacity of the site to absorb run-off.</p> <p>The practicality of achieving the minimum site coverage of pervious surfaces, particularly on lots of less than 300 square metres.</p> <p>Whether the owner has entered into an agreement to contribute to off-site stormwater management in lieu of providing an on-site stormwater management system.</p>	
Objectives	<p>To reduce the impact of increased stormwater run-off on the drainage system.</p> <p>To facilitate on-site stormwater infiltration.</p> <p>To encourage stormwater management that maximises the retention and reuse of stormwater</p>	Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.03-5 Energy efficiency objectives	
Title & Objective	Standard (Summarised)
Standard B10	<p>Buildings should be:</p> <ul style="list-style-type: none"> Oriented to make appropriate use of solar energy. Sited and designed to ensure that the energy efficiency of existing dwellings on adjoining lots is not unreasonably reduced. Sited and designed to ensure that the performance of existing rooftop solar energy systems on dwellings on adjoining lots in a General Residential Zone, Neighbourhood Residential Zone or Township Zone are not unreasonably reduced. The existing rooftop solar energy system must exist at the date the application is lodged. <p>Living areas and private open space should be located on the north side of the development, if practicable.</p>
	<p>Standard Met/Standard Not Met/NA</p> <p>✓ Standard met Where practicable, the proposed dwellings are oriented to take advantage of solar energy, the development has been sited and designed to ensure that the energy efficiency of existing dwellings on adjoining lots is not unreasonably reduced.</p> <p>✓ Standard met Dwelling 1 have located their SPOS and living areas to the side of the dwelling with good access to northern light. Dwelling 2 have located their SPOS and living areas to the side of the dwelling with good access to northern light. Dwelling 3 have located their living areas and SPOS to the rear of the dwelling with good access to northern light.</p> <p>✓ Standard met Dwelling 1 and 2 provide northwest facing windows and Dwelling 3 provides northeast facing windows.</p>
Decision Guidelines	<p>The design response.</p> <p>The size, orientation and slope of the lot.</p> <p>The existing amount of solar access to abutting properties.</p> <p>The availability of solar access to north-facing windows on the site.</p> <p>The extent to which an existing rooftop solar energy system on an adjoining lot is overshadowed by existing buildings or other permanent structures.</p> <p>Whether the existing rooftop solar energy system on an adjoining lot is appropriately located</p> <p>The effect of overshadowing on an existing rooftop solar energy system on an adjoining lot.</p>
Objectives	<p>✓ Objective met To achieve and protect energy efficient dwellings and residential buildings.</p>

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

	To ensure the orientation and layout of development reduce fossil fuel energy use and make appropriate use of daylight and solar energy.	

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.03-6 Open space objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B11	If any public or communal open space is provided on site, it should: <ul style="list-style-type: none"> • Be substantially fronted by dwellings, where appropriate. • Provide outlook for as many dwellings as practicable. • Be designed to protect any natural features on the site. • Be accessible and useable. 	Not applicable No public or communal open space provided on site.
Decision Guidelines	Any relevant plan or policy for open space in the PPF and the LPPF, including the MSS and local planning policies. The design response.	
Objective	To integrate the layout of development with any public and communal open space provided in or adjacent to the development.	✓ Objective met

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
 (Cont.)**

Clause 55.03-7 Safety objective		Standard Met/Standard Not Met/NA
Title & Objective	Standard (Summarised)	
Standard B12	Entrances to dwellings and residential buildings should not be obscured or isolated from the street and internal accessways. Planting which creates unsafe spaces along streets and accessways should be avoided. Developments should be designed to provide good lighting, visibility and surveillance of car parks and internal accessways. Private spaces within developments should be protected from inappropriate use as public thoroughfares. The design response.	Standard met The entrance to Dwelling 1 is visible from Pamela Street The entrances to Dwellings 2 and 3 are visible from the internal driveway Standard met The application does not propose any planting which would create unsafe spaces along Pamela Street or the common accessway. Standard met The development provides bollard lighting along the internal accessway as well as sensor lighting at the garages, resulting in appropriate surveillance of car park spaces. Standard met Private spaces are fenced or delineated by buildings.
Decision Guidelines		
Objectives	To ensure the layout of development provides for the safety and security of residents and property.	Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.03-8 Landscaping objectives		Standard Met/Standard Not Met/N/A
Title & Objective	Standard (Summarised)	
Standard B13	<p>The landscape layout and design should:</p> <ul style="list-style-type: none"> • Protect any predominant landscape features of the neighbourhood. • Take into account the soil type and drainage patterns of the site. • Allow for intended vegetation growth and structural protection of buildings. • In locations of habitat importance, maintain existing habitat and provide for new habitat for plants and animals. • Provide a safe, attractive and functional environment for residents. <p>Development should provide for the retention or planting of trees, where these are part of the character of the neighbourhood.</p> <p>Development should provide for the replacement of any significant trees that have been removed in the 12 months prior to the application being made</p> <p>The landscape design should specify landscape themes, vegetation (location and species), paving and lighting.</p> <p>Development should meet any additional landscape requirements specified in a schedule to the zone. All schedules to all residential zones: "70% of ground level front setback, and side and rear setbacks, planted with substantial landscaping and canopy trees."</p>	<p>Standard met</p> <p>A landscape plan which demonstrates that appropriate planting can be provided, has been submitted which demonstrates suitable landscaping and canopy tree planting throughout the site.</p> <p>Standard met</p> <p>There are no existing trees on site.</p> <p>N/A</p> <p>Standard met</p> <p>A landscape plan which demonstrates that appropriate planting can be provided, has been submitted which demonstrates suitable landscaping and canopy tree planting throughout the site.</p> <p>Standard met</p> <p>Total front setback area is 101.2 metres². 72 square metres is set aside for landscaping. Therefore, the proposal has set aside 71.1% of the ground level front setback for landscaping.</p> <p>This complies with the 70% landscape requirements.</p>
Decision Guidelines	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>Any relevant plan or policy for landscape design in the PPF and the LPPF, including the MSS and local planning policies.</p> <p>The design response.</p>	

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
 (Cont.)**

	The location and size of gardens and the predominant plant types in the neighbourhood. The health of any trees to be removed. Whether a tree was removed to gain a development advantage.	
Objectives	To encourage development that respects the landscape character of the neighbourhood. To encourage development that maintains and enhances habitat for plants and animals in locations of habitat importance. To provide appropriate landscaping. To encourage the retention of mature vegetation on the site.	✓ Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

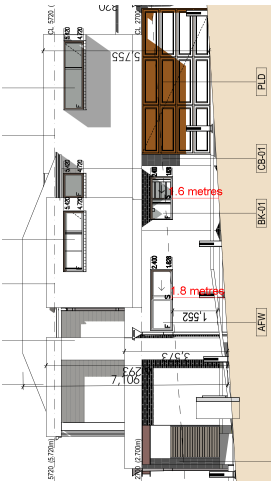
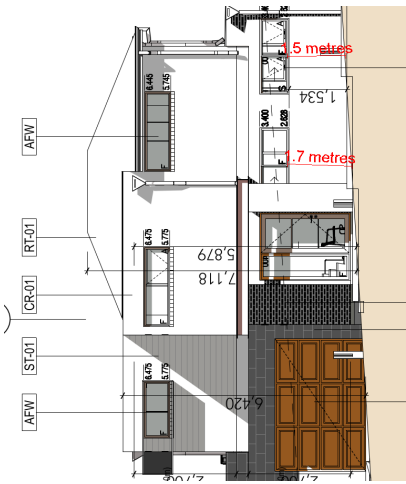
Clause 55.03-9 Access objective		Standard Met/Standard Not Met/NA
Title & Objective	Standard (Summarised)	
Standard B14	<p>The width of accessways or car spaces should not exceed:</p> <ul style="list-style-type: none"> • 33 per cent of the street frontage, or • if the width of the street frontage is less than 20 metres, 40 per cent of the street frontage. <p>No more than one single-width crossover should be provided for each dwelling fronting a street.</p> <p>The location of crossovers should maximise retention of on-street car parking spaces.</p> <p>The number of access points to a road in a Transport Zone 2 or a Transport Zone 3 should be minimised.</p> <p>Developments must provide for access for service, emergency and delivery vehicles.</p>	<p>Standard met</p> <p>Southwest frontage = 15.24 metres Provided Accessway = 3 metres proposed = 19.68% of the frontage is dedicated to accessways. Complies with the standard of less than 40%</p> <p>Standard met</p> <p>The crossover is proposed to be retained and modified.</p> <p>Standard met</p> <p>The proposal will not result in changes to the existing level of on-street car parking.</p> <p>Standard met</p> <p>Pamela Street is not a TPZ2 or TPZ3</p> <p>Standard met</p> <p>The proposed accessway provides a minimum width of 3 metres and would be accessible for emergency and delivery vehicles</p>
Decision Guidelines	<p>The design response.</p> <p>The impact on neighbourhood character.</p> <p>The reduction of on-street car parking spaces.</p> <p>The effect on any significant vegetation on the site and footpath.</p>	
Objectives	To ensure the number and design of vehicle crossovers respects the neighbourhood character.	Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.03-10 Parking location objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B15	Car parking facilities should: <ul style="list-style-type: none"> • Be reasonably close and convenient to dwellings and residential buildings. • Be secure. • Be well ventilated if enclosed. 	✓ Standard met Proposed garages are well connected and integrated into the design of the site and will allow safe and efficient movement on and off the site

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>Shared accessways or car parks of other dwellings and residential buildings should be located at least 1.5 metres from the windows of habitable rooms. This setback may be reduced to 1 metre where there is a fence at least 1.5 metres high or where window sills are at least 1.4 metres above the accessway.</p>	<p>✓ Standard met</p> <p>Dwelling 1 provides habitable room windows located to front Pamela Street and the internal driveway, both HRW sill heights are above 1.4 metres.</p>  <p>Dwelling 2 provides HRW along the internal driveway, both HRW sill height are above 1.4 metres.</p> 
<p>Decision Guidelines</p>	<p>The design response.</p>	
<p>Objectives</p>	<p>To provide convenient parking for residents and visitors vehicles.</p> <p>✓ Objective met</p>	

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

To protect residents from vehicular noise within developments.

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.04-1 Side and rear setbacks objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B17</p> <p>A new building not on or within 200mm of a boundary should be setback from side or rear boundaries:</p> <ul style="list-style-type: none"> At least the distance specified in a schedule to the zone, or If no distance is specified in a schedule to the zone, 1 metre, plus 0.3 metres for every metre of height over 3.6 metres up to 6.9 metres, plus 1 metre for every metre of height over 6.9 metres. <p>Diagram B1 Side and rear setbacks</p> <p>The diagram shows a lot boundary (dashed line) and a building footprint (solid line). The setbacks from the lot boundary are: 8.6m (left side), 4.1m (left side), 3.1m (left side), 2m (left side), and 1m (left side). The setbacks from the building footprint to the lot boundary are: 13.5m (left side), 9m (left side), 8m (left side), 5.9m (left side), 3.6m (max) (left side), and 3.2m (av) (left side).</p>	<p>Standard Met</p> <p>Minimum setback distances from boundaries (encompasses all dwellings).</p> <p>Southwest (frontage) Ground floor: 7.4 metres First floor: 7.5 metres</p> <p>Southeast Ground floor: 0 metres First floor: 3.9 metres</p> <p>Northwest Ground floor: 0 metres First floor: 2 metres</p> <p>Northeast (rear) Ground floor: 1.8 metres First floor: 5.8m</p>	<p>Sunblinds, verandahs, porches, eaves, fascias, gutters, masonry chimneys, flues, pipes, domestic fuel or water tanks, and heating or cooling equipment or other services may encroach not more than 0.5 metres into the setbacks of this standard.</p> <p>Landings having an area of not more than 2 square metres and less than 1 metre high, stairways, ramps, pergolas, shade sails and carports may encroach into the setbacks of this standard.</p> <p>Any relevant neighbourhood character objective, policy or statement set out in this</p>
Decision		

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

<p>Guidelines</p>	<p>scheme.</p>	
	<p>The design response.</p>	
	<p>The impact on the amenity of the habitable room windows and secluded private open space of existing dwellings.</p>	
	<p>Whether the wall is opposite an existing or simultaneously constructed wall built to the boundary.</p>	
	<p>Whether the wall abuts a side or rear lane.</p>	
<p>Objectives</p>	<p>To ensure that the height and setback of a building from a boundary respects the existing or preferred neighbourhood character and limits the impact on the amenity of existing dwellings.</p>	<p>✓ Objective met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.04-2 Walls on boundaries objective

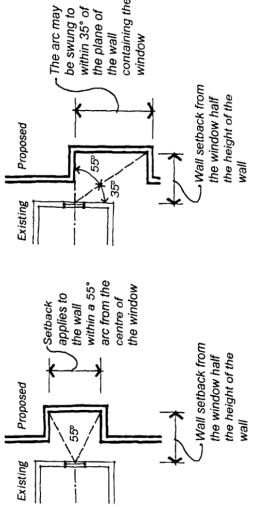
Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B18</p> <p>A new wall constructed on or within 200mm of a side or rear boundary of a lot or a carport constructed on or within 1 metre of a side or rear boundary of lot should not abut the boundary:</p> <ul style="list-style-type: none"> • For a length of more than the distance specified in the schedule to the zone; or • If no distance is specified in a schedule to the zone, for a length of more than: <ul style="list-style-type: none"> - 10 metres plus 25 per cent of the remaining length of the boundary of an adjoining lot, or - Where there are existing or simultaneously constructed walls or carports abutting the boundary on an abutting lot, the length of the existing or simultaneously constructed walls or carports, whichever is the greater. <p>A new wall or carport may fully abut a side or rear boundary where slope and retaining walls or fences would result in the effective height of the wall or carport being less than 2 metres on the abutting property.</p> <p>A building on a boundary includes a building set back up to 200mm from a boundary.</p>	<p>Standard met</p> <p>Northwest side boundary – length of boundary is 47.37 metres = 19.34 metres of wall on the boundary permitted.</p> <p>Garage 1 and 2 and Dwelling 3 combined provides 16.865 metres of wall on the boundary</p> <p>Southeast side boundary – length of boundary is 46.91 metres = 19.23 metres of wall on the boundary permitted.</p> <p>Garage 3: 6.6 metres of wall on the boundary</p> <p>The proposed Development complies with the length of wall on the boundary requirement.</p> <p>Not applicable</p>	<p>Standard met</p> <p>No other structure within 200mm from a boundary</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>The height of a new wall constructed on or within 200 mm of a side or rear boundary or a carport constructed on or within 1 metre of a side or rear boundary should not exceed an average of 3.2 metres with no part higher than 3.6 metres unless abutting a higher existing or simultaneously constructed wall.</p>	<p>✓ Standard met Northwest side boundary – Dwelling 1, garage Average height = 2.93 m Northwest side boundary – Dwelling 2, garage Average height = 2.85 m Northwest side boundary – Dwelling 3 Average height = 2.75 m Southeast side boundary - Dwelling 3, garage 3 Average height = 2.7 m All walls on boundaries comply with the standard as no part is higher than 3.6 metres, and the average height is less than 3.2 metres. Complies</p>
<p>Decision Guidelines</p>	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>The design response.</p> <p>The extent to which walls on boundaries are part of the neighbourhood character.</p> <p>The impact on the amenity of existing dwellings.</p> <p>The opportunity to minimise the length of walls on boundaries by aligning a new wall on a boundary with an existing wall on a lot of an adjoining property.</p> <p>The orientation of the boundary that the wall is being built on.</p> <p>The width of the lot.</p> <p>The extent to which the slope and retaining walls or fences reduce the effective height of the wall.</p> <p>Whether the wall abuts a side or rear lane.</p> <p>The need to increase the wall height to screen a box gutter.</p>	
<p>Objectives</p>	<p>To ensure that the location, length and height of a wall on a boundary respects the existing or preferred neighbourhood character and limits the impact on the amenity of existing dwellings.</p>	<p>✓ Objective met</p>

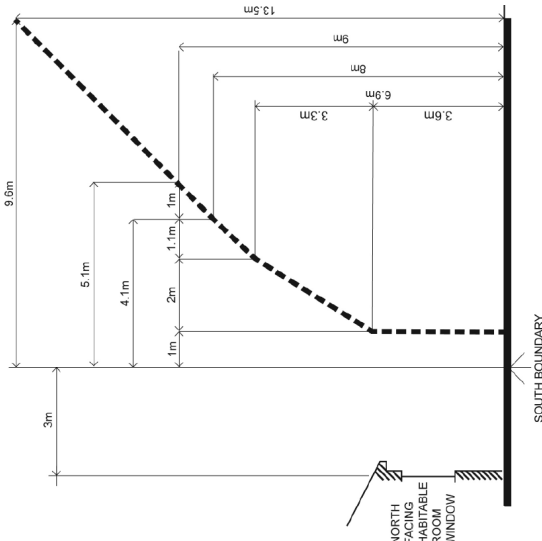

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.04-3 Daylight to existing windows objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B19</p> <p>Buildings opposite an existing habitable room window should provide for a light court to the existing window that has a minimum area of 3 square metres and minimum dimension of 1 metre clear to the sky. The calculation of the area may include land on the abutting lot.</p> <p>Walls or carports more than 3 metres in height opposite an existing habitable room window should be set back from the window at least 50 per cent of the height of the new wall if the wall is within a 55 degree arc from the centre of the existing window. The arc may be swung to within 35 degrees of the plane of the wall containing the existing window.</p> <p>Diagram B2 Daylight to existing windows</p>  <p>Where the existing window is above ground floor level, the wall height is measured from the floor level of the room containing the window.</p>	<p>Standard met</p> <p>All existing habitable room windows adjoining the subject lot are provided with an area greater than 3sqm and a minimum dimension of 1 metre clear to the sky.</p> <p>COMPLIES</p> <p>Standard met</p> <p>All proposed walls are sufficiently setback to comply with this standard</p>	<p>Standard met/Standard Not Met/NA</p> <p>Standard met</p> <p>All existing habitable room windows adjoining the subject lot are provided with an area greater than 3sqm and a minimum dimension of 1 metre clear to the sky.</p> <p>COMPLIES</p> <p>Standard met</p> <p>All proposed walls are sufficiently setback to comply with this standard</p>
<p>Decision Guidelines</p> <p>The design response.</p> <p>The extent to which the existing dwelling has provided for reasonable daylight access to its habitable rooms through the siting and orientation of its habitable room windows.</p> <p>The impact on the amenity of existing dwellings.</p>	<p>Where the existing window is above ground floor level, the wall height is measured from the floor level of the room containing the window.</p> <p>The design response.</p> <p>The extent to which the existing dwelling has provided for reasonable daylight access to its habitable rooms through the siting and orientation of its habitable room windows.</p> <p>The impact on the amenity of existing dwellings.</p>	
<p>Objective</p> <p>To allow adequate daylight into existing habitable room windows.</p>		<p>Objective met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.04-4 North-facing windows objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B20</p> <p>If a north-facing habitable room window of an existing dwelling is within 3 metres of a boundary on an abutting lot, a building should be setback from the boundary 1 metre, plus 0.6 metres for every metre of height over 3.6 metres up to 6.9 metres, plus 1 metre for every metre of height over 6.9 metres, for a distance of 3 metres from the edge of each side of the window.</p> <p>Diagram B3 North-facing windows</p>  <p>Diagram B3 North-facing windows</p> <p>NORTH FACING HABITABLE ROOM WINDOW</p> <p>SOUTH BOUNDARY</p> <p>A north facing window is a window with an axis perpendicular to its surface orientated north 20 degrees west to north 30 degrees east.</p>  <p>Applies when existing RW is between 20° and 30° from North</p>	<p>Standard Met</p> <p>There are no true north facing habitable room windows on the existing dwelling to the southeast of the subject site at No. 17 Pamela Street.</p> <p>In taking into consideration any windows facing northwest, it is noted that there are windows at No. 17 Pamela Street setback 1.2 metres from the common boundary. In this location the maximum wall height of the proposed development is 6.3 metres, resulting in a setback requirement of 2.62 metres.</p> <p>In this location, the setbacks provided to the first floor range from 4.6 metres to 7 metres, therefore proving well in excess of the setback required.</p> <p>Therefore, the proposal complies with Standard B20</p>	
<p>Decision Guidelines</p> <p>The design response.</p> <p>Existing sunlight to the north-facing habitable room window of the existing dwelling.</p>		

**2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227)
(Cont.)**

	The impact on the amenity of existing dwellings. To allow adequate solar access to existing north-facing habitable room windows.	
Objective		

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.04-5 Overshadowing open space objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/N/A
Standard B21	Where sunlight to the secluded private open space of an existing dwelling is reduced, at least 75 per cent, or 40 square metres with a minimum dimension of 3 metres, whichever is the lesser area, of the secluded private open space should receive a minimum of five hours of sunlight between 9am and 3pm on 22 Sept.	<p>Standard met</p> <p>The shadow diagrams from 9am – 3pm on September 22nd show minimal overshadowing to the adjacent property to the southeast of the subject site (No. 17 Pamela Street).</p> <p>The shadow diagrams show compliance with Standard B21. The adjoining property to the south will still gain substantial solar access to the front and rear private open space areas, maintaining at least 40 square metres, with a minimum dimension of 3 metres of sunlight from 9am – 3pm on September 22nd.</p>
Decision Guidelines	<p>If existing sunlight to the secluded private open space of an existing dwelling is less than the requirements of this standard, the amount of sunlight should not be further reduced.</p> <p>The design response.</p> <p>The impact on the amenity of existing dwellings.</p> <p>Existing sunlight penetration to the secluded private open space of the existing dwelling.</p> <p>The time of day that sunlight will be available to the secluded private open space of the existing dwelling.</p> <p>The effect of a reduction in sunlight on the existing use of the existing secluded private open space.</p> <p>To ensure buildings do not significantly overshadow existing secluded private open space.</p>	N/A
Objective		

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.04-6 Overlooking objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B22</p> <p>A habitable room window, balcony, terrace, deck, or patio should be located and designed to avoid direct views into the secluded private open space of an existing dwelling within a horizontal distance of 9 metres (measured at ground level) of the window, balcony, terrace, deck or patio. Views should be measured within a 45 degree angle from the plane of the window or perimeter of the balcony, terrace, deck or patio, and from a height of 1.7 metres above floor level.</p> <p>Diagram B4 Overlooking open space</p>	<p>Standard met</p> <p>The proposal addresses overlooking by providing highlight windows, with a sill height a minimum of 1.7 metres above the FFL, to all first-floor habitable room windows to the southeast and northwest.</p> <p>To the first-floor habitable room windows which face northeast, the proposal has provided obscure glazing up to 1.7 metres above the FFL.</p> <p>These measures ensure compliance with Standard B22 Overlooking.</p> <p>The proposal complies with the overlooking standard of Clause 55 and it is therefore considered that the proposal will not present unreasonable overlooking into the neighbouring properties.</p>	<p>Standard met</p> <p>As above.</p>
<p>A habitable room window, balcony, terrace, deck or patio with a direct view into a habitable room window of existing dwelling within a horizontal distance of 9 metres (measured at ground level) of the window, balcony, terrace, deck or patio should be either:</p> <ul style="list-style-type: none"> • Offset a minimum of 1.5 metres from the edge of one window to the edge of the other. • Have sill heights of at least 1.7 metres above floor level. • Have fixed, obscure glazing in any part of the window below 1.7 metre above floor level. • Have permanently fixed external screens to at least 1.7 metres above floor level and be no more than 25 per cent transparent. 	<p>Standard met</p> <p>As above.</p>	<p>Standard met</p> <p>As above.</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>Obscure glazing in any part of the window below 1.7 metres above floor level may be operable provided that there are no direct views as specified in this standard.</p> <p>Screens used to obscure a view should be:</p> <ul style="list-style-type: none"> • Perforated panels or trellis with a maximum of 25 per cent openings or solid translucent panels. • Permanent, fixed, and durable. • Designed and coloured to blend in with the development. <p>The standard does not apply to a new habitable room window, balcony, terrace, deck or patio which faces a property boundary where there is a visual barrier at least 1.8 metres high and the floor level of the habitable room, balcony, terrace, deck or patio is less than 0.8 metres above ground level at the boundary.</p>	<p>✓ Standard met</p> <p>✓ Standard met No screens proposed.</p> <p>✓ Standard met via conditions Northwest boundary fence is 1.8 metres high Southeast boundary fence is 1.7 metres high. The northeast boundary fence is currently not annotated, this is to be detailed via a condition 1 requirement of any permit to issue.</p>
<p>Decision Guidelines</p>	<p>The design response.</p> <p>The impact on the amenity of the secluded private open space or habitable room window.</p> <p>The existing extent of overlooking into the secluded private open space and habitable room window of existing dwellings.</p> <p>The internal daylight to and amenity of the proposed dwelling or residential building.</p> <p>To limit views into existing secluded private open space and habitable room windows.</p>	
<p>Objective</p>		

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.04-7 Internal views objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B23	Windows and balconies should be designed to prevent overlooking of more than 50 per cent of the secluded private open space of a lower-level dwelling or residential building directly below and within the same development.	✓ Standard met There are no windows or balconies which have internal views of the secluded private open space of a lower-level dwelling directly below and within the same development.
Decision Guidelines	The design response.	
Objective	To limit views into the secluded private open space and habitable room windows of dwellings and residential buildings within a development.	

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.04-8 Noise impacts objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B24	Noise sources, such as mechanical plant, should not be located near bedrooms of immediately adjacent existing dwellings.	<p>✓ Standard met No noise generating sources (such as mechanical plant equipment) are located near bedrooms of adjoining existing dwellings.</p>
	Noise sensitive rooms and secluded private open spaces of new dwellings and residential buildings should take into account of noise sources on immediately adjacent properties.	<p>✓ Standard met There are no relevant noise sources on the adjoining properties. Immediately adjoining properties are used for residential purposes</p>
	Dwellings and residential buildings close to busy roads, railway lines or industry should be designed to limit noise levels in habitable rooms.	<p>✓ Standard met The site is not located close to busy roads or industry.</p>
Decision Guidelines	The design response.	
Objectives	To contain noise sources within development that may affect existing dwellings. To protect residents from external noise.	

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.05-1 Accessibility objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B25	The dwelling entries of the ground floor of dwellings and residential buildings should be accessible or able to be easily made accessible to people with limited mobility.	<p>✓ Standard met The proposed dwellings include a small step, easily accessible to people with limited mobility or made easily accessible if necessary.</p>
Objective	To encourage the consideration of the needs of people with limited mobility in the design of developments.	<p>✓ Objective met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.05-2 Dwelling entry objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B26	Entries to dwellings and residential buildings should: <ul style="list-style-type: none"> • Be visible and easily identifiable from streets and other public areas. • Provide shelter, a sense of personal address and a transitional space around the entry. 	✓ Standard met The entry to each dwelling is easily identifiable from the street and provides shelter and a sense of personal address.
Objective	To provide each dwelling or residential building with its own sense of identity.	✓ Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.05-3 Daylight to new windows objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B27	A window in a habitable room should be located to face: <ul style="list-style-type: none"> • An outdoor space clear to the sky or a light court with a minimum area of 3 square metres and minimum dimension of 1 metre clear to the sky, not including land on an abutting lot, or • A verandah provided it is open for at least on third of its perimeter, or • A carport provided it has two or more open sides and is open for at least on third of its perimeter. 	✓ Standard met All new windows face an outdoor space clear to sky with a minimum area of 3sqm and a minimum dimension of 1 metre.
Decision Guidelines	The design response. Whether there are other windows in the habitable room which have access to daylight.	
Objective	To allow adequate daylight into new habitable room windows.	✓ Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

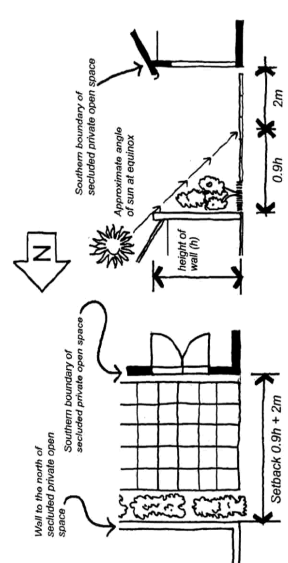
Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B28</p>	<p>A dwelling or residential building should have private open space of an area and dimensions specified in a schedule to the zone.</p> <p><u>RGZ1</u>: None specified</p> <p><u>RGZ2</u>: "As per B28; or a balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from a living room."</p> <p><u>GRZ1</u>: "An area of 50 square metres of ground level, private open space, with an area of secluded private open space at the side or rear of the dwelling with a minimum area of 30 square metres and a minimum dimension of 5 metres and convenient access from a living room; or</p> <p>A balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from the main living area."</p> <p><u>GRZ2</u>: "As per the B28 40 sq m requirement, with the 25 sq m of secluded private open space at ground level having a minimum dimension of 5 metres; or</p> <p>A balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from the main living area."</p> <p><u>GRZ3</u>: "As per B28; or a balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from the main living area."</p> <p><u>NRZ1</u>: "An area of 60 square metres of ground level, private open space, with an area of secluded private open space at the side or rear of the dwelling with a minimum area of 40 square metres with a minimum dimension of 5 metres and convenient access from a living room; or</p> <p>A balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from the main living area."</p>	<p>Standard Met</p> <p>✓ Standard met</p> <p>Ground floor private open space as follows:</p> <p>Dwelling One A total area of 114.5 square metres is private open space is provided to the dwelling, including a secluded private open space area of 39.5 square metres with a minimum dimension of 5.284 metres and convenient access from a living area.</p> <p>Dwelling Two A total area of 56.9 square metres is provided to the dwelling, including a secluded private open space area of 38.8 square metres with a minimum dimension of 5.151 metres and convenient access from a living area.</p> <p>Dwelling Three A total area of 63.7 square metres is provided to the dwelling, including a secluded private open space area of 54.4 square metres with a minimum dimension of 5.002 metres and convenient access from a living area.</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

	<p>If no area or dimensions are specified in a schedule to the zone, a dwelling or residential building should have private open space consisting of:</p> <ul style="list-style-type: none"> • An area of 40 square metres, with one part of the private open space to consist of secluded private open space at the side or rear of the dwelling or residential building with a minimum area of 25 square metres, a minimum dimension of 3 metres and convenient access from a living room, or • A balcony of 8 square metres with a minimum width of 1.6 metres and convenient access from a living room, or • A roof-top area of 10 square metres with a minimum width of 2 metres and convenient access from a living room. <p>The balcony requirements in Clause 55.05-4 do not apply to an apartment development.</p>	
<p>Decision Guidelines</p>	<p>The design response.</p> <p>The useability of the private open space, including its size and accessibility.</p> <p>The availability of and access to public or communal open space.</p> <p>The orientation of the lot to the street and the sun.</p>	
<p>Objective</p>	<p>To provide adequate private open space for the reasonable recreation and service needs of residents.</p>	<p>✓ Objective met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.05-5 Solar access to open space objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B29</p> <p>The private open space should be located on the north side of the dwelling or residential building, if appropriate.</p>	<p>The private open space should be located on the north side of the dwelling or residential building, if appropriate.</p>	<p>Standard met</p> <p>The primary SPOS area of the dwellings are located to the northwest for Dwellings 1 and 2 and the northeast for Dwelling 3.</p> <p>This is considered to be the most appropriate configuration due to the orientation of the subject site</p>
<p>The southern boundary of secluded private open space should be set back from any wall on the north of the space at least $(2 + 0.9h)$ metres, where 'h' is the height of the wall.</p> <p>Diagram B5 Solar access to open space</p> 	<p>Standard met</p> <p>The subject site is not directly oriented to the north.</p> <p>The height of Dwelling 1 northern wall to the SPOS is 6.5 metres</p> <p>The height of Dwelling 3 northern wall to the SPOS is 5.5 metres</p> <p>For Dwelling 1: $2 + 0.9 \times 6.5\text{m} = 7.85\text{m}$</p> <p>The setback of 7.85 metres is only required for the area true south of the northern wall, and therefore the majority of the SPOS is not affected by the wall (approximately 30 square metres).</p> <p>There is an area of about 9 square metres where the length of 7.85 metres is not provided, however as the minimum area of SPOS required under the GRZ1 is provided with appropriate solar access, this is considered to meet the requirements of the Standard.</p> <p>For Dwelling 2: $2 + 0.9 \times 5.5\text{m} = 6.95\text{m}$</p> <p>The setback of 6.95 metres is only required for the area true south of the northern wall, and therefore the majority of the SPOS is not affected by the wall (approximately 43 square metres).</p> <p>There is an area of about 6.4 square metres where the length of 6.95 metres is not provided, however as the minimum area of SPOS required under the GRZ1 is provided with appropriate solar access, this is considered to meet the requirements of the Standard.</p>	<p>Standard met</p> <p>The subject site is not directly oriented to the north.</p> <p>The height of Dwelling 1 northern wall to the SPOS is 6.5 metres</p> <p>The height of Dwelling 3 northern wall to the SPOS is 5.5 metres</p> <p>For Dwelling 1: $2 + 0.9 \times 6.5\text{m} = 7.85\text{m}$</p> <p>The setback of 7.85 metres is only required for the area true south of the northern wall, and therefore the majority of the SPOS is not affected by the wall (approximately 30 square metres).</p> <p>There is an area of about 9 square metres where the length of 7.85 metres is not provided, however as the minimum area of SPOS required under the GRZ1 is provided with appropriate solar access, this is considered to meet the requirements of the Standard.</p> <p>For Dwelling 2: $2 + 0.9 \times 5.5\text{m} = 6.95\text{m}$</p> <p>The setback of 6.95 metres is only required for the area true south of the northern wall, and therefore the majority of the SPOS is not affected by the wall (approximately 43 square metres).</p> <p>There is an area of about 6.4 square metres where the length of 6.95 metres is not provided, however as the minimum area of SPOS required under the GRZ1 is provided with appropriate solar access, this is considered to meet the requirements of the Standard.</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Decision Guidelines	The design response. The useability and amenity of the secluded private open space based on the sunlight it will receive.	
Objective	To allow solar access into the secluded private open space of new dwellings and residential buildings.	✓ Objective met

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.05-6 Storage objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B30	Each dwelling should have convenient access to at least 6 cubic metres of externally accessible, secure storage space.	<p>✓ Standard met Each dwelling is provided with 6 cubic metres of accessible storage (either within POS areas or garage), located outside their respective primary SPOS areas.</p>
Objective	To provide adequate storage facilities for each dwelling.	<p>✓ Objective met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.06-1 Design detail objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B31	The design of buildings, including: <ul style="list-style-type: none"> • Façade articulation and detailing, • Window and door proportions, • Roof form, and • Verandahs, eaves, and parapets, should respect the existing or preferred neighbourhood character.	Standard met The development provides appropriate window and door proportions, as well as pitched roof form with eaves, similar to existing dwellings in the immediate area.
Decision Guidelines	Garages and carports should be visually compatible with the development and the existing or preferred neighbourhood character.	Standard met All garages are integrated within the design of the dwellings and are located deep within the site.
Objective	Any relevant neighbourhood character objective, policy or statement set out in this scheme.	
	The design response.	
	The effect on the visual bulk of the building and whether this is acceptable in the neighbourhood setting.	
	Whether the design is innovative and of a high architectural standard.	
	To encourage design detail that respects the existing or preferred neighbourhood character.	

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.06-2 Front fences objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA						
<p>Standard B32</p>	<p>The design of front fences should complement the design of the dwelling or residential building and any front fences on adjoining properties.</p> <p>A front fence within 3 metres of a street should not exceed:</p> <ul style="list-style-type: none"> The maximum height specified in a schedule to the zone, or <p>All schedules to all residential zones:</p> <p>“Maximum 1.5 metre height in streets in Transport Road Zone 2</p> <p>1.2 metre maximum height for other streets.”</p> <ul style="list-style-type: none"> If no maximum height is specified in a schedule to the zone, the maximum height specified in Table B3. <p>Table B3 Maximum front fence height</p> <table border="1" data-bbox="606 1030 718 1556"> <thead> <tr> <th>Street Context</th> <th>Maximum front fence height</th> </tr> </thead> <tbody> <tr> <td>Streets in a Transport Zone 2</td> <td>2 metres</td> </tr> <tr> <td>Other streets</td> <td>1.5 metres</td> </tr> </tbody> </table>	Street Context	Maximum front fence height	Streets in a Transport Zone 2	2 metres	Other streets	1.5 metres	<p>Standard met</p> <p>No front fence provided; however, a low-level retaining wall is proposed to the front of Dwelling 1. A condition of any permit to issue will require the maximum height of the retaining wall to be provided.</p> <p>Standard met</p> <p>As above</p>
Street Context	Maximum front fence height							
Streets in a Transport Zone 2	2 metres							
Other streets	1.5 metres							
<p>Decision Guidelines</p>	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>The design response.</p> <p>The setback, height and appearance of front fences on adjacent properties.</p> <p>The extent to which slope and retaining walls reduce the effective height of the front fence.</p> <p>Whether the fence is needed to minimise noise intrusion.</p>							
<p>Objective</p>	<p>To encourage front fence design that respects the existing or preferred neighbourhood character.</p>	<p>Objective met</p>						

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.06-3 Common property objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B33	Developments should clearly delineate public, communal, and private areas. Common property, where provided, should be functional and capable of efficient management.	<p>✓ Standard met Public and private areas are clearly delineated.</p> <p>✓ Standard met Common property is limited to the internal accessway.</p>
Objectives	To ensure that communal open space, car parking, access areas and site facilities are practical, attractive, and easily maintained. To avoid future management difficulties in areas of common ownership.	<p>✓ Objective met</p>

2.2.1 Town Planning Application - No. 15 Pamela Street, Noble Park (Planning Application No. PLN22/0227) (Cont.)

Clause 55.06-4 Site services objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B34	The design and layout of dwellings and residential buildings should provide sufficient space (including easements where required) and facilities for services to be installed and maintained efficiently and economically.	Standard met The layout of the development provides sufficient space for facilities and services to be installed and maintained.
	Bin and recycling enclosures, mailboxes and other site facilities should be adequate in size, durable, waterproof and blend in with the development.	Standard met All facilities are adequate in size and blend in with the development.
	Bin and recycling enclosures should be located for convenient access by residents.	Standard met All dwellings are provided with adequate bin enclosures and are conveniently accessible.
	Mailboxes should be provided and located for convenient access as required by Australia Post.	Standard met Mailboxes are located on the street frontage.
Decision Guidelines	The design response.	
Objectives	To ensure that site services can be installed and easily maintained.	Objective met
	To ensure that site facilities are accessible, adequate, and attractive.	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225)

File Id:	236550
Responsible Officer:	Director City Planning Design & Amenity
Attachments:	Assessed Plans (Attachment 1) Location of Objectors (Attachment 2) Clause 22.09 Assessment (Attachment 3) Clause 52.06 Assessment (Attachment 4) Clause 55 Assessment (Attachment 5)

Application Summary

Applicant:	Simo Jovanovic of Jova Drafting Consultants
Proposal:	Development of the land for three (3) dwellings comprising two (2) double storey dwellings and one (1) single storey dwelling to the rear
Zone:	Neighbourhood Residential Zone, Schedule 1
Overlay:	No Overlays
Ward:	Noble Park North

This application has been brought to a Council meeting as it has received two (2) objections.

The application proposes the development of the land for three (3) dwellings comprising two (2) double storey dwellings and one (1) single storey dwelling to the rear.

A permit is required pursuant to Clause 32.09-6 of the Greater Dandenong Planning Scheme to construct two (2) or more dwellings on a lot.

Objectors Summary

The application was advertised to the surrounding area through the erection of a notice on-site and the mailing of notices to adjoining and surrounding owners and occupiers. Two (2) objections were received to the application. Issues raised generally relate to matters of:

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

- Inconsistent with the surrounding neighbourhood character; and
- Traffic and parking impacts along Bakers Road.

Assessment Summary

The proposal has been assessed against the relevant requirements of the Greater Dandenong Planning Scheme and is considered appropriate for the site. The subject site is well suited for a development of two (2) double storey dwellings and one (1) single storey dwelling given the size of the lot is approximately 866 square metres and the high level of compliance with Clause 55 (Two or more dwellings on a lot) and Clause 22.09 (Residential Development and Neighbourhood Character).

The development is considered to be respectful of the existing and preferred neighbourhood character by providing sufficient setbacks from the side and rear boundaries to allow for appropriate landscaping to occur, subject to conditions.

The side-by-side design of Dwellings 1 and 2 has provided well-articulated first floor footprints from the sides and rear of the site to reduce the building bulk and protect adjoining sensitive interfaces, ensuring any double storey-built form is located within the front half of the subject site, and protects the rear secluded private open space adjoining the subject site.

Recommendation Summary

As assessed, officers consider this proposal to be generally compliant with all of the relevant provisions of the Greater Dandenong Planning Scheme. All grounds of objection have been considered, and Council officers are of the view that on balance, the proposal's degree of compliance with the Planning Scheme justifies that the application should be supported. Therefore, it is recommended that a Notice of Decision (which provides appeal rights to objectors) to grant a permit be issued subject to the conditions as set out in the recommendation.

If the application was to be appealed to VCAT, it is the officer's view that it is highly likely that VCAT would also issue a planning permit for this proposal.

Subject Site

The subject site is a rectangular shaped allotment located on the western side of Bakers Road within a residential area of Dandenong North.

- The subject site has a frontage of 21.85 metres connecting to Bakers Road, a depth of 39.62 metres and an overall site area of 865.67 square metres.
- The subject site currently contains a single storey brick dwelling with an attached carport.
- The site has non-significant vegetation present to the rear of the existing dwelling.
- The subject site slopes down from the east to the west approximately 3 metres.
- Existing access to the site is via a single width crossover located adjacent the southern boundary, however it is noted that informal access is also utilised to the north of the site to access the carport to the north of the existing dwelling.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

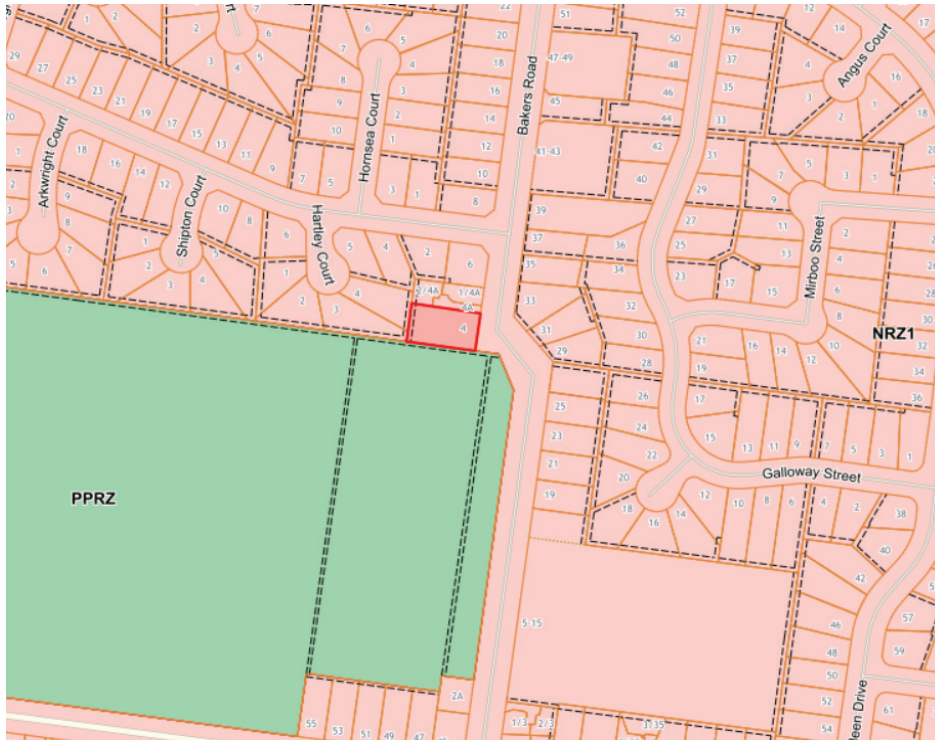
- Easement E-1 is 2.44 metres in width and is located along the rear (west) boundary of the site and is for the purpose of drainage and sewerage.
- The subject site adjoins a Public Park and Recreation Zone to the south (Barry J Powell Reserve).

Surrounding Area

- The subject site is located within an established residential area of Dandenong North.
- The surrounding land within Bakers Road and adjoining streets are zoned Neighbourhood Residential Zone - Schedule 1, with the exception of Barry J Powell Reserve to the south which is zoned Public Park and Recreation Zone (PPRZ).
- The subject site is located within a residential area bound by Jacksons Road to the west, Eastlink to the east and Halton Road to the south.
- The built form in the area consists of a mix of older single and double storey detached dwellings with a few multi dwelling developments in the neighbourhood.
- The subject site adjoins a multi dwelling development to the north, comprising two (2) single storey dwellings. Adjoining to the south is Barry J Powell Reserve. Adjoining to the west are two dwellings, both of which are single storey dwellings, with the rear secluded private open space (SPOS) abutting the subject site.
- The subject site is within close proximity to public transport with a bus route running along Bakers Road past the site, as well as bus routes running along Jacksons Road to the west. The Noble Park Railway Station is located further to the southwest.
- Community services and neighbourhood activity centres are also located nearby with the subject site directly adjoining Barry J Powell Reserve to the south.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Locality Plan



2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)



2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Background

Previous Applications

A search of Council records revealed no recent planning applications have been considered for the subject site.

Proposal

The application proposes the development of the land for three dwellings, including two (2) double storey dwellings in a side-by-side configuration to the front of the site and one (1) single storey dwelling to the rear of the subject site.

Dwelling One consists at ground floor level of a living area, dining area, kitchen, one (1) bedroom with ensuite, laundry and powder room, and at first floor level a gallery, three (3) bedrooms and two (2) bathrooms are provided. Independent vehicular access is provided to Bakers Road to a single car garage and tandem space.

Dwelling Two consists at ground floor level of a living area, dining area, kitchen, laundry and powder room, and at first floor level three (3) bedrooms and two (2) bathrooms. Independent vehicular access is provided to Bakers Road to a single car garage and tandem space.

Dwelling Three is single storey and provides a living area, dining area, kitchen, laundry, powder room, three (3) bedrooms and two (2) bathrooms. Independent vehicular access is provided to Bakers Road to a double car garage.

The details of the proposal are as follows:

Type of proposal	Multi Dwellings
Number of Dwellings	Three (3)
Levels	Dwellings 1 and 2 are double storey. Dwelling 3 is single storey.
Height	The proposed development would have a maximum building height of 8.795 metres (Dwelling 2 – South Elevation)
Oriented to	Dwelling 1 and Dwelling 2 are oriented to Bakers Road. Dwelling 3 would be oriented to the internal driveway.
External Materials	Brick veneer with feature render on the ground floor, with a mix of horizontal weatherboard and render finish provided at first floor level for Dwellings 1 and 2.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

<p>Number of Bedrooms</p>	<p>Dwelling 1 – four (4) bedrooms</p> <p>Dwelling 2 – three (3) bedrooms</p> <p>Dwelling 3 - three (3) bedrooms</p>
<p>Minimum setbacks <i>(encompasses all dwellings)</i></p>	<p>Minimum setback distances as follows:</p> <p>East (frontage)</p> <p>Ground floor: 7 metres</p> <p>First floor: 7metres</p> <p>North</p> <p>Ground floor: 0 metres</p> <p>First floor: 2 metres</p> <p>South</p> <p>Ground floor: 0 metres</p> <p>First floor: 5.7 metres</p> <p>West</p> <p>Ground floor: 1.5 metres</p>
<p>Private Open Space</p>	<p>Dwelling One</p> <p>An area of 95.6 square metres including a secluded private open space area of 40.66 square metres to the rear of the dwelling with a minimum dimension of 5 metres and convenient access from a living room.</p> <p>Dwelling Two</p> <p>An area of 85.40 square metres including a secluded private open space area of 42.12 square metres to the rear of the dwelling with a minimum dimension of 5 metres and convenient access from a living room.</p> <p>Dwelling Three</p> <p>An area of 95.58 square metres including a secluded private open space area of 54.08 square metres to the rear of the dwelling with a minimum dimension of 5 metres and convenient access from a living room.</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Number of car parking spaces provided	A total of six (6) car parking spaces are provided.
Number of car parking spaces required	<p>One (1) car parking space is required for each one or two bedroom dwelling, and two (2) car parking spaces is required for each three or more bedroom dwelling.</p> <p>A total of six (6) car parking spaces are required for the proposal.</p> <p>The proposal provides two (2) car parking space via a single garage and a tandem car parking space for Dwellings 1 and 2.</p> <p>The proposal provides two (2) car parking spaces via a double car garage for Dwelling 3.</p> <p>The number of car spaces provided complies with Clause 52.06 (Car parking)</p>
Type of car parking	<p>A single garage and a tandem car parking space for Dwelling 1 and 2.</p> <p>A double car garage for Dwelling 3.</p>
Access	<p>Access is proposed via three (3) single width crossover to Bakers Road.</p> <p>One (1) is located adjacent the northern boundary and provides independent access to Dwelling 1.</p> <p>Two (2) are located adjacent the southern boundary and provide independent access for Dwellings 2 and 3.</p> <p>The three (3) crossovers are proposed to each be 3 metres in width.</p>
Front fence	<p>No front fence is proposed.</p> <p>The existing 0.6 metre high brick fence will be removed</p>
Garden area required	299.83 square metres or 35%
Garden area provided	318.7 square metres or 36.8%

A copy of the submitted plans is included as Attachment 1.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Victorian Charter of Human Rights and Responsibilities

All matters relevant to the Victorian Human Rights Charter have been considered in the preparation of this report and are consistent with the standards set by the Charter.

Financial Implications

No financial resources are impacted by this report.

Planning Scheme and Policy Frameworks

Pursuant to the Greater Dandenong Planning Scheme, a planning permit is required:

- Pursuant to Clause 32.09-6 to construct two or more dwellings on a lot.

The relevant controls and policies are as follows:

Zoning Controls

The subject site is located in a Neighbourhood Residential Zone, Schedule 1, as is the surrounding area.

The purpose of the Neighbourhood Residential Zone outlined at Clause 32.09 is:

- *To implement the Municipal Planning Strategy and the Planning Policy Framework.*
- *To recognise areas of predominantly single and double storey residential development.*
- *To manage and ensure that development respects the identified neighbourhood character, heritage, environmental or landscape characteristics.*
- *To allow educational, recreational, religious, community and a limited range of other non-residential uses to serve local community needs in appropriate locations.*

Pursuant to Clause 32.09-6, a permit is required to construct two or more dwellings on a lot.

The development must also provide a minimum garden area of 35% pursuant to Clause 32.09-4 as the lot exceeds 650 square metres.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

It is noted that within Schedule 1 to the zone, varied requirements of Clause 55 are set out as follows:

- *Standard B8 (Site Coverage) – Maximum of 50%*
- *Standard B9 (Permeability) – Minimum of 40%*
- *Standard B13 (Landscaping) - 70% of ground level front setback, and side and rear setbacks, planted with substantial landscaping and canopy trees.*
- *Standard B13 (Side and rear setbacks) – A building wall opposite an area of secluded private open space or a window to a living room of an existing dwelling should be setback a minimum of 2 metres. All other buildings should be setback a minimum of 1 metre, plus 0.3 metre for every metre of height over 3.6 metres up to 6.9 metres.*
- *Standard B28 (Private open space) – An area of 60 square metres of ground level, private open space, with one part of the private open space to consist of secluded private open space at the side and rear of the dwelling or residential building with a minimum area of 40 square metres and a minimum dimension of 5 metres and convenient access from a living room; or*
- *A balcony with a minimum area of 10 square metres with a minimum width of 2 metres and convenient access from a living room; or*
- *A roof-top area of 10 square metres with a minimum width of 2 metres and convenient access from a living room.*
- *Standard B32 (Front fence height) – Maximum 1.5 metres height in streets in Transport Zone 2, Maximum 1.2 metre height for other streets.*

Overlay Controls

No overlays affect the subject site or surrounding area.

State Planning Policy Framework

The **Operation of the State Planning Policy Framework** outlined at Clause 10 seeks to ensure that the objectives of planning in Victoria are fostered through appropriate land use and development planning policies and practices which integrate relevant environmental, social and economic factors in the interests of net community benefit and sustainable development. The objectives of Planning in Victoria are noted as:

(a) To provide for the fair, orderly, economic and sustainable use, and development of land.

(b) To provide for the protection of natural and man-made resources and the maintenance of ecological processes and genetic diversity.

(c) To secure a pleasant, efficient and safe working, living and recreational environment for all Victorians and visitors to Victoria.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

(d) To conserve and enhance those buildings, areas or other places which are of scientific, aesthetic, architectural or historical interest, or otherwise of special cultural value.

(e) To protect public utilities and other facilities for the benefit of the community.

(f) To facilitate development in accordance with the objectives set out in paragraphs (a), (b), (c), (d) and (e).

(g) To balance the present and future interests of all Victorians.

In order to achieve those objectives, there are a number of more specific objectives contained within the State Planning Policy Framework that need to be considered under this application.

Planning Policy Framework

The **Operation of the Planning Policy Framework** outlined at Clause 10 seeks to ensure that the objectives of planning in Victoria are fostered through appropriate land use and development planning policies and practices which integrate relevant environmental, social and economic factors in the interests of net community benefit and sustainable development. The objectives of Planning in Victoria are noted as:

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c. To secure a pleasant, efficient and safe working, living and recreational environment for all Victorians and visitors to Victoria.

d. To conserve and enhance those buildings, areas or other places which are of scientific, aesthetic, architectural or historical interest, or otherwise of special cultural value.

e. To protect public utilities and other facilities for the benefit of the community.

f. To facilitate development in accordance with the objectives set out in paragraphs (a), (b), (c), (d) and (e).

g. To balance the present and future interests of all Victorians.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

In order to achieve those objectives, there are a number of more specific objectives contained within the State Planning Policy Framework that need to be considered under this application.

Clause 11 Settlement states that planning is to anticipate and respond to the needs of existing and future communities through provision of zoned and serviced land for housing, amongst others.

Managing growth is the focus of **Clause 11.02** which includes an objective that aims to ensure a sufficient supply of land is available for residential development, which is relevant to the current application.

Clause 15 Built environment and heritage seeks to ensure that planning achieves high quality urban design and architecture that meets a number of objectives. The following objectives are of relevance to the current application:

- *To create urban environments that are safe, healthy, functional and enjoyable and that contribute to a sense of place and cultural identity.*
- *To achieve building design outcomes that contribute positively to the local context and enhance the public realm.*
- *To recognise, support and protect neighbourhood character, cultural identity, and sense of place.*
- *To encourage land use and development that is energy and resource efficient, supports a cooler environment and minimises greenhouse gas emissions.*

Housing is the focus of **Clause 16** and includes the following provisions:

- *To facilitate well-located, integrated and diverse housing that meets community needs.*
- *To deliver more affordable housing closer to jobs, transport and services.*

There are a number of objectives of relevance to the current application under **Clause 18 Transport** including the following:

- *To create a safe and sustainable transport system by integrating land-use and transport.*
- *To promote the use of sustainable personal transport.*
- *To integrate planning for cycling with land use and development planning and encourage as alternative modes of travel.*

Local Planning Policy Framework

The Local Planning Policy Framework (LPPF) includes the Municipal Strategic Statement (MSS) and Local Policies.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

The MSS is contained within Clause 21 of the Scheme. The MSS at **Clause 21.02** focuses on the **Municipal Profile**, within which the following is noted:

- *There is considerable diversity within Greater Dandenong's housing stock. Most housing stock is aged between 30 to 50 years old, though there are some areas with dwellings in excess of 100 years old. Areas of newer housing are located in the north-east and central-southern areas, with in-fill development occurring across the municipality (Clause 21.02-3).*
- *Higher density housing is generally located in proximity to railway stations and major shopping centres, in particular in central Dandenong (Clause 21.02-3).*
- *Whilst there is a clear pre-dominance of single detached dwellings, there are a range of other types of dwellings including dual occupancies, villa-units, town houses and apartments. The highest concentration of older villa units and apartments and more recent multi-unit redevelopments have occurred around central Dandenong, Springvale and Noble Park activity centres (Clause 21.02-4).*
- *With diverse cultural groups that call Greater Dandenong home, there are certain distinct precincts that are emerging that have their own character. Their built form is characterised by buildings with flat unarticulated facades, prominent balconies, limited frontage/side setbacks, limited or no landscaping (Clause 21.02-4).*

A **Vision for Greater Dandenong** is outlined at **Clause 21.03**. The vision is that Greater Dandenong will be a municipality where housing diversity and choice is promoted in its various attractive neighbourhoods.

The objectives and strategies of the MSS are under four (4) main themes including: land use; built form; open space and natural environment; and, infrastructure and transportation (considered individually under Clauses 21.04 to 21.07). Of particular relevance to this application are Clauses 21.04 – Land Use and 21.05 – Built Form:

Clause 21.04-1 Housing and community

- *Greater Dandenong's population is expected to rise by 22 percent, from 147,000 to 179,000 in the decade to 2024, placing pressure on transport networks, infrastructure, services and public open space.*
- *Approximately 9,950 new households will need to be accommodated across the municipality by 2024 (Greater Dandenong Housing Strategy 2014-2024).*
- *Supporting urban consolidation and providing housing in existing areas close to activity centres means that people do not need to travel as far to work, shop or to take part in sports/leisure activities thus reducing the environmental impacts of transport.*
- *Increases in housing density must be balanced by adequate provision of open space, good urban design and improvements to the public realm.*
- *Encourage the provision of housing that is adaptable to support the needs of the changing needs of present and future residents.*
- *Encourage innovative redevelopment and renewal of deteriorating housing stock and older styled higher-density apartments and multi-unit developments.*

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

- *Encourage new residential development that incorporates adequate space for the planting and the long-term viability and safe retention of canopy trees.*
- *Respect the valued, existing neighbourhood character within incremental and minimal change areas.*
- *Requiring medium-density developments to be site and locality responsive and to respect existing and proposed neighbourhood character.*

Clause 21.05-1 – Urban design, character, streetscapes and landscapes – contains the following relevant objectives and strategies:

- *To facilitate high quality building design and architecture.*
 - *Ensure building design is consistent with the identified future character of an area and fully integrates with surrounding environment.*
 - *Encourage high standards of building design and architecture, which allows for flexibility and adaptation in use.*
 - *Encourage innovative architecture and building design.*
 - *Encourage development to incorporate sustainable design elements that enhance occupant comfort and environmental performance.*
- *To facilitate high quality development, which has regard for the surrounding environment and built form.*
 - *Promote views of high-quality landscapes and pleasing vistas from both the public and private realm.*
 - *Promote all aspects of character – physical, environmental, social and cultural.*
 - *Encourage planting and landscape themes, which complement and improve the environment.*
 - *Encourage developments to provide for canopy trees.*
 - *Recognising valued existing neighbourhood character and promoting identified future character as defined in the Residential Development and Neighbourhood Character Policy at Clause 22.09.*
- *To protect and improve streetscapes*
 - *Ensure that new developments improve streetscapes through generous landscape setbacks and canopy tree planting.*
 - *Ensure landscaping within private property that complements and improves the streetscapes and landscaping of public areas.*
- *To ensure landscaping that enhances the built environment*
 - *Encourage new developments to establish a landscape setting, which reflects the local and wider landscape character.*
 - *Encourage landscaping that integrates canopy trees and an appropriate mix of shrubs and ground covers and complements and integrates with existing or proposed landscaping in public areas.*

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 22.09 – Residential Development & Neighbourhood Character Policy – contains the following objectives at Clause 22.09-2:

- *To guide the location and design of different types of residential development within Greater Dandenong, having regard to State and local planning policies, while respecting the valued characteristics and identified future character of residential neighbourhoods.*
- *To ensure that new residential development is consistent with the identified future character and preferred built form envisaged for the three Future Change Areas.*
- *To provide certainty about which areas are identified for, or protected from, increased residential development consistent with the purpose of the applicable zone.*
- *To facilitate high quality, well designed residential development and on-site landscaping.*
- *To promote a range of housing types to accommodate the future needs of the municipality's changing population.*
- *To ensure that residential development uses innovative, responsive and functional siting and design solutions that:*
 - *Achieve high quality internal amenity and private open space outcomes for future residents;*
 - *Make a positive contribution to the streetscape through quality design, contextual responsiveness and visual interest;*
 - *Promote public realm safety by maximising passive surveillance.*
 - *Demonstrate responsiveness to the site, adjoining interfaces, streetscape and landscape context;*
 - *Respect the amenity of adjoining residents and the reasonable development potential of adjoining properties;*
 - *Achieve environmentally sustainable design outcomes;*
 - *Use quality, durable building materials that are integrated into the overall building form and façade; and*
 - *Minimise the visual dominance of vehicle accessways and storage facilities, such as garages, car ports and basement entrances.*

Clause 22.09-3.1 (Design Principles) provides design principles, which apply to all Future Change Areas.

Clause 22.09-3.4 provides design principles to sites within the Limited Change Areas (Neighbourhood Residential Zones).

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

It is policy to:

- *Ensure that new development respects the neighbourhood character of the area and considers the identified future character.*
- *Ensure that future housing density will be at a lower intensity than in surrounding Incremental Change Areas (zoned GRZ).*
- *Encourage residential development in the form of dual occupancies and single detached dwellings.*
- *Encourage well designed low density infill developments.*
- *Apply the Design Principles for all residential developments, in addition to those at Clause 22.09-3.1*

An assessment against Clause 22.09 is included at Attachment 3 to this report.

Particular Provisions

Car Parking (Clause 52.06):

Clause 52.06 Car Parking needs to be considered to determine the appropriateness of the car parking provision of the development.

The purpose of this Clause is:

- *To ensure that car parking is provided in accordance with the Municipal Planning Strategy and the Planning Policy Framework.*
- *To ensure the provision of an appropriate number of car parking spaces having regard to the demand likely to be generated, the activities on the land and the nature of the locality.*
- *To support sustainable transport alternatives to the motor car.*
- *To promote the efficient use of car parking spaces through the consolidation of car parking facilities.*
- *To ensure that car parking does not adversely affect the amenity of the locality.*
- *To ensure that the design and location of car parking is of a high standard, creates a safe environment for users and enables easy and efficient use.*

The table at Clause 52.06-5 notes that a dwelling with one (1) or two (2) bedrooms requires one (1) car space and a dwelling with three (3) or more bedrooms require two (2) spaces to each dwelling. The site is not within the Principle Public Transport Network area map.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

A total of six (6) car parking spaces are required for the proposal.

Each dwelling would be provided with two (2) car spaces, given that three (3) and four (4) bedrooms are provided for the dwellings.

No visitor car space is required or provided.

The number of car spaces provided for the residents complies with Clause 52.06 (Car parking).

Car parking is to be designed in accordance with the requirements of Clause 52.06-9 of the Scheme.

An assessment against Clause 52.06 is included as Attachment 4 to this report.

Two or more dwellings on a lot and residential buildings (Clause 55)

Pursuant to Clause 55 of the Greater Dandenong Planning Scheme, the provisions of this Clause apply to an application:

- *To construct two or more dwellings on a lot.*

The purposes of this clause are:

- *To implement the Municipal Planning Strategy and the Planning Policy Framework.*
- *To achieve residential development that respects the existing neighbourhood character or which contributes to a preferred neighbourhood character.*
- *To encourage residential development that provides reasonable standards of amenity for existing and new residents.*
- *To encourage residential development that is responsive to the site and the neighbourhood.*

A development:

- *Must meet all of the objectives of this clause; and*
- *Should meet all of the standards of this clause.*

If a zone or a schedule to a zone specifies a requirement of a standard different from a requirement set out in this clause, the requirement in the zone or a schedule to the zone applies.

An assessment against Clause 55 is included as Attachment 5 to this report.

General Provisions

Clause 65 – Decision Guidelines needs to be considered, as is the case with all applications. For this application the requirements of Clause 65.01 for the approval of an application or plan is of relevance. This Clause outlines the requirements that the responsible authority must consider when determining the application.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Restrictive Covenants

There are no restrictive covenants on the subject site.

Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. In accordance with the commitment in Council's Annual Plan, all applications are considered on their merits.

Diversity (Access & Equity)

It is not considered that the proposal raises any diversity issues affecting the planning assessment of this application.

Community Safety

It is considered that there would be no adverse community safety implications in permitting the proposal subject to strict conditions on any planning permit issued.

Safe Design Guidelines

Consideration of the relevant requirements of these Guidelines has been undertaken within the Assessment of this application.

Referrals

The application was not required to be referred to any external referral authorities pursuant to Section 55 of the Planning and Environment Act 1987.

Internal

The application was internally referred to the following Council departments for their consideration. The comments provided will be considered in the assessment of the application.

Internal Referrals	Commentary
Civil Development	No objections, subject to conditions on permit.
Transport Planning	No objections, subject to conditions on permit.
Asset Planning	No objections, subject to conditions on permit.
ESD/Sustainability	No objections, subject to conditions on permit.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Advertising

The application has been advertised pursuant to Section 52 of the Planning and Environment Act 1987, by:

- Sending notices to the owners and occupiers of adjoining and surrounding land; and
- Placing one (1) sign on site facing Bakers Road.

The notification has been carried out correctly.

Council has received two (2) objections to date.

The location of the objectors / submitters is shown in Attachment 2.

Consultation

A consultative meeting was not held as the minimum four objections trigger for a consultative meeting was not met.

Summary of Grounds of Submissions/Objections

The objections are summarised below (**bold**), followed by the Town Planner's Response (in *italics*).

- **Inconsistent with the surrounding Neighbourhood Character**

The proposal responds well to the established area of Dandenong North, and the context of the subject site. The proposal of two (2) double storey dwellings and one (1) single storey dwelling is considered to be in keeping with the local policy of Clause 22.09 Residential Development and Neighbourhood Character for a site with an area of 856.67 square metres located within a Limited Change Area.

The proposal responds to the identified future character of the area that will eventually see an increase in development with a mixture of one and two storey dwellings, with policy seeking appropriate infill residential development, to respond to the growing population of the area.

The proposal allows for adequate spacing between the front and rear dwellings and for side boundary setbacks to provide for the growth of landscaping to maturity to soften the built form.

The design response takes into consideration the surrounding area and sensitive interfaces by proposing adequate setbacks at both the ground and first-floor level, enabling the retention of the spine of open space to the rear.

As the proposal has accommodated each dwelling with an appropriate response to areas of open space, setbacks and landscaping, it is considered that the subject site is suitable for this type of development and the proposal is not an overdevelopment of the site and respects the preferred neighbourhood character.

The proposal provides a high level of compliance with both Clause 22.09 and Clause 55 as detailed within the attachments to this report.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

- **Traffic and car parking impacts along Bakers Road**

The proposal complies with Clause 52.06 (Car parking) of the Greater Dandenong Planning Scheme.

Clause 52.06 requires six (6) car parking spaces to be provided on site, and six (6) have been provided via one double car garage and two (2) single car garages, each with a tandem car parking space in front.

Furthermore, there is a minimum width of 10 metres between the garages of Dwellings 1 and 2 at the front boundary.

It is also worthy to note that the reserve to the south provides for parking along the eastern interface of the reserve, which provides ample on-street car parking in the immediate vicinity of the subject site. However, officers note that the proposal includes three crossovers to Bakers Road, which has the potential to negatively impact on on-street parking availability as well as the visual amenity of the site. Conditions of the recommended Notice of Decision will require the number of crossovers to be reduced to two. This is further discussed in the Assessment section.

The application was referred to Council's Transport Planning department who raised no objection to the proposal, subject to conditions.

It is therefore considered that the proposal will not result in unacceptable traffic and parking issues.

Assessment

The subject site is located within an established residential area and is well suited for the development of medium density housing given the site is within close proximity to major road networks, community facilities and public transport. The proposal also seeks to reduce pressure on the urban fringe by providing three (3) dwellings where previously one (1) existed through the redevelopment of the site, thereby ensuring that the housing required for the growing population is facilitated.

As required by the relevant provisions of the Planning Scheme, the proposed development has been assessed against the following:

- Clause 22.09 (full assessment attached as attachment 3);
- Clause 52.06 (full assessment attached as attachment 4); and
- Clause 55 (full assessment attached as attachment 5) as well as Schedule 1 to the Neighbourhood Residential Zone.

Use

As outlined in Clause 32.09-2 (Neighbourhood Residential Zone), a dwelling is listed as a Section 1 use, and a planning permit is not required for the use of the proposal. However, a planning permit is required for the development of the land for two (2) or more dwellings, which is discussed below.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Development

Planning Policy Framework / Local Planning Policy Framework

In considering the Planning Policy Framework and the Local Planning Policy Framework, Council can establish that an acceptable proposal will be guided by:

- Clause 22.09 Residential Development and Neighbourhood Character;
- Clause 52.06 Car parking; and
- Clause 55 Two or more dwellings on a lot

Each of these Clauses ensures that Council facilitates the orderly development of urban areas, which is a specific objective of Clause 11.02 Settlement.

The objectives of Clause 15.01-1S Urban Design, Clause 15.01-2S Building Design and Clause 21.05-1 Built Form outline the key considerations in which a development must respond to urban design, character, streetscapes and landscape issues.

The overall layout allows space for compliant private and secluded private open space and appropriate landscaping treatments such as canopy trees and shrub plantings within well-proportioned setback areas to allow growth to maturity.

The proposal provides a high-quality urban design outcome with physical articulation, and well sited setbacks from sensitive interfaces. The proposal's high level of compliance with Clause 22.09, Clause 52.06 and Clause 55 ensures that the development achieves the objectives set out in Clause 15.01 and Clause 21.05-1.

As such, Council officers recommend that the application be approved subject to planning permit conditions as necessary.

Clause 22.09 Assessment – Residential Development and Neighbourhood Character Policy

An assessment against the design principles of Clause 22.09 is included at Attachment 3 of this report. This proposal provides a design response which is consistent with the preferred character envisaged by Clause 22.09 with a site responsive built form respecting the prevailing existing character and responding to the site circumstances and streetscape. The design solution has provided well-articulated first floor footprints from side and rear boundaries of the site to reduce the building bulk and protect adjoining sensitive interfaces.

Overall, the development has provided a response that respects the identified neighbourhood character and considers the identified future character. The elements of the proposal that warrant further discussion are as follows:

Clause 22.09-3.4 Preferred Housing Type

- *The preferred housing type for the Limited Change Area is low density.*

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

The development provides for three (3) dwellings, where the Limited Change Area seeks lower density development, generally seeking two dwellings on a single lot.

While the development provides for three (3) dwellings on the lot, it is relevant to note that the subject site is 866 square metres in size. It is common for lots which are approximately 600 square metres in size to accommodate a dual occupancy, and therefore taking into consideration the larger size of the subject site, three (3) dwellings is considered a reasonable development outcome to achieve the type of development density sought by the Limited Change Area.

As demonstrated throughout this report and associated attachments, the proposal provides a high level of compliance with the requirements of Clause 22.09 and Clause 55, which further demonstrates the ability of the size of the site to accommodate three (3) dwellings.

Clause 22.09-3.1 Car Parking

- *The existing level of on-street car parking should be maintained by avoiding second crossovers on allotments with frontage widths less than 17 metres.*

The development proposes three (3) crossovers providing individual access to each dwelling, with the subject site providing a frontage width greater than 17 metres, at 21.85 metres.

In this instance, it is considered more appropriate to consolidate the access for Dwellings 2 and 3 requiring, via a condition, to have the dwellings provided with a shared accessway via a single width crossover and common driveway which splays out to provide access to each garage. This will in turn reduce the impacts to on-street car parking, improve the visual amenity of the site, and also increase the area dedicated to landscaping within the front setback.

Furthermore, this will result in compliance with the Clause 55.03-9 Access – Standard B14 requirement, thereby resulting in an improved outcome for the site.

Clause 22.09-3.4 Bulk and Built Form Principle

- *Provide separation between dwellings at the upper level.*

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

The first floor of Dwellings 1 and 2 are proposed to be attached. The proposal is considered to be appropriate as the first floor is limited in its width across the site presenting as only two (2) bedrooms to the front of the site. The remainder of the upper floors are either well setback from the frontage in a staggered form (Dwelling 2), or are located predominantly behind the bedroom fronting the street. Additionally, both dwellings have good setbacks to the side boundaries. As such, the design of the upper floors of Dwelling 1 and 2 ensures that the potential visual bulk and massing of the built form is appropriate, and not unacceptably dominant when viewed from outside of the site.

Furthermore, the façades of each dwelling include a high level of fenestration and varied materials and finishes to further visually break up the first floor.

Dwellings 1 and 2 are also positioned to the front of the site allowing the transition to the single storey Dwelling 3 at the rear of the lot, and protecting sensitive interfaces that are located deep within the site.

The proposal is therefore considered to generally comply with the Principles of Clause 22.09. A full Clause 22.09 assessment is attached to this report at Attachment 3.

Clause 52.06 Assessment - Car Parking

The table at Clause 52.06 (Car Parking – Number of car spaces required under Table 1) sets out the car parking requirements that applies to the use of land for dwellings as follows:

- One (1) car parking space to each one (1) or two (2) bedroom dwellings; and
- Two (2) car parking spaces to each three (3) or more bedroom dwelling.

The site is not within the Principle Public Transport Network area map.

A total of six (6) car parking spaces are required for this proposal.

The proposal would provide two (2) car spaces to each three or more bedroom dwelling with at least one (1) under cover car space, with a total of six (6) spaces being provided.

No visitor car space is required or provided.

The number of car spaces provided complies with Clause 52.06 (Car parking).

The proposal complies with the Design Standards of Clause 52.06-9. A full Clause 52.06 assessment is attached to this report at Attachment 4.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55 Assessment – Two or more dwellings on a lot

The proposal is generally consistent with all relevant standards and objectives of Clause 55 as detailed in Attachment 5. Standards that warrant further consideration are discussed below:

Clause 55.03 -8 Landscaping objectives – Standard B13

Schedule 1 to the Neighbourhood Residential Zone requires that:

“70% of ground level front setback, and side and rear setbacks, planted with substantial landscaping and canopy trees.”

The development has a total front setback area of 154.6 square metres with 88.9 square metres or 57.5% of ground level front setback set aside for landscaping. This does not comply with the minimum requirement of 70% as required within the Schedule.

However, as detailed above, the area of landscaping will be increased once the proposed three (3) crossovers are reduced to two (2) crossovers as per the included planning permit condition.

This will ensure that opportunities for landscaping, including canopy trees within the front setback, are further increased to an appropriate level.

Clause 55.03-9 Access – Standard B14

The width of accessways or car spaces should not exceed:

- 33 per cent of the street frontage, or
- if the width of the street frontage is less than 20 metres, 40 per cent of the street frontage.

The eastern front boundary is 21.85 metres in length and provides for three accessways (one retained accessway and two proposed accessways). The proposed width of all three (3) accessways along the street frontage is 41.18% and exceeds the requirement of 33% and is therefore an area of non-compliance.

As detailed above, a condition of permit will require the consolidation of the two (2) crossovers for Dwellings 2 and 3, to provide common access to Dwellings 2 and 3 via a shared single width crossover which will splash within the site to provide access to each respective garage.

Currently, the three (3) crossovers occupy 9 metres of the frontage width. With the inclusion of the above condition, this will be reduced to 6 metres, which will result in only 27.46% of the frontage being occupied by accessways. This would be a greatly improved outcome, resulting in compliance with Standard B14, as well as improving landscaping opportunities within the front setback as detailed above, and further meeting the expectations of Clause 22.09 by resulting in a lesser impact to on-street car parking.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Environmentally Sustainable Development

The proposal complies with the requirements of Clause 22.06 by providing a Sustainable Design Assessment (SDA), a Built Environment Sustainability Scorecard (BESS) and a Stormwater Calculation, all completed by qualified professionals.

The provided BESS score complies with a score of 55% for best practice encompassing the full life of the build and identifying the methods used for the best environmental performance outcome. Having regard to the sites opportunities and restraints, the proposal has included the necessary water tanks, and roof catchment areas, sufficient energy star ratings for fixtures, heating and cooling systems and the addition of double-glazed habitable room windows.

The referral response from Council's ESD team identified that the submitted plans should be amended as part of the conditions of the planning permit to include the following:

- a. *Confirmation of permeable materials to be used on a portion of the driveway as per the SDA and STORM Assessment*
- b. *Specification of all windows as operable as per BESS IEQ Credit 2.2*
- c. *Specification of provision of door catches to all internal doors within breeze pathways as per BESS IEQ Credit 2.2*
- d. *Any measures associated with the revised Sustainable Design Assessment under condition x.*

The ESD team also requested a revised SDA as part of the condition of the planning permit to include:

- Confirmation of WELS Showerhead rating as minimum 4 Star
- Details of proposed product or materials to be utilised on permeable section of driveway
- Submission of a preliminary energy efficiency assessment (NatHERS rating) to a sample of dwellings that achieves an energy rating beyond 6-stars as an average across all dwellings.
- A revised BESS assessment that includes:
 1. Amended project details section with the area of each unit input as the sum of the ground floor and first floor areas listed on the Ground Floor Plan
 2. Management Credit 2.2 selected
 3. Updated energy section in line with the preliminary NatHERS ratings.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

BESS Information Summary		Project Overall Score: 55%		
		Fail	Best Practice	Design Excellence
Dwelling Type: Non-residential		(<49%)	(50-69%)	(>70%)
BESS Category	Score	Initiatives		
Management	0%			
		Preliminary energy rating (NatHERS) assessment to be undertaken		
Water	66%			
		Rainwater tank capacity of 3,000L per dwelling connected to:		
		Toilet flushing, laundry		
		High WELS star rated water fittings, fixtures and appliances		
		Potable water consumption reduced by 42% compared to same building following minimum standards.		
Energy	50%	Requires update		
		Preliminary NatHERS energy rating yet to be undertaken		
		6 star gas instantaneous hot water system per dwelling specified		
		Estimated greenhouse gas emissions reduced by 61% compared to compared to same building following minimum standards		
Stormwater	100%			
		Stormwater design meets industry best practice requirements though incorporation of rainwater collection and re-use and permeable paving (pending confirmation)		
Indoor Environment Quality	80%			
		Double glazing to all habitable room windows		
		Northern orientation to over 50% of dwelling living areas		

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

		Design facilitates cross-flow ventilation
Transport	50%	
		Space for bicycle parking in each unit's garage
Waste	50%	
		Space provided for FOGO bin in POS
Urban Ecology	37%	
		At least 20% of the site area will be vegetated
Innovation	0%	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Conclusion

The proposal is consistent with the provisions of the Greater Dandenong Planning Scheme, including the zoning requirements, local policy direction, application of Clauses 22.09, 52.06 and 55, and the decision guidelines of Clause 65.

Recommendation

That Council resolves to issue a Notice of Decision to grant a permit in respect of the land known and described as 4 Bakers Road DANDENONG NORTH VIC 3175 (Lot 1 PS 332700) for the purpose of the 'Development of the land for three (3) dwellings comprising two (2) double storey dwellings and one (1) single storey dwelling to the rear' in accordance with the plans submitted with the application subject to the following conditions:

- 1. Before the development starts, amended plans to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. The amended plans must be drawn to scale with dimensions and 3 copies must be provided. The amended plans must be generally in accordance with the plans submitted and assessed with the application but modified to show:**
 - 1.1. The consolidation of the crossovers to Dwellings 2 and 3 to result in the provision of one (1) shared accessway for these dwellings with a maximum crossover width of 3 metres. The driveways are then to be to the minimum size necessary to splay out to provide access to each dwellings garage.**
 - 1.2 A schedule of all building materials and finishes including colour swatches.**
 - 1.3 Confirmation of permeable materials to be used on a portion of the driveway as per the SDA and STORM Assessment.**
 - 1.4 Specification of all windows as operable as per BESS IEQ Credit 2.2.**
 - 1.5 Specification of provision of door catches to all internal doors within breeze pathways as per BESS IEQ Credit 2.2.**
 - 1.6 Any measures associated with the revised Sustainable Design Assessment under condition 7.**
 - 1.7 Detail the mailbox for each dwelling ensuring that it complies with the requirements of Clause 52.06.**
 - 1.8 Any requirements of Conditions 20, 21, 22, 23, 24 and 25 of this permit must be maintained on the plans.**
- 2. Before the approved development starts, and before any trees or vegetation are removed, a landscape plan to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. The landscape plan must**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

be prepared by a person or firm with suitable qualifications to the satisfaction of the Responsible Authority, drawn to scale with dimensions and 3 copies must be provided. The landscape plan show:

- 2.1 Plans to accord with Condition 1 of this permit.**
- 2.2 The site at a scale of 1:100/200, including site boundaries, existing and proposed buildings, neighbouring buildings, car parking, access and exit points, indicative topography and spot levels at the site corners, existing and proposed vegetation, nature strip trees, easements and landscape setbacks.**
- 2.3 Details of the proposed layout, type and height of fencing.**
- 2.4 Legend of all plant types, surfaces, materials and landscape items to be used including the total areas of garden and lawn.**
- 2.5 A plant schedule giving a description of botanical name, common name, mature height and spread, pot size, purchase height (if a tree) and individual plant quantities.**
- 2.6 At least one (1) advanced canopy tree with a minimum planting height of 1.5 metres within the rear secluded open space area of each dwelling.**
- 2.7 At least one (1) advanced canopy tree with a planting height of 1.5 metres within the front setback each of Dwelling 1 and Dwelling 2.**

When approved, the amended landscape plan will be endorsed and will form part of this permit.

- 3. The provisions, recommendations and requirements of the landscape plan must be implemented and complied with to the satisfaction of the Responsible Authority.**
- 4. Landscaping in accordance with the endorsed landscaping plan and schedule must be completed before the building is occupied to the satisfaction of the Responsible Authority.**
- 5. Before the approved use starts, all landscaping as shown on the endorsed plans, including trees, shrubs and lawn, must be planted to the satisfaction of the Responsible Authority.**

At all times, the landscaping must be maintained to the satisfaction of the Responsible Authority.

- 6. Except with the prior written consent of the Responsible Authority, the layout of the land and the size, design and location of the buildings and works permitted must always accord with the endorsed plan and must not be altered or modified.**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

- 7. Except with the prior written consent of the Responsible Authority, the approved building must not be occupied until all buildings and works and the conditions of this permit have been complied with.**
- 8. Prior to the endorsement of plans under condition 1, the applicant is to submit a revised Sustainable Design Assessment (SDA) to the satisfaction of the Responsible Authority. The revised SDA must be generally in accordance with the design initiatives, specification and commitments included in the SMP (prepared by Frater Consulting Services, dated 19 July 2022) but modified to include:**
 - 8.1 Confirmation of WELS Showerhead rating as minimum 4 Star**
 - 8.2 Details of proposed product or materials to be utilised on permeable section of driveway**
 - 8.3 Submission of a preliminary energy efficiency assessment (NatHERS rating) to a sample of dwellings that achieves an energy rating beyond 6-stars as an average across all dwellings.**
 - 8.4 A revised BESS assessment that includes:**
 - 8.4.1 Amended project details section with the area of each unit input as the sum of the ground floor and first floor areas listed on the Ground Floor Plan**
 - 8.4.2 Management Credit 2.2 selected**
 - 8.4.3 Updated energy section in line with the preliminary NatHERS ratings.**
- 9. The provisions, recommendations and requirements of the endorsed SDA must be complied with from design to construction. No alterations to the endorsed SDA can occur without prior written consent from the Responsible Authority.**
- 10. Before the approved building is occupied, all piping and ducting above the ground floor storey of the building, except downpipes, must be concealed to the satisfaction of the Responsible Authority.**
- 11. Standard concrete vehicular crossing/s must be constructed to suit the proposed driveway/s in accordance with the Council's standard specifications. Any vehicle crossing no longer required must be removed and the land, footpath and kerb and channel reinstated, to the satisfaction of the Responsible Authority.**
- 12. Provision must be made for the drainage for proposed development including landscaped and paved areas, all to the satisfaction of the Responsible Authority.**
- 13. The connection of the internal drainage infrastructure to the LPD must be to the satisfaction of the Responsible Authority.**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

- 14. Collected stormwater must be retained onsite and discharged into the drainage system at pre-development peak discharge rates as stated in the LPD approval letter. Approval of drainage plan including any retention system within the property boundary is required.**

A drainage plan approval fee is to be paid to Council prior to the issue of approved drainage plans. Please contact the Civil Development department for the current schedule of fees.

- 15. Access to the site and any associated roadwork must be constructed, all to the satisfaction of the Responsible Authority. Note any redundant vehicle crossing will need to be removed and reinstated with kerb in accordance with Council Standards.**

- 16. Service units, including air conditioning/heating units, must not be located where they will be visible from any public area.**

- 17. Except with the prior written consent of the Responsible Authority, floor levels shown on the endorsed plan/s must not be altered or modified.**

- 18. Before the approved building is occupied, the development must be provided with external lighting capable of illuminating access to each garage, car parking space and pedestrian walkway. Lighting must be located, directed and shielded to the satisfaction of the Responsible Authority so as to prevent any adverse effect outside the land.**

- 19. Before the approved building is occupied, the obscure glazing to the windows shown on the endorsed plans must be provided through frosted glass or similarly treated glass. Adhesive film or similar removable material must not be used.**

All glazing must at all times be maintained to the satisfaction of the Responsible Authority.

- 20. Before the approved building is occupied, the privacy screens and other measures to prevent overlooking as shown on the endorsed plans must be installed to the satisfaction of the Responsible Authority.**

All privacy screens and other measures to prevent overlooking as shown on the endorsed plans must at all times be maintained to the satisfaction of the Responsible Authority.

- 21. Any fences and gates within the property must be paling fences to the satisfaction of the Responsible Authority.**

- 22. The maximum height of driveway in front of Dwellings 1 and 2 must be set no higher than 69.00m to AHD.**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

23. The maximum height of driveway in front of Dwelling 3 must be set no higher than 67.20m to AHD.
24. The minimum finished floor level of the proposed development are as follows:
Unit 1 69.40m
Unit 2 69.40m
Unit 3 67.60m
All levels are to AHD.
25. Grilled style roller doors in the front and rear of the garage of Dwelling 3 with minimum 50% opening up to 400mm above the final surface ground level to allow the passage of overland flow.
26. The final surface ground level in front of Dwelling 1 and Dwelling 2 must be set no higher than 69.00m to AHD and graded to the driveway to divert the overland flow through the driveway.
27. The permit will expire if:
- 27.1 The development or any stage of it does not start within two (2) years of the date of this permit, or
- 27.2 The development or any stage of it is not completed within four (4) years of the date of this permit.

The owner or occupier of the land may in writing request the Responsible Authority to extend the expiry date to complete the development or a stage of the development if:

- (a) the request for the extension is made within twelve (12) months after the permit expires; and
- (b) the development or stage started lawfully before the permit expired.

Permit Notes

- A Building Approval is required prior to the commencement of the approved development. This planning permit does not constitute any building approval.
- Approval of any retention system within the property boundary is required by the relevant building surveyor.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

- **Before commencement of the development occurs, the applicant should contact the City of Greater Dandenong's Civil Development and Design Unit regarding legal point of discharge, new crossings, building over easements, etc.**
- **As this is an established site, the proposed internal drainage should be connected to the existing legal point of discharge. The applicant may apply for local drainage information, if available; otherwise on site verification should be undertaken by the applicant.**
- **No buildings or works shall be constructed over any easement without the written consent of the relevant authorities.**
This permit has been granted on the basis that consent to build over any easement will be obtained from the relevant authority. If consent is not able to be obtained, the development plan will be required to be amended.
- **Any works undertaken within the road reservation and easements will require the developer to obtain a Civil Works Permit from Council.**
- **The property is identified to be subject to flooding in major rain events. An application for Report and Consent for Flooding is required. Asset Management Team is to be contacted to confirm the minimum finished floor level (FFL) of the proposed development.**
- **Prior to works commencing the developer will need to obtain an Asset Protection Permit from Council.**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

MINUTE 663

Moved by: Cr Lana Formoso
Seconded by: Cr Bob Milkovic

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- 1. Before the development starts, amended plans to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. The amended plans must be drawn to scale with dimensions and 3 copies must be provided. The amended plans must be generally in accordance with the plans submitted and assessed with the application but modified to show:**
 - 1.1. The consolidation of the crossovers to Dwellings 2 and 3 to result in the provision of one (1) shared accessway for these dwellings with a maximum crossover width of 3 metres. The driveways are then to be to the minimum size necessary to splay out to provide access to each dwellings garage.**
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 - 1.7 Detail the mailbox for each dwelling ensuring that it complies with the requirements of Clause 52.06.**
 - 1.8 Any requirements of Conditions 20, 21, 22, 23, 24 and 25 of this permit must be maintained on the plans.**
- 2. Before the approved development starts, and before any trees or vegetation are removed, a landscape plan to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. The landscape plan must be prepared by a person or firm with suitable qualifications to the satisfaction of the Responsible Authority, drawn to scale with dimensions and 3 copies must be provided. The landscape plan show:**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

- 2.1 Plans to accord with Condition 1 of this permit.**
- 2.2 The site at a scale of 1:100/200, including site boundaries, existing and proposed buildings, neighbouring buildings, car parking, access and exit points, indicative topography and spot levels at the site corners, existing and proposed vegetation, nature strip trees, easements and landscape setbacks.**
- 2.3 Details of the proposed layout, type and height of fencing.**
- 2.4 Legend of all plant types, surfaces, materials and landscape items to be used including the total areas of garden and lawn.**
- 2.5 A plant schedule giving a description of botanical name, common name, mature height and spread, pot size, purchase height (if a tree) and individual plant quantities.**
- 2.6 At least one (1) advanced canopy tree with a minimum planting height of 1.5 metres within the rear secluded open space area of each dwelling.**
- 2.7 At least one (1) advanced canopy tree with a planting height of 1.5 metres within the front setback each of Dwelling 1 and Dwelling 2.**

When approved, the amended landscape plan will be endorsed and will form part of this permit.

- 3. The provisions, recommendations and requirements of the landscape plan must be implemented and complied with to the satisfaction of the Responsible Authority.**
- 4. Landscaping in accordance with the endorsed landscaping plan and schedule must be completed before the building is occupied to the satisfaction of the Responsible Authority.**
- 5. Before the approved use starts, all landscaping as shown on the endorsed plans, including trees, shrubs and lawn, must be planted to the satisfaction of the Responsible Authority.**

At all times, the landscaping must be maintained to the satisfaction of the Responsible Authority.

- 6. Except with the prior written consent of the Responsible Authority, the layout of the land and the size, design and location of the buildings and works permitted must always accord with the endorsed plan and must not be altered or modified.**
- 7. Except with the prior written consent of the Responsible Authority, the approved building must not be occupied until all buildings and works and the conditions of this permit have been complied with.**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

- 8. Prior to the endorsement of plans under condition 1, the applicant is to submit a revised Sustainable Design Assessment (SDA) to the satisfaction of the Responsible Authority. The revised SDA must be generally in accordance with the design initiatives, specification and commitments included in the SMP (prepared by Frater Consulting Services, dated 19 July 2022) but modified to include:**
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 - 8.4 A revised BESS assessment that includes:**
 - 8.4.1 Amended project details section with the area of each unit input as the sum of the ground floor and first floor areas listed on the Ground Floor Plan**
 - 8.4.2 Management Credit 2.2 selected**
 - 8.4.3 Updated energy section in line with the preliminary NatHERS ratings.**
- 9. The provisions, recommendations and requirements of the endorsed SDA must be complied with from design to construction. No alterations to the endorsed SDA can occur without prior written consent from the Responsible Authority.**
- 10. Before the approved building is occupied, all piping and ducting above the ground floor storey of the building, except downpipes, must be concealed to the satisfaction of the Responsible Authority.**
- 11. Standard concrete vehicular crossing/s must be constructed to suit the proposed driveway/s in accordance with the Council's standard specifications. Any vehicle crossing no longer required must be removed and the land, footpath and kerb and channel reinstated, to the satisfaction of the Responsible Authority.**
- 12. Provision must be made for the drainage for proposed development including landscaped and paved areas, all to the satisfaction of the Responsible Authority.**
- 13. The connection of the internal drainage infrastructure to the LPD must be to the satisfaction of the Responsible Authority.**
- 14. Collected stormwater must be retained onsite and discharged into the drainage system at pre-development peak discharge rates as stated in the LPD approval letter. Approval of drainage plan including any retention system within the property boundary is required.**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

A drainage plan approval fee is to be paid to Council prior to the issue of approved drainage plans. Please contact the Civil Development department for the current schedule of fees.

- 15. Access to the site and any associated roadwork must be constructed, all to the satisfaction of the Responsible Authority. Note any redundant vehicle crossing will need to be removed and reinstated with kerb in accordance with Council Standards.**
- 16. Service units, including air conditioning/heating units, must not be located where they will be visible from any public area.**
- 17. Except with the prior written consent of the Responsible Authority, floor levels shown on the endorsed plan/s must not be altered or modified.**
- 18. Before the approved building is occupied, the development must be provided with external lighting capable of illuminating access to each garage, car parking space and pedestrian walkway. Lighting must be located, directed and shielded to the satisfaction of the Responsible Authority so as to prevent any adverse effect outside the land.**
- 19. Before the approved building is occupied, the obscure glazing to the windows shown on the endorsed plans must be provided through frosted glass or similarly treated glass. Adhesive film or similar removable material must not be used.**

All glazing must at all times be maintained to the satisfaction of the Responsible Authority.
- 20. Before the approved building is occupied, the privacy screens and other measures to prevent overlooking as shown on the endorsed plans must be installed to the satisfaction of the Responsible Authority.**

All privacy screens and other measures to prevent overlooking as shown on the endorsed plans must at all times be maintained to the satisfaction of the Responsible Authority.
- 21. Any fences and gates within the property must be paling fences to the satisfaction of the Responsible Authority.**
- 22. The maximum height of driveway in front of Dwellings 1 and 2 must be set no higher than 69.00m to AHD.**

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

23. The maximum height of driveway in front of Dwelling 3 must be set no higher than 67.20m to AHD.

24. The minimum finished floor level of the proposed development are as follows:

Unit 1 69.40m

Unit 2 69.40m

Unit 3 67.60m

All levels are to AHD.

25. Grilled style roller doors in the front and rear of the garage of Dwelling 3 with minimum 50% opening up to 400mm above the final surface ground level to allow the passage of overland flow.

26. The final surface ground level in front of Dwelling 1 and Dwelling 2 must be set no higher than 69.00m to AHD and graded to the driveway to divert the overland flow through the driveway.

27. The permit will expire if:

27.1 The development or any stage of it does not start within two (2) years of the date of this permit, or

27.2 The development or any stage of it is not completed within four (4) years of the date of this permit.

The owner or occupier of the land may in writing request the Responsible Authority to extend the expiry date to complete the development or a stage of the development if:

(a) the request for the extension is made within twelve (12) months after the permit expires; and

(b) the development or stage started lawfully before the permit expired.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Permit Notes

- **A Building Approval is required prior to the commencement of the approved development. This planning permit does not constitute any building approval.**
- **Approval of any retention system within the property boundary is required by the relevant building surveyor.**
- **Before commencement of the development occurs, the applicant should contact the City of Greater Dandenong's Civil Development and Design Unit regarding legal point of discharge, new crossings, building over easements, etc.**
- **As this is an established site, the proposed internal drainage should be connected to the existing legal point of discharge. The applicant may apply for local drainage information, if available; otherwise on site verification should be undertaken by the applicant.**
- **No buildings or works shall be constructed over any easement without the written consent of the relevant authorities.**
This permit has been granted on the basis that consent to build over any easement will be obtained from the relevant authority. If consent is not able to be obtained, the development plan will be required to be amended.
- **Any works undertaken within the road reservation and easements will require the developer to obtain a Civil Works Permit from Council.**
- **The property is identified to be subject to flooding in major rain events. An application for Report and Consent for Flooding is required. Asset Management Team is to be contacted to confirm the minimum finished floor level (FFL) of the proposed development.**
- **Prior to works commencing the developer will need to obtain an Asset Protection Permit from Council.**

CARRIED

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 4 BAKERS ROAD, DANDENONG
NORTH (PLANNING APPLICATION NO. PLN22/0225)**

ATTACHMENT 1

ASSESSED PLANS

PAGES 2 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

EASTERN ELEVATION OF UNITS 1 & 2
 SCALE 1:100

SOUTHERN ELEVATION OF UNITS 2 & 3
 SCALE 1:100

EASTERN ELEVATION OF UNIT 3
 SCALE 1:100

WESTERN ELEVATION OF UNIT 3
 SCALE 1:100

NORTHERN ELEVATION OF UNITS 1 & 2
 SCALE 1:100

WESTERN ELEVATION OF UNITS 1 & 2
 SCALE 1:100

DATE: 13/07/2022
REV: E
AMENDMENTS: PLAN SUBMITTED AT P.M. COUNCIL MEETING ON 10/07/2022.
PROJECT: PROPOSED (U) UNIT DEVELOPMENT: DANDBANKING NORTH WC 3175 TP REF: PLN22/0225
CLIENT: MR. D. GATT

ELEVATIONS

PROJECT: PROPOSED (U) UNIT DEVELOPMENT: DANDBANKING NORTH WC 3175 TP REF: PLN22/0225
CLIENT: MR. D. GATT

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JOB NO. DRAWN: SJ SHEET: 3 OF 6 DATE: 22:20 APR 22 REVISION: E

SCALE 1:100

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

12PM SHADOW DIAGRAM
SCALE 1:200

ROOF CATCHMENT AREA
SCALE 1:200

9AM SHADOW DIAGRAM
SCALE 1:200

3PM SHADOW DIAGRAM
SCALE 1:200

DATE	BY	AMENDMENTS
28/02/2022	A	PLANS REVISED AS PER LUTHERS APPROVAL FOR THE SHED AND SHEDS TO BE CONSIDERED BY THE COUNCIL ON 04/11/2022.
04/11/2022	B	PLANS REVISED AS PER FINAL APPROVAL FROM THE COUNCIL ON 08/03/2023.
08/03/2023	D	PLANS REVISED AS PER FINAL APPROVAL FROM THE COUNCIL ON 13/03/2023.
13/03/2023	E	PLANS REVISED AS PER COUNCIL DECISIONS ON THE 01/02/2023.

SHADOW DIAGRAMS

PROJECT:
 PROPOSED (3) UNIT DEVELOPMENT:
 DANDEONG NORTH VC 3175
 TP REF P/N22/0225

CLIENT:
 MR. D. GATT

RJOVA CONSULTANTS
 3/100 BAKER ROAD
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JOB NO. DRAWN: S.J. SHEET: 6 OF 6 DATE: 22:20 APR 22 REVISION: E

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 4 BAKERS ROAD, DANDENONG
NORTH (PLANNING APPLICATION NO. PLN22/0225)**

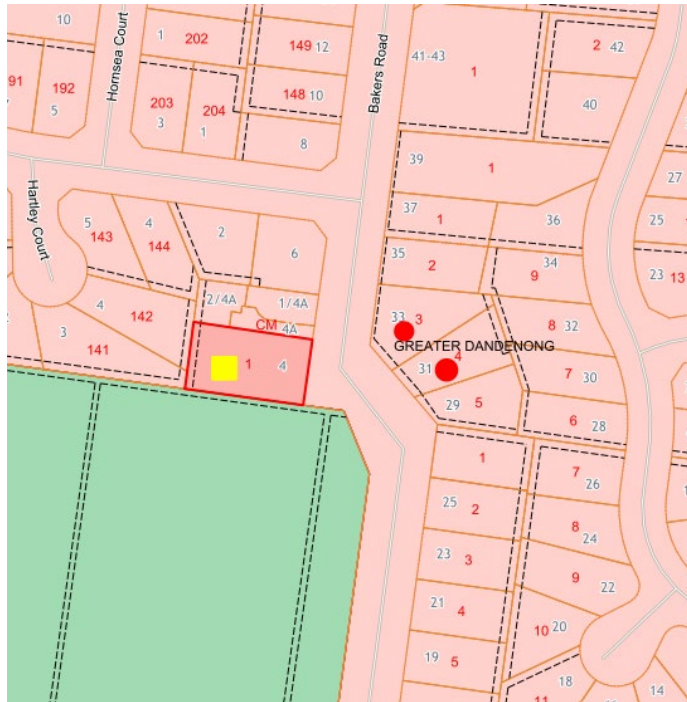
ATTACHMENT 2


LOCATION OF OBJECTORS


PAGES 2 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)



 = Location of objectors

 = Subject site

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 4 BAKERS ROAD, DANDENONG
NORTH (PLANNING APPLICATION NO. PLN22/0225)**

ATTACHMENT 3

CLAUSE 22.09 ASSESSMENT

PAGES 12 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

**Assessment Table for Clause 22
Clause 22.09-3.1 Design Principles for all residential developments**

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Safety	To encourage the provision of safer residential neighbourhoods, new development should enable passive surveillance through designs that: Incorporate active frontages including ground floor habitable room windows.	<p>✓ Principle met Dwelling 1 and 2 provide habitable room ground floor windows (guest bedroom and living room) facing Bakers Road.</p> <p>✓ Principle met</p> <p>✓ Principle met No front fence is proposed.</p> <p>✓ Principle met High-mounted sensor lights are located within car parking areas.</p> <p>✓ Principle met All main entrances are visible and easily identifiable from the street or internal accessway</p> <p>✓ Principle met Non-habitable rooms such as bathrooms are located away from entrances</p>
	Maximise the number of habitable room windows on all levels of residential buildings that overlook the public realm, streets, laneways, internal access ways and car parking areas.	
	Use semi-transparent fences to the street frontage.	
	Light communal spaces including main entrances and car parking areas with high mounted sensor-lights.	
	Ensure that all main entrances are visible and easily identifiable from the street.	
	Locate non-habitable rooms such as bathrooms, away from entrances and street frontage.	
Landscaping	Residential development should: Provide substantial, high quality on-site landscaping, including screen planting and canopy trees along ground level front and side and rear boundaries.	<p>✓ Principle met with condition A landscape plan is not provided; however, the ground floor plan demonstrates the opportunity for substantial, high quality on site landscaping to be provided including the planting of canopy trees along the ground level front, side and rear boundaries. A condition of any permit to issue requires the provision of a landscape plan.</p>

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>Provide substantial, high quality landscaping along vehicular accessways.</p> <p>Include the planting of at least one substantial canopy tree to each front setback and ground level secluded private open space area.</p> <p>Planting trees that are common to and perform well in the area.</p> <p>Avoid the removal of existing mature trees by incorporating their retention into the site design.</p> <p>Use landscaping to soften the appearance of the built form when viewed from the street and to respect the amenity of adjoining properties.</p> <p>Ensure that landscaping also addresses the Safety Design Principles.</p> <p>Canopy trees should be planted in well proportioned setbacks/private open space that are sufficient to accommodate their future growth to maturity.</p> <p>Landscaping should minimise the impact of increased storm water runoff through water sensitive urban design and reduced impervious surfaces.</p> <p>Landscaping should be sustainable, drought tolerant, and include indigenous species and be supported through the provision of rainwater tanks.</p>	<p>✓ Principle met A landscape plan is required as a condition of permit to demonstrate substantial, high quality landscaping along the vehicular accessway.</p> <p>✓ Principle met with condition One canopy tree is to be provided within the front setback of both Dwellings 1 and 2 and one within the SPOS area of each dwelling as part of the landscape plan.</p> <p>✓ Principle met with condition A planting schedule is required to be included on the landscape plan.</p> <p>✓ Principle met No mature trees exist on the site</p> <p>✓ Principle met with condition</p> <p>✓ Principle met with condition</p> <p>✓ Principle met with condition</p> <p>✓ Principle met with condition</p> <p>✓ Principle met with condition</p>
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If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Car parking	<p>The existing level of on-street car parking should be maintained by avoiding second crossovers on allotments with frontage widths less than 17 metres.</p>	<p>✓ Principle met The development proposes three (3) crossovers providing individual access to each Dwelling, with the subject site providing a frontage width greater than 17 metres, at 21.85 metres. In this instance, it is considered more appropriate to consolidate the access for Dwellings 2 and 3 requiring, via a condition, to have the Dwellings provided with shared accessway via a single width crossover and common driveway which splays out to provide access to each garage. This will in turn reduce the impacts to on-street car parking, and also increase the area dedicated to landscaping within the front setback. Furthermore, this will result in compliance with the Clause 55.03-9 Access – Standard B14 requirement, thereby resulting in an improved outcome for the site via a simple change.</p>
	<p>On-site car parking should be:</p> <ul style="list-style-type: none"> Well integrated into the design of the building, Generally hidden from view or appropriately screened where necessary, Located to the side or rear of the site so as to not dominate the streetscape and to maximise soft landscaping opportunities at ground level. <p>Where car parking is located within the front setback it should be:</p> <ul style="list-style-type: none"> Fully located within the site boundary; and Capable of fully accommodating a vehicle between a garage or carport and the site boundary. 	<p>✓ Principle met On-site car parking is well-designed in the development and does not dominate the built form.</p>
	<p>Developments with basement car parking should consider flooding concerns where applicable.</p>	<p>✓ Principle met Garage 1 and Garage 2 provide a single car garage and tandem space to the Bakers Road frontage; however, this is acceptable as both garages and the respective tandem space are wholly located within the site boundary</p>
	<p>Residential developments should:</p>	<p>Not applicable</p>
Setbacks, front boundary and width	<p>Provide a front setback with fence design and height in keeping with the predominant street pattern.</p> <p>Maintain the apparent frontage width pattern.</p>	<p>✓ Principle met No front fence is proposed.</p> <p>✓ Principle met The apparent front width pattern is maintained.</p>

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	Provide appropriate side setbacks between buildings to enable screen planting where required, and at least one generous side setback to enable the retention of trees and/or the planting and future growth of trees to maturity.	<p>✓ Principle met Appropriate side and rear setbacks are provided to enable the provision of screen planting where appropriate. Areas of SPOS within the site are able to accommodate the future growth of canopy trees to maturity.</p>
	Provide open or low scale front fences to allow a visual connection between landscaping in front gardens and street tree planting.	<p>✓ Principle met No front fence is proposed. Front setback landscaping will be fully visible from the streetscape.</p>
Private open space	All residential developments should provide good quality, useable private open space for each dwelling directly accessible from the main living area.	<p>✓ Principle met Secluded private open space areas of each dwelling are considered to be of good quality, useable and directly accessible from the main living areas.</p>
	Ground level private open space areas should be able to accommodate boundary landscaping, domestic services and outdoor furniture so as to maximise the useability of the space.	<p>✓ Principle met Ground level SPOS areas are able to accommodate domestic services and landscaping.</p>
	Private open space should be positioned to maximise solar access.	<p>✓ Principle met The private open space areas are positioned to receive appropriate solar access.</p>
	Upper floor levels of the same dwelling should avoid encroaching secluded private open space areas to ensure the solar access, useability and amenity of the space is not adversely affected.	<p>✓ Principle met There are no instances of a dwelling's upper-level encroaching on its own SPOS area.</p>
	Upper level dwellings should avoid encroaching the secluded private open space of a separate lower level dwelling so as to ensure good solar access and amenity for the lower level dwelling.	<p>✓ Principle met Upper levels of proposed dwellings do encroach to any separate lower-level dwelling's SPOS areas.</p>
Bulk & Built Form	All residential developments should respect the dominant façade pattern of the streetscape by: <ul style="list-style-type: none"> Using similarly proportioned roof forms, windows, doors, and verandahs, and Maintaining the proportion of wall space to windows and door openings. 	<p>✓ Principle met The development generally respects the dominant façade pattern of the streetscape by using similarly proportioned roof forms, windows and doors.</p>
	Balconies should be designed to reduce the need for screening from adjoining dwellings and properties.	<p>Not applicable No balconies are proposed</p>

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>The development of new dwellings to the rear of existing retained dwellings is discouraged where:</p> <ul style="list-style-type: none"> The siting of the retained dwelling would not enable an acceptable future site layout for either the proposed or future dwelling; or The retention of the existing dwelling detracts from the identified future character. <p>On sites adjacent to identified heritage buildings, infill development should respect the adjoining heritage by:</p> <ul style="list-style-type: none"> Not exceeding the height of the neighbouring significant building; Minimising the visibility of higher sections of the new building; and Setting higher sections back at least the depth of one room from the frontage. 	<p>Not applicable There are no existing dwellings being retained.</p> <p>Not applicable There are no adjacent heritage sites and/or buildings.</p>
<p>Site Design</p>	<p>Residential development should:</p> <p>Preserve the amenity of adjoining dwellings through responsive site design that considers the privacy, solar access and outlook of adjoining properties.</p> <p>Maximise thermal performance and energy efficiency of the built form by addressing orientation, passive design and fabric performance</p> <p>Ensure that building height, massing articulation responds sensitively to existing residential interfaces, site circumstances, setbacks and streetscape and reduces the need for screening.</p>	<p>✓ Principle met The proposal responds well to the interfaces of the adjoining properties by presenting appropriate setbacks from the side and rear boundaries for all Dwellings. The proposal also results in minimal overshadowing to the adjoining properties and is well within the requirements of the Standard. The proposal appropriately addresses overlooking to adjoining properties and complies with the requirements of the Standard. As demonstrated within the Clause 55 Assessment, the proposal provides for a high level of compliance with all Standards of Clause 55.</p> <p>✓ Principle met The development maximises thermal performance and energy efficiency of the built form by addressing orientation, passive design and fabric performance.</p> <p>✓ Principle met The maximum overall height across the dwellings is 8,795 metres, within the requirements of the Neighbourhood Residential Zone Schedule 1 of 9 metres and 2 storeys mandatory maximum.</p>

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>Provide sufficient setbacks (including the location of basements) to ensure the retention of existing trees and to accommodate the future growth of new trees.</p> <p>Provide suitable storage provisions for the management of operational waste</p> <p>Appropriately located suitable facilities to encourage public transport use, cycling and walking.</p>	<p>✓ Principle met Sufficient setbacks are provided that are able to accommodate the growth of new trees to maturity.</p> <p>✓ Principle met Suitable storage provisions have been provided for the management of waste.</p> <p>✓ Principle met Future residents will be able to walk and cycle from the site.</p>
Materials & Finishes	Residential development should: Use quality, durable building materials and finishes that are designed for residential purposes.	<p>✓ Principle met with conditions The materials and finishes proposed are suitable for residential use and purpose. A schedule of materials and finishes with colour swatches is to be provided as a condition of permit.</p>
	Avoid the use of commercial or industrial style building materials and finishes.	<p>✓ Principle met with conditions Commercial or industrial style building materials and finishes are not proposed to be used. A schedule of materials and finishes with colour swatches is to be provided as a condition of permit.</p>
	Avoid using materials such as rendered cement sheeting, unarticulated surfaces, and excessive repetitive use of materials.	<p>✓ Principle met with conditions The development avoids using an unreasonable extent of rendered cement sheeting, unarticulated surfaces or the excessive repetition of materials. The development incorporates face brick, render and horizontal cladding finish.</p>
	Use a consistent simple palette of materials, colours, finishes and architectural detailing.	<p>✓ Principle met with conditions A schedule of materials and finishes with colour swatches is to be provided as a condition of permit. The development incorporates face brick, render and horizontal cladding finish.</p>

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>Maximise the ongoing affordability and sustainability of residential developments through the selection of low maintenance, resource and energy efficient materials and finishes that can be reasonably expected to endure for the life of the building.</p>	<p>✓ Principle met with conditions The proposed materials can reasonably be expected to endure for the life of the buildings</p>
<p>Domestic services normal to a dwelling and Building services</p>	<p>In order to minimise the impact of domestic and building services on the streetscape, adjacent properties, public realm and amenity of future residents, new residential development should:</p> <p>Ensure that all domestic and building services are visually integrated into the design of the building and appropriately positioned or screened so as to not be seen from the street or adjoining properties.</p> <p>Be designed to avoid the location of domestic and building services:</p> <ul style="list-style-type: none"> • Within secluded private open space areas, including balconies; and • Where they may have noise impacts on adjoining habitable rooms and secluded private open space areas. 	<p>✓ Principle met Domestic and building services are visually integrated into the design of the building and appropriately positioned or screened so as to not be seen from the street or adjoining properties.</p> <p>✓ Principle met The domestic and building services of Dwellings 1 and 3 are located outside the primary area of SPOS. Dwelling 2 domestic and building services are located within the primary area of SPOS, however, the proposed location cannot be avoided.</p>
<p>Internal Amenity</p>	<p>Residential development should:</p> <p>Ensure that dwelling layouts have connectivity between the main living area and private open space.</p> <p>Be designed to avoid reliance on borrowed light to habitable rooms.</p> <p>Ensure that balconies and habitable room windows are designed and located to reduce the need for excessive screening.</p> <p>Ensure that dwellings without ground level main living areas meet the Standards of Clauses 55.03-5, 55.04-1, 6 & 7, 55.05-3, 4 & 5.</p>	<p>✓ Principle met The proposal shows connectivity between the secluded private open spaces and the living areas for each dwelling.</p> <p>✓ Principle met No habitable rooms within the development rely on borrowed light.</p> <p>✓ Principle met Habitable room windows have been designed and located to reduce the need for excessive screening.</p> <p>✓ Principle met No reverse living is proposed.</p>

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 22.09-3.4 Design principles for Limited Change Areas – Neighbourhood Residential Zone (NRZ)	
Title & Objective	Standard (Summarised)
Preferred housing type	The preferred housing type for the Limited Change Area is low density. Standard Met/Standard Not Met/NA ✓ Principle met with variation The development provides for three (3) dwellings, where the Limited Change Area seeks low density development, generally seeking two dwellings on a single lot. The development provides for three (3) dwellings on the lot; however, it is relevant to note that the subject site is 866 square metres in size. It is common for lots which are approximately 600 square metres in size to accommodate a dual occupancy, and therefore taking into consideration the larger size of the subject site, three (3) dwellings is considered a reasonable development outcome to achieve the type of development density sought by the Limited Change Area. As demonstrated throughout this report and associated attachments, the proposal provides a high level of compliance with the requirements of Clause 22.09 and Clause 55, which further demonstrates the ability of the size of the site to accommodate three (3) dwellings.
Building Height	The preferred maximum building height for land within the NRZ1 is up to 2 storeys, including ground level. ✓ Principle met The new proposed Dwellings 1 and 2 are two storeys in height with Dwelling 3 providing single storey construction.
Landscaping	Residential development should incorporate substantial landscaping to create a landscaped character, particularly canopy trees in front and rear gardens; and to protect the outlook of adjoining properties ✓ Principle met No landscape plan has been provided, however, there are substantial opportunities for landscaping throughout the site, with a comprehensive landscape plan required as a condition of permit.
Car parking	Garages and car parking areas should be located behind buildings, generally hidden from view or recessed so as to not dominate the streetscape. ✓ Principle met with condition All garages have been well designed into the built form, and do not dominate the streetscape

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

<p>Setbacks, front boundary and width</p>	<p>Car access, parking and paving within the front boundary setback should be limited in order to maximise the opportunity for soft landscaping.</p>	<p>✓ Principle met with condition A landscape plan has not been provided; however the design response illustrates that there is substantial opportunity to soften the accessway and paving within the front boundary setback. As detailed within this report, a landscape plan is required as a condition of permit.</p>
<p>Private open space</p>	<p>Residential development should provide ground level secluded private open space at the side or rear of each dwelling to avoid the need for excessive screening or high front fencing.</p>	<p>✓ Principle met The SPOS of each dwelling is located to the rear of each dwelling, preventing the need for excessive screening or high fencing.</p>
<p>Bulk & Built Form</p>	<p>Residential development should: Ensure that the built form respects the scale of existing prevailing built form character and responds to site circumstances and streetscape;</p>	<p>✓ Principle met The development provides both single and double storey construction, with appropriate setbacks and opportunities for landscaping, thereby providing an appropriate response to the site circumstances and streetscape.</p>

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>Provide separation between dwellings at the upper level;</p>	<p>* Principle not met The first floor of Dwellings 1 and 2 are proposed to be attached. The proposal is considered to be appropriate as the first floor is limited in its width across the site presenting as only two (2) bedrooms to the front of the site, thereby limiting the potential for visual bulk and massing of the built form. Furthermore, each dwelling is slightly staggered and the façades include a high level of fenestration and varied materials and finishes to further visually break up the first floor. Additionally, Dwellings 1 and 2 are positioned to the front of the site allowing the transition to the single storey Dwelling 3 at the rear of the lot, protecting sensitive interfaces that are located deep within the site.</p>
<p>Retain spines of open space at the rear of properties to maximise landscaping opportunities and protect private secluded open space;</p>	<p>✓ Principle met The proposal provides ample open space to the rear and side of the dwellings, maximising the landscaping opportunities and protecting private secluded open space. Furthermore, Dwelling 3 to the rear of the site is single storey.</p>	
<p>Position more intense and higher elements of built form towards the front and centre of a site, transitioning to single storey elements to the rear of the lot.</p>	<p>✓ Principle met Dwelling 1 and 2 are of double storey construction and are positioned to the front of the site, with Dwelling 3 providing single storey construction and located to the rear of the lot.</p>	

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>The rearmost dwelling on a lot should be single storey to ensure the identified future character of the area and the amenity of adjoining properties is respected by maximising landscaping opportunities and protecting the amenity of adjoining private secluded open space.</p> <p>Two storey dwellings to the rear of a lot may be considered where:</p> <ul style="list-style-type: none"> • The visual impact of the building bulk does not adversely affect the identified future character of the area; • Overlooking and/or overshadowing does not adversely affect the amenity of neighbouring properties; • The building bulk does not adversely affect the planting and future growth of canopy trees to maturity; • Sufficient side and rear boundary landscaping can be provided to screen adjoining properties; • Upper storey components are well recessed from adjoining sensitive interfaces. <p>Residential development should provide a level of visual interest through the use of contrast, texture and variation of materials.</p>	<p>✓ Principle met Dwelling 3 is proposed to be single storey, in accordance with the expectations of Policy.</p> <p>✓ Principle met with condition All dwellings provide a mixed variation of materials. A schedule of materials and finishes is required to be provided as a condition of permit.</p>
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Note: Other requirements also apply. These can be found at the schedule to the applicable zone.

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 4 BAKERS ROAD, DANDENONG
NORTH (PLANNING APPLICATION NO. PLN22/0225)**

ATTACHMENT 4

CLAUSE 52.06 ASSESSMENT

PAGES 6 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Assessment Table - Clause 52

Clause 52.06-9 Design standards for car parking

Plans prepared in accordance with Clause 52.06-8 must meet the design standards of Clause 52.06-9, unless the responsible authority agrees otherwise. Design standards 1, 3, 6 and 7 do not apply to an application to construct one dwelling on a lot.

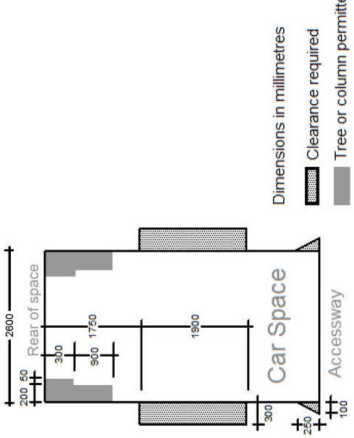
Design Standards	Assessment	Requirement met/Requirement not met/NA
Design standard 1 - Accessways	Accessways must:	✓ Standard met The proposed accessways for Dwellings 1, 2 and 3 have a minimum width of 3 metres each.
	• Be at least 3 metres wide.	✓ Standard met
	• Have an internal radius of at least 4 metres at changes of direction or intersection or be at least 4.2 metres wide.	✓ Standard met
	• Allow vehicles parked in the last space of a dead-end accessway in public car parks to exit in a forward direction with one manoeuvre.	✓ Standard met
	• Provide at least 2.1 metres headroom beneath overhead obstructions, calculated for a vehicle with a wheel base of 2.8 metres.	✓ Standard met No apparent obstructions
	• If the accessway serves four or more car spaces or connects to a road in a Road Zone, the accessway must be designed to that cars can exit the site in a forward direction.	✓ Standard met Each accessway serves only two (2) car spaces.
	• Provide a passing area at the entrance at least 5 metres wide and 7 metres long if the accessway serves ten or more car parking spaces and is either more than 50 metres long or connects to a road in Road Zone.	Not applicable Accessway does not serve ten or more car parking spaces.
• Have a corner splay or area at least 50 percent clear of visual obstructions extending at least 2 metres along the frontage road from the edge of an exit lane and 2.5 metres along the exit lane from the frontage, to provide a clear view of pedestrians on the footpath of the frontage road. The area clear of visual obstructions may include an adjacent entry or exit lane where more than one lane is provided, or adjacent landscaped areas, provided the landscaping in those areas is less than 900mm in height.	✓ Standard met No obstructions are shown on the plans that are higher than 900 mm.	

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

<p>Design standard 2 – Car parking spaces</p>	<p>If an accessway to four or more car parking spaces is from land in a Road Zone, the access to the car spaces must be at least 6 metres from the road carriageway.</p>	<p>N/A Each accessway does not serve four or more car spaces and does not connect to land in a Road Zone.</p>																															
	<p>If entry to the car space is from a road, the width of the accessway may include the road.</p> <p>Car parking spaces and accessways must have the minimum dimensions as outlined in Table 2.</p> <p>Table 2: Minimum dimensions of car parking spaces and accessways</p> <table border="1" data-bbox="432 853 730 1563"> <thead> <tr> <th>Angle of car parking spaces to access way</th> <th>Accessway width</th> <th>Car space width</th> <th>Car space length</th> </tr> </thead> <tbody> <tr> <td>Parallel</td> <td>3.6 m</td> <td>2.3 m</td> <td>6.7 m</td> </tr> <tr> <td>45°</td> <td>3.5 m</td> <td>2.6 m</td> <td>4.9 m</td> </tr> <tr> <td>60°</td> <td>4.9 m</td> <td>2.6 m</td> <td>4.9 m</td> </tr> <tr> <td>90°</td> <td>6.4 m</td> <td>2.6 m</td> <td>4.9 m</td> </tr> <tr> <td></td> <td>5.8 m</td> <td>2.8 m</td> <td>4.9 m</td> </tr> <tr> <td></td> <td>5.2 m</td> <td>3.0 m</td> <td>4.9 m</td> </tr> <tr> <td></td> <td>4.8 m</td> <td>3.2 m</td> <td>4.9 m</td> </tr> </tbody> </table> <p><i>Note to Table 2: Some dimensions in Table 2 vary from those shown in the Australian Standard AS2890.1-2004 (off street). The dimensions shown in Table 2 allocate more space to aisle widths and less to marked spaces to provide improved operation and access. The dimensions in Table 2 are to be used in preference to the Australian Standard AS2890.1-2004 (off street) except for disabled spaces which must achieve Australian Standard AS2890.6-2009 (disabled).</i></p>	Angle of car parking spaces to access way	Accessway width	Car space width	Car space length	Parallel	3.6 m	2.3 m	6.7 m	45°	3.5 m	2.6 m	4.9 m	60°	4.9 m	2.6 m	4.9 m	90°	6.4 m	2.6 m	4.9 m		5.8 m	2.8 m	4.9 m		5.2 m	3.0 m	4.9 m		4.8 m	3.2 m	4.9 m
Angle of car parking spaces to access way	Accessway width	Car space width	Car space length																														
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2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>A wall, fence, column, tree, tree guard or any other structure that abuts a car space must not encroach into the area marked 'clearance required' on Diagram 1, other than:</p> <ul style="list-style-type: none"> • A column, tree or tree guard, which may project into a space if it is within the area marked 'tree or column permitted' on Diagram 1. • A structure, which may project into the space if it is at least 2.1 metres above the space. <p>Diagram 1 Clearance to car parking spaces</p>  <p>Dimensions in millimetres ■ Clearance required ■ Tree or column permitted</p>	<p>✓ Standard met Dwelling 2 upper floor encroaches over the car space by 0.5 metres, however is 2.5 metres above the space, this is considered satisfactory and the car parking requirements regarding clearance are met.</p>
<p>Car spaces in garages or carports must be at least 6 metres long and 3.5 metres wide for a single space and 5.5 metres wide for a double space measured inside the garage or carport.</p>	<p>✓ Standard met Garage 3 is dimensioned at a minimum 5.8 m x 6 m. Garage 1 and 2 are dimensioned at a minimum 3.5 m x 6 m.</p>	<p>✓ Standard met Garage 1 and Garage 2 provide a parking space in tandem with an additional 500mm provided between each space.</p>
<p>Where two or more car parking spaces are provided for a dwelling, at least one space must be under cover.</p>	<p>✓ Standard met Four (4) out of six (6) car parking spaces are undercover. Each dwelling is provided with a minimum of one (1) car space undercover.</p>	<p>✓ Standard met Each dwelling is provided with a minimum of one (1) car space undercover.</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>Disabled car parking spaces must be designed in accordance with Australian Standard AS2890.6-2009 (disabled) and the Building Code of Australia. Disabled car parking spaces may encroach into an accessway width specified in Table 2 by 500mm.</p>	<p>✓ Standard met</p>													
<p>Design standard 3: Gradients</p>	<p>Accessway grades must not be steeper than 1:10 (10 per cent) within 5 metres of the frontage to ensure safety for pedestrians and vehicles. The design must have regard to the wheelbase of the vehicle being designed for; pedestrian and vehicular traffic volumes; the nature of the car park; and the slope and configuration of the vehicle crossover at the site frontage. This does not apply to accessways serving three dwellings or less.</p> <p>Ramps (except within 5 metres of the frontage) must have the maximum grades as outlined in Table 3 and be designed for vehicles travelling in a forward direction.</p> <p>Table 3: Ramp gradients</p> <table border="1" data-bbox="502 873 710 1556"> <thead> <tr> <th>Type of car park</th> <th>Length of ramp</th> <th>Maximum grade</th> </tr> </thead> <tbody> <tr> <td rowspan="2">Public car parks</td> <td>20 metres or less</td> <td>1:5 (20%)</td> </tr> <tr> <td>longer than 20 metres</td> <td>1:6 (16.7%)</td> </tr> <tr> <td rowspan="2">Private or residential car parks</td> <td>20 metres or less</td> <td>1:4 (25%)</td> </tr> <tr> <td>longer than 20 metres</td> <td>1:5 (20%)</td> </tr> </tbody> </table> <p>Where the difference in grade between two sections of ramp or floor is greater than 1:8 (12.5 per cent) for a summit grade change, or greater than 1:6.7 (15 per cent) for a sag grade change, the ramp must include a transition section of at least 2 metres to prevent vehicles scraping or bottoming.</p> <p>Plans must include an assessment of grade changes of greater than 1:5.6 (18 per cent) or less than 3 metres apart for clearances, to the satisfaction of the responsible authority.</p>	Type of car park	Length of ramp	Maximum grade	Public car parks	20 metres or less	1:5 (20%)	longer than 20 metres	1:6 (16.7%)	Private or residential car parks	20 metres or less	1:4 (25%)	longer than 20 metres	1:5 (20%)	<p>✓ Standard met</p>
Type of car park	Length of ramp	Maximum grade													
Public car parks	20 metres or less	1:5 (20%)													
	longer than 20 metres	1:6 (16.7%)													
Private or residential car parks	20 metres or less	1:4 (25%)													
	longer than 20 metres	1:5 (20%)													
<p>Design standard 4: Mechanical parking</p>	<p>Mechanical parking may be used to meet the car parking requirement provided:</p> <ul style="list-style-type: none"> At least 25 per cent of the mechanical car parking spaces can accommodate a vehicle clearance height of at least 1.8 metres. Car parking spaces the require the operation of the system are not allowed to visitors unless used in a valet parking situation. The design and operation is to the satisfaction of the responsible authority. 	<p>Not applicable No mechanical parking proposed.</p>													
<p>Design standard 5: Urban design</p>	<p>Ground level car parking, garage doors and accessways must not visually dominate public space.</p>	<p>Not applicable ✓ Standard met All garages are located to the side of their respective dwelling and do not visually dominate the public space.</p>													

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>Car parking within buildings (including visible portions of partly submerged basements) must be screened or obscured where possible, including through the use of occupied tenancies, landscaping, architectural treatments and artworks.</p>	<p>✓ Standard met The garages for all dwellings are designed and sufficiently recessed into the built form from the front of the site. Although the garage for Dwelling 1 is in line with the front wall of the building, there is a porch which protrudes in front of the garage, therefore the garage is appropriately visually recessed.</p>
	<p>Design of car parks must take into account their use as entry points to the site.</p>	<p>✓ Standard met</p>
<p>Design standard 6: Safety</p>	<p>Design of new internal streets in developments must maximise on street parking opportunities. Car parking must be well lit and clearly signed. The design of car parks must maximise natural surveillance and pedestrian visibility from adjacent buildings. Pedestrian access to car parking areas from the street must be convenient. Pedestrian routes through car parking areas and building entries and other destination points must be clearly marked and separated from traffic in high activity parking areas.</p>	<p>✓ Standard met Sensor lighting is provided to each garage. ✓ Standard met ✓ Standard met ✓ Standard met ✓ Standard met</p>
<p>Design standard 7: Landscaping</p>	<p>The layout of car parking areas must provide for water sensitive urban design treatment and landscaping. Landscaping and trees must be planted to provide shade and shelter, soften the appearance of ground level car parking and aid in the clear identification of pedestrian paths. Ground level car parking spaces must include trees planted with flush grilles. Spacing of trees must be determined having regard to the expected size of the selected species at maturity.</p>	<p>✓ Standard met Adequate space for landscaping to either side of the accessway. ✓ Standard met ✓ Standard met</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

STATUTORY PLANNING APPLICATIONS

**TOWN PLANNING APPLICATION – NO. 4 BAKERS ROAD, DANDENONG
NORTH (PLANNING APPLICATION NO. PLN22/0225)**

ATTACHMENT 5

CLAUSE 55 ASSESSMENT

PAGES 43 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Assessment Table - Two or More Dwellings on a Lot and Residential Buildings (Clause 55)

Clause 55.02-1 Neighbourhood character objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B1	The design response must be appropriate to the neighbourhood and the site.	<p>Standard met</p> <p>The proposed development has provided a site suitable design with adequate ground floor areas of open space, landscaping provided to the front side and rear of the site and designed the double storey component to the front of the site with single storey development provided to the rear.</p>
Decision Guidelines	The proposed design response must respect the existing or preferred neighbourhood character and respond to the features of the site.	<p>Standard met</p> <p>See Clause 22.09 assessment (Attachment 3).</p>
	Any relevant neighbourhood character objective, policy or statement set out in this scheme.	
	The neighbourhood and site description.	
Objectives	The design response.	
	To ensure that the design respects the existing neighbourhood character or contributes to a preferred neighbourhood character.	
	To ensure that development responds to the features of the site and the surrounding area.	

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.02-2 Residential policy objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B2	<p>An application must be accompanied by a written statement to the satisfaction of the responsible authority that describes how the development is consistent with any relevant policy for housing in the PPF and the LPPF, including the MSS and local planning policies.</p>	<p>Standard met The design response has considered the site circumstances, existing neighbourhood character and preferred character envisaged under the local policy Clause 22.09. The well-articulated design has located the first-floor footprints away from the adjoining sensitive interfaces, to the centre of the site.</p>
Decision Guidelines	<p>The PPF and the LPPF including the MSS and local planning policies. The design response.</p>	
Objectives	<p>To ensure that residential development is provided in accordance with any policy for housing in the PPF and the LPPF, including the MSS and local planning policies. To support medium densities in areas where development can take advantage of public and community infrastructure and services.</p>	<p>Objective met</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.02-3 Dwelling diversity objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B3	Developments of ten or more dwellings should provide a range of dwelling sizes and types, including: <ul style="list-style-type: none"> • Dwellings with a different number of bedrooms. • At least one dwelling that contains a kitchen, bath or shower, and a toilet and wash basin at ground floor level. 	Not Applicable Application is for three (3) dwellings.
Objective	To encourage a range of dwelling sizes and types in developments of ten or more dwellings.	✓ Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.02-4 Infrastructure objectives

Standard (Summarised)		Standard Met/Standard Not Met/NA
Title & Objective Standard B4	Development should be connected to reticulated services, including reticulated sewerage, drainage, electricity and gas, if available.	Standard met The site is located in an existing residential area and will be able to be connected to reticulated services.
	Development should not unreasonably exceed the capacity of utility services and infrastructure, including reticulated services and roads.	Standard met The development will not unreasonably exceed the capacity of services.
	In areas where utility services or infrastructure have little or no spare capacity, developments should provide for the upgrading of or mitigation of the impact on services or infrastructure.	Standard met Area is within an established residential zone (Neighbourhood Residential Zone, Schedule 1). There is no concern regarding the ability for the existing infrastructure to cope with the addition of two (2) dwellings (resulting in three (3) dwellings in total on the site).
Decision Guidelines	The capacity of the existing infrastructure.	
	In the absence of reticulated sewerage, the capacity of the development to treat and retain all wastewater in accordance with the SEPP (Waters of Victoria) under the EPA 1970. If the drainage system has little or no spare capacity, the capacity of the development to provide for stormwater drainage mitigation or upgrading of the local drainage system.	
Objectives	To ensure development is provided with appropriate utility services and infrastructure.	Objective met
	To ensure development does not unreasonably overload the capacity of utility services and infrastructure.	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.02-5 Integration with the street objective		Standard Met/Standard Not Met/NA
Title & Objective	Standard (Summarised)	
Standard B5	Developments should provide adequate vehicle and pedestrian links that maintain or enhance local accessibility.	✓ Standard met The dwellings have individual vehicular and pedestrian access.
	Developments should be oriented to front existing and proposed streets.	✓ Standard met Dwelling 1 and Dwelling 2 are oriented to front Bakers Road. Dwelling 3 is oriented to face the internal driveway.
	High fencing in front of dwellings should be avoided if practicable.	✓ Standard met High front fencing is not proposed.
	Development next to existing public open space should be laid out to complement the open space.	✓ Standard met The site is adjacent to an existing public open space to the south and complements the open space by being well set back from this boundary, enabling landscaping to be provided between the built form and the reserve to the south.
	Any relevant urban design objective, policy or statement set out in this scheme.	
Decision Guidelines	The design response.	
Objective	To integrate the layout of development with the street.	✓ Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Title & Objective	Standard Met/Standard Not Met/NA															
<p>Clause 55.03-1 Street setback objective</p> <p>Standard B6</p> <p>Walls of buildings should be set back from streets:</p> <ul style="list-style-type: none"> At least the distance specified in a schedule to the zone, or If no distance is specified in a schedule to the zone, the distance specified in Table B1. <p>Porches, pergolas, and verandahs that are less than 3.6 metres high and eaves may encroach not more than 2.5 metres into the setbacks of this standard</p> <p>RGZ & GRZ3: 5 metres or as per Table B1, whichever is the lesser.</p> <p>GRZ 1 & 2: 7.5 metres or as per Table B1, whichever is the lesser.</p> <p>NRZ: As per Table B1.</p> <p>Table B1 Street setback</p> <table border="1" data-bbox="574 963 1157 1568"> <thead> <tr> <th>Development context</th> <th>Minimum setback from front street (metres)</th> <th>Minimum setback from a side street (metres)</th> </tr> </thead> <tbody> <tr> <td>There is an existing building on both the abutting allotments facing the same street, and the site is not on a corner.</td> <td>The average distance of the setbacks of the front walls of the existing buildings on the abutting allotments facing the front street or 9 metres, whichever is the lesser.</td> <td>Not applicable</td> </tr> <tr> <td>There is an existing building on one abutting allotment facing the same street and no other abutting allotment facing the same street, and the site is not on a corner.</td> <td>The same distance as the setback of the front wall of the existing building on the abutting allotment facing the front street or 9 metres, whichever is the lesser.</td> <td>Not applicable</td> </tr> <tr> <td>There is no existing building on either of the abutting allotments facing the same street, and the site is not on a corner.</td> <td>6 metres for streets in a Transport Zone 2 and 4 metres for other streets.</td> <td>Not applicable</td> </tr> <tr> <td>The site is on a corner.</td> <td>If there is a building on the abutting allotment facing the front street, the same distance as the setback of the front wall of the existing building on the abutting allotment facing the front street or 9 metres, whichever is the lesser. If there is no building on the abutting allotment facing the front street, 6 metres for streets in a Transport Zone 2 and 4 metres for other streets.</td> <td>Front walls of new development fronting the side street of a corner site should be setback at least the same distance as the setback of the front wall of any existing building on the abutting allotment facing the side street or 3 metres, whichever is the lesser. Side walls of new development on a corner site should be setback the same distance as the setback of the front wall of any existing building on the abutting allotment facing the side street or 2 metres, whichever is the lesser.</td> </tr> </tbody> </table>	Development context	Minimum setback from front street (metres)	Minimum setback from a side street (metres)	There is an existing building on both the abutting allotments facing the same street, and the site is not on a corner.	The average distance of the setbacks of the front walls of the existing buildings on the abutting allotments facing the front street or 9 metres, whichever is the lesser.	Not applicable	There is an existing building on one abutting allotment facing the same street and no other abutting allotment facing the same street, and the site is not on a corner.	The same distance as the setback of the front wall of the existing building on the abutting allotment facing the front street or 9 metres, whichever is the lesser.	Not applicable	There is no existing building on either of the abutting allotments facing the same street, and the site is not on a corner.	6 metres for streets in a Transport Zone 2 and 4 metres for other streets.	Not applicable	The site is on a corner.	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Side walls of new development on a corner site should be setback the same distance as the setback of the front wall of any existing building on the abutting allotment facing the side street or 2 metres, whichever is the lesser.	<p>Standard Met/Standard Not Met/NA</p> <p>✓ Standard met</p> <p>NRZ1 per table B1, whichever the lesser</p> <p>There is an existing building on the abutting allotment to the north facing the same street (Bakers Road) and the subject site is not on a corner.</p> <p>The street setback of the property at No. 1/4A Bakers Road is 5.84m.</p> <p>As the street setback is less than 9 metres, a minimum street setback of 5.84 metres applies (as per Standard B6 variation outlined in the NRZ1 Schedule).</p> <p>The proposed street setback is 7 metres and therefore complies with the Standard.</p> <p>COMPLIES</p>
Development context	Minimum setback from front street (metres)	Minimum setback from a side street (metres)														
There is an existing building on both the abutting allotments facing the same street, and the site is not on a corner.	The average distance of the setbacks of the front walls of the existing buildings on the abutting allotments facing the front street or 9 metres, whichever is the lesser.	Not applicable														
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2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

<p>Decision Guidelines</p>	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>The design response.</p> <p>Whether a different setback would be more appropriate taking into account the prevailing setbacks of existing buildings on nearby lots.</p> <p>The visual impact of the building when viewed from the street and from adjoining properties.</p> <p>The value of retaining vegetation within the front setback.</p>
<p>Objective</p>	<p>To ensure that the setbacks of buildings from a street respect the existing or preferred neighbourhood character and make efficient use of the site.</p> <p style="text-align: right;">✓ Objective met</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-2 Building height objective		Standard Met/Standard Not Met/NA
Title & Objective	Standard (Summarised)	
Standard B7	<p>The maximum building height should not exceed the maximum height specified in the zone, schedule to the zone or an overlay that applies to the land.</p> <p>RGZ: 13.5 metres discretionary maximum (refer Clause 32.07-8 for details)</p> <p>GRZ: 11 metres / 3 storeys mandatory maximum (refer Clause 32.08-9)</p> <p>NRZ: 9 metres / 2 storeys mandatory maximum (refer Clause 32.09-9)</p> <p>If no maximum height is specified in the zone, schedule to the zone or an overlay, the maximum building height should not exceed 9 metres, unless the slope of the natural ground level at any cross section wider than 8 metres of the site of the building is 2.5 degrees or more, in which case the maximum building height should not exceed 10 metres.</p> <p>Changes of building height between existing buildings and new buildings should be graduated.</p>	<p>Standard met</p> <p>The development has a maximum height of 8.795 metres at any point (less than 9 metres and 2 storeys mandatory maximum for NRZ1) and two (2) storeys.</p> <p>Not Applicable</p> <p>Standard met</p> <p>The development of three dwellings, with two (2) double storey dwellings to the front and a single storey to the rear, provides an appropriate transition to the single storey developments surrounding the site.</p>
Decision Guidelines	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>Any maximum building height specified in the zone, a schedule to the zone or an overlay applying to the land.</p> <p>The design response.</p> <p>The effect of the slope of the site on the height of the building.</p> <p>The relationship between the proposed building height and the height of existing adjacent buildings.</p> <p>The visual impact of the building when viewed from the street and from adjoining properties.</p>	
Objective	To ensure that the height of buildings respects the existing or preferred neighbourhood character	Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-3 Site coverage objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B8	The site area covered by buildings should not exceed: <ul style="list-style-type: none"> The maximum site coverage specified in a schedule to the zone, or If no maximum site coverage is specified in a schedule to the zone, 60 per cent. RGZ1: 70% RGZ2: 70% GRZ1: 60% (none specified) GRZ2: 60% (none specified) GRZ3: 70% NRZ1: 50%	Standard met Site Coverage is 37.5 square metres or 43.3%, this is compliant with the NRZ1 maximum allowable of 50%.
Decision Guidelines	Any relevant neighbourhood character objective, policy or statement set out in this scheme. The design response. The existing site coverage and any constraints imposed by existing development or the features of the site. The site coverage of adjacent properties The effect of the visual bulk of the building and whether this is acceptable in the neighbourhood.	
Objective	To ensure that the site coverage respects the existing or preferred neighbourhood character and responds to the features of the site.	Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-4 Permeability and stormwater management objectives	
Title & Objective	Standard (Summarised)
Standard B9	<p>The site area covered by the pervious surfaces should be at least:</p> <ul style="list-style-type: none"> The minimum areas specified in a schedule to the zone, or If no minimum is specified in a schedule to the zone, 20 per cent of the site. <p>RGZ1: 20% RGZ2: 20% (none specified) GRZ1: 30% GRZ2: 20% (none specified) GRZ3: 20% (none specified) NRZ1: 40%</p> <p>The stormwater management system should be designed to:</p> <ul style="list-style-type: none"> Meet the current best practice performance objectives for stormwater quality as contained in the Urban Stormwater - Best Practice Environmental Management Guidelines (Victorian Stormwater Committee, 1999). Contribute to cooling, improving local habitat and providing attractive and enjoyable spaces.
Decision Guidelines	<p>The design response.</p> <p>The capacity of the site to incorporate stormwater retention and reuse.</p> <p>The existing site coverage and any constraints imposed by existing development.</p> <p>The capacity of the drainage network to accommodate additional stormwater.</p> <p>The capacity of the site to absorb run-off.</p> <p>The practicality of achieving the minimum site coverage of pervious surfaces, particularly on lots of less than 300 square metres.</p> <p>Whether the owner has entered into an agreement to contribute to off-site stormwater management in lieu of providing an on-site stormwater management system.</p> <p>To reduce the impact of increased stormwater run-off on the drainage system.</p> <p>To facilitate on-site stormwater infiltration.</p> <p>To encourage stormwater management that maximises the retention and reuse of stormwater</p>
Objectives	<p>Objective met</p> <p>The development provides for an appropriate level of permeability for the site and also provides a 3,000 litre water tank for each dwelling.</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-5 Energy efficiency objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B10</p> <p>Buildings should be:</p> <ul style="list-style-type: none"> • Oriented to make appropriate use of solar energy. • Sited and designed to ensure that the energy efficiency of existing dwellings on adjoining lots is not unreasonably reduced. • Sited and designed to ensure that the performance of existing rooftop solar energy systems on adjoining lots in a General Residential Zone, Neighbourhood Residential Zone or Township Zone are not unreasonably reduced. The existing rooftop solar energy system must exist at the date the application is lodged. <p>Living areas and private open space should be located on the north side of the development, if practicable.</p> <p>Developments should be designed so that solar access to north-facing windows is maximised.</p>	<p>Standard met</p> <p>All dwellings are oriented to make appropriate use of solar energy. The energy efficiency of dwellings on adjoining lots is not unreasonably reduced as a result of the proposal, as demonstrated by the shadow diagrams. Habitable rooms and private open spaces are provided with sufficient solar access.</p> <p>Standard met</p> <p>Dwelling 1 and Dwelling 3 have located the living areas and SPOS to the northern side of the subject lot. Dwelling 2 have located their SPOS to the centre of the subject lot with good access to northern light due to there being no built form directly north of the SPOS.</p> <p>Standard met</p> <p>Dwelling 2 does not provide any north-facing windows, however, Dwelling 2 does provide ample western and eastern facing HRW.</p> <p>Additionally, Dwelling 1 and 3 both provides substantial north, western and eastern facing HRW windows allowing solar access to be maximised throughout the site.</p>	
<p>Decision Guidelines</p> <p>The design response.</p> <p>The size, orientation and slope of the lot.</p> <p>The existing amount of solar access to abutting properties.</p> <p>The availability of solar access to north-facing windows on the site.</p> <p>The extent to which an existing rooftop solar energy system on an adjoining lot is overshadowed by existing buildings or other permanent structures.</p> <p>Whether the existing rooftop solar energy system on an adjoining lot is appropriately located</p> <p>The effect of overshadowing on an existing rooftop solar energy system on an adjoining lot.</p> <p>To achieve and protect energy efficient dwellings and residential buildings.</p>	<p>Objective met</p>	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	To ensure the orientation and layout of development reduce fossil fuel energy use and make appropriate use of daylight and solar energy.	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-6 Open space objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B11	If any public or communal open space is provided on site, it should: <ul style="list-style-type: none"> • Be substantially fronted by dwellings, where appropriate. • Provide outlook for as many dwellings as practicable. • Be designed to protect any natural features on the site. • Be accessible and useable. 	Not applicable No public or communal open space provided on site.
Decision Guidelines	Any relevant plan or policy for open space in the PPF and the LPPF, including the MSS and local planning policies. The design response.	
Objective	To integrate the layout of development with any public and communal open space provided in or adjacent to the development.	✓ Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-7 Safety objective	
Title & Objective	Standard Met/Standard Not Met/NA
<p>Standard B12</p> <p>Entrances to dwellings and residential buildings should not be obscured or isolated from the street and internal accessways.</p> <p>Planting which creates unsafe spaces along streets and accessways should be avoided.</p> <p>Developments should be designed to provide good lighting, visibility and surveillance of car parks and internal accessways.</p> <p>Private spaces within developments should be protected from inappropriate use as public thoroughfares.</p>	<p>✓ Standard met</p> <p>The entrances of Dwellings 1 and 2 are visible from Bakers Road.</p> <p>The Dwelling 3 entrance is visible from the internal driveway.</p> <p>✓ Standard met with conditions</p> <p>A landscape plan has not been provided; however the development has the opportunity to provide safe planting along the street frontage and accessways.</p> <p>A condition of permit requires the provision of an appropriate landscape plan.</p> <p>✓ Standard met</p> <p>The development provides sensor lighting in car parking areas and passive surveillance is provided through habitable room windows at the front of the dwellings.</p> <p>✓ Standard met</p> <p>Private spaces are fenced or delineated by buildings</p>
Decision Guidelines	The design response.
Objectives	To ensure the layout of development provides for the safety and security of residents and property.
	✓ Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-8 Landscaping objectives	
Title & Objective	Standard Met/Standard Not Met/NA
<p>Standard B13</p> <p>The landscape layout and design should:</p> <ul style="list-style-type: none"> • Protect any predominant landscape features of the neighbourhood. • Take into account the soil type and drainage patterns of the site. • Allow for intended vegetation growth and structural protection of buildings. • In locations of habitat importance, maintain existing habitat and provide for new habitat for plants and animals. • Provide a safe, attractive and functional environment for residents. <p>Development should provide for the retention or planting of trees, where these are part of the character of the neighbourhood.</p> <p>Development should provide for the replacement of any significant trees that have been removed in the 12 months prior to the application being made</p> <p>The landscape design should specify landscape themes, vegetation (location and species), paving and lighting.</p> <p>Development should meet any additional landscape requirements specified in a schedule to the zone.</p> <p>All schedules to all residential zones: <i>"70% of ground level front setback, and side and rear setbacks, planted with substantial landscaping and canopy trees."</i></p>	<p>Standard met with conditions</p> <p>A landscape plan has not been provided however the development provides ample opportunity to provide appropriate landscaping throughout the site, including the front setback and areas of SPOS.</p> <p>A condition of permit requires the provision of a landscape plan.</p> <p>Standard met</p> <p>No trees have been proposed to be retained.</p> <p>Standard met</p> <p>There is no evidence that any significant trees have been removed from the site within the 12 months prior to the application being made.</p> <p>Standard met with conditions</p> <p>A landscape plan is required as a condition of permit to provide appropriate planning, paving and lighting as part of the condition to the planning permit.</p> <p>Standard not met</p> <p>Total front setback area is 154.6 metres² 88.9 square metres is set aside within the front setback for landscaping opportunities.</p> <p>Proposal therefore provides 57.5% of the ground level front setback for landscaping opportunities.</p> <p>This does not comply with the 70% landscape requirements.</p> <p>However, as detailed within the report, the area of landscaping will be increased once the proposed three (3) crossovers are reduced to two (2) crossovers as per the included planning permit condition.</p> <p>This will ensure that opportunities for landscaping, including canopy trees within the front setback, are further increased.</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

<p>Decision Guidelines</p>	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>Any relevant plan or policy for landscape design in the PPF and the LPPF, including the MSS and local planning policies.</p> <p>The design response.</p> <p>The location and size of gardens and the predominant plant types in the neighbourhood.</p> <p>The health of any trees to be removed.</p> <p>Whether a tree was removed to gain a development advantage.</p>			
	<p>Objectives</p>		<p>To encourage development that respects the landscape character of the neighbourhood.</p> <p>To encourage development that maintains and enhances habitat for plants and animals in locations of habitat importance.</p> <p>To provide appropriate landscaping.</p> <p>To encourage the retention of mature vegetation on the site.</p>	<p>✓ Objective met</p> <p>The ground floorplan provides demonstrates that there is ample opportunity for landscaping to be provided throughout the site.</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-9 Access objective	
Title & Objective	Standard Met/Standard Not Met/NA
<p>Standard B14</p> <p>The width of accessways or car spaces should not exceed:</p> <ul style="list-style-type: none"> • 33 per cent of the street frontage, or • if the width of the street frontage is less than 20 metres, 40 per cent of the street frontage. 	<p>X Standard not met</p> <p>The eastern front boundary is 21.85 metres in length and provides for three accessways (one retained accessway and two proposed accessways). The proposed width of all three (3) accessways along the street frontage is 41.18% and exceeds the requirement of 33% and is therefore an area of non-compliance.</p> <p>As detailed within the report, a condition of permit will require the consolidation of the two (2) crossovers for Dwellings 2 and 3, to provide common access to Dwellings 2 and 3 via a shared single width crossover which will play within the site to provide access to each respective garage.</p> <p>Currently, the three (3) crossovers occupy 9 metres of the frontage width. With the inclusion of the above condition, this will be reduced to 6 metres, which will result in only 27.46% of the frontage being occupied by accessways, which is a greatly improved outcome, resulting in compliance with Standard B14, as well as improving landscaping opportunities within the front setback and further meeting the expectations of Clause 22.09 by resulting in a lesser impact to on-street car parking.</p>
<p>No more than one single-width crossover should be provided for each dwelling fronting a street.</p>	<p>✓ Standard met</p> <p>Three crossovers are proposed.</p> <p>One existing crossover is to be retained for Dwelling 1.</p> <p>As detailed above, a condition of permit will require a shared crossover arrangement for Dwellings 2 and 3.</p>
<p>The location of crossovers should maximise retention of on-street car parking spaces.</p>	<p>✓ Standard met</p> <p>The proposal will result in minimal changes to the existing level of on-street car parking.</p>
<p>The number of access points to a road in a Transport Zone 2 or a Transport Zone 3 should be minimised.</p>	<p>Not applicable</p> <p>Bakers Road is not a TP22 or TP23</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	Developments must provide for access for service, emergency and delivery vehicles.	<p>✓ Standard met The proposed accessways provide a minimum width of 3 metres and would be accessible for emergency and delivery vehicles.</p>
Decision Guidelines	<p>The design response. The impact on neighbourhood character. The reduction of on-street car parking spaces. The effect on any significant vegetation on the site and footpath.</p>	
Objectives	To ensure the number and design of vehicle crossovers respects the neighbourhood character.	<p>✓ Objective met</p>

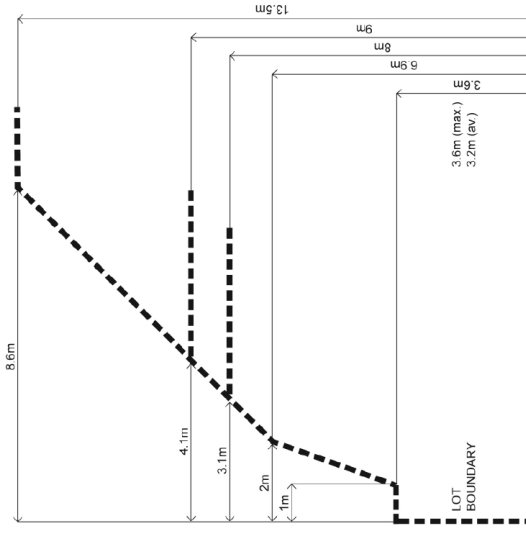
2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.03-10 Parking location objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B15	Car parking facilities should: <ul style="list-style-type: none"> • Be reasonably close and convenient to dwellings and residential buildings. • Be secure. • Be well ventilated if enclosed. Shared accessways or car parks of other dwellings and residential buildings should be located at least 1.5 metres from the windows of habitable rooms. This setback may be reduced to 1 metre where there is a fence at least 1.5 metres high or where window sills are at least 1.4 metres above the accessway.	Standard met Proposed garages are well connected and integrated into the design of the site and will allow safe and efficient movement on and off the site Standard met
Decision Guidelines	The design response.	
Objectives	To provide convenient parking for residents and visitors vehicles. To protect residents from vehicular noise within developments.	Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.04-1 Side and rear setbacks objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B17</p> <p>A new building not on or within 200mm of a boundary should be setback from side or rear boundaries:</p> <ul style="list-style-type: none"> At least the distance specified in a schedule to the zone, or <p>NRZ1: "A building wall opposite an area of secluded private open space or a window to a living room of an existing dwelling should be setback a minimum of 2 metres."</p> <ul style="list-style-type: none"> If no distance is specified in a schedule to the zone, 1 metre, plus 0.3 metres for every metre of height over 3.6 metres up to 6.9 metres, plus 1 metre for every metre of height over 6.9 metres. <p>Diagram B1 Side and rear setbacks</p>  <p>The diagram illustrates the setbacks for a building. The lot boundary is shown as a dashed line. The building footprint is shown as a solid line. The setbacks are: 8.6m from the left boundary, 4.1m from the top boundary, 3.1m from the right boundary, 2m from the bottom boundary, and 1m from the bottom-right corner. The height of the building is shown as 3.6m (max) and 3.2m (av). The diagram also shows a 13.5m setback from the top boundary to the right boundary, and a 9m setback from the top boundary to the bottom boundary. The diagram also shows a 5.9m setback from the top boundary to the right boundary, and a 3.6m (max) and 3.2m (av) setback from the top boundary to the bottom boundary.</p>	<p>Standard Met</p> <p>Minimum setback distances from boundaries</p> <p>North (sideage) Ground floor: 0 metres First floor: 2 metres</p> <p>East (frontage) Ground floor: 7 metres First floor: 7 metres</p> <p>South (sideage) Ground floor: 0 metres First floor: 5.7 metres</p> <p>West (rear) Ground floor: 1.5 metres</p> <p>Complies</p>	<p>Sunblinds, verandahs, porches, eaves, fascias, gutters, masonry chimneys, flues, pipes, domestic fuel or water tanks, and heating or cooling equipment or other services may encroach not more than 0.5 metres into the setbacks of this standard.</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	Landings having an area of not more than 2 square metres and less than 1 metre high, stairways, ramps, pergolas, shade sails and carports may encroach into the setbacks of this standard.	
Decision Guidelines	<p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>The design response.</p> <p>The impact on the amenity of the habitable room windows and secluded private open space of existing dwellings.</p> <p>Whether the wall is opposite an existing or simultaneously constructed wall built to the boundary.</p> <p>Whether the wall abuts a side or rear lane.</p>	
Objectives	To ensure that the height and setback of a building from a boundary respects the existing or preferred neighbourhood character and limits the impact on the amenity of existing dwellings.	<p>✓ Objective met</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.04-2 Walls on boundaries objective

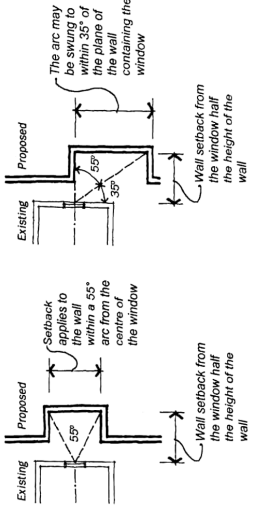
Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B18</p> <p>A new wall constructed on or within 200mm of a side or rear boundary of a lot or a carport constructed on or within 1 metre of a side or rear boundary of lot should not abut the boundary:</p> <ul style="list-style-type: none"> • For a length of more than the distance specified in the schedule to the zone; or • If no distance is specified in a schedule to the zone, for a length of more than: <ul style="list-style-type: none"> - 10 metres plus 25 per cent of the remaining length of the boundary of an adjoining lot, or - Where there are existing or simultaneously constructed walls or carports abutting the boundary on an abutting lot, the length of the existing or simultaneously constructed walls or carports, whichever is the greater. <p>A new wall or carport may fully abut a side or rear boundary where slope and retaining walls or fences would result in the effective height of the wall or carport being less than 2 metres on the abutting property.</p> <p>A building on a boundary includes a building set back up to 200mm from a boundary.</p> <p>The height of a new wall constructed on or within 200 mm of a side or rear boundary or a carport constructed on or within 1 metre of a side or rear boundary should not exceed an average of 3.2 metres with no part higher than 3.6 metres unless abutting a higher existing or simultaneously constructed wall.</p>	<p>Standard met</p> <p>Northern side boundary – length of boundary is 39.62 metres Length of wall on boundary permitted = 17.405 metres Garage one: 6.47m provided</p> <p>Southern side boundary – length of boundary is 39.62 metres Length of wall on boundary permitted = 17.405 metres Garage three: 6.4m provided</p> <p>Garages 1 and 3 both comply.</p> <p>Not applicable</p> <p>Standard met</p> <p>No other structure within 200mm from a boundary</p> <p>Standard met</p> <p>Northern side boundary – Dwelling 1, garage Average height = 3.2 m</p> <p>Southern side boundary - Dwelling 3, garage 3 Average height = 3.16 m</p> <p>Both Garage 1 and Garage 3 comply with the standard as no part is higher than 3.6 metres and the average proposed height of the wall on the boundary is 3.2 metres or less. Complies</p>	
<p>Decision Guidelines</p> <p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p>		

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

<p>Objectives</p>	<p>The design response.</p> <p>The extent to which walls on boundaries are part of the neighbourhood character.</p> <p>The impact on the amenity of existing dwellings.</p> <p>The opportunity to minimise the length of walls on boundaries by aligning a new wall on a boundary with an existing wall on a lot of an adjoining property.</p> <p>The orientation of the boundary that the wall is being built on.</p> <p>The width of the lot.</p> <p>The extent to which the slope and retaining walls or fences reduce the effective height of the wall.</p> <p>Whether the wall abuts a side or rear lane.</p> <p>The need to increase the wall height to screen a box gutter.</p> <p>To ensure that the location, length and height of a wall on a boundary respects the existing or preferred neighbourhood character and limits the impact on the amenity of existing dwellings.</p>		<p>✓ Objective met</p>
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2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.04-3 Daylight to existing windows objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B19</p>	<p>Buildings opposite an existing habitable room window should provide for a light court to the existing window that has a minimum area of 3 square metres and minimum dimension of 1 metre clear to the sky. The calculation of the area may include land on the abutting lot.</p> <p>Walls or carports more than 3 metres in height opposite an existing habitable room window should be set back from the window at least 50 per cent of the height of the new wall if the wall is within a 55 degree arc from the centre of the existing window. The arc may be swung to within 35 degrees of the plane of the wall containing the existing window.</p> <p>Diagram B2 Daylight to existing windows</p>  <p>Where the existing window is above ground floor level, the wall height is measured from the floor level of the room containing the window.</p>	<p>Standard Met All existing habitable room windows adjoining the subject lot are provided with an area greater than 3sqm and a minimum dimension of 1 metre clear to the sky. COMPLIES</p> <p>Standard met All proposed walls are sufficiently setback to comply with this standard.</p>
<p>Decision Guidelines</p>	<p>The design response.</p> <p>The extent to which the existing dwelling has provided for reasonable daylight access to its habitable rooms through the siting and orientation of its habitable room windows.</p> <p>The impact on the amenity of existing dwellings.</p>	
<p>Objective</p>	<p>To allow adequate daylight into existing habitable room windows.</p>	<p>Objective met</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.04-4 North-facing windows objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B20</p> <p>If a north-facing habitable room window of an existing dwelling is within 3 metres of a boundary on an abutting lot, a building should be setback from the boundary 1 metre, plus 0.6 metres for every metre of height over 3.6 metres up to 6.9 metres, plus 1 metre for every metre of height over 6.9 metres, for a distance of 3 metres from the edge of each side of the window.</p> <p>Diagram B3 North-facing windows</p> <p>Diagram B3 North-facing windows</p> <p>NORTH FACING HABITABLE ROOM WINDOW</p> <p>SOUTH BOUNDARY</p> <p>Applies when existing HRW is between 20° and 30°</p>	<p>Standard Met</p> <p>There are no north-facing HRW of an existing adjoining dwelling which face the subject site.</p>	
<p>Decision Guidelines</p> <p>The design response.</p> <p>Existing sunlight to the north-facing habitable room window of the existing dwelling.</p>	<p>A north facing window is a window with an axis perpendicular to its surface orientated north 20 degrees west to north 30 degrees east.</p>	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	The impact on the amenity of existing dwellings. To allow adequate solar access to existing north-facing habitable room windows.	✓ Objective met
Objective		

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.04-5 Overshadowing open space objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B21	<p>Where sunlight to the secluded private open space of an existing dwelling is reduced, at least 75 per cent, or 40 square metres with a minimum dimension of 3 metres, whichever is the lesser area, of the secluded private open space should receive a minimum of five hours of sunlight between 9am and 3pm on 22 Sept.</p> <p>If existing sunlight to the secluded private open space of an existing dwelling is less than the requirements of this standard, the amount of sunlight should not be further reduced.</p>	<p>✓ Standard met Shadow diagrams provided Existing SPOS exceeds this requirement</p> <p>✓ Standard met Shadow diagrams provided Existing SPOS exceeds this requirement</p>
Decision Guidelines	<p>The design response.</p> <p>The impact on the amenity of existing dwellings.</p> <p>Existing sunlight penetration to the secluded private open space of the existing dwelling.</p> <p>The time of day that sunlight will be available to the secluded private open space of the existing dwelling.</p> <p>The effect of a reduction in sunlight on the existing use of the existing secluded private open space.</p> <p>To ensure buildings do not significantly overshadow existing secluded private open space.</p>	
Objective		

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.04-6 Overlooking objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B22</p> <p>A habitable room window, balcony, terrace, deck, or patio should be located and designed to avoid direct views into the secluded private open space of an existing dwelling within a horizontal distance of 9 metres (measured at ground level) of the window, balcony, terrace, deck or patio. Views should be measured within a 45 degree angle from the plane of the window or perimeter of the balcony, terrace, deck or patio, and from a height of 1.7 metres above floor level.</p> <p>Diagram B4 Overlooking open space</p> <p>Standard B22</p> <p>A habitable room window, balcony, terrace, deck or patio with a direct view into a habitable room window of existing dwelling within a horizontal distance of 9 metres (measured at ground level) of the window, balcony, terrace, deck or patio should be either:</p> <ul style="list-style-type: none"> • Offset a minimum of 1.5 metres from the edge of one window to the edge of the other. • Have sill heights of at least 1.7 metres above floor level. • Have fixed, obscure glazing in any part of the window below 1.7 metre above floor 	<p>Standard met</p> <p>Dwelling 1 upper floor windows are obscured to a minimum height of 1.7 metres above the FFL.</p> <p>A 1.9 metre high northern boundary fence is provided and the stairs to the Dwelling 1 SPOS are provided with obscure glazing to a height of 1.7 metres above the finished floor level, therefore preventing opportunities for overlooking from Dwelling 1.</p> <p>Dwelling 2 provides only a first floor landing/corridor window which faces to the south, which poses no overlooking concerns as this not a habitable room window and furthermore to the south is the reserve.</p> <p>Dwelling 3 ground floor north facing HRW are highlight windows with a sill height a minimum of 1.7 metres above the FFL</p> <p>The raised deck is provided with a 1.7 metre high obscure glazing screening to the north and west to prevent overlooking.</p> <p>Furthermore, the west facing bedroom 2 window of Dwelling 3 is provided with an overlooking diagram which demonstrates that the 1.8 metres high fence with additional 0.3 metre high trellis prevents overlooking to the property to the west.</p> <p>As a result of the above assessment, it is determined that the proposal complies with requirements of the Standard with respect to overlooking.</p>	<p>Standard met</p> <p>All HRWs for Dwellings 1 and 2 have a sill height of at least 1.7 metres above the FFL or are provided with obscure glazing to a minimum height of 1.7 metres above the FFL.</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>level.</p> <ul style="list-style-type: none"> • Have permanently fixed external screens to at least 1.7 metres above floor level and be no more than 25 per cent transparent. <p>Obscure glazing in any part of the window below 1.7 metres above floor level may be operable provided that there are no direct views as specified in this standard.</p> <p>Screens used to obscure a view should be:</p> <ul style="list-style-type: none"> • Perforated panels or trellis with a maximum of 25 per cent openings or solid translucent panels. • Permanent, fixed, and durable. • Designed and coloured to blend in with the development. <p>The standard does not apply to a new habitable room window, balcony, terrace, deck or patio which faces a property boundary where there is a visual barrier at least 1.8 metres high and the floor level of the habitable room, balcony, terrace, deck or patio is less than 0.8 metres above ground level at the boundary.</p>	<p>✓ Standard met</p> <p>✓ Standard met No screens proposed.</p> <p>✓ Standard met As detailed above.</p>
<p>Decision Guidelines</p>	<p>The design response.</p> <p>The impact on the amenity of the secluded private open space or habitable room window.</p> <p>The existing extent of overlooking into the secluded private open space and habitable room window of existing dwellings.</p> <p>The internal daylight to and amenity of the proposed dwelling or residential building.</p> <p>To limit views into existing secluded private open space and habitable room windows.</p>	
<p>Objective</p>		

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.04-7 Internal views objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B23	Windows and balconies should be designed to prevent overlooking of more than 50 per cent of the secluded private open space of a lower-level dwelling or residential building directly below and within the same development.	<p>Standard met</p> <p>The proposed landing and stairs to the SPOS of Dwelling 1 and 2 is provided with obscure glazing to a minimum height of 1.7 metres above the FFL, minimising the opportunities for internal overlooking.</p>
Decision Guidelines	The design response.	
Objective	To limit views into the secluded private open space and habitable room windows of dwellings and residential buildings within a development.	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.04-8 Noise impacts objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B24	Noise sources, such as mechanical plant, should not be located near bedrooms of immediately adjacent existing dwellings.	<p>Standard met No noise generating sources (such as mechanical plant equipment) are located near bedrooms of adjoining existing dwellings.</p>
	Noise sensitive rooms and secluded private open spaces of new dwellings and residential buildings should take into account of noise sources on immediately adjacent properties.	<p>Standard met There are no relevant noise sources on the adjoining properties. Immediately adjoining properties are used for residential purposes, with the exception of the reserve to the south.</p>
	Dwellings and residential buildings close to busy roads, railway lines or industry should be designed to limit noise levels in habitable rooms.	<p>Standard met The site is not located close to busy roads or industry.</p>
Decision Guidelines	The design response.	
Objectives	To contain noise sources within development that may affect existing dwellings.	
	To protect residents from external noise.	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.05-1 Accessibility objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B25	The dwelling entries of the ground floor of dwellings and residential buildings should be accessible or able to be easily made accessible to people with limited mobility.	✓ Standard met with variance Dwelling 1, 2 and 3 feature an entry with a small step to the living areas on the ground floor.
Objective	To encourage the consideration of the needs of people with limited mobility in the design of developments.	✓ Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.05-2 Dwelling entry objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B26	Entries to dwellings and residential buildings should: <ul style="list-style-type: none"> • Be visible and easily identifiable from streets and other public areas. • Provide shelter, a sense of personal address and a transitional space around the entry. 	✓ Standard met The entries to the dwellings are visible and easily identifiable from either the street or internal accessway and provide shelter, sense of personal address and a transitional space around the entry.
Objective	To provide each dwelling or residential building with its own sense of identity.	✓ Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.05-3 Daylight to new windows objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
<p>Standard B27</p> <p>A window in a habitable room should be located to face:</p> <ul style="list-style-type: none"> • An outdoor space clear to the sky or a light court, with a minimum area of 3 square metres and minimum dimension of 1 metre clear to the sky, not including land on an abutting lot, or • A verandah provided it is open for at least on third of its perimeter, or • A carport provided it has two or more open sides and is open for at least on third of its perimeter. 	<p>Standard met</p> <p>All new windows face an outdoor space clear to sky with a minimum area of 3sqm and a minimum dimension of 1 metre.</p>	
<p>Decision Guidelines</p> <p>The design response.</p> <p>Whether there are other windows in the habitable room which have access to daylight.</p>	<p>Objective met</p> <p>To allow adequate daylight into new habitable room windows.</p>	

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.05-4 Private open space objective	
Title & Objective	Standard (Summarised)
<p>Standard B28</p>	<p>A dwelling or residential building should have private open space of an area and dimensions specified in a schedule to the zone.</p> <p><u>RGZ1</u>: None specified</p> <p><u>RGZ2</u>: "As per B28; or a balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from a living room."</p> <p><u>GRZ1</u>: "An area of 50 square metres of ground level, private open space, with an area of secluded private open space at the side or rear of the dwelling with a minimum area of 30 square metres and a minimum dimension of 5 metres and convenient access from a living room; or</p> <p>A balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from the main living area."</p> <p><u>GRZ2</u>: "As per the B28 40 sq m requirement, with the 25 sq m of secluded private open space at ground level having a minimum dimension of 5 metres; or</p> <p>A balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from the main living area."</p> <p><u>GRZ3</u>: "As per B28; or a balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from the main living area."</p> <p><u>NRZ1</u>: "An area of 60 square metres of ground level, private open space, with an area of secluded private open space at the side or rear of the dwelling with a minimum area of 40 square metres with a minimum dimension of 5 metres and convenient access from a living room; or</p> <p>A balcony or rooftop with a minimum area of 10 square metres with a minimum width of 2 metres that is directly accessible from the main living area."</p>
	<p>Standard Met/Standard Not Met/NA</p> <p>✓ Standard met</p> <p>Ground floor private open space as follows:</p> <ul style="list-style-type: none"> • Dwelling One A total area of 95.60 square metres provided to the front, side and rear of the dwelling, including a secluded private open space area of 42.12 square metres with a minimum dimension of 5 metres and convenient access from a living area. • Dwelling Two A total area of 85.40 square metres provided to the front, side and rear of the dwelling, including a secluded private open space area of 40.66 square metres with a minimum dimension of 5 metres and convenient access from a living area. • Dwelling Three A total area of 95.58 square metres provided to the front and rear of the dwelling, including a secluded private open space area of 54.08 square metres with a minimum dimension of 5.815 metres and convenient access from a living area.

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

	<p>If no area or dimensions are specified in a schedule to the zone, a dwelling or residential building should have private open space consisting of:</p> <ul style="list-style-type: none"> • An area of 40 square metres, with one part of the private open space to consist of secluded private open space at the side or rear of the dwelling or residential building with a minimum area of 25 square metres, a minimum dimension of 3 metres and convenient access from a living room, or • A balcony of 8 square metres with a minimum width of 1.6 metres and convenient access from a living room, or • A roof-top area of 10 square metres with a minimum width of 2 metres and convenient access from a living room. <p>The balcony requirements in Clause 55.05-4 do not apply to an apartment development.</p>	
<p>Decision Guidelines</p>	<p>The design response.</p> <p>The useability of the private open space, including its size and accessibility.</p> <p>The availability of and access to public or communal open space.</p> <p>The orientation of the lot to the street and the sun.</p>	
<p>Objective</p>	<p>To provide adequate private open space for the reasonable recreation and service needs of residents.</p>	<p>✓ Objective met</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.05-5 Solar access to open space objective

Title & Objective		Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B29	The private open space should be located on the north side of the dwelling or residential building, if appropriate.	<p>The private open space should be located on the north side of the dwelling or residential building, if appropriate.</p> <p>The southern boundary of secluded private open space should be set back from any wall on the north of the space at least $(2 + 0.9h)$ metres, where 'h' is the height of the wall.</p> <p>Diagram B5 Solar access to open space</p>	<p>Standard met</p> <p>The primary SPOS area of all dwellings is located to the north and west for Dwellings 1, 2 and 3, with good access to northern light.</p> <p>This is considered to be the most appropriate configuration due to the orientation of the subject site</p> <p>Standard met</p>
Decision Guidelines	The design response.	The useability and amenity of the secluded private open space based on the sunlight it will receive.	
Objective	To allow solar access into the secluded private open space of new dwellings and residential buildings.		Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.05-6 Storage objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B30	Each dwelling should have convenient access to at least 6 cubic metres of externally accessible, secure storage space.	<p>✓ Standard met Each dwelling is provided with 6 cubic metres of externally accessible storage (either within POS areas or garage), located outside their respective primary SPOS areas.</p>
Objective	To provide adequate storage facilities for each dwelling.	<p>✓ Objective met</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.06-1 Design detail objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B31	The design of buildings, including: <ul style="list-style-type: none"> • Façade articulation and detailing, • Window and door proportions, • Roof form, and • Verandahs, eaves, and parapets, should respect the existing or preferred neighbourhood character.	Standard met The design of the dwellings generally respects the existing and preferred neighbourhood character via a pitched roof form with eaves and traditional window and door proportions. Proposed façade articulation and detailing also respects the existing and preferred neighbourhood character of the immediate area and surrounds.
	Garages and carports should be visually compatible with the development and the existing or preferred neighbourhood character.	Standard met Proposed garages are visually compatible with the development and the existing and preferred neighbourhood character.
Decision Guidelines	Any relevant neighbourhood character objective, policy or statement set out in this scheme. The design response. The effect on the visual bulk of the building and whether this is acceptable in the neighbourhood setting. Whether the design is innovative and of a high architectural standard.	
Objective	To encourage design detail that respects the existing or preferred neighbourhood character.	Objective met

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.06-2 Front fences objective

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA					
<p>Standard B32</p> <p>The design of front fences should complement the design of the dwelling or residential building and any front fences on adjoining properties.</p> <p>A front fence within 3 metres of a street should not exceed:</p> <ul style="list-style-type: none"> The maximum height specified in a schedule to the zone, or <p>All schedules to all residential zones:</p> <p>“Maximum 1.5 metre height in streets in Transport Road Zone 2</p> <p>1.2 metre maximum height for other streets.”</p> <ul style="list-style-type: none"> If no maximum height is specified in a schedule to the zone, the maximum height specified in Table B3. <p>Table B3 Maximum front fence height</p> <table border="1" data-bbox="574 1025 651 1556"> <thead> <tr> <th>Street Context</th> <th>Maximum front fence height</th> </tr> </thead> <tbody> <tr> <td>Streets in a Transport Zone 2</td> <td>2 metres</td> </tr> <tr> <td>Other streets</td> <td>1.5 metres</td> </tr> </tbody> </table>	Street Context	Maximum front fence height	Streets in a Transport Zone 2	2 metres	Other streets	1.5 metres	<p>Standard Met/Standard Not Met/NA</p> <p>✓ Standard met No front fence proposed.</p> <p>✓ Standard met No front fence proposed.</p>
Street Context	Maximum front fence height						
Streets in a Transport Zone 2	2 metres						
Other streets	1.5 metres						
<p>Decision Guidelines</p> <p>Any relevant neighbourhood character objective, policy or statement set out in this scheme.</p> <p>The design response.</p> <p>The setback, height and appearance of front fences on adjacent properties.</p> <p>The extent to which slope and retaining walls reduce the effective height of the front fence.</p> <p>Whether the fence is needed to minimise noise intrusion.</p>							
<p>Objective</p> <p>To encourage front fence design that respects the existing or preferred neighbourhood character.</p>	<p>✓ Objective met</p>						

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.06-3 Common property objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B33	Developments should clearly delineate public, communal, and private areas.	<p>✓ Standard met</p> <p>Although the current layout requires no common property due to the independent vehicular access to each dwelling, as detailed within the report, a condition of permit will require common access via a single width crossover for Dwellings 2 and 3. The common property will be limited to the common accessway for these dwellings.</p>
Objectives	<p>Common property, where provided, should be functional and capable of efficient management.</p> <p>To ensure that communal open space, car parking, access areas and site facilities are practical, attractive, and easily maintained.</p> <p>To avoid future management difficulties in areas of common ownership.</p>	<p>✓ Standard met</p>

2.2.2 Town Planning Application - No. 4 Bakers Road, Dandenong North (Planning Application No. PLN22/0225) (Cont.)

Clause 55.06-4 Site services objectives

Title & Objective	Standard (Summarised)	Standard Met/Standard Not Met/NA
Standard B34	The design and layout of dwellings and residential buildings should provide sufficient space (including easements where required) and facilities for services to be installed and maintained efficiently and economically.	Standard met The layout of the development provides sufficient space for facilities and services to be installed and maintained.
	Bin and recycling enclosures, mailboxes and other site facilities should be adequate in size, durable, waterproof and blend in with the development.	Standard met All facilities are adequate in size and blend in with the development.
	Bin and recycling enclosures should be located for convenient access by residents.	Standard met All dwellings are provided with adequate bin enclosures and are conveniently accessible.
	Mailboxes should be provided and located for convenient access as required by Australia Post.	Standard met Mailboxes are located on the street frontage.
Decision Guidelines	The design response.	
Objectives	To ensure that site services can be installed and easily maintained.	Objective met
	To ensure that site facilities are accessible, adequate, and attractive.	

2.2.3 Planning Decisions Issued by Planning Minister's Delegate - November and December 2022

File Id: qA280444
Responsible Officer: Director City Planning Design & Amenity
Attachments:

1. Report Summary

This report provides Council with an update on the exercise of delegation by Planning Minister's delegate.

No decisions were reported for the months of November and December 2022.

2. Recommendation

That the report be noted.

MINUTE 664

Moved by: Cr Jim Memeti
Seconded by: Cr Angela Long

That the report be noted.

CARRIED

2.2.4 Planning Delegated Decisions Issued - November and December 2022

File Id:	qA280
Responsible Officer:	Director City Planning Design & Amenity
Attachments:	Planning Delegated Decisions Issued November and December 2022

1. Report Summary

This report provides Council with an update on the exercise of delegation by Council officers.

It provides a listing of Town Planning applications that were either decided or closed under delegation or withdrawn by applicants in November and December 2022.

It should be noted that where permits and notices of decision to grant permits have been issued, these applications have been assessed as being generally consistent with the Planning Scheme and Council's policies.

Application numbers with a PLA#, PLN#.01 or similar, are applications making amendments to previously approved planning permits.

The annotation 'SPEAR' (Streamlined Planning through Electronic Applications and Referrals) identifies where an application has been submitted electronically. SPEAR allows users to process planning permits and subdivision applications online.

2. Recommendation

That the items be received and noted.

MINUTE 665

Moved by: Cr Angela Long
Seconded by: Cr Rhonda Garad

That the items be received and noted.

CARRIED

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

STATUTORY PLANNING APPLICATIONS

**PLANNING DELEGATED DECISIONS ISSUED -
NOVEMBER AND DECEMBER 2022**

ATTACHMENT 1

**PLANNING DELEGATED
DECISIONS ISSUED
NOVEMBER AND DECEMBER 2022**

PAGES 23 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

City of Greater Dandenong

Planning Delegated Decisions Issued from 01/11/2022 to 31/12/2022

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLA22/0029	PlnAppAmd	No	22-24 Cahill Street DANDENONG SOUTH VIC 3175	Wolter Pty Ltd ATF Wolter Trust	AMENDMENT TO: The use of the site for the purpose of a Transfer Station & Materials Recycling (Resource Recovery) buildings and works, and a reduction of the car parking requirement for industry pursuant to Clause 52.06 of the Greater Dandenong Planning Scheme(PLN13/0423)	Amend planning permit conditions 1.1, 7 and 9-13 relating to fence height	Delegate	AmendPerm	23/11/2022	Dandenong
PLA22/0037	PlnAppAmd	No	2/12 Zenith Road DANDENONG SOUTH VIC 3175	Human Habitats	AMENDMENT TO: Use of the land for industry (Animal Processing), construct and carry out buildings and works, and a reduction in car parking requirements (PLN09/0356)	Amend planning permit to allow retention of existing	Delegate	AmendPerm	11/11/2022	Dandenong
PLA22/0039	PlnAppAmd	No	247-263 Greens Road DANDENONG SOUTH VIC 3175	Belfield Planning Consultants Pty Ltd	AMENDMENT TO: The use and development of the land for warehousing, offices, medical centre, convenience restaurant and food and drink Premises; Buildings and works in association with a service station, shops and a supermarket and alteration to access to a road in a Road Zone, Category 1 (PLN16/0046)	Amend permit preamble to include reduction in car parking and amend endorsed plans to allow outdoor seating area and additional signage	Delegate	AmendPerm	08/11/2022	Dandenong
PLA22/0042	PlnAppAmd	No	14-22 Discovery Road DANDENONG SOUTH VIC 3175	Stephen D'Andrea Pty Ltd	AMENDMENT TO: The development of the land for an industrial building and a reduction in car parking requirements under Clause 52.06 (PLN20/0073)	Amend permit to allow addition of industry as a use and reduction in car parking requirements	Delegate	AmendPerm	14/11/2022	Dandenong
KSLIFK									03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLA22/0052	PinAppAmd	No	141 Buckley Street NOBLE PARK VIC 3174	C Hout	Amendment to PLN20/0065 issued for the development of the land for one (1) double storey dwelling to the rear of an existing single storey dwelling, to allow for additional buildings and works to dwelling 2	No response to further information request	Delegate	Lapsed	08/12/2022	Noble Park
PLA22/0075	PinAppAmd	No	150 Bayliss Road DANDENONG SOUTH VIC 3175	Saltia Properties (Lyndhurst) Pty Ltd	Amendment to PLN19/0334 issued for the development of the land for a warehouse and a reduction in car parking, to allow for the construction of one (1) additional warehouse and a further reduction in the car parking requirements.	Amend endorsed plans to allow increase in warehouse floor area to 43880sqm	Delegate	AmendPerm	18/11/2022	Dandenong
PLA22/0079	PinAppAmd	No	31 MacPherson Street DANDENONG VIC 3175	SMART Town Planning Pty Ltd	AMENDMENT TO: Development of the land for five (5) dwellings comprising four (4) double storey dwellings and one (1) single storey dwelling (PLN19/0338)	Amend endorsed plans to reflect South East Water requirements providing a rear setback of 2.4m	Delegate	AmendPerm	25/11/2022	Dandenong
PLA22/0080	PinAppAmd	No	21-23 Loxwood Avenue KEYSBOROUGH VIC 3173	Hengfeng Investment Group Pty Ltd	AMENDMENT TO: Development of the land for forty two (42) dwellings, multi lot subdivision, native vegetation removal and creation of reserves (PLN17/0489)	Amend endorsed plans relating to trees noted for removal and retention	Delegate	AmendPerm	10/11/2022	Keysborough
PLA22/0089	PinAppAmd	No	22 Hemmings Street DANDENONG VIC 3175	J Gaba	AMENDMENT TO: Development of the land for five (5) double-storey dwellings (PLN21/0695)	Amend endorsed plans to allow structural support posts	Delegate	AmendPerm	22/11/2022	Yarraman
KSLIFK					2				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLA22/0104	PtnAppAmd	No	754-768 Princes Highway SPRINGVALE VIC 3171	Ouison Group	AMENDMENT TO: The use and development of the site for the purpose of a Service Station, Food and Drink Premises (Restaurant), Restricted Recreation Facility (Gym), Medical Centre and Shop, construct buildings and works associated with a supermarket, restricted retail premises and office, erect and display illuminated and non-illuminated business identification and high wall signage, to reduce the bicycle parking requirements, to reduce the car parking requirements and to alter access to a Road Zone Category 1, all in accordance with the endorsed plans (PLN15/0198)	Amend endorsed plans to construct a car wash, business identification sign, deletion of 4 car parking spaces	Delegate	AmendPerm	21/12/2022	Springvale North
PLA22/0105	PtnAppAmd	No	452 Cheltenham Road KEYSBOROUGH VIC 3173	Innovative Verandahs	Development of the land for one hundred and sixteen (116) dwellings and alteration of access to a road in a Road Zone Category 1 (PLN17/0603)	Amend endorsed plans to allow construction of a verandah to a dwelling	Applicant	Withdrawn	07/12/2022	Keysborough South
PLA22/0106	PtnAppAmd	No	4 Morris Court SPRINGVALE VIC 3171	F Bailan	AMENDMENT TO: Development of the land for two (2) double storey dwellings (PLN21/0133)	Amend plans to allow alteration to unit 2 garage wall height	Delegate	AmendPerm	08/12/2022	Springvale North
PLA22/0110	PtnAppAmd	No	1/28 Fifth Avenue DANDENONG VIC 3175	Beveridge Williams	AMENDMENT TO: Subdivision of the land into three (3) lots (PLN21/0262) SPEAR	Delete permit conditions 3 and 4 relating to building regulations and open space contribution as exempt under the planning scheme	Delegate	AmendPerm	16/12/2022	Yarraman
KSLIFK					3				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLA22/0113	PinAppAmd	No	7 Romsey Street NOBLE PARK VIC 3174	MG Land Surveyors	AMENDMENT TO: Subdivision of the land into four (4) lots (PLN21/0429) SPEAR	Delete permit Condition 4 relating to Building Regulations	Delegate	AmendPerm	14/12/2022	Noble Park
PLA22/0116	PinAppAmd	No	1 Haresta Avenue DANDENONG VIC 3175	MU Riaz	AMENDMENT TO: Subdivision of the land into three (3) lots (PLN21/0312)	Delete permit Condition 7 relating to Building Regulations	Delegate	AmendPerm	14/12/2022	Dandenong
PLA22/0120	PinAppAmd	No	34 Union Grove SPRINGVALE VIC 3171	R D Carter & Associates Pty Ltd	AMENDMENT TO: Subdivision of the land into three (3) lots (PLN22/0014) SPEAR	Delete permit Condition 4 relating to Building Regulations	Delegate	AmendPerm	16/12/2022	Springvale Central
PLA22/0122	PinAppAmd	No	194-198 Cheltenham Road KEYSBOROUGH VIC 3173	United Energy Distribution Pty Ltd	AMENDMENT TO: Development of land for industry (depot) (PLN22/0116)	Amend endorsed plans to allow various changes including fencing, parking, building levels, bins, tree protection measures and cable drum and pole storage locations	Delegate	AmendPerm	23/12/2022	Keysborough
KSLIFK					4				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN10/0807.02	PinAppAmd	No	20-30 Ian Street NOBLE PARK VIC 3174	Grey Street LV Construction Pty Ltd	AMENDMENT TO: Amendment to planning permit PLN10/0807.01, which allows for use and development of the land for the purpose of student accommodation (eighty-three dwellings for student accommodation), the construction of six shops, and a reduction in car parking, in accordance with the endorsed plans.	Permit has expired and proposal is contrary to requirements of s173 agreement	Delegate	Refusal	18/11/2022	Yarraman
PLN20/0449	PinApp	No	33 Neckolds Crescent NOBLE PARK VIC 3174	Architekton Ltd	The amendment seeks to amend the permit preamble, amend the permit conditions and amend the endorsed plans to allow for conversion of the student accommodation to residential hotel. Development of the land for four (4) double storey dwellings (in stages)	General Residential 1 Zone, 950sqm	Applicant	Withdrawn	11/11/2022	Springvale North
PLN21/0079	PinApp	No	12 Ian Street NOBLE PARK VIC 3174	AnC Planning Consultants	Use part of the land for the purpose of a Place of Assembly	Commercial 1 Zone, additional use of property for shisha cafe	Delegate	NOD	09/11/2022	Yarraman
PLN21/0107	PinApp	No	348 Springvale Road SPRINGVALE VIC 3171	V Tran	Use and development of the land for a child care centre, display of business identification signage, a reduction in the car parking requirements, and alteration of access to a road in a Transport Zone 2	General Residential 1 Zone	Applicant	Withdrawn	23/11/2022	Springvale Central
KSLIFK					5				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN21/0121	Pln/App	No	9 Belmont Avenue DANDENONG NORTH VIC 3175	SP Arch Design Pty Ltd	Use and development of the land for community care accommodation	General Residential 1 Zone, community care accommodation facility	Applicant	Withdrawn	23/11/2022	Noble Park North
PLN21/0452	Pln/App	No	86 Langhorne Street DANDENONG VIC 3175	O Alsharabati	Development of the land for three (3) double storey dwellings	General Residential 1 Zone, 721sqm	Delegate	Plan/Permit	16/12/2022	Dandenong
PLN21/0508	Pln/App	No	32-34 Bennet Street DANDENONG VIC 3175	Ace Recycling Group Pty Ltd	Use and development of the land for materials recycling	Proposal in inconsistent with Section 4 of the Planning and Environment Act 1987, fails to comply with Clause 13.07-1S, Clause 21.04-3 (Industrial), Clause 17.03-2S, Clause 19.03-5S and Clause 65	Delegate	Refusal	11/11/2022	Dandenong
PLN21/0542	Pln/App	No	6 Moya Crescent, NOBLE PARK VIC 3174	T Nguyen	Subdivision of the land into two (2) lots SPEAR	Residential	Delegate	Plan/Permit	30/11/2022	Springvale Central
PLN21/0543	Pln/App	No	885 Thompsons Road LYNDHURST VIC 3975	H Parker	Creation of access to a road in a Transport Zone 2 and vegetation removal	Proposal fails to comply with Clause 12.01-1S, Clause 21.06, Clause 52.17 and Clause 65	Delegate	Refusal	11/11/2022	Dandenong
KSLIFK					6				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN21/0574	PinApp	No	8 Briggs Crescent NOBLE PARK VIC 3174	Relio Consultants Pty Ltd	Development of the land for five (5) double storey dwellings	General Residential 1 Zone, 1156sqm	Delegate	NOD	19/12/2022	Yarraman
PLN21/0586	PinApp	No	177 Gladstone Road DANDENONG NORTH VIC 3175	Con Tsourounakis	Use and development of the land for a Child Care Centre and a reduction in the car parking requirement	No response to further information request	Delegate	Lapsed	07/12/2022	Cleeland
PLN21/0619	PinApp	No	51 Arnold Street NOBLE PARK VIC 3174	Mavi Designs Pty Ltd	Development of the land for two (2) double storey dwellings	General Residential 1 Zone, 557sqm	Delegate	NOD	02/11/2022	Noble Park
PLN21/0629	PinApp	No	1/12/18 Heatherton Road NOBLE PARK VIC 3174	Keeth Design Pty Ltd	Development of the land for one (1) dwelling on a lot less than 300 square metres and to create or alter access to a road in a Transport Zone 2	General Residential 1 Zone	Delegate	PlanPermit	16/11/2022	Yarraman
PLN21/0634	PinApp	No	54-56 Licola Crescent DANDENONG SOUTH VIC 3175	Lascaris Murat Designs	Use and development of the land for a warehouse, the display of business identification signage and a reduction in the car parking requirements	Industrial 2 Zone	Delegate	PlanPermit	30/11/2022	Dandenong
PLN21/0670	PinApp	No	3 Oldmeadow Street DANDENONG NORTH VIC 3175	AA Haidart	Development of the land for two (2) double storey dwellings	General Residential 1 Zone, 754sqm	Delegate	NOD	29/11/2022	Cleeland
KSLIFK									03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN21/0683	PlnApp	No	2 Moodemere Street NOBLE PARK VIC 3174	A Singh	Development of the land for two (2) double storey dwellings	Proposal does not respond to Clauses 15.01-1S, 15.01-2S, 21.05-1 (Urban Design Objectives), 22.09-3.1 and 22.09-3.3 (Landscaping and Car Parking) and does not meet various Objectives and Standards of Clause 55	Delegate	Refusal	17/11/2022	Noble Park
PLN21/0689	PlnApp	No	20 Rhodes Street SPRINGVALE VIC 3171	Aldo Dincalantonio Architect	The development of the land for three (3) double storey dwellings	General Residential 1 Zone, 839sqm	Delegate	PlanPermit	10/11/2022	Springvale North
PLN21/0715	PlnApp	No	50 Keys Road KEYSBOROUGH VIC 3173	Gary Johnston Building Design	Development of the land for one (1) dwelling	Green Wedge Zone	Delegate	PlanPermit	30/11/2022	Keysborough South
PLN21/0721	PlnApp	No	1/4 Brady Road DANDENONG NORTH VIC 3175	AMS Ply Ltd	Subdivision of the land into two (2) lots SPEAR	Residential	Delegate	PlanPermit	16/11/2022	Dandenong North
PLN22/0002	PlnApp	No	145 Harwood Road BANGHOLME VIC 3175	Keep up with Jones Design	Development of the land for a replacement dwelling	Green Wedge Zone, 3052sqm	Delegate	PlanPermit	07/11/2022	Keysborough South
KSLIFK					8				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/006	PinApp	No	34 Sheppeth Avenue NOBLE PARK VIC 3174	RD Design and Drafting Pty Ltd	Development of the land for three (3) double storey dwellings	Proposal does not respond to Clauses 15.01-1S, 15.01-2S, 21.05-1 (Urban Design Objectives), design objectives in GRZ1, does not meet design principles Clauses 22.09-3.1 and 22.09-3.3 (Landscaping and Car Parking) and various clauses in Clause 55 General Residential 1 Zone, 989sqm	Delegate	Refusal	18/11/2022	Noble Park
PLN22/002	PinApp	No	24 Meodemere Street NOBLE PARK VIC 3174	MM Simona	To construct one (1) single storey dwelling to the rear of an existing dwelling and alterations and additions to the existing dwelling		Delegate	PlanPermit	21/12/2022	Noble Park
PLN22/0036	PinApp	No	392 Princes Highway NOBLE PARK NORTH VIC 3174	Crosier Scott & Associates Pty Ltd	Buildings and works and to display internally illuminated business identification signs, electronic signs, and alteration of access to a Transport Zone 2	Commercial 2 Zone, extension to drive through roof and additional signage	Delegate	PlanPermit	14/11/2022	Noble Park North
PLN22/0066	PinApp	No	114 Fernside Drive BANGHOLME VIC 3175	MBDesignStudio Pty Ltd	Use and development of the site for freezing and cool storage, a rural store and a vehicle store with reduced setbacks and a reduction in the car parking requirements	The proposal does not meet the relevant objectives of Planning Victoria, Clause 11.01-1R (Green Wedges - Metropolitan/Melbourne), Clause 13.03-1S (Floodplain Management), Clause 14.01-1S (Design for Rural Areas), 15.03-2S (Aboriginal Cultural Heritage), Clause 21.06-3 and Clause 22.02 (Green Wedge), Clause 22.06 (Environmentally Sustainable Development) General Residential 1 Zone, 783sqm	Delegate	Refusal	21/12/2022	Keyborough South
PLN22/0068	PinApp	No	29 Theodore Avenue NOBLE PARK VIC 3174	Quang Pham Architecture	Development of the land for one (1) single storey dwelling to the rear of an existing, and construct and carry out works to the existing dwelling		Delegate	PlanPermit	16/12/2022	Noble Park
KSLIFK					9				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0080	PinApp	No	14 Bailey Court SPRINGVALE VIC 3171	Phuoc Tan Vuong	Development of the land for two (2) double storey dwellings	No response to further information request	Delegate	Lapsed	14/11/2022	Springvale Central
PLN22/0100	PinApp	No	59 David Street DANDENONG VIC 3175	Creative Living Innovations Pty Ltd	Development of the land for three (3) dwellings comprising two (2) double storey dwellings and one (1) single storey dwelling	General Residential 1 Zone, 747sqm	Delegate	NOD	30/11/2022	Cleland
PLN22/0103	PinApp/Vc	Yes	18 Park Drive DANDENONG SOUTH VIC 3175	Phil Bernardo Drafting Pty Ltd	Construction of a canopy to an existing warehouse building VICSMART	Industrial 1 Zone	Delegate	PlanPermit	23/11/2022	Dandenong
PLN22/0119	PinApp	No	4 Boyd Court DANDENONG NORTH VIC 3175	TJ Appleby	Development of the land for a single storey dwelling to the rear of an existing dwelling, alterations to the existing dwelling, and the removal of Easement E-1	Proposal fails to comply with Clause 21.05 (Built Form), Clause 55.02-02 (Residential Policy Objectives), Clause 32.08 (General Residential Zone, Schedule1), Clause 22-09-3.1 (Design Principles) Clause 22.09-3.3 (Incremental Change Area), Clause 52.06 (Design Standard 5: Urban Design), various objectives and standards of Clause 55, Clause 65	Delegate	Refusal	28/12/2022	Cleland
PLN22/0136	PinApp	No	3 Soden Road BANGHOLME VIC 3175	Apex Town Planning	Use and development of part of the land for a plant nursery and the display of business identification signage	Green Wedge Zone, 5026sqm, construct 3 greenhouse tunnels, plant nursery	Delegate	PlanPermit	21/12/2022	Keysborough South
KSLIFK					10				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0137	PinApp	No	89 Ordish Road DANDENONG SOUTH VIC 3175	Polytrade Recycling Pty Ltd trading as Polytrade Recycling	Use and development of the land for materials recycling and a reduction in the car parking requirements	No response to further information request	Delegate	Lapsed	07/12/2022	Dandenong
PLN22/0154	PinApp	No	139 Chapel Road KEYSBOROUGH VIC 3173	Clause 1 Planning	Use of land for student accommodation	General Residential 2 Zone, use of existing school gymnasium for overnight stays for school tutoring	Delegate	PlanPermit	21/12/2022	Keysborough South
PLN22/0156	PinApp	No	6 Balkan Court DANDENONG NORTH VIC 3175	GVK Town Planning	Development of the land for two (2) double storey dwellings	Neighbourhood Residential 1 Zone, 613sqm	Delegate	PlanPermit	03/11/2022	Dandenong North
PLN22/0178	PinApp	No	155 Princes Highway DANDENONG VIC 3175	Ke_Th Design Pty Ltd	Use and development of the land for a medical centre and the creation/alteration of access to a road in a Transport Zone 2	No response to further information request	Delegate	Lapsed	18/11/2022	Yarraman
PLN22/0183	PinApp	No	11 Neale Street SPRINGVALE VIC 3171	ABS Design & Construction Services	Development of the land for two (2) double storey dwellings	General Residential 1 Zone, 585.3sqm	Delegate	NOD	29/11/2022	Springvale Central
PLN22/0191	PinApp	No	2 Abbots Road DANDENONG SOUTH VIC 3175	Stephen D'Andrea Pty Ltd	Development of the land for warehouse	Industrial 1 Zone, 4713sqm, development of warehouse and ancillary office	Delegate	PlanPermit	21/11/2022	Dandenong
KSLIFK					11				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0192	PinApp	No	39 Swift Way DANDENONG SOUTH VIC 3175	Number34 Pty Ltd	The development of the land for an industrial building extension with a reduction of the car parking requirement	Industrial 1 Zone	Delegate	PlanPermit	07/11/2022	Dandenong
PLN22/0198	PinApp	No	110-116 Bangleholme Road DANDENONG SOUTH VIC 3175	Hilton Manufacturing Pty Ltd	To display an electronic, illuminated business identification sign	Industrial 2 Zone, one business identification sign	Delegate	PlanPermit	02/11/2022	Dandenong
PLN22/0199	PinApp	No	18 Kelly Court SPRINGVALE VIC 3171	Stephen D'Andrea Pty Ltd	Development of the land for two (2) warehouse buildings	Industrial 1 Zone	Delegate	NOD	28/11/2022	Springvale North
PLN22/0201	PinApp	No	14 Dandenong Street DANDENONG VIC 3175	Creative Living Innovations Pty Ltd	Development of the land for a warehouse	Industrial 1 Zone	Delegate	PlanPermit	25/11/2022	Dandenong
PLN22/0209	PinApp	No	27-31 Thomas Murrell Crescent DANDENONG SOUTH VIC 3175	Powerhouse Aus-Global Projects P/L	Buildings and Works (Industrial Building) and a reduction in the car parking requirements associated with an Industry Use	Proposal fails to provide appropriate and adequate car parking (Clause 52.06). proposal would result in a breach of registered restrictive covenant and proposal is not in accordance with landscaping under Clause 22.03-3	Delegate	Refusal	02/12/2022	Dandenong
KSLIFK					12				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0215	PinApp	No	1/1 Healey Road DANDENONG SOUTH VIC 3175	ESR Australia	To display business identification signage and internally illuminated business identification signage	Industrial 1 Zone, business identification signs to be updated due to rebranding	Delegate	PlanPermit	21/12/2022	Dandenong
PLN22/0218	PinApp	No	2 Morris Court SPRINGVALE VIC 3171	JJ Development Holdings Pty Ltd	Development of the land for two (2) double storey dwellings	General Residential 1 Zone, 587sqm	Delegate	PlanPermit	28/12/2022	Springvale North
PLN22/0248	PinApp	No	1671-1673 Centre Road SPRINGVALE VIC 3171	GWS Centre Road Property Pty Ltd	Development of the land for one (1) warehouse building and the alteration of access to a road in a Transport Zone 2	Industrial 1 Zone, 8056sqm, warehouse	Delegate	PlanPermit	08/12/2022	Springvale North
PLN22/0256	PinApp	No	8 Futura Road KEYSBOROUGH VIC 3173	KP Lim	Use of the site for a Transfer Station and a reduction of the car parking requirement pursuant to Clause 52.06 of the Greater Dandenong Planning Scheme	Proposal is inconsistent with Section 4 of the Planning and Environment Act and fails to comply with Clause 13.07-1S (Community Amenity, Human Health and Safety), Clause 17.03-2S & 19.03-5S (Waste Resource Recovery Facilities), Clause 21.04-3 (Industrial), Clause 33.01 (Industrial 1 Zone), Clause 53.14 (Resource Recovery), Clause 52.06 (Car Parking) and Clause the Greater Dandenong Planning Scheme	Delegate	Refusal	28/12/2022	Noble Park
PLN22/0257	PinApp	No	Shop F20 46-58 Buckingham Avenue SPRINGVALE VIC 3171	A & Y Legal	Use of land for the sale and consumption of liquor (in association with a Restaurant)	Commercial 1 Zone	Delegate	PlanPermit	24/11/2022	Springvale Central

13

03/01/2023

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2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0271	PinApp	No	37 David Street NOBLE PARK VIC 3174	Aru Design	Development of the land for a single storey dwelling to the rear of an existing dwelling and alterations to the existing dwelling	General Residential 1 Zone, 601sqm	Delegate	NOD	30/11/2022	Noble Park
PLN22/0276	PinApp	No	B1 291-303 Frankston Dandenong Road DANDEONG SOUTH VIC 3175	All Day Dogs Pty Ltd	Use of the land for domestic animal boarding	Industrial 1 Zone, Domestic Animal Boarding	Delegate	NOD	20/12/2022	Dandenong
PLN22/0292	PinApp	No	63 Elliott Road DANDEONG SOUTH VIC 3175	Nova Auto Parts Pty Ltd	Change of Use (Vehicle Sales)	No response to further information request	Delegate	Lapsed	02/11/2022	Dandenong
PLN22/0299	PinApp/Vic	Yes	4/21 Mills Road DANDEONG VIC 3175	Archi Design Office	Development of the land of a mezzanine associated with an existing warehouse building and to reduce the car parking requirements VICSMART	Industrial 1 Zone	Delegate	PlanPermit	21/11/2022	Dandenong
PLN22/0300	PinApp/Vic	Yes	5/21 Mills Road DANDEONG VIC 3175	Archi Design Office	Development of the land of a mezzanine associated with an existing warehouse building and to reduce the car parking requirements VICSMART	Industrial 1 Zone	Delegate	PlanPermit	21/11/2022	Dandenong
PLN22/0308	PinApp	No	1/28-30 Ardgowrie Road NOBLE PARK VIC 3174	Geomatics Engineers Melbourne Pty Ltd	Subdivision of the land into two (2) lots SPEAR	Residential	Delegate	PlanPermit	04/11/2022	Springvale North
KSLIFK									03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0317	PinApp	No	14 Lucian Avenue SPRINGVALE VIC 3171	Lucian Homes Pty Ltd	Development of the land for eight (8) double storey dwellings	General Residential 3 Zone, 1096sqm	Delegate	NOD	21/12/2022	Springvale North
PLN22/0326	PinApp	No	41-59 Colemans Road DANDENONG SOUTH VIC 3175	Charter Hall	Development of the land for a warehouse and to reduce the car parking requirements	Industrial 1 Zone	Delegate	PlanPermit	28/11/2022	Dandenong
PLN22/0342	PinApp	No	1 Frances Drive DANDENONG SOUTH VIC 3175	Quality First Designs Pty Ltd	Development of the land for a warehouse building	Industrial 1 Zone	Delegate	PlanPermit	04/11/2022	Dandenong
PLN22/0344	PinApp	No	100 Bloomfield Road NOBLE PARK VIC 3174	Three Thirds Group	Development of the land for two (2) double storey dwellings	Neighbourhood Residential 1 Zone, 636sqm	Delegate	NOD	18/11/2022	Noble Park
PLN22/0347	PinApp	No	57 Whitworth Avenue SPRINGVALE VIC 3171	Millar Merrigan	The development and use of the land for the purpose of an Education Centre (Secondary College) and to display business identification signage	General Residential 1 Zone, 998sqm, use and development of single storey VCE resource centre and business identification sign	Delegate	PlanPermit	16/12/2022	Springvale North
PLN22/0356	PinApp	No	429-431 Princes Highway NOBLE PARK VIC 3174	BDAI	Buildings and Works comprising external alterations to the existing Convenience Restaurant (KFC) and the erection and display of internally illuminated and non-illuminated business identification signage	General Residential 1 Zone, proposed refurbishment of existing KFC restaurant, resurfacing of carpark area and updated signage	Delegate	PlanPermit	10/11/2022	Yarraman
KSLIFK					15				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0363	PinApp	No	118 Logis Boulevard DANDENONG SOUTH VIC 3175	Monde Construction Pty Ltd	AMENDMENT RECEIVED: Reduction of the car parking requirement (associated with the use of motor repairs) and to display two (2) business identification signs (SEE PLA22/0125)	Industrial 3 Zone, two business identification signs non illuminated, and a reduction of car parking spaces	Delegate	PlanPermit	21/12/2022	Dandenong
PLN22/0365	PinApp	No	41 Bowmore Road NOBLE PARK VIC 3174	Design Studio 129	Development of the land for four (4) double storey dwellings on a lot	General Residential 1 Zone, 871sqm	Delegate	PlanPermit	25/11/2022	Yarraman
PLN22/0373	PinApp	No	2/31A Dandenong Street DANDENONG VIC 3175	S Kroyherr	Use of the land for Car Sales	Industrial 1 Zone	Delegate	PlanPermit	16/12/2022	Dandenong
PLN22/0375	PinApp	No	9 St James Avenue SPRINGSVALE VIC 3171	The Ellis Group Architects Pty Ltd	Development of the land for a child care centre	No response to further information request	Delegate	Lapsed	20/12/2022	Springvale Central
PLN22/0379	PinApp	No	42-44 Elliott Road DANDENONG SOUTH VIC 3175	J J Richards & Sons Pty Ltd	Construction of buildings and works	Industrial 1 Zone, upgrade of gravel carpark of entire site to concrete hardstand excluding building area	Delegate	PlanPermit	18/11/2022	Dandenong
PLN22/0381	PinApp	No	45 Keys Road KEYSBOROUGH VIC 3173	TH Ta	Development of the land for a single dwelling	Green Wedge A 1 Zone, 32110sqm	Delegate	PlanPermit	17/11/2022	Keysborough South
KSLIFK					16				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0387	PinApp	No	Kiesk 1 46-58 Buckingham Avenue SPRINGVALE VIC 3171	Install a Veranda Pty Ltd	Buildings and Works (Loading Bay Shelter)	Commercial 1 Zone	Delegate	PlanPermit	29/11/2022	Springvale Central
PLN22/0392	PinApp	No	1-19 South Park Drive DANDENONG SOUTH VIC 3175	365 Studio	To construct an industrial building	No response to further information request	Delegate	Lapsed	18/11/2022	Dandenong
PLN22/0406	PinApp	No	Ground 345-345 Springvale Road SPRINGVALE VIC 3171	Roofop Architecture & Design	Use of land for the sale and consumption of liquor and to display internally illuminated and electronic business identification signage	Commercial 1 Zone	Delegate	PlanPermit	21/12/2022	Springvale Central
PLN22/0408	PinApp	No	280 Pillars Road BANGHOLME VIC 3175	G Higgs	Use of the land for a dependent person's unit	Green Wedge 1 Zone	Delegate	PlanPermit	29/12/2022	Keysborough South
PLN22/0429	PinApp	No	Dandenong Market 16-46 Cleveland Street DANDENONG VIC 3175	All/Asia Dandenong Pty Ltd	The display of business identification signage including illuminated signs DECLARED AREA	Comprehensive Development 2 Zone, internally illuminated signage	Delegate	PlanPermit	17/11/2022	Cleveland
PLN22/0433	PinApp	No	228 Atlantic Drive KEYSBOROUGH VIC 3173	Stephen D'Andrea Pty Ltd	Development of the land for four (4) warehouses	Industrial 1 Zone, 11698sqm, construction of four warehouses with ancillary offices and associated car parking	Delegate	PlanPermit	23/12/2022	Keysborough South
KSLIFK					17				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0437	PinApp	No	1 Hammond Road DANDENONG VIC 3175	Junction Lodge Pty Ltd	Buildings and Works (Shelter) DECLARED AREA	Comprehensive Development 2 Zone, construction of shelter to cover existing truck wash bay	Delegate	PlanPermit	21/12/2022	Dandenong
PLN22/0439	PinApp	No	1/2 Princess Avenue SPRINGVALE VIC 3171	VM Vo	Subdivision of land into two (2) lots SPEAR	Residential	Delegate	PlanPermit	08/12/2022	Springvale Central
PLN22/0444	PinApp	No	65 Riverend Road BANGHOLME VIC 3175	Prossor Town Planning Pty Ltd	The construction of buildings and works to an existing Education Centre	Public Use 1 Zone, Urban Foodway Zone, Special Use 6 Zone	Delegate	PlanPermit	17/11/2022	Keysborough South
PLN22/0450	PinApp	No	29-33 Union Road DANDENONG SOUTH VIC 3175	Premier Roof Coatings Pty Ltd	Removal of native vegetation	One (1) tree	Delegate	PlanPermit	17/11/2022	Dandenong
PLN22/0453	PinApp	No	45 Portlink Drive DANDENONG SOUTH VIC 3175	G May	Display internally illuminated business identification signage	Industrial 1 Zone, business identification and internally illuminated signage	Delegate	PlanPermit	28/11/2022	Dandenong
PLN22/0463	PinApp	No	10 Ramsey Street NOBLE PARK VIC 3174	Syndicate 13 Squared Pty Ltd	Subdivision of the land into six (6) lots SPEAR	Residential	Delegate	PlanPermit	25/11/2022	Noble Park
KSLIFK									03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0466	PinApp	No	7 Parsons Avenue SPRINGVALE VIC 3171	Salami Construction Pty Ltd	Subdivision of the land into seven (7) lots SPEAR	Residential	Delegate	PlanPermit	22/11/2022	Springvale North
PLN22/0476	PinApp	No	112-126 Hailam Valley Road DANDENONG SOUTH VIC 3175	Install a Veranda Pty Ltd	Buildings and Works (Verandah)	Commercial 2 Zone	Delegate	PlanPermit	08/12/2022	Dandenong
PLN22/0477	PinApp	No	66 Herbert Street DANDENONG VIC 3175	WCL Development Pty Ltd	Subdivision of the land into seven (7) lots SPEAR	Residential	Delegate	PlanPermit	21/11/2022	Cleveland
PLN22/0480	PinApp	No	1/10 Holly Avenue DANDENONG NORTH VIC 3175	Nacha Moore Land Surveyors Pty Ltd	Subdivision of the land into four (4) lots SPEAR	Residential	Delegate	PlanPermit	02/12/2022	Noble Park North
PLN22/0483	PinApp	No	19 Richard Street SPRINGVALE SOUTH VIC 3172	Director Of Housing	Development of the land for two (2) dwellings on a lot	General Residential 1 Zone, 529sqm	Delegate	PlanPermit	06/12/2022	Springvale South
PLN22/0484	PinApp	No	1-11 Knowles Road DANDENONG SOUTH VIC 3175	LPOV Pty Ltd	To display one (1) internally illuminated business identification sign	Commercial 2 Zone, internally illuminated pylon sign	Delegate	PlanPermit	29/11/2022	Dandenong
KSLIFK					19				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0485	PinApp	No	21 Albert Avenue SPRINGVALE VIC 3171	Activate Town Planning Consultancy	Development of the land for twelve (12) triple storey dwellings	No response to further information request	Delegate	Lapsed	29/12/2022	Springvale Central
PLN22/0489	PinApp	No	19 Baldwin Avenue NOBLE PARK VIC 3174	AMS Pty Ltd	Subdivision of the land into three (3) lots SPEAR	Residential	Delegate	PlanPermit	21/11/2022	Noble Park
PLN22/0486	PinApp	No	41 Liege Avenue NOBLE PARK VIC 3174	Geomatics Engineers Melbourne Pty Ltd	Subdivision of the land into three (3) lots SPEAR	Residential	Delegate	PlanPermit	28/11/2022	Yarraman
PLN22/0500	PinApp	No	98 Kirkham Road DANDENONG VIC 3175	Nilsson Noel & Holmes (Surveyors) Pty Ltd	Subdivision of the land into nine (9) lots SPEAR	Residential	Delegate	PlanPermit	28/11/2022	Dandenong
PLN22/0514	PinAppVc	Yes	55 Isaac Road KEYSBOROUGH VIC 3173	Meher Assets Pty Ltd	Subdivision of the land into two (2) lots SPEAR VICSMART	Residential	Delegate	PlanPermit	08/12/2022	Noble Park
PLN22/0516	PinApp	No	15 Furnew Street SPRINGVALE VIC 3171	Nobelius Land Surveyors Pty Ltd	Subdivision of the land into three (3) lots SPEAR	Residential	Delegate	PlanPermit	12/12/2022	Springvale North
KSLIFK					20				03/01/2023	

2.2.4 Planning Delegated Decisions Issued - November and December 2022 (Cont.)

Application ID	Category	VicSmart	Property Address	Applicant Name	Description	Notes	Authority	Decision	Decision Date	Ward
PLN22/0524	PlnApp	No	12-14 Popes Road KEYSBOROUGH VIC 3173	H Tong	Subdivision of the land into two (2) lots SPEAR	Residential	Delegate	PlanPermit	12/12/2022	Noble Park
PLN22/0526	PlnApp/Vic	Yes	37 Union Grove SPRINGVALE VIC 3171	K Phuong	Subdivision of land into two (2) lots SPEAR (VICSMART)	Residential	Delegate	PlanPermit	01/12/2022	Springvale Central
PLN22/0534	PlnApp/Vic	Yes	43-53 Princes Highway DANDENONG SOUTH VIC 3175	Aisel(Australian Sub TC Pty Ltd C/-ProUrban	Buildings and Works (Fence and extension of crossovers) VICSMART	Commercial 2 Zone, installation of security fencing around perimeter of car park	Delegate	PlanPermit	13/12/2022	Dandenong
PLN22/0549	PlnApp	No	58 Princes Highway DANDENONG VIC 3175	A Zhou	Multi Dwelling Development x 15 (4 Storey Apartment) New and Reduction in Car Parking Requirements DECLARED AREA	Residential Growth 1 Zone, 696sqm and reduce number of car parking spaces by 15	Applicant	Withdrawn	12/12/2022	Cleland
PLN22/0556	PlnApp/Vic	Yes	10 Baldwin Avenue NOBLE PARK VIC 3174	Nobelius Land Surveyors Pty Ltd	Subdivision of the land into two (2) lots SPEAR VICSMART	Residential	Delegate	PlanPermit	29/12/2022	Noble Park
PLN22/0577	PlnApp/Vic	Yes	1 Gardiner Avenue DANDENONG NORTH VIC 3175	H Draganovic, S Draganovic, E Cosampinar	Subdivision of land into two (2) lots SPEAR (VICSMART)	Residential	Delegate	PlanPermit	22/12/2022	Noble Park North
KSLIFK					21				03/01/2023	

3 QUESTION TIME - PUBLIC

Question

Gabriel Hingley, Noble Park

Under current Council laws the allowable days and times for residential noise includes Sunday. This includes use of construction tools and equipment. As a local resident with a building development currently happening on the other side of the road to our property, our household (and other households on our street) are being exposed to loud noise on a Sunday from works going on there. Can the Council please consider the EPA guidelines provided by the Victorian government, which recommend that normal working hours for civil construction be limited to weekdays and Saturday only? You will find that a large number of councils in the Melbourne metro region follow these recommendations and prohibit civil construction on Sundays. Why, may I ask, not Greater Dandenong?

Response

Jody Bosman, Director City Planning, Design & Amenit

Consideration of this clause and possible alignment with the current EPA guidelines will occur when Council's Local Law No.2 is reviewed in the second half of 2023. That said, it does not exclude the use of the EPA guidelines if the said construction noise is considered unreasonable as outlined in the EPA guidelines.

Please note that EPA have a compliance function in respect of noise complaints relating to a commercial or industrial business and can be referred to EPA pollution hotline and the number, and it'll be in the minutes, is 1300 372 842.

Should Ms Hingley or any community member experience construction noise which disrupts sleep, daily living, learning, communication or relaxation please report it to council's customer service team and the appropriate officers will take action.

Question

Duncan Cumming, Springvale

Springvalley Reserve in Springvale South is a mess after the remediation works, especially towards the south end of the park. The existing paths and bridge across a small watercourse are gone and much of the space is now a swampy area with little apparent planning for drainage or usability. What works are planned to improve this area and when will they be completed?

Response

Craig Cinquegrana, Acting Director Business, Engineering & Major Projects

The most recent works have seen a new earthworks layer over the site and the key challenge here is to re-establish the grass cover before any further works can be commenced. The site will look a little overgrown and be mowed in a managed manner until the surface is secure from erosion by water run-off. It is hoped this will be the case by the end of Autumn 2023 which will allow for heavy machinery access to re-establish the path network and the associated infrastructure.

3 QUESTION TIME - PUBLIC (Cont.)

Question

Duncan Cumming, Springvale

There is a lot of election signage still visible in various parts of CGD particularly in Springvale and Springvale South.

Some of this is located on power poles and road signage and other areas not directly in council areas, but does council have a plan to remove any signage?

Response

Jody Bosman, Director City Planning, Design & Amenity

Election Signage is required to be removed within 14 days after the election date. Council Officers are aware of signage still being displayed and are removing these as discovered.

We request that if any community member becomes aware of election signage being displayed, that they utilise the "Snap, Send, Solve" phone app or contact our Customer Service Team, and the appropriate Officers will remove the signage.

Question

Duncan Cumming, Springvale

Council's municipal waste strategy expired in 2020 - when will it be updated and what can we expect in the new strategy?

Given the changed environment around recycling of soft plastics in particular there's an urgent need to move quickly towards a municipal collection of some kind. Glass recycling bins are another area of interest - are there plans to introduce these?

Response

Craig Cinquegrana, Acting Director Business, Engineering & Major Projects

The 2015-20 Greater Dandenong Waste and Litter Strategy is still in effect. We are currently working on an updated strategy for the next 5 years however it is still in draft. A draft updated strategy was presented to the executive team in 2022 and a number of minor changes and updates were requested to be made.

A number of other councils have also gone through or are going through this process at the moment and there are key items which will need to be included or addressed such as the implementation of Recycling Victoria, the container deposit scheme (CDS), Updates to FOGO, advanced waste treatment options and landfill diversion.

Whilst the recycling of soft plastics is a concern, from a local government perspective there is not a lot we as a Council can do except lobby to State Government to find a solution to address this ongoing concern.

3 QUESTION TIME - PUBLIC (Cont.)

Question

Phillip Lamaro, Dandenong

Council relocated the bus interchange from Thomas Street, Dandenong to Langhorne Street many years ago. The Thomas Street bus interchange had access to public toilets at the Council's multilevel car parking facilities. Langhorne Street has no public facilities so people are seen urinating in local walkways and in front of stores. As these were moved almost 10 years ago, I believe it is time Council provided facilities for this bus interchange.

Does Council have any plans to install or build public facilities to support the people at this bus interchange? If so, when is the ETA of these facilities?

Response

Craig Cinquegrana, Acting Director Business, Engineering & Major Projects

The Greater Dandenong Public Toilet Strategy 2021-2031 identifies a number of public toilets within short walking distance of this site and so there are no plans to install additional toilets. Officers will review the site to check whether the directional signage for these nearby sites is up to date.

Question

Phillip Lamaro, Dandenong

Lonsdale Street, Dandenong landscaping is very green with little to no flowers or colour.

Colour is commonly used to entice people and currently Lonsdale Street has no flowers or colour to encourage people to shop here.

Council has put temporary flower boxes along Lonsdale Street but these are again non flowering plants. Could Council start putting flowering plants in these flower boxes to install colour to the area. I look at the flower boxes on Palm Plaza walk which has many bright flowers of red, yellow and white but the flower boxes on Lonsdale Street have no colour.

Could Council start putting colourful flowering plants in the flower boxes along Lonsdale Street to create a more inviting and colourful area to encourage more people and shoppers to visit?

3 QUESTION TIME - PUBLIC (Cont.)

Response

Craig Cinquegrana, Acting Director Business, Engineering & Major Projects

The plant displays in Lonsdale Street feature Australian native plants and each display lasts for 6 months. At this time the plants have matured and can no longer remain in pots so they are removed and planted into local parks and reserves to improve plant diversity. This ensures the investment in the plant display is maximised and they have an ongoing life after their street display. The plant selection is informed by their ultimate use in parks and reserves. The design of the stainless steel crates dictates a larger pot size and requires less watering across the 600 metre distance of Lonsdale Street.

The approach in Palm Plaza differs as the plant volumes are significantly less. These 'Living Colour' displays feature Annuals which last for a single growing cycle of approximately 12 weeks then die off and need to be fully replaced. There are three seasonal displays per year in Palm Plaza. The design of the metal crates dictates a smaller pot size ideal for annuals and requires frequent watering.

There is a Wildflower Meadow planted at Pultney Street where it intersects with Lonsdale Street. At this location seeded wildflowers are maintained throughout the year and this location features bird and bee attracting wildflowers of various heights and colours.

Question

Phillip Lamaro, Dandenong

Since moving back to Dandenong I have noticed the new expensive clock at the Greater Dandenong Council building has not worked for months.

Response

Craig Cinquegrana, Acting Director Business, Engineering & Major Projects

Please provide the specific building name & location to enable council staff to investigate and provide an appropriate response. We thought it may have been the clock located at the Drum Theatre but that is working and working well.

Question

Susan Smith, Dandenong

I asked in a question at the last Council meeting regarding Dandenong Community Hub Design 2. I strongly support option 2 but was concerned that the children's services wing and the community services wing were not connected, which is necessary in a true integrated intergenerational community hub. The answer I received was that the community lounge and the children's services wing are connected.

However, the design clearly shows the lack of a door between the community lounge and the children's services wing. Was the published design missing a door? If not, where is the door?

3 QUESTION TIME - PUBLIC (Cont.)

Response

Marcus Forster, Acting Director Community Services

The concepts are indicative at this time, and not representative of the final build. Their purpose is to demonstrate that a project, on the identified site, can meet the expectations of Council as established in the Notice of Motion.

Concepts Option 2 currently includes an entrance off Stuart Street directly into the café/community lounge area and also an entrance leading to the children's services area, which must be controlled and restricted from all public areas in order to meet the relevant security requirements under legislation. Integration is aimed to be achieved through provision of both early years and community components being hosted at the same overall site.

Again, if these concepts are just concepts proving that the concept mandated by Council under the Notice of Motion can be achieved on the chosen site and are not indicative of the final design which will now take place over 2023.

Question

Carmel Puglisi, Dandenong

The Council website shows that detailed design and further consultation on the Dandenong Community Hub is due to occur this year in 2023. What month is that expected to occur?

Response

Marcus Forster, Acting Director Community Services

Recent community consultation concluded on Sunday 27 November 2022. The results have been prepared into a report which is currently scheduled to be presented to Councillors in March 2023, and then based on Councillor instruction the report will subsequently be scheduled for a Formal Council Meeting endorsement.

As per Council's website, the next steps for the project currently includes detailed design throughout 2023, which will include further consultation stages and incorporate the feedback gathered in 2022. Following further action by Council, the project page on the website will be updated and all stakeholders advised of the next steps.

3 QUESTION TIME - PUBLIC (Cont.)

Question

Silvia Mastrogiovanni, Dandenong

The community consultation for the concept design of the Dandenong Community Hub finished in November. What are the next steps with the project, including when will the resulting design be put on the Council website with explanation of what feedback on elements of the design have been incorporated and which elements have not, including the reasons why?

Response

Marcus Forster, Acting Director Community Services

Council conducted the consultation in the latter half of 2022 and is scheduled to be reviewed by Council in March 2023 with a view to endorsement of a preferred design, advancing to detailed design throughout 2023. All that information will be posted on the website. A report will accompany that endorsement at a Council meeting including all feedback gathered through the consultation period.

Question

Tina Congues, Dandenong

The Council website shows that detailed design and further consultation on the Dandenong Community Hub is due to occur this year in 2023. What month is that expected to occur?

This question was answered previously (above)

Question

Tina Congues, Dandenong

Since the 2nd round of the community consultation on the Capital Alliance Little India Redevelopment last year there has been

- a. no updates on the Capital Alliance website;
- b. no updates on the Development Victoria website; and
- c. no updated on the Greater Dandenong Council website, significant as Greater Dandenong are listed as a "Project Partner".

What is the status and timeframes of the project and when are Greater Dandenong Council's submissions to the two consultation periods last year going to be released to Greater Dandenong residents?

Response

Craig Cinquegrana, Acting Director Business, Engineering & Major Projects

Council will refer this query to Development Victoria for an update and response.

3 QUESTION TIME - PUBLIC (Cont.)

Question

Matthew Kirwan, Noble Park

When are the works in the billabong area of Fotheringham Reserve, Dandenong due to be completed, particularly the new boardwalks?

Response

Craig Cinquegrana, Acting Director Business, Engineering & Major Projects

Significant ecological restoration works such redefining levels and hydrological function, revegetation and erosion control are now complete and under ongoing maintenance programs.

Detailed designs for the boardwalk are progressing, construction will commence shortly after these designs are finalised. It was anticipated that construction will be completed throughout the summer months however this may be delayed pending availability of materials, weather, and complexity of design.

Question

Pam Naylor, Noble Park

What is the latest regarding development of a plan for the conservation part of Police Paddocks that was announced by the State Government last year? I imagine Greater Dandenong Council will be a key partner hence why I am asking this question.

Response

Marcus Forster, Acting Director Community Services

Bunurong Land Council have advised they have commenced initial consultations with the State Government and Parks Vic with regards to the plan for this area.

The City of Greater Dandenong will be a key stakeholder in developing the plan and is currently awaiting further advice from the project working group, as to the timing and schedule of further stakeholder consultation.

3 QUESTION TIME - PUBLIC (Cont.)

Question

Pam Naylor, Noble Park

When is the public exhibition of the Tree Protection Local Law going to start?

Response

Jody Bosman, Director City Planning, Design & Amenity

The public exhibition and consultation on the draft Tree Protection Local Law is scheduled to commence on 13 February 2023.

Question

Pam Naylor, Noble Park

When will public consultation on the new park at the corner of Railway Parade and Pamela Street, Noble Park start?

Response

Jody Bosman, Director City Planning, Design & Amenity

Officers have submitted a bid for CIP funding to design and construct the future park at 218 Railway Pde, Noble Park in the 2023-24 financial year. If this bid is successful, a draft design will be developed and consultation undertaken in the 2023-24 financial year. However, if the bid is not successful, another bid will need to be considered in the 2024-25 financial year.

Question

Gaye Guest, Keysborough

A Councillor tells me that the midnight fire works were not Council run fireworks. Is this so, that the 9.30pm family friendly ones were the only Council paid for fireworks on New Years eve? Since Diwali 2022, when local residents were not informed about the fireworks at Springers, fireworks have been going off nightly and continue to do so including last night. Fireworks are no longer a special event and on facebook 28 animals ended up in the pound on New Years Eve, an untold number ended up at the 24 hour VET clinics, one dog was hit on Springvale Road and left and others passed away all in the name of "celebration " and as one Councillor showed no empathy quoting "Get on the Beers" in his facebook post. How much are all our festivals costing CGD? Can residents have a break down of all these costs and where savings could be made? Policing of illicit fireworks is abhorrent and many residents have to sit with their pets and put on loud background noise to calm them nightly. Why are fireworks the "in thing " for festivals when they are environmentally taboo?

3 QUESTION TIME - PUBLIC (Cont.)

Response

Marcus Forster, Acting Director Community Services

I am advised by my colleague Mr Bosman that Local Law No 2 provides that a permit is required to discharge or cause or allow any fireworks to be discharged. It also requires compliance with council's Policy – Use of Fireworks.

Council itself holds two events per year that involve fireworks these are:

Springvale Snow Fest and New Years Eve. These events are highly popular including an expectation from the community to hold fireworks displays.

Information to the community is undertaken well in advance of these events, including print and social media to provide information on taking care of your animals when fireworks are being displayed. In addition, notification letter drops are provided to residents in the surrounding areas prior to an event.

Council's overall investment in public festivals and events is considered each year as part of its operational budget. Community consultation is welcomed during that budget development process. Diwali is a community event not run by Council.

For the New Year's 2023 Fireworks a permit was indeed issued after all requirements had been met in accordance with the policy. I can also confirm that our Local Laws officers did not receive complaints about illegal fireworks discharged on New Year's Eve, but that does not account for complaints that might have been made to Victoria Police and other agencies. Two complaints were received with regard to fireworks being discharged on 28th December 2022, but the address from which they were discharged is not known.

Where fireworks have been discharged at or from festivals or events these can be monitored or policed by Local Laws officers and where these have been discharged at those events or gatherings without a permit, then the appropriate enforcement action taken. However, it is almost certain that the fireworks being mentioned by Ms Guest were illegally discharged backyard fireworks and these are impossible for council's Local Laws officers to police.

Question

Joyce Harris, Noble Park

Can you provide a list of where all the 5G sites or proposed sites or expanding of sites are in the Greater City of Dandenong and who would be able to provide that and how quick?

3 QUESTION TIME - PUBLIC (Cont.)

Response

Jacqui Weatherill, Chief Executive Officer

I will take that question on notice.

Question

Joyce Harris, Noble Park

It has been noted that there is a surveillance trailer that has been funded by someone. It has the logo of City of Dandenong on it and a warning of 24-hour surveillance with all sorts of towers and eyes. It has been located in housing areas. It is not understood what it is for. Do Council have consent to use this and how is it funded? What is the purpose of having 24-hour surveillance that can be put on a vehicle and taken to any site and what is happening to the data collected from that surveillance?

Response

Marcus Forster, Acting Director Community Services

I will take that question on notice.

Question

Dom Boccari, Keysborough

The residents from the City of Greater Dandenong would like to understand have Councillors the ability to claim expenses for meetings and events in our municipality as well as outside the municipality. What rules are in place and how is it managed by Council?

Response

Lisa Roberts, Manager Governance

Council has a Council Expenses, Support and Accountability Policy developed under the Local Government Act. All Councils in Victoria must have a Councillor expenses policy so that is available on the website. This is currently under review but the policy details what expenses are paid for in detail. That can be sent to you or found on Council's website on the Councillor's page.

Question

Dom Boccari, Keysborough

Early last year it was reported to Council and the EPA that the City of Greater Dandenong has only one EPA air testing device far away from the toxic industrial zone in Dandenong, Ordish Road. Since then, I personally met with both Councillors, Memeti and Garad, and the EPA. And council officers have met about this urgent matter to investigate and install a second air testing device much closer to the toxic zone near Ordish Road. When will an additional air monitor be installed and where, if not, why not?

3 QUESTION TIME - PUBLIC (Cont.)

Response

Jody Bosman, Director City Planning, Design & Amenity

The conversation with EPA is ongoing. There is a meeting on Wednesday. It was part of the advocacy that this council made prior to the – in the lead up to the last state election and, in fact, postelection as well to the ministers who took over the portfolios, the responsible portfolios, the EPA amongst them, so we have got traction there.

The EPA has been a lot more active in the last couple of months with regard to the topic that you've raised and we're hoping that together with their – let's call it their research unit, their technical experts in that area that will have a community consultation session notified by them to the community and that coming out of that there will be an understanding by them and a review by them in terms of the need for and the placement of another air monitoring station.

In addition to the air monitoring we also raised with the EPA the need to do water quality monitoring, not just air monitoring. So this is something that I'm pleased to say that in the last month or so has really picked up. They are now being more engaging, more actively engaged with us, seeking the collaboration of our officers. It went very quiet for a while but it seems that we've got that now back on track, so hopefully you will something soon.

Question

Dom Boccari, Keysborough

When will we have that notification?

Response

Jody Bosman, Director City Planning, Design & Amenity

It is difficult to say. The notification will come from the EPA itself but obviously the advocacy that we put forward pre-state election, the letters to the minister's postelection and I think they've had some impact. Certainly, from the point of view that there's been active engagement by the EPA of ourselves, of the officers, with a view of answering just the very questions that you've asked tonight. I don't know when it is that they will be giving us that advice or those dates but you can be sure that we will keep the pressure on to have that as soon as possible.

3 QUESTION TIME - PUBLIC (Cont.)

Question

Dom Boccari, Keysborough

My question tonight surrounds the Councillor seeking reimbursement from the Dandenong Council to cover the cost of a legal matter that this certain councillor has against another resident. Back then it was against another councillor. Can Greater Dandenong residents request that all councillors reject the request for a refund or a remuneration refund to the councillor in question. The reason we ask for this is we ask you all consider the document that the previous CEO, Mr John Bennie, wrote on 4 February stating it had nothing to do with council and it was a matter for two residents.

Response

Jacqui Weatherill, Chief Executive Officer

This is a matter that may be becoming before the Council, so that question is for Councillors noting.

Jacqui Weatherill, Chief Executive Officer tabled a listing of responses to questions taken on notice/requiring further action at the previous Council meeting. A copy of the responses is provided as an attachment.

3 QUESTION TIME - PUBLIC (Cont.)

PUBLIC QUESTIONS TAKEN ON NOTICE/REQUIRING FURTHER ACTION

Date of Council Meeting	Question Asked By	Subject & Summary of Question	Responsible Officer	Date of Completion	Summary of Response
28/1/22 PQT4	Domenic Boccarti, Keysborough	<p>Has Council contributed \$200K towards a community park which is on private property Has our Council contributed \$200,000 towards a community parkland that is inside private property, and if so, why, as the wider community cannot access this park that is on private property?</p>	Director City Planning, Design & Amenity	23/01/23	<p>Initial response provided 12/12/22: I will have to take this question on notice as I am unclear as to which property Mr Boccarti is referring to. I will contact him and provide a response and copy all Councilors into that response.</p> <p>Further response provided 14/12/22: The resident has been contacted and we are awaiting a response.</p> <p>Further response provided 23/01/23: No response was received by resident. Question is considered complete.</p>

At the Ordinary meeting of Council on Monday, 24 March 2014, Council resolved to change the way Councilors and Public questions taken on notice are answered and recorded from 14 April 2014 meeting of Council onwards.

4 OFFICERS' REPORTS - PART TWO

4.1 CONTRACTS

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction

File Id:	qA482064
Responsible Officer:	Director Business, Engineering & Major Projects
Attachments:	Tender Information (Confidential)

1. Report Summary

This report outlines the tender process undertaken to select a suitability qualified and experienced contractor for the construction of an all-weather polyurethane surfaced athletic track at Ross Reserve in Noble Park. The new track and facilities will be IAAF- World Athletics compliant to the class 2 certification standard, a national only standard.

The project also includes a reconfigured natural turf infield with all the necessary supporting infrastructure to enable athletics competitions and training to be conducted at the complex. The project is a multi-year project that will be delivered over 2 financial years 22/23 - 23/24 and will take approximately 12 months to complete from tender award depending on weather constraints during the construction period.

2. Recommendation Summary

This report recommends that Council award Contract No. 2223-11 Ross Reserve – Athletic Track Reconstruction – Ross Reserve to Turf One Pty Ltd (ABN: 15 659 410 778) for a lump sum of Six Million, Six Hundred and Seventy-Four Thousand, Five Hundred and Ninety-Nine Dollars and Fifty-Eight Cents (\$6,674,599.58) including GST and contingency. This report also recommends that Council allocate a further \$4 million from Council's capital renewal program as part of the 23/24 financial year budget.

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

3. Background

The little athletics complex at Ross Reserve in Noble Park is Council's only synthetic rubberised track the only other track is a grass facility at Robert Booth Reserve in Dandenong. The Ross Reserve facility has reached the end of its serviceable life and now requires a full reconstruction including subgrade stabilisation, renewed and additional drainage along with new base pavement and installation of the polyurethane competition standard surface system. The track has now passed the stage of being able to be kept functioning with operational expenditure. The track in its current form was constructed in the late 1980's with a major refurbishment undertaken in 2012 to keep the track functioning and deferring the need for a total reconstruction for as long as possible.

The reconstruction project of the little athletics track and supporting infrastructure includes the construction of an all-weather polyurethane surface IAAF compliant athletics track to the class 2 certification standard. The class 2 certification will allow regional championships to be held at the centre. The project also includes a reconfigured natural turf infield with all the necessary supporting infrastructure to enable athletics competitions and training to be conducted at the complex.

4. Tender Process

Tender No. 2223-11 was advertised on Saturday 8 October 2022 in The Age Newspaper and on the Greater Dandenong City Council Website. The tender closed at 2.00pm on Wednesday 14 November 2022.

At the close of the tender period, tender submissions were received from three (3) contractors as indicated below:

- Polytan Asia Pacific Pty Ltd (ABN: 90 111 057 606)
- Turf Group Holdings Pty Ltd t/a Tuff Turf 'N' Co Pty Ltd (ABN: 63 134 718 433)
- Turf One Pty Ltd (ABN: 15 659 410 778)

5. Tender Evaluation

The tender evaluation panel comprised the Coordinator Open Space Projects, Project Manager - Open Space, Contracts & Administration Officer and a Civil Engineer from SportEng (Council's design consultant). Although no consulting Probity Auditor was appointed for this process all panel members signed Council's probity forms declaring that they would evaluate tenders fairly and would disclose any conflict of interest.

Each submission was assessed and ranked against all evaluation criteria by each member of the evaluation panel. These rankings were then collated and multiplied by the weighting to give a weighted attribute score for each criterion and totaled to give an overall comparative evaluation score for all criteria as shown in the following tables.

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

The tenders were evaluated using Council's Weighted Attribute Value Selection Method. The advertised evaluation criteria and the allocated weightings for evaluation are as follows:

Evaluation Criteria	Weighting
Price	40%
Relevant Experience	25%
Capability	20%
Social Procurement	5%
Local Industry	5%
Environmental	5%
OHS Management System	Pass/Fail
Environmental Management System	Pass/Fail

The evaluation criteria 2 – 6 (non-price criteria) are given a point score between 0 and 5 as detailed in the following table.

Score	Description
5	Excellent
4	Very Good
3	Good, better than average
2	Acceptable
1	Marginally acceptable (Success not assured)
0	Not Acceptable (failed to satisfy required standards)

The three (3) submissions were assessed and ranked against all evaluation criteria in accordance with the tender documents to ensure that each tenderer met the standards required for Council contractors. A failure in any criterion would automatically exclude a tenderer from further consideration for this contract.

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

The total of the six (6) weighted non-price attribute points along with the weighted price attribute resulting from the assessment are shown in the following table:

Tenderer	Price Point	Non-Price Points	Total Score	OHS	EMS
Turf One Pty Ltd	1.12	2.51	3.63	Certified & Compliance with Rapid Global	
Polytan Asia Pacific Pty Ltd	1.00	2.58	3.58	Certified & Compliance with Rapid Global	
Turf Group Holdings Pty Ltd trading as Turf Tuff 'N' Co Pty Ltd	0.62	2.23	2.85	Certified & Compliance with Rapid Global	

Please Note: Rapid Global is a third-party pre-qualification and verification system used by Council and six (6) other Victorian Councils enabling the sharing of OH&S data. It is a Risk and OH&S system where contractors can upload their Occupational Health & Safety, Risk and Environment Plans and Policies as well as up to date insurances

Tender Interviews

Post tender interviews were held by the tender evaluation panel with the two (2) highest scoring tenderers Turf One Pty Ltd and Polytan Asia Pacific Pty Ltd. The purpose of the interviews was to make sure that the tenderers fully understood the design brief, drawings and specifications for this significant project. The interview process provided the opportunity for tenderers and council officers to clarify and answer any further questions that had arisen as part of the tender process.

Relevant Experience

Turf One Pty Ltd is based in Hobsons Bay and was established in 2010, it covers all sports and all playing surfaces from design, construction and installation through to ongoing care and maintenance. They have demonstrated experience in projects of a similar nature and value to the Ross Reserve athletic track reconstruction including the following projects:

- a. Davis Reserve Athletics Track Update - \$3.84m – City of Monash completed March 2022.
- b. Civic Reserve Sporting Facilities - Construction of an all-weather synthetic track - \$6.17m – Mornington Peninsula Shire Council completed June 2019.
- c. Hensley Reserve IAAF Athletics Track Renewal - \$566k – Mornington Peninsula Shire Council completed April 2020.
- d. Casey Fields Regional Soccer Facility Construction - \$11m – City of Casey completed November 2019.

Note – Turf one has recently completed (21/22FY) the total reconstruction of the Burden Park Tennis Courts in Springvale. Works also included all necessary supporting infrastructure and were delivered in accordance with the contract documentation to the required standard, on time and within budget.

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

6. Financial Implications

This multi-year project's expenditure will be split over 2 financial years. The current budget allocation in the 22/23 FY is \$2.5 million for year 1 and is expected to be expended by the end of this financial year if the project proceeds. A year 2 complementary budget was intended as part of the delivery method and accordingly a further \$4 million has been forecast in the renewal program and will require approval by Council in the 23/24 FY. Accordingly it is proposed that Council allocates \$4 million from the capital renewal program as part of the 23/24 financial year budget.

7. Social Procurement

Turf One Pty Ltd currently has an employment contract with Latrobe and RMIT Universities, providing Engineering Student work experience. Turf One Pty Ltd has historically employed people from diverse ethnic backgrounds and maintain an ongoing commitment to training new employees in all ranges of skills. They are currently working on a range of initiatives to widen its contribution to social sustainability including a proportion of the entity's profits each year which are donated to non-for-profit organisations.

8. Local Industry

Turf One Pty Ltd will be spending 1% on labour and 5% on material to be sourced within the City of Greater Dandenong.

9. Environmental Management

Turf One Pty Ltd has purchased new modern earth moving plant and equipment to provide high energy efficiency significantly reducing fuel consumption. Turf One Pty Ltd utilises recycled materials, wherever possible and endeavours to minimise waste generation. It also strives to reduce the disposal of reusable materials to landfill.

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

10. Consultation

Consultation and feedback have been undertaken with all the users of the facility with reviews of the design documentation undertaken at various stages as the plans were developed. The design documentation has also been reviewed by the relevant sporting associations and governing bodies as part of the design development process. Council's Sport and Leisure Team has led the consultation process throughout the detail design process. There is a current Council adopted masterplan in place for Ross Reserve which includes the little athletics precinct.

11. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* (the LGA 2020) states that a Council must in the performance of its role give effect to the overarching governance principles. When a

tender process is undertaken it is fundamentally underpinned by the following overarching governance principles:

- Section 9(a) of the LGA2020 - Council decisions are to be made and actions taken in accordance with the relevant law;
- Section 9(b) of the LGA2020 - Priority is to be given to achieving the best outcomes for the municipal community, including future generations;
- Section 9(c) of the LGA2020 - the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted;
- Section 9(e) of the LGA 2020 - innovation and continuous improvement is to be pursued;
- Section 9(f) of the LGA 2020 - collaboration with other councils and governments and statutory bodies is to be sought;
- Section 9(g) of the LGA2020 - the ongoing financial viability of the Council is to be ensured; and
- Section 9(i) of the LGA2020 - the transparency of Council decisions, actions and information is to be ensured.

In giving effect to the overarching governance principles above, the following supporting principles are also considered throughout any tender process:

- Section 89 of the LGA2020 - the strategic planning principles; and
- Section 1010 of the LGA 2020 - the financial management principles.

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

12. Victorian Charter of Human Rights and Responsibilities

Council, Councillors and members of Council staff are a public authority under the *Charter of Human Rights and Responsibilities Act 2006* and, as such, are all responsible to act in accordance with the *Victorian Charter of Human Rights and Responsibilities 2006* (the Charter).

All matters relevant to the Victorian Human Rights Charter have been considered in the preparation of this report and are consistent with the standards set by the Charter.

Included in the tender submissions, successful contractors have completed the Modern Slavery Questionnaire, Questionnaire for Potential Contractors (Fair Work) and the Victorian Child Safe Standards Questionnaire (Schedule 9).

The responses provided to these statements by all successful contractors were assessed and determined to be satisfactory in the context of the Victorian Charter of Human Rights and Responsibilities.

13. The Gender Equality Act 2020

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Included in the submission for this tender, contractors were required to address Council's Social Employment opportunities (Schedule 7B). This includes questions to address Council's Diversity, Access and Equity Policy.

The responses provided to these statements by all successful contractors were assessed and determined to be satisfactory in the context of the Gender Equality Act.

14. Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a Climate and Ecological Emergency and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has minimal impact on Council's Declaration on a Climate and Ecological Emergency, Council's Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability.

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

15. Conclusion

At the conclusion of the tender evaluation process, which included a preselection interview, the evaluation panel agreed that the tender submission from **Turf One Pty Ltd (ABN: 15 659 410 778)** represented the best value outcome for Council and should be accepted due to:

1. The conforming and competitively priced tender submission.
2. The clear understanding of the design, drawings and specifications.
3. The recent successful completion of the Burden Park Tennis Courts reconstruction project which was delivered on time in accordance with the tender documentation and within budget.
4. Receiving a pass for their Occupational Health and Safety (OH&S) and Environmental Management Systems; and being
5. Registered and pre-qualified with Rapid Global (Council's Contractor Risk Management Compliance database).

16. Recommendation

That Council:

1. **awards Contract No. 2223-11 Ross Reserve – Athletic Track Reconstruction – Ross Reserve to Turf One Pty Ltd (ABN: 15 659 410 778) for a lump sum of Six Million, Six Hundred and Seventy-Four Thousand, Five Hundred and Ninety-Nine Dollars and Fifty-Eight Cents (\$6,674,599.58) including GST and contingency;**
2. **refers to next financial year's budget process an allocation of \$4 million as part of the capital renewal program for the 23/24 financial year budget; and**
3. **signs and seals the contract documents when prepared.**

MOTION

Moved by: Cr Sean O'Reilly

Seconded by: Cr Lana Formoso

That Council:

1. **awards Contract No. 2223-11 Ross Reserve – Athletic Track Reconstruction – Ross Reserve to Turf One Pty Ltd (ABN: 15 659 410 778) for a lump sum of Six Million, Six Hundred and Seventy-Four Thousand, Five Hundred and Ninety-Nine Dollars and Fifty-Eight Cents (\$6,674,599.58) including GST and contingency;**
2. **refers to next financial year's budget process an allocation of \$4 million as part of the capital renewal program for the 23/24 financial year budget; and**
3. **signs and seals the contract documents when prepared.**

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

MOTION

Moved by: Cr Bob Milkovic

Seconded by: Cr Tim Dark

That the alternate motion be put.

ALTERNATE MOTION

Moved by: Cr Bob Milkovic

Seconded by: Cr Tim Dark

That the item be deferred until such time as sufficient information is provided to Councillors.

LOST

For Motion: Cr Tim Dark, Cr Rhonda Garad, Cr Bob Milkovic.

Against Motion: Cr Lana Formoso, Cr Eden Foster, Cr Richard Lim OAM, Cr Angela Long, Cr Jim Memeti, Cr Sean O'Reilly, Cr Sophie Tan.

MINUTE 666

Moved by: Cr Sean O'Reilly

Seconded by: Cr Angela Long

That Council:

- 1. awards Contract No. 2223-11 Ross Reserve – Athletic Track Reconstruction – Ross Reserve to Turf One Pty Ltd (ABN: 15 659 410 778) for a lump sum of Six Million, Six Hundred and Seventy-Four Thousand, Five Hundred and Ninety-Nine Dollars and Fifty-Eight Cents (\$6,674,599.58) including GST and contingency;**
- 2 refers to next financial year's budget process an allocation of \$4 million as part of the capital renewal program for the 23/24 financial year budget; and**
- 3 signs and seals the contract documents when prepared.**

CARRIED

4.1.1 Contract No. 2223-11 Ross Reserve - Athletics Track Reconstruction (Cont.)

For Motion: Cr Lana Formoso, Cr Eden Foster, Cr Richard Lim OAM, Cr Angela Long, Cr Jim Memeti, Cr Sean O'Reilly, Cr Sophie Tan.

Against Motion: Cr Tim Dark, Cr Rhonda Garad, Cr Bob Milkovic.

Cr Bob Milkovic left the Chamber at 8.14 pm.

4.1.2 Contract No. 2223-27 Railway Pde Shopping Strip - Streetscape Upgrade

File Id:	qA488156
Responsible Officer:	Director Business, Engineering & Major Projects
Attachments:	Tender Information (Confidential)

1. Report Summary

This report summarises the tender process undertaken by Council to select a suitably qualified and experienced contractor to undertake streetscape upgrade works at the Railway Parade Shopping Centre in Yarraman.

Works under this contract include the following: new pedestrian pavement, new street furniture, raised garden beds and tree planting.

This is a Lump Sum Contract.

2. Recommendation Summary

This report recommends that Council awards Contract No. 2223-27 Railway Parade Shopping Centre streetscape upgrade works to Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079) for a lump sum price of Six Hundred and Four Thousand, Three Hundred and Fifty Dollars and Fifty-Five Cents (\$604,350.55) including contingency and GST.

4.1.2 Contract No. 2223-27 Railway Pde Shopping Strip - Streetscape Upgrade (Cont.)

3. Background

The streetscape infrastructure and landscape at the Railway Parade shopping Centre in Yarraman has reached the end of its useful serviceable life and now requires renewal to remain safe, fit for purpose and functional. The streetscape was last upgraded in the bicentennial year 1988 as part of a previous federal government grant allocation.

4. Tender Process

The public tender was advertised in The Age Newspaper on Saturday 26 November 2022 and closed at 2pm on Tuesday 20 December 2022.

At the close of the advertising period only one (1) tender submission was received from the following company:

1. Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079)

Note – Whilst is not ideal to only receive one tender, it is not unusual in the current environment with so much capital infrastructure works being undertaken across the state. All Local Government Authorities are experiencing the same issue with some receiving no submissions when they call for tenders.

5. Tender Evaluation

The Tender Evaluation Panel comprised of Coordinator Open Space Projects, Project Manager – Open Space, Project Manager and Contracts Officer. All panel members signed Council's probity forms declaring that they would evaluate tenders fairly and would disclose any conflict of interest.

The tenders were evaluated using Council's Weighted Attribute Value Selection method. The evaluation criteria included in the tender documents and allocated weightings used to evaluate the tender are as follows:

	Evaluation Criteria	Weighting
1	Tendered Rates	45%
2	Relevant Experience	25%
3	Capability	15%
4	Social Procurement	5%
5	Local Industry	5%
6	Environmental	5%

4.1.2 Contract No. 2223-27 Railway Pde Shopping Strip - Streetscape Upgrade (Cont.)

Points were awarded on a scale of 0-5 based on the score parameters listed below.

Score	Description
5	Excellent
4	Very Good
3	Good, Better than Average
2	Acceptable
1	Marginally Acceptable (Success Not Assured)
0	Not Acceptable

The submission was assessed and ranked against all evaluation criteria, to ensure that the tenderer met the standards required for Council contractors. A fail in any criterion automatically excludes a tenderer from further consideration for a contract.

The weighted attribute point scores resulting from the assessment are shown in the following table:

Tenderer	OHS and EMS	Price Points	Non-Price Points	Total Score
Blue Peak Constructions Pty Ltd	Registered and compliant with Rapid Global	1.13	2.32	3.45

Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079) has demonstrated experience in projects of a similar nature and value to the Railway Parade Shopping Centre Project nominating the following as examples of projects previously completed. Two of which were recently completed for the City of Greater Dandenong to the required standard in conformance with the design and tender documents:

1. Melville Moreland Streetscape – Merri-Bek City Council - \$1 Million
2. Britannia Mall Mitcham – City of Whitehorse - \$960,000
3. Douglas St Streetscape Works – City of Greater Dandenong - \$984,000
4. Ian St Streetscape Works – City of Greater Dandenong - \$450,000 and
5. Hastings Laneway Streetscape – Mornington Peninsula Shire - \$200,000.

Note - Blue Peak Constructions is also a preferred contractor on one of Council's approved contractor panels.

4.1.2 Contract No. 2223-27 Railway Pde Shopping Strip - Streetscape Upgrade (Cont.)

6. Financial Implications

The tendered lump sum amount is within the current budget allocation for the project in Council's 22/23 financial year capital program.

Lump Sum A lump sum contract, or a stipulated sum contract will require that the supplier agree to provide specified services for a stipulated or fixed price.

7. Social Procurement

Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079) aims to bring people into employment from specific marginalised cohorts such as the long term unemployed, public housing tenants, those with a disability, indigenous background, refugees or migrants, those facing homelessness and youth.

8. Local Industry

Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079) has advised they will spend 80% on labour, 90% on materials, 100% of plant and 80% of supervision on local content. The estimated value of major items purchased from within Council's boundary is \$150,000.

9. Environmental Management

Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079) policy is based on current acts and regulations. Such as Environment Protection Act 1970, Environment Protection Act 2017 (the 2017 Act)

Pollution of Waters by Oils and Noxious Substances Act 1986, National Environment Protection Council (Victoria) Act 1995 and AS/NZS 14001:2016.

10. Consultation

Substantial community consultation has been undertaken as part of the concept design and subsequent detail design phase of the project prior to tendering. All shop keepers have been consulted including surrounding neighbouring residents and the Ward Councillors who interact with the shopping centre.

4.1.2 Contract No. 2223-27 Railway Pde Shopping Strip - Streetscape Upgrade (Cont.)

11. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* (the LGA 2020) states that a Council must in the performance of its role give effect to the overarching governance principles. When a

tender process is undertaken it is fundamentally underpinned by the following overarching governance principles:

- Section 9(a) of the LGA2020 - Council decisions are to be made and actions taken in accordance with the relevant law;
- Section 9(b) of the LGA2020 - Priority is to be given to achieving the best outcomes for the municipal community, including future generations;
- Section 9(c) of the LGA2020 - the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted;
- Section 9(e) of the LGA 2020 - innovation and continuous improvement is to be pursued;
- Section 9(f) of the LGA 2020 - collaboration with other councils and governments and statutory bodies is to be sought;
- Section 9(g) of the LGA2020 - the ongoing financial viability of the Council is to be ensured; and
- Section 9(i) of the LGA2020 - the transparency of Council decisions, actions and information is to be ensured.

In giving effect to the overarching governance principles above, the following supporting principles are also considered throughout any tender process:

- Section 89 of the LGA2020 - the strategic planning principles; and
- Section 1010 of the LGA 2020 - the financial management principles.

12. Victorian Charter of Human Rights and Responsibilities

Council, Councillors and members of Council staff are a public authority under the *Charter of Human Rights and Responsibilities Act 2006* and, as such, are all responsible to act in accordance with the *Victorian Charter of Human Rights and Responsibilities 2006* (the Charter).

All matters relevant to the Victorian Human Rights Charter have been considered in the preparation of this report and are consistent with the standards set by the Charter.

Included in the tender submissions, successful contractors have completed the Modern Slavery Questionnaire, Questionnaire for Potential Contractors (Fair Work) and the Victorian Child Safe Standards Questionnaire (Schedule 9).

The responses provided to these statements by all successful contractors were assessed and determined to be satisfactory in the context of the Victorian Charter of Human Rights and Responsibilities.

4.1.2 Contract No. 2223-27 Railway Pde Shopping Strip - Streetscape Upgrade (Cont.)

13. The Gender Equality Act 2020

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Included in the submission for this tender, contractors were required to address Council's Social Employment opportunities (Schedule 7B). This includes questions to address Council's Diversity, Access and Equity Policy.

The responses provided to these statements by all successful contractors were assessed and determined to be satisfactory in the context of the Gender Equality Act

14. Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a Climate and Ecological Emergency and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has minimal impact on Council's Declaration on a Climate and Ecological Emergency, Council's Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability.

4.1.2 Contract No. 2223-27 Railway Pde Shopping Strip - Streetscape Upgrade (Cont.)

15. Conclusion

At the conclusion of the tender evaluation process the evaluation panel agreed that the tender submission from **Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079)** represented the best value outcome for Council and should be accepted due to:

- 1) their conforming and competitively priced tender submission (in accordance with council officer estimates for the project).
- 2) their relevant experience in working with Victorian Government Authorities including Greater Dandenong, having recently completed similar projects for council to the required standard on time in accordance with the contract documentation.
- 3) their level of experience, staff resources and sub-contractor selection.
- 4) receiving a Pass for their Occupational Health and Safety (OH&S) and Environmental Management Systems.
- 5) they are registered and pre-qualified with Rapid Global (Council's Contractor Risk Management Compliance database).

16. Recommendation

That Council:

1. **awards Contract No. 2223-27 Railway Parade Shopping Strip – Streetscape Upgrade in Noble Park to Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079) for a Lump Sum price of Six Hundred and Four Thousand, Three Hundred and Fifty Dollars and Fifty-Five Cents (\$604,350.55) including contingency and GST; and**
2. **signs and seals the contract documents when prepared.**

4.1.2 Contract No. 2223-27 Railway Pde Shopping Strip - Streetscape Upgrade (Cont.)

MINUTE 667

Moved by: Cr Tim Dark

Seconded by: Cr Jim Memeti

That Council:

1. **awards Contract No. 2223-27 Railway Parade Shopping Strip – Streetscape Upgrade in Noble Park to Blue Peak Constructions Pty Ltd (ABN: 88 660 064 079) for a Lump Sum price of Six Hundred and Four Thousand, Three Hundred and Fifty Dollars and Fifty-Five Cents (\$604,350.55) including contingency and GST; and**
2. **signs and seals the contract documents when prepared.**

CARRIED

Cr Lana Formoso left the Chamber at 8.15 pm.

Cr Bob Milkovic returned to the Chamber at 8.17 pm.

4.2 OTHER

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference

File Id:	A9326059
Responsible Officer:	Director Community Services
Attachments:	Cultural Heritage Advisory Committee Terms of Reference

1. Report Summary

This report seeks endorsement of the updated Cultural Heritage Advisory Committee Terms of Reference.

In 2016, Council endorsed the Arts and Cultural Heritage Strategy which set out the short- and long-term priorities for history and heritage. In July 2022, Council endorsed the new Discover, Create and Share - Arts, Culture and Heritage Strategy 2022-2026.

The new strategy, accompanied by an increased interest from the community in cultural heritage, provided an opportunity to review the Cultural Heritage Advisory Committee Terms of Reference to ensure it continues to support the aspirations and vision of both Council and the community.

2. Recommendation Summary

This report recommends that Council endorses the updated Cultural Heritage Advisory Committee Terms of Reference (Attachment 1).

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

3. Background

The Cultural Heritage Advisory Committee (CHAC) has become a vital resource for Council to gain invaluable feedback from the community and leading professionals on cultural heritage.

In 2016, Council endorsed the Arts and Cultural Heritage Strategy which set out short and long-term priorities for history and heritage.

As part of the development of this strategy, Council agreed to establish the CHAC to ensure that the priorities for heritage could be further explored and developed.

The objectives which formed part of the existing Committees operations were to:

- Advise on the outcomes of cultural heritage related directions as identified in the Arts and Cultural Heritage Strategy 2016 and any related policy.
- Seek opportunities to promote history and heritage to residents.
- Improve community access to information about local history and heritage and strengthening community understanding and respect for history and heritage, including Indigenous cultural heritage.
- Identify opportunities for external partnerships that enhance Council's cultural heritage programs and collections.
- Provide a forum for best practice and innovation to inform better delivery of cultural heritage program outcomes for the City.

In 2022, Council endorsed the new Discover, Create and Share - Arts, Culture and Heritage Strategy 2022-26.

The new strategy, accompanied by an increased interest from the community in the heritage area, alongside the CHAC currently being in its third term, presented an opportunity to review the CHAC Terms of Reference to ensure it continues to support the aspirations and vision of both Council and the community.

The review of the CHAC Terms of Reference also include supporting key elements incorporated within the Civic and Cultural Heritage Collection Policy 2019.

4. Proposal

The CHAC Terms of Reference have been updated to reflect the developments and growing interest in the area and delivery of policy objectives.

Changes were incorporated into the Objectives, role of Working Groups and the Membership.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

CHAC Objectives

CHAC Working Groups

- Provide high level advice to Council in relation to strategic direction of Greater Dandenong's cultural heritage work, including any issues that may have the potential to impact on the development and delivery of the City's heritage program.
- Provide specialised independent knowledge to support the implementation of heritage components of the Arts, Culture and Heritage Strategy and any related Council policy.
- Consider, identify and advocate for resources, partnerships and funding opportunities to successfully implement Council's established priorities and work program.
- Provide advice and report on opportunities to further promote heritage in the municipality.
- Provide balanced advice around community needs, changing trends and professional best practice, including review and input into development of plans, policies and procedures.
- Provide advice to ensure that the heritage program supports cultural diversity and the distinctive cultural heritage of our communities and empowers and embraces Aboriginal and Torres Strait Islander peoples' cultures and experiences.
- Provide advice in relation to the collection development, management, and display of Council's heritage collections.
- Provide a forum for best practice and innovation to inform the best outcomes for the City.

Over the duration of the Committee term, working groups may be established at the discretion of the Committee for the completion of specific tasks, roles or actions within the objectives of the Committee. The Advisory Committee may suggest a working group, while the role, responsibility and resourcing of working groups is to be determined by Council.

CHAC Membership

The membership and structure of the CHAC is important to ensure that quality outcomes are achieved for Council and the community.

The Committee are to provide high level advice to Council in its delivery of the City's cultural heritage program.

The proposed membership on the updated Terms of Reference include:

- Up to 3 Independent Professional members.
- Up to 2 Community members.
- Up to 2 Councillor representatives.
- Local Community Collecting organisation members, including but not limited to:
 - 1 representative from the Dandenong and District Historical Society
 - 1 representative from the Springvale and District Historical Society
 - 1 representative from the Spirit of Enterprise Project.
- 1 Senior Council officer from Community Arts, Culture and Library Services.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

It is intended that other Council staff will attend in an ex-officio capacity to support the Committee with administrative duties.

CHAC Selection Process

Expressions of interest for Independent Professional and Community representatives will be sought and advertised in local media, on Council's website and other suitable forums over a period of 28 days in early 2023.

Applications received will be assessed by the formation of a selection panel comprising Council officers as per the Terms of Reference. The panel will then review all applications based on the advertised selection criteria.

5. Financial Implications

There are no financial implications associated with this report.

6. Consultation

Discussions have been held with the current Chairperson of the CHAC who supports the recommended updates to the Terms of Reference.

Current members of the CHAC were advised that the Committee Terms of Reference were required to be updated at the CHAC Meeting on Thursday 11 August 2022.

In addition, members were advised that membership renewal would commence following endorsement of CHAC Terms of Reference.

7. Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

After consultation with the Greater Dandenong community on what kind of future they wanted for themselves and our city, the Greater Dandenong People's Panel developed a new Community Vision for 2040:

*The City of Great Dandenong is a home to all.
It's a city where you can enjoy and embrace life through celebration and equal opportunity.
We harmonise the community by valuing multiculturalism and the individual.
Our community is healthy, vibrant, innovative and creative.
Our growing city is committed to environmental sustainability.
Welcome to our exciting and peaceful community.*

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

7.1 Community Vision 2040

This report is consistent with the Community Vision 2040 and its accompanying principles:

- Embrace diversity and multiculturalism
- Art and Culture

7.2 Council Plan 2021-25

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. This report is consistent with the following strategic objectives:

- A socially connected, safe and healthy city
- A city that respects and celebrates diversity, our history and the arts
- A Council that demonstrates leadership and a commitment to investing in the community.

8. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* states that a Council must in the performance of its role give effect to the overarching governance principles.

The development of the CHAC was undertaken in line with overarching governance principles of the *Local Government Act 2020*.

The overarching governance principles of the *Local Government Act 2020* have been considered in the preparation of the Terms of Reference by ensuring priority is given to achieving the CHAC objectives for the community, including sustainability of the Committee for future generations.

9. Victorian Charter of Human Rights and Responsibilities

Council, Councillors and members of Council staff are a public authority under the Charter of Human Rights and Responsibilities Act 2006 and, as such, are all responsible to act in accordance with the Victorian Charter of Human Rights and Responsibilities 2006 (the Charter).

All matters relevant to the Victorian Human Rights Charter have been considered in the preparation of this report and are consistent with the standards set by the Charter.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

10. The *Gender Equality Act 2020*

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Council's Diversity, Access and Equity Policy and the *Gender Equality Act 2020* have been considered in the preparation of this report but are not relevant to its contents.

The content of this report is purely administrative in nature and does not benefit any one gender group over any other.

11. Consideration of Climate Change and Sustainability

Council's Declaration on a Climate and Ecological Emergency, Council's Climate Change Emergency Strategy 2020-2030 and the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability have been considered in the preparation of this report and underpin how we maintain collections, purchase and maintain both assets and resources.

12. Related Council Policies, Strategies or Frameworks

This item directly relates to the:

- Greater Dandenong Council Plan 2021-2025. Strategic Objective 2 – '*A city that respects and celebrates diversity, our history and the arts.*'
- Discover, Create and Share - Arts, Culture and Heritage Strategy 2022-2026
- Civic and Cultural Heritage Collection Policy 2019
- Community Engagement Policy.

This item enhances the level of service that we are providing to the community with respect to history and heritage and continues to support the aspirations and vision of both Council and the community.

13. Recommendation

That Council endorses the updated Cultural Heritage Advisory Committee Terms of Reference (Attachment 1).

MINUTE 668

Moved by: Cr Rhonda Garad
Seconded by: Cr Angela Long

That Council endorses the updated Cultural Heritage Advisory Committee Terms of Reference (Attachment 1).

CARRIED

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

OTHER

**CULTURAL HERITAGE ADVISORY COMMITTEE - UPDATED TERMS OF
REFERENCE**

ATTACHMENT 1

**CULTURAL HERITAGE ADVISORY
COMMITTEE TERMS OF REFERENCE**

PAGES 18 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

Cultural Heritage Advisory Committee Terms of Reference

Date Adopted:
Review Date: June 2026

Date: 4 November 2022



4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

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4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

1. Purpose

The Cultural Heritage Advisory Committee (CHAC), align with the Greater Dandenong Council Plan 2021-25 and the objectives of Council's Community Engagement Policy and Framework. The CHAC contributes to Council's strong commitment to engaging the community in a genuine and meaningful way by bringing together local knowledge, expertise and stakeholders to support Council's decision-making process.

The City of Greater Dandenong is home to a rich and diverse heritage. Council is committed to the protection, management and celebration of the region's tangible and intangible cultural heritage, including the development and management of Council's Civic and Cultural Heritage Collection and support for local historical societies.

Heritage, for the purposes of this document, refers to:

City of Greater Dandenong's legacy that is inherited from past generations, maintained in the present and bestowed for the benefit of future generations. This includes Indigenous and multicultural heritage as well as physical objects and places that we inherit from the past and pass on to future generations to use, learn from and be inspired by. Our heritage invites us to reflect on where we came from and imagine how we would like things to be in the future.

CHAC has been established to provide high-level support, specialised independent knowledge and advocacy for the implementation of Greater Dandenong's vision for heritage as outlined in the Arts, Culture and Heritage Strategy 2022-26:

A vibrant City that celebrates and represents the richly diverse stories of its people; supports local creative and cultural activity and economy to thrive; and enables all to participate, enjoy and be inspired by arts, culture and heritage.

2. Objectives

The objectives of the Cultural Heritage Advisory Committee, are to:

- Provide high level advice to Council in relation to strategic direction of Greater Dandenong's cultural heritage work, including any issues that may have the potential to impact on the development and delivery of the City's heritage program
- Provide specialised independent knowledge to support the implementation of heritage components of the Arts, Culture and Heritage Strategy and any related Council policy

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

- 
- Consider, identify and advocate for resources, partnerships and funding opportunities to successfully implement Council's established priorities and work program
 - Provide advice and report on opportunities to further promote heritage in the municipality
 - Provide balanced advice around community needs, changing trends and professional best practice, including review and input into development of plans, policies and procedures
 - Provide advice to ensure that the heritage program supports cultural diversity and the distinctive cultural heritage of our communities, and empowers and embraces Aboriginal and Torres Strait Islander peoples' cultures and experiences
 - Provide advice in relation to the collection development, management and display of Council's heritage collections
 - Provide a forum for best practice and innovation to inform the best outcomes for the City.

Working Groups may also be created in order to provide more detailed advice to fulfil any of the objectives listed above.

3. Membership Criteria

The Membership will comprise of:

- Up to 3 independent professional members – appointed by resolution of Council
- Up to 2 Community members – appointed by resolution of Council
- Up to 2 Councillor representatives – appointed at Council's Annual Statutory Meeting
- Local collecting organisation / members including, but not limited to:
 - 1 representative from Dandenong and District Historical Society
 - 1 representative from Springvale and District Historical Society
 - 1 representative from the Spirit of Enterprise Project
- 1 Senior Council Officer from Community Services Directorate

Council staff may attend in an Ex-Officio capacity as requested by Library Technology and Heritage Coordinator.

Council may also engage external professionals in relevant practices to provide specialist advice as required. These professionals may also need to present to the Committee from time to time.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

4. Term of Appointment

Community and Independent professional members will hold office for a term of two (2) years. At the conclusion of their term, members may re-apply for membership but may only be appointed for three (3) consecutive terms as part of their tenor before retiring, unless otherwise resolved by Council.

Requirements for re-appointment of Advisory Committee Members will follow the same selection process as set out in this Terms of Reference.

An individual who has held membership for three (3) consecutive terms must take a twelve (12) month break before being eligible for re-appointment, unless otherwise resolved by Council.

Terms of Reference are to be endorsed at an Ordinary Meeting of Council.

5. Role of Cultural Heritage Advisory Committee

The role of the Cultural Heritage Advisory Committee is to provide Council with appropriate advice and recommendations on matters relevant to the Terms of Reference to assist in the facilitation of informed and effective decision-making.

Independent Professional Members Role

Specific responsibilities of the Independent Professional Member Representatives are to:

- Prepare for, attend, actively participate and be punctual to meetings
- Have an interest in and awareness of the history and cultural heritage of the local area
- Share specialist knowledge and expertise as appropriate
- Discuss issues openly and respect confidentiality
- Provide recommendations as required
- Act in accordance with the Advisory Committee's Terms of Reference and Council Code of Conduct
- Provide an invoice for payment in a timely manner.

Community Members Role

Specific responsibilities of the Community Member Representatives are to:

- Prepare for, attend, actively participate and be punctual to meetings
- Act in accordance with the Advisory Committee's Terms of Reference and Council Code of Conduct

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)



Councillor Representatives Role

The nominated Councillor Representative/s to the Cultural Heritage Advisory Committee will be:

- Appointed by Council at the Annual Statutory Meeting of Council
- Actively participate in Advisory Committee Meetings
- Facilitate communication between the Committee and Council
- Act in accordance with the Advisory Committee's Terms of Reference and Council Code of Conduct – Councillors

Local Collecting Organisations Role

Specific responsibilities of the Local Collecting Organisations members are to:

- Prepare for, attend, actively participate and be punctual to meetings
- Share specialist knowledge and expertise as appropriate, including in relation to the local collecting organisation they represent
- Facilitate communication between the Committee and local collecting organisation
- Discuss issues openly and respect confidentiality
- Provide recommendations as required
- Act in accordance with the Advisory Committee's Terms of Reference and Council Code of Conduct

Senior Council Officer Representative Role

The role of the Senior Council Officer representative is to:


- Prepare for, attend, actively participate and be punctual in Advisory Committee Meetings
- Foster a positive working relationship amongst Advisory Committee members and Council
- Keep members informed of developments and activities between meetings
- Present recommendations and feedback to Council as required
- Advise the committee on the progress or outcomes of matters before Council
- Act in accordance with the Advisory Committee's Terms of Reference and Council Code of Conduct

Chairperson Role

The Chairperson will be an external non-Council member elected by the Committee, elected at the commencement of the committees endorsed term and will remain the chair throughout the appointment term. the absence of the Chairperson from a meeting, the meeting will appoint an acting Chairperson, who shall be a non-council member.

The role of the Chairperson is to ensure:

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

- 
- All meetings are conducted in accordance with Council's Governance Rules
 - Liaise with Council's Community Arts, Culture and Library Services management, Business Support Officer and other Council Officers for the purpose of Agenda and Minute preparation
 - Obtain consensus from all advisory committee members when developing recommendations to Council
 - Foster a positive working relationship amongst all Advisory Committee members
 - Ensure all members are given equal opportunity to participate in Committee discussions
 - Keep members informed of developments and activities between meetings
 - Present recommendations and feedback to Council as required
 - Act in accordance with the Advisory Committee's Terms of Reference and Council Code of Conduct
 - Ensure that meetings are conducted in accordance with the objectives of the Committee.

Working Groups Role

Over the duration of a term, working groups may be established at the discretion of the Cultural Heritage Advisory Committee for the completion of specific tasks, roles or actions associated with specific objectives of this Committee with expected outcomes and timelines determined by the Advisory Committee.

The Advisory Committee may suggest a working group, while the role, responsibility and resourcing of working groups is to be determined by Council. The Advisory Committee will retain the ability to conclude a working group or the group's formal relationship with the Advisory Committee at its discretion and/or at the achievement of its objectives.

Should specialist members of Working Groups require payment for their services, this is undertaken following agreement by the Director Community Services.

6. Selection Process


Call for Expression of Interest and Nominations

Independent Professional and Community representatives' expressions of interest will be called for by advertising in the local media and on Council's website and other suitable forums.

Suitably qualified and experienced representatives may be invited to nominate.

A nomination form must be completed by interested representatives and all nominations must be submitted by the published due date prior to being assessed against the selection criteria.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)



Council Officers may seek further information from nominees or their referees as part of the selection process.

Local collecting organisation representatives will be nominated by the President of the group they represent.

Councillor Representative(s) will be nominated as part of the annual statutory delegation process.

Senior Council Officer will be nominated by Manager, Community Arts, Culture and Library Services.

Nominations Panel

When the appointment of members of the Cultural Heritage Advisory Committee is required and nominations are received the nominations panel will comprise:

- A senior member of Council (CEO or Director – or delegated Manager)
- Manager Community Arts, Culture and Library Services
- Senior Coordinator, Library Services
- Coordinator, Library Technologies and Heritage
- Cultural Heritage Program Lead.

Once the Cultural Heritage Advisory Committee has been appointed, the nominations panel will be disbanded.


When the appointment of working group members is required to complete specific tasks, members will be requested to nominate with final selection endorsed by the Advisory Committee for Council consideration/approval.

Selection Criteria

Community representatives of the Cultural Heritage Advisory Committee must be able to demonstrate the following skills, competencies, interests and experience relevant to the purpose of the Advisory Committee:

- An interest in the development of excellence in Cultural Heritage practice in the local community
- Understanding of local community social, cultural, linguistic environment and economic influences
- Local heritage community networks and linkages
- An ability to cooperate with others and work as a team
- Willingness to provide advice and guidance to Council regarding trends and opportunities in Cultural Heritage within the municipality
- An understanding of the priorities as identified in the Arts, Culture and Heritage Strategy 2022-26
- Ability to prepare for and actively participate in scheduled meetings in a positive, fair and unbiased manner, embracing diversity and equal opportunity

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

- 
- Be aware and mindful of the requirements outlined in the Victorian Charter of Human Rights and respect the rights of members, community and council staff at all times.
 - Capacity to act in the best interest of the community at all times and look beyond personal concerns and individual interests
 - Capacity to commit to the Cultural Heritage Advisory Committee for the required duration and attend the majority of scheduled meetings
 - Willingness to celebrate the success and achievements of the Committee

7. Appointment Process

Professional Representatives

Professional Representatives will be individuals with professional experience at a senior level in Heritage, Museum Studies, Australian History, Heritage Management, Community Heritage Engagement practice, or related fields, potentially from tertiary educational institutions and/or a professional practitioner who has significant experience in this area.

A recommendation regarding preferred nominees for the Cultural Heritage Advisory Committee will be prepared for the consideration and endorsement at an Ordinary Meeting of Council.

All nominations will be assessed by the selection panel. Officers may seek further information from nominees or their referees as part of the selection process.

Community Representatives

All nominations will be assessed by the selection panel against the selection criteria. Officers may seek further information from nominees or their referees as part of the selection process.

A recommendation regarding preferred nominees for the Cultural Heritage Advisory Committee will be prepared for the consideration and endorsement at an Ordinary Meeting of Council.

Community Representatives will be appointed by Resolution of Council following recommendation by a Selection Panel and successful Nominees will be formally notified by Council in writing as soon as practical after Council endorsement.

Community Members will be representative of Council's diverse and multicultural community including local groups, agencies, businesses, schools and local residents.

Aboriginal and Torres Strait Islander community members are strongly encouraged to apply.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)



Local Collecting Organisation Representatives

Where Council seeks membership from a specific community organisation or group, the President of the organisation or group may nominate their preferred representative by providing written advice to Council.

8. Induction

New members will be required to undergo an induction process as soon as possible after their appointment to the Committee to ensure they are familiar with relevant Council documents, process and operating requirements, including but not limited to:

- Overview of Council
- Council Plan 2021-2025
- Community Plan 2030
- Budget Process
- Reporting Requirements
- Community Engagement Policy and Framework
- Transparency Policy
- Conflicts of Interest
- Privacy and Personal Data Policy
- Victorian Charter of Human Rights and Responsibilities
- Media Policy
- Appropriate Workplace Behaviours Policy
- Diversity, Access and Equity Policy
- Code of Conduct – Staff
- Governance Rules
- Arts, Culture and Heritage Strategy 2022-2026 and Action Plan
- Civic and Cultural Heritage Collection Policy
- Reconciliation Action Plan
- Overview of City of Greater Dandenong, Cultural Heritage Services.


9. Termination of Role

Members of the Cultural Heritage Advisory Committee may resign from their position on the committee at any time by providing written notice to the Chairperson of their intention to resign.

Council reserves the right to remove members from their Advisory Committee positions when there is a demonstrated failure to meet the obligations outlined in the Terms of Reference.

Should a vacancy arise, during the tenure of the Committee, the vacancy shall be addressed through the formation of a Selection Panel by Council Officers and the Selection Process set out in Terms of Reference.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)



Vacancies of organisational or group representatives will be filled by direct nomination from the relevant organisation or group.

If a vacancy arises less than six months prior to the end of committee's term, the committee may resolve to leave the vacancy unfilled for the interim.

The term for any member appointed part way through the tenure of the Cultural Heritage Advisory Committee shall expire in line with the other members of the Advisory Committee.

If Council receives a request for membership in addition to the appointed members such a request will only be considered if a vacancy exists, or Council resolves otherwise.

10. Meetings

Schedule and Participation

The Cultural Heritage Advisory Committee will meet 4 times annually or more regularly as agreed by the Committee.

It is intended that each meeting shall not exceed two (2) hours in duration. If a meeting is to be extend beyond this time a vote shall be taken by show of hands to decide if the meeting shall continue or be reconvened at another time.

Under special circumstances a meeting may be cancelled, re-scheduled or extended.

All meetings shall be held in a central Council venue or in a virtual/hybrid environment as agreed by the Cultural Heritage Advisory Committee.

In the event that a member cannot attend an apology must be received. Future participation of a member may be reviewed for non-attendance of two consecutive meetings without an apology.


Cultural Heritage Advisory Committee members will be expected to demonstrate their commitment and due diligence by the preparation for, attendance at, and active participation in, Advisory Committee meetings.

It is expected that each member of the Cultural Heritage Advisory Committee will attend a minimum of 2 scheduled meetings each year.

11. Reporting of Minutes

The minutes of meetings where a quorum is present must be routinely reported to an Ordinary Meeting of Council for noting.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)



Periodic progress reports on the activities and outcomes of the Advisory Committee will be reported to a Councillor Briefing Meeting or via the Councillor's weekly newsletter (Infosum).

Additional advice and/or recommendations by the committee may also be provided to Council through Infosum or a scheduled Councillor Briefing Session where appropriate.

[Administrative Support and Distribution of Agendas and Minutes](#)

The management of the Advisory Committee will be overseen by the Manager, Community Arts, Culture and Library Services.

Administration support will be provided by Council staff to assist the Advisory Committee to function efficiently and effectively, including but not limited to servicing all scheduled Advisory Committee meetings and the timely preparation and distribution Agendas and Minutes.

All Committee Members are able to submit an Agenda item in accordance with the Terms of Reference.

Agenda items must be submitted to Council (either by the Committee Chairperson or a nominated Council Contact) no less than ten (10) working days prior to the finalisation and distribution of the agenda.

The Chairperson in consultation with the (Council Officer Representative with voting rights) will be responsible for coordinating the preparation and distribution of Agendas.

Agendas will be made available to Committee Members no less than five (5) working days prior to a scheduled committee meeting.

Minutes will be distributed in a timely manner to all members to ensure accuracy prior to formal endorsement by the Committee at a subsequent meeting.

Unconfirmed Minutes will be reported to an Ordinary Meeting of Council for noting.

[Attendance and Record of Minutes](#)

All attendance, apologies, conflicts of interests, recommendations and outcomes will be recorded in the Minutes of all meetings held where a quorum is present.

The meeting will be recorded for minute taking purposes.

Administrative Support and distribution of agendas and will be overseen by Council staff in the Community Arts, Culture and Library service department.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)



Quorum

The Cultural Heritage Advisory Committee provides advice to Council through its recommendations and its annual summary.

Decisions require more than half of the membership of the Cultural Heritage Advisory Committee to be present at meetings, the majority being non-City of Greater Dandenong staff.

If a quorum is not present within 30 mins of the schedule start of the meeting the meeting must reconvene at a suitable time.

A quorum must be maintained for voting purposes.

Voting Rights and Decision Making

It is preferable that recommendations of the Cultural Heritage Advisory Committee are made by consensus however there may be circumstances where a matter is decided by a vote.

Each member is entitled to one (1) vote. The Chairperson may exercise a casting vote should this be necessary.

Votes shall be taken by a show of hands and recorded in the minutes of the meeting.

Councillors, Council Officers and guests who are not members of the committee are not entitled to vote.

12. Evaluation and Review

A review of the Advisory Committee will be undertaken as required to ensure the purpose, membership and operations of the committee remain effective and in line with Council objectives.

Appropriate changes to the purpose and outcomes of the Committee and amendments to the Terms of Reference maybe made as part of the review process.

The Cultural Heritage Advisory Committee Terms of Reference will be reviewed prior to the appointment of a new committee by the Community Arts, Culture and Library Services department and if there are changes to the document, re-endorsed at an Ordinary Meeting of Council, unless otherwise advised by Council.

Council has the right to conclude the Advisory Committee by resolution of Council at any time if it is found that the Committee is no longer beneficial to the needs of the Community.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

13. Policy Adherence

Confidentiality

Information discussed, received, used or created by the Cultural Heritage Advisory Committee deemed confidential, must not be disclosed to any person who is not a member of the committee.

Any member who discloses information that they know or should reasonably know to be confidential will be found in breach of the Terms of Reference.

The Cultural Heritage Advisory Committee must act in accordance with Council's Transparency Policy and the Public Transparency Principles as outlined in the Local Government Act 2020.

Freedom of Information

All documents produced by or relating to the Advisory Committee that are not publicly available or deemed confidential are subject to the *Freedom of Information Act 1982*.

Breaches

The City of Greater Dandenong by resolution of Council may terminate a Committee member's appointment for breaching the Terms of Reference set out in this document and/or Council's Code of Conduct – Staff/Councillor.

All members of the Cultural Heritage Advisory Committee will be required to accept and sign the Terms and Conditions statement.

Conflict of Interest

Any matter deemed by a member to represent a Conflict of Interest shall be reported to the Chairperson either prior to a meeting or before the specific item is discussed. Disclosure must include the nature of the relevant interest.

A member who has a direct or indirect conflict of interest (ie. Interest by close association, financial interest, conflicting duty, personal gain or loss) regarding an item to be considered or discussed by the Committee, must leave the meeting and remain absent until the conclusion of the discussion.

The conflict of interest, including the nature of the interest will be recorded in the meeting minutes including the time the member left the meeting and the time they re-joined the meeting.

If a member nominates for Local State or Federal elections, they must stand down from their position from the time they declare they have nominated until the results of the election are announced. If a member is Elected, they will be required to resign from their current position on the Committee.

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)

Media Protocols

All Advisory Committee members must act in accordance with Council's Media Policy and refer all media enquiries to Council's Media and Communication Department for a response.

The Mayor of the day remains the spokesperson for all Council activities, Advisory Committee members are not to represent the Committee or Council to the media or on social media, unless approved by the Manager Media and Communications.

Terms and Conditions

All members of the Cultural Heritage Advisory Committee will be required to accept and sign the agreed Terms and Conditions as part of their membership.

Disclosure of Personal Details

In accordance with Council's Transparency Policy, members name, qualifications and current committee position will be listed on Council's website.

Code of Conduct

All members of the Cultural Heritage Advisory Committee will be required to abide by Council's Code of Conduct - Staff (which includes volunteers) or Code of Conduct - Councillors.

Authority Constraints

The Cultural Heritage Advisory Committee has no authority to:

- Act on decisions or advice without Council Approval
- Expend money on behalf of Council
- Commit Council or its resources to any arrangements
- Consider any matter outside its area of reference
- Direct Council Officer in the performance of their duties.

14. Contact Details

Brad Cooper
Library Technology and Heritage Coordinator
City of Greater Dandenong
225 Lonsdale Street, Dandenong
PO Box 200
Dandenong 3175
Tel: 8571 1000
council@cgd.vic.gov.au

4.2.1 Cultural Heritage Advisory Committee - Updated Terms of Reference (Cont.)



Terms and Conditions

I agree to:

- Give consent for my name and email address to be made available in the public realm as a direct result of my involvement on the Cultural Heritage Advisory Committee.

Greater Dandenong City Council is required to comply with the Privacy and Data Protection Act 2014 (Vic) in relation to the collection, use, storage, security and disclosure of personal information. If you have any questions or concerns about how Council handles your personal information please contact Council's Privacy Officer on 8571 5100 a copy of Council's Privacy and Personal Information Policy is available on Council's website www.greaterdandenong.vic.gov.au.

Modification or withdrawal of consent may be made in writing at any time to Council's Privacy Officer, however any changes to the use of your name or email will only apply from the date Council receives your withdrawal or modification of the consent, any information published prior is unable to be withdrawn from publication.

- Attend the Cultural Heritage Advisory Committee meetings and provide apologies in advance where attendance is not possible
- Strengthen advocacy and act as champion for heritage in Greater Dandenong
- Act in an advisory capacity to provide insight and advice to inform the implementation of the Arts, Cultural and Heritage Strategy
- Respect the ideas and beliefs of all members and provide an atmosphere where all members feel comfortable to participate
- Contribute in a positive way to finding solutions to issues or concerns
- At all times act in good faith, with honesty and integrity and apply the skills and expertise I possess with diligence and care
- Represent the views of my organisation, interest group or community and not individual views at odds with my organisation or group
- Notify Council of any potential conflict of interest that may arise with respect to my participation on the Committee
- Allow my comments and recommendations from the meetings to be noted in the written and recorded minutes
- Allow Council to promote my participation in the Cultural Heritage Advisory Committee in order to facilitate community feedback and participation
- Not disseminate confidential or personal information that is discussed at the Cultural Heritage Advisory Committee meetings as advised by the Committee chair
- Act in accordance with Council's Media Policy and not make any media comment on behalf of Council or the Cultural Heritage Advisory Committee unless approved by the Media and Communications Department
- Adhere to the relevant Council Policies and Guidelines.

Signed: _____ Name: _____

Date: _____

4.2.2 Recommended Applicant for the Disability Advisory Committee

File Id:	A9405692
Responsible Officer:	Director Community Services
Attachments:	Recommended Applicant for the Disability Advisory Committee

1. Report Summary

Council endorsed the establishment of the Disability Advisory Committee and Disability Community Reference Group in 2013 for an initial two-year period 2014-16. In 2015 these Committees were merged into a single Disability Advisory Committee with revised terms of reference and the provision of 12 appointed members plus Councillor representation and the Manager Community Care. The initial Committee's term was extended to finalise the Disability Action Plan 2017-23. In 2017 the Terms of Reference were again revised with the appointment of a new Committee for a period of four years.

The Disability Advisory Committee continues to play a key role in the implementation of the Disability Action Plan 2017-23 and will significantly contribute to a new Disability Action Plan beyond 2023.

2. Recommendation Summary

This report recommends Council endorsement of one proposed candidate outlined in Attachment 1 of this report as an independent member for the Disability Advisory Committee.

4.2.2 Recommended Applicant for the Disability Advisory Committee (Cont.)

3. Background

The establishment of the Disability Advisory Committee and the Disability Community Reference Group was endorsed by Council on 25 November 2013 and they commenced meeting in 2014 following a selection process aligned with the Terms of Reference.

The Disability Advisory Committee provides advice to Council in relation to access and inclusion for people with disabilities in the community at a broad policy and strategic level. The Committee also provides an important forum for identifying current and future issues and advising Council about effective policy and longer-term strategic direction regarding people with disabilities in the City of Greater Dandenong.

The Disability Advisory Committee provided significant input into the development of the Disability Action Plan 2017-23. They continue to have a key role in the implementation of the Action Plan providing an ongoing connection to the community and service providers.

Applications were sought in 2022 from the public for appointment as independent members of the Disability Advisory Committee 2023 to 2026 for remaining vacancies, aligned with the term of the existing committee members. One (1) application was received.

4. Proposal

Advertising for the Committee occurred throughout 2022 with promotion through local newspapers, social media and through networks including the e-news. One (1) written application was received for two (2) vacant positions. The selection process was undertaken in accordance with the Terms of Reference and one (1) applicant recommended for Council endorsement.

The one (1) recommended individual for the Disability Advisory Committee (Attachment 1) represents a widespread knowledge and strategic experience across the disability sector.

5. Financial Implications

There are no financial implications associated with this report.

6. Consultation

A public request for nominations occurred. All applicants were assessed in relation to the selection criteria for the Disability Advisory Committee.

4.2.2 Recommended Applicant for the Disability Advisory Committee (Cont.)

7. Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

After consultation with the Greater Dandenong community on what kind of future they wanted for themselves and our city, the Greater Dandenong People's Panel developed a new Community Vision for 2040:

*The City of Great Dandenong is a home to all.
It's a city where you can enjoy and embrace life through celebration and equal opportunity.
We harmonise the community by valuing multiculturalism and the individual.
Our community is healthy, vibrant, innovative and creative.
Our growing city is committed to environmental sustainability.
Welcome to our exciting and peaceful community.*

7.1 Community Vision 2040

This report is consistent with the Community Vision 2040 and its accompanying principles:

- Education, training, entrepreneurship and employment opportunities
- Embrace diversity and multiculturalism
- Mind, Body and Spirit.

7.2 Council Plan 2021-25

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. This report is consistent with the following strategic objectives:

- A socially connected, safe and healthy city
- A city that respects and celebrates diversity, our history and the arts
- A city of accessible, vibrant centres and neighbourhoods
- A city that supports entrepreneurship, quality education and employment outcomes.

8. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* states that a Council must in the performance of its role give effect to the overarching governance principles.

These principles have been considered and are covered within this report.

9. Victorian Charter of Human Rights and Responsibilities

Council, Councillors and members of Council staff are a public authority under the *Charter of Human Rights and Responsibilities Act 2006* and, as such, are all responsible to act in accordance with the *Victorian Charter of Human Rights and Responsibilities 2006* (the Charter).

All matters relevant to the Victorian Human Rights Charter have been considered in the preparation of this report and are consistent with the standards set by the Charter.

4.2.2 Recommended Applicant for the Disability Advisory Committee (Cont.)

10. The Gender Equality Act 2020

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Council's Diversity, Access and Equity Policy and the *Gender Equality Act 2020* have been considered in the preparation of this report but are not relevant to its contents.

The content of this report is purely administrative in nature and does not benefit any one gender group over any other. However, this will be a significant focus in the development of a new Disability Action Plan which this Committee will be responsible for.

11. Consideration of Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a "Climate and Ecological Emergency" and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has no impact on Council's Declaration on a Climate and Ecological Emergency, Council's Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability as it is administrative in nature. However, this will be considered in the development of a new Disability Action Plan which this Committee will be responsible for.

12. Related Council Policies, Strategies or Frameworks

Related Council Policies, Strategies or Frameworks include:

- Greater Dandenong Council Plan 2021-25
- Disability Action Plan 2017-2023; and
- Disability Policy

13. Conclusion

Applications were sought from the public for appointment as independent members of the Disability Advisory Committee. One (1) application was received and is recommended as a member of the Disability Advisory Committee 2023-2026 during which time they will contribute to the development of a new Disability Action Plan.

4.2.2 Recommended Applicant for the Disability Advisory Committee (Cont.)

14. Recommendation

That:

- 1. the recommended applicant listed (in “Attachment 1”) be endorsed as an independent member of the Disability Advisory Committee; and**
- 2. the Mayor of the Greater Dandenong City Council writes to the proposed applicant to confirm their appointment to the Disability Advisory Committee from 2023 to 2026.**

MINUTE 669

Moved by: Cr Rhonda Garad
Seconded by: Cr Angela Long

That:

- 1. the recommended applicant listed (in “Attachment 1”) be endorsed as an independent member of the Disability Advisory Committee; and**
- 2. the Mayor of the Greater Dandenong City Council writes to the proposed applicant to confirm their appointment to the Disability Advisory Committee from 2023 to 2026.**

CARRIED

4.2.2 Recommended Applicant for the Disability Advisory Committee (Cont.)

OTHER

DISABILITY ADVISORY COMMITTEE

ATTACHMENT 1

**RECOMMENDED APPLICANT FOR THE
DISABILITY ADVISORY COMMITTEE**

PAGES 2 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.2 Recommended Applicant for the Disability Advisory Committee (Cont.)

Recommended Applicant for the Disability Advisory Committee

Imran Maniar

Imran has worked as an allied health professional in acute and community settings for 19 years. In his role he works with people of all abilities and conditions and is involved in various community groups.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022

File Id: A9345133

Responsible Officer: Director Community Services

Attachments: Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 - Attachment 1
Safer Streets Initiative Presentation - Attachment 2

Report Summary

At the Council meeting held 23 April 2018, Council resolved in part to *invite Advisory Committees and Reference Groups to submit meeting minutes for Council endorsement*. This resolution also allowed interested Councillors (and those that attend these Committees and Reference Groups) to speak to the meeting about items discussed at these meetings.

Recommendation Summary

This report recommends that the Draft Minutes of the Community Safety Advisory Committee meeting provided in Attachment 1 and the Safer Streets Initiative Presentation provided in Attachment 2 to this report be noted by Council.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

Background and Proposal

Greater Dandenong Council is represented on a wide range of Committees, Reference Groups and Advisory Groups which frequently reflect the interests of individual Councillors in serving the broader community in their role. A full listing of these appointments is confirmed each November at Council's Annual meeting to elect the Mayor and Deputy Mayor and is available via Council's website.

The resolution of Council made on 23 April 2018 provides for Minutes of meetings held by Advisory Committees and Reference Groups to be submitted to Council for information purposes, for noting and for endorsement (not adoption).

As such, the Draft Minutes are provided as Attachment 1 to this report.

There are no financial implications associated with the development and submission of this report.

Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

After consultation with the Greater Dandenong community on what kind of future they wanted for themselves and our city, the Greater Dandenong People's Panel developed a new Community Vision for 2040:

*The City of Great Dandenong is a home to all.
It's a city where you can enjoy and embrace life through celebration and equal opportunity.
We harmonise the community by valuing multiculturalism and the individual.
Our community is healthy, vibrant, innovative and creative.
Our growing city is committed to environmental sustainability.
Welcome to our exciting and peaceful community.*

4.1 Community Vision 2040

This report is consistent with the Community Vision 2040 and its accompanying principles:

- Safe and peaceful community
- Embrace diversity and multiculturalism.

4.2 Council Plan 2021-25

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. This report is consistent with the following strategic objectives:

- A socially connected, safe and healthy city
- A city that respects and celebrates diversity, our history and the arts
- A Council that demonstrates leadership and a commitment to investing in the community.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* (LGA2020) states that a Council must in the performance of its role give effect to the overarching governance principles.

The establishment of the Community Safety Advisory Committee and the work that it undertakes gives particular consideration to the following overarching governance principles:

- priority is given to achieving the best outcomes for the municipal community, including future generations (section 9(b) of the LGA2020);
- the municipal community is engaged in strategic planning and strategic decision making – many advisory committees and reference groups have community members as participants (section 9(d) of the LGA2020);
- innovation and continuous improvement is pursued (section 9(e) of the LGA2020);
- collaboration with other councils, governments and statutory bodies is sought – many advisory committees and reference groups have representatives attending from these organisations (section 9(f) of the LGA2020);
- the ongoing financial viability of Council is ensured (section 9(g) of the LGA2020);
- regional, state and national plans and policies are taken into account in strategic planning and decision making – diverse representation within these groups ensures this occurs (section 9(h) of the LGA2020); and
- the transparency of Council decisions, actions and information is ensured by this regular reporting mechanism (section 9(i) of the LGA2020).

Victorian Charter of Human Rights and Responsibilities

All matters relevant to the Victorian Charter of Human Rights and Responsibilities have been considered in the preparation and are consistent with the standards set by the Charter.

The *Gender Equality Act 2020*

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Council's Diversity, Access and Equity Policy and the *Gender Equality Act 2020* have been considered in the preparation of this report but are not relevant to its contents because it is a reporting mechanism only.

The report does not have the potential to influence broader social norms and gender roles nor does it benefit any one gender group over any other.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

Consideration of Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a “Climate and Ecological Emergency” and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has no impact on Council’s Declaration on a Climate and Ecological Emergency, Council’s Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability because it is purely administrative in nature and is a reporting mechanism only.

10. Recommendation

That Council notes the Draft Minutes of the Community Safety Advisory Committee Meeting as provided in Attachment 1 and the Safer Streets Initiative Presentation as provided in Attachment 2 to this report.

MINUTE 670

Moved by: Cr Angela Long
Seconded by: Cr Rhonda Garad

That Council notes the Draft Minutes of the Community Safety Advisory Committee Meeting as provided in Attachment 1 and the Safer Streets Initiative Presentation as provided in Attachment 2 to this report.

CARRIED

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

OTHER

**DRAFT MINUTES OF THE COMMUNITY SAFETY ADVISORY
COMMITTEE MEETING**

ATTACHMENT 1

**DRAFT MINUTES OF COMMUNITY
SAFETY ADVISORY COMMITTEE
MEETING ON
9 NOVEMBER 2022**

PAGES 5 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

Advisory Committee or Reference Group Name: Community Safety Advisory Committee Meeting (CSAC)

Date of Meeting: 9 November 2022

Time of Meeting: 3-4.20pm

Meeting Location: Online via Microsoft Teams

Attendees:

Cr Angela Long (CGD), Manager Community Development Sport and Recreation (CGD), Executive Manager Communications and Customer Service (CGD), Community Advocacy Officer – Safer Streets (CGD), Acting Coordinator of Youth and Family Services (CGD), Inspector Peter Koger (Victoria Police [VicPol]), Coordinator Community Advocacy (CGD), Team Leader Public Safety and Security (CGD), Sergeant Paula Linford, (VicPol), Community Advocacy Officer (CGD), Zoe Francis (Women’s Health in the South East [WHISE]), Municipal Recovery Manager and Fire Prevention Coordinator (CGD).

Apologies:

Cr Mayor Jim Memeti (CGD), Cr Sophie Tan (CGD), Christopher Cornish-Raley (Monash Health Drug & Alcohol Service [MHD&AS]), Debra Alexander (MHD&AS), Katrina Bould (YSAS), Louise Cristofaro, (Department of Families, Fairness and Housing [DFFH]), Senior Sergeant Kent Standish (VicPol), Laura Riccardi (WHISE), Manager Regulatory Services (CGD), Coordinator Emergency Management (CGD), Place Manager Activity Centre’s Revitalisation (CGD), Sue Bumpstead (Monash Health Accident and Emergency [MHA&E]), Senior Sergeant Debra Lay (VicPol), Senior Sergeant Colin Huth (VicPol), Sean Quigley (WAYSS).

Minutes:

Community Advocacy Officer (CGD).

Item No.	Item	Action	Action By
1.	<p>Welcome and Introductions</p> <p><i>“We acknowledge the traditional owners and custodians of this land, the Bunurong People, and pay respects to their Elders past, present and emerging.</i></p> <p><i>We recognise and respect their continuing connections to Climate, Culture and Country and we also pay our respects and acknowledge all Aboriginal peoples and their Elders present here today, in acknowledging their journey.”</i></p> <p>The Chair welcomed attendees and noted apologies.</p>		
2.	<p>Minutes of Previous Meeting and Business Arising</p> <p>Better Stations Program Update</p> <p>As per email advice from Senior Project Officer, Department of Transport.</p> <p>Earlier work at the beginning of the year revolved around identifying and assessing issues and opportunities related to accessibility, amenity, and safety at Dandenong Station. A number of potential initiatives/upgrades have been identified and will be packaged into several investment options for inclusion in a business case to be considered as part of the 2023-24 State Budget process.</p>		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

<p>3.</p>	<p>Community Safety Plan 2022-26 & CSAC Terms of Reference review and membership – Holdover recommendation</p> <p>The Draft Community Safety Action Plan 2022-26 was due to be presented to the Council Briefing Session on 5 December. This included revised Draft Terms of Reference for the Community Safety Advisory Committee. The Draft Community Safety Action Plan 2022-26 was developed prior to the Safer Streets Initiative commencing.</p> <p>Recommended that the Council Briefing Session on the Draft Community Safety Action Plan 2022-26 scheduled for 5 December be postponed, to allow a review of the Safer Streets Initiative to occur in February/March 2023 – with a view to this being incorporated into the new Draft Plan.</p> <p>It is anticipated that this will be presented to Council late March/early April 2023.</p> <p>Unanimous agreement from members that this recommendation be taken to the Executive Management Team 15 November meeting for their decision and action.</p>	<p>EMT to consider recommendation.</p>	<p>Council.</p>
<p>4.</p>	<p>Safer Streets Project Initiative Presentation Community Advocacy Officer – Safer Streets presented information attached with these meeting minutes.</p>	<p>Attachment 2.</p>	<p>Council.</p>
<p>5.</p>	<p>DJCS Grants Updates Council has three Department of Justice and Community Safety [DJCS] grant projects currently in operation.</p> <p><u>Community Safety Infrastructure Grant</u> \$400,000 grant from the DJCS for Springvale CCTV, Hemmings Street and Walker Street carpark. This grant is nearing its completion date.</p> <p>Update:</p> <ul style="list-style-type: none"> • Installation of Springvale CCTV finalised. • Installation of CCTV at Boyd Lane and security upgrades at Walker Street Carpark. • A community workshop activation event conducted by an indigenous Hip Hop group at the Koorie State-wide Netball and Football Carnival weekend at Tatterson Park. <p><u>Building Safer Communities Grant</u> \$219,000 grant from the DJCS for infrastructure upgrades and tree planting.</p> <ul style="list-style-type: none"> • Planning for CCTV cameras to be installed in Hemmings Park and some precinct lighting upgrades. Tree planting for 2022-23 completed. <p><u>Empowering Communities Initiative</u> \$700,000 grant from the DJCS.</p> <ul style="list-style-type: none"> • With approval, a community garden is 		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

	<p>proposed on State Government land in the Dandenong West area.</p> <ul style="list-style-type: none"> • There is potential to develop a small Dandenong West community hub (co-located in existing facilities) in partnership with other agencies for the community garden. To be further investigated. • A forum will be organised to investigate needs and challenges faced by rooming house residents living in the Hemmings Street precinct. The forum will seek to address these and link residents into services where gaps are identified. 		
6.	<p>Service Provider Updates Homelessness Sector</p> <p>Community Advocacy Officer – CGD</p> <ul style="list-style-type: none"> • Dandenong Zero Project - all tier meetings progressing well and on-time. • Conducted first Service Improvement meeting for Dandenong Zero on 3 November. Conducting a stakeholder mapping exercise to include additional organisational representatives in the Service Improvement group. • 81 people on the By Name List (BNL) who are sleeping rough in Greater Dandenong. • Prepared Dandenong Zero material for Council website publication. • Dandenong Zero official launch ceremony date has not determined as yet. Anticipated in late January or early February 2023. • Insufficient social and affordable housing in Greater Dandenong remains a critical issue for rough sleepers to be housed. <p>Youth Sector Acting Coordinator – Youth Services CGD</p> <ul style="list-style-type: none"> • Planning for 2023 and a key theme will be activating public spaces post COVID. • Planning to organise programs for young people so that they can socialise. • Planning to partner with Melbourne City Football Club to utilise multiple sports spaces in Dandenong and empower young people's leadership and provide avenues for sport. • Organising Noble Park Big Day Out for March next year to connect key stakeholders with young people post COVID and maintain the connection. 		
7.	<p>Roundtable Updates</p> <p>Municipal Recovery Manager and Fire Prevention Coordinator – CGD</p> <ul style="list-style-type: none"> • On 25 October Council held the Relief Centre exercise for council staff to familiarise themselves on evacuation procedures. Many organisations including DFFH, Vic Pol, Council staff volunteers and Emergency Recovery Victoria participated. • Activities included role playing and how to 		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

	<p>assist displaced residents in an emergency.</p> <ul style="list-style-type: none"> Working and engaging community connectors post COVID to assist with community and find out their health and wellbeing needs. <p>Vic Pol– Inspector Peter Koger</p> <ul style="list-style-type: none"> Coordinating resources to provide support for people affected by floods. Providing support to the people at the flood affected areas in Shepparton, Wangaratta, and Bendigo. Dandenong and Springvale require two divisional vans to cover two shifts, six per station per day. These vans will enable core service function delivery. Youth Gang Team established to target Persons of Interest (POI). VicPol attending regular Dandenong Zero Hot Spots meeting. VicPol is targeting unregistered rooming houses and crisis accommodation properties to ensure owners are accountable and do not take advantage of vulnerable people. <p>Team Leader Public Safety & Security – CGD</p> <ul style="list-style-type: none"> Noting a decrease in the age of persons causing trouble in Dandenong and Springvale Hub. Conducting a review of CCTV installations. Collaborating with the Community Advocacy Officer on Safer Streets Initiative. <p>WHISE – Zoe Francis</p> <ul style="list-style-type: none"> Collaborating with relevant CGD Council officer on family violence matters. Will send a free webinar link to share internally with Council staff about unpacking healthy masculinity. WHISE is running a 16-day online activism against family violence webinar. This will also cover the disability workforce. <p>Executive Manager Communication and Customer Service – CGD</p> <ul style="list-style-type: none"> A walk against family violence has been planned for 22 November at 11:30am in Dandenong. Media and Communication team has been doing campaign and promotion of the 16 days activism and the walk against family violence via social media and print newspapers. Melbourne University has sent out some links for surveys and have requested Council to promote to the community. Collaborating with VicPol and the Safer Streets Initiative officer on promoting community safety materials. 		
	<p>Meeting closed: 4.20pm Next meeting: 8 February 2023 Time: 3pm-4.30pm Location: Microsoft Teams Online</p>		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

OTHER

**DRAFT MINUTES OF COMMUNITY SAFETY ADVISORY COMMITTEE
MEETING**

ATTACHMENT 2

**SAFER STREETS INITIATIVE
PRESENTATION**

PAGES 6 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)



Safer Streets Initiative Presentation

Wednesday 9 November 2022

Community Advocacy Officer



4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)

Safer Streets Project

An innovative program designed to make streets, friendlier and safer for ALL users

- Community Advocacy – Safer Streets Officer
- Safer Streets Model
- Timelines



4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)



What has Council done? – short term

- Formed a cross departmental working group
- Developed a draft Operations Safer Streets initiative
- Partnership with Council & Vic Pol
- Engagement Survey – Lonsdale, Afghan Precinct and Internal
- Requested placement of Vic Pol mobile response van outside Dandenong Lonsdale Pocket Park (Complete)
- Portable CCTV Camera Placement in Thomas Street/Scott Street (November)



4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)



What are we doing and next steps? – medium term

- Business owner surveys across whole of Dandenong Precinct
- Education Forums (internal and external)
- Internal Staff Process Survey
- Partnership Building Expanded
- Propose to have Ambassadors for each precinct



4.2.3 Draft Minutes of Community Safety Advisory Committee Meeting - 9 November 2022 (Cont.)



Questions



4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022

File Id:

Responsible Officer:

Director Community Services

Attachments:

Draft Minutes of Arts Advisory Board Meeting on 22 November 2022

1. Report Summary

At the Council meeting held 23 April 2018, Council resolved in part to *invite Advisory Committees and Reference Groups to submit meeting minutes for Council endorsement*. This resolution also allowed interested Councillors (and those that attend these Committees and Reference Groups) to speak to the meeting about items discussed at these meetings.

2. Recommendation Summary

This report recommends that the draft Minutes of the Arts Advisory Board meeting provided in Attachment 1 to this report be noted and endorsed by Council.

4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022 (Cont.)

3. Background and Proposal

Greater Dandenong Council is represented on a wide range of Committees, Reference Groups and Advisory Groups which frequently reflect the interests of individual Councillors in serving the broader community in their role. A full listing of these appointments is confirmed each November at Council's Annual meeting to elect the Mayor and Deputy Mayor and is available via Council's website.

The resolution of Council made on 23 April 2018 provides for Minutes of meetings held by Advisory Committees and Reference Groups to be submitted to Council for information purposes, for noting and for endorsement (not adoption).

As such, the draft Minutes are provided as Attachment 1 to this report.

There are no financial implications associated with the development and submission of this report.

4. Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

After consultation with the Greater Dandenong community on what kind of future they wanted for themselves and our city, the Greater Dandenong People's Panel developed a new Community Vision for 2040:

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Our growing city is committed to environmental sustainability.
Welcome to our exciting and peaceful community.*

4.1 Community Vision 2040

This report is consistent with the Community Vision 2040 and its accompanying principles:

- Safe and peaceful community
- Education, training, entrepreneurship and employment opportunities
- Embrace diversity and multiculturalism.

4.2 Council Plan 2021-25

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. This report is consistent with the following strategic objectives:

- A socially connected, safe and healthy city
- A city that respects and celebrates diversity, our history and the arts
- A city that supports entrepreneurship, quality education and employment outcomes
- A Council that demonstrates leadership and a commitment to investing in the community.

4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022 (Cont.)

5. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* (LGA2020) states that a Council must in the performance of its role give effect to the overarching governance principles.

The establishment of the Arts Advisory Board and the work that it undertakes gives particular consideration to the following overarching governance principles:

- priority is given to achieving the best outcomes for the municipal community, including future generations (section 9(b) of the LGA2020);
- the municipal community is engaged in strategic planning and strategic decision making – many advisory committees and reference groups have community members as participants (section 9(d) of the LGA2020);
- innovation and continuous improvement is pursued (section 9(e) of the LGA2020);
- collaboration with other councils, governments and statutory bodies is sought – many advisory committees and reference groups have representatives attending from these organisations (section 9(f) of the LGA2020);
- the ongoing financial viability of Council is ensured (section 9(g) of the LGA2020);
- regional, state and national plans and policies are taken into account in strategic planning and decision making – diverse representation within these groups ensures this occurs (section 9(h) of the LGA2020); and
- the transparency of Council decisions, actions and information is ensured by this regular reporting mechanism (section 9(i) of the LGA2020).

6. Victorian Charter of Human Rights and Responsibilities

All matters relevant to the Victorian Charter of Human Rights and Responsibilities have been considered in the preparation and are consistent with the standards set by the Charter.

7. The *Gender Equality Act 2020*

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Council's Diversity, Access and Equity Policy and the *Gender Equality Act 2020* have been considered in the preparation of this report but are not relevant to its contents because it is a reporting mechanism only.

The report does not have the potential to influence broader social norms and gender roles nor does it benefit any one gender group over any other.

4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022 (Cont.)

8. Consideration of Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a “Climate and Ecological Emergency” and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has no impact on Council’s Declaration on a Climate and Ecological Emergency, Council’s Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability because it is purely administrative in nature and is a reporting mechanism only.

9. Recommendation

That Council notes the draft Minutes of the meeting for the Arts Advisory Board as provided in Attachment 1 to this report.

MINUTE 671

Moved by: Cr Rhonda Garad
Seconded by: Cr Richard Lim OAM

That Council notes the draft Minutes of the meeting for the Arts Advisory Board as provided in Attachment 1 to this report.

CARRIED

4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022 (Cont.)

OTHER

DRAFT MINUTES OF ARTS ADVISORY BOARD MEETING

ATTACHMENT 1

**ARTS ADVISORY BOARD MEETING ON
22 NOVEMBER 2022**

PAGES 5 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022 (Cont.)

Advisory Committee or Reference Group Name: Arts Advisory Board Meeting

Date of Meeting: 22 November 2022

Time of Meeting: 6pm-8.05pm

Meeting Location: Community Room 1, Springvale Community Hub, 3 Grace Park Avenue, Springvale

Attendees:

Roh Singh (Chair) (RS), Mish Eisen (ME), Oz Malik (OM), Leng Te (LT), Acting Manager Community Arts, Culture and Library Services (City of Greater Dandenong [CGD]) (in part), Coordinator Drum Theatre (CGD), Coordinator Arts and Cultural Development (CGD),

Apologies:

Cr Rhonda Garad (CGD), Emily Siddons (ES)

Minutes:

Business Support Officer, Community Arts, Culture and Library Services

Item No.	Item	Action	Action By
1	<p>Acknowledgement of Country <i>"We acknowledge the traditional owners and custodians of this land, the Bunurong People, and pay respects to their Elders past, present and emerging.</i></p> <p><i>We recognise and respect their continuing connections to Climate, Culture and Country and we also pay our respects and acknowledge all Aboriginal peoples and their Elders present here today, in acknowledging their journey."</i></p>		
2	<p>Conflicts of Interest No conflicts of interest declared in relation to the agenda.</p>		
3	<p>Introductions, Apologies, Staffing Updates Update given on key staffing changes and current acting arrangements at Council.</p> <p>Drum Theatre noted new staff appointed to roles of Venue Operations Lead, Box Office Staff and Technical Staff. Venue Support Officers are currently being recruited.</p> <p>Appointment of new Council CEO announced.</p>		
4	<p>Review of Minutes Arts Advisory Board Meeting on 16 August 2022. Moved: OM Seconded: ME</p>		
5	<p>AAB Members</p> <ul style="list-style-type: none"> - Welcomed new members to the Board. - Confirmed extension of 12 months for 		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022 (Cont.)

	<p>existing board members was endorsed by Council. Revised end of term is now 2 March 2025.</p> <ul style="list-style-type: none"> - All members presented a brief introduction to the group. - Group was advised of upcoming governance tasks for next meeting in 2023: nomination of board Chairperson; and Working Group Chair and representatives. - It was noted that the Chairperson is to be an external member and is elected by Arts Advisory Board members. - Congratulations were passed onto ME and OM for recent completion of study. 	<p>Define process for nomination of Chairperson and Working Group representatives.</p> <p>Prepare communication to members of the Drum Working Group to keep them informed.</p>	<p>Coordinator Arts and Cultural Development (CGD)</p> <p>Coordinator Arts and Cultural Development and Coordinator Drum Theatre (CGD)</p>
<p>6</p>	<p>Working Group Chair Reports</p> <p>Public Art Working Group: <i>Working Group Chair gave overview based on minutes of working group.</i></p> <p>Key Points:</p> <ul style="list-style-type: none"> - Group agreed to meet 4 times a year across key CGD locations; extension of contract and lifespan mural at Walker Street Gallery (<i>The Home of Earthly Delights</i>). - Deaccession of artwork currently in process. - Discussion and update regarding artwork in Mons Parade underpass. - Overview of Ukrainian community mural provided – group is active and requested funding from Council to support this work. - Proposed digital public artwork commission was discussed. - Public Art Policy will be reviewed over coming months, group to be involved. - Working group feeling valued and having great conversations. <p>Drum Theatre Working Group: No Drum Working Group meeting held due to resignation of Chair (Shelley McSpedden).</p> <p>Community Connection Working Group: <i>Working Group Chair gave overview based on minutes of working group.</i></p> <p>Key Points:</p> <ul style="list-style-type: none"> - Discussion around the future use of Walker Street Gallery and Arts Centre and community connection to the space. - CGD representatives noted that Walker Street Gallery will continue to operate until greater clarity is confirmed regarding Precinct Energy Plant (PEP) redevelopment 		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022 (Cont.)

	<p>and Dandenong New Art (DNA) timeframes. Noted that PEP redevelopment will be creative industry and arts production space.</p> <ul style="list-style-type: none"> - Discussion around grants information sessions and opportunity for verbal submissions. 	<p>Provide feedback to Grants team regarding consideration of verbal (non-written) application options.</p>	<p>Coordinator Arts and Cultural Development (CGD)</p>
7	<p>Dandenong New Art (DNA) and Precinct Energy Plant (PEP) Projects Update presented on DNA and former PEP redevelopment projects.</p> <p>DNA:</p> <ul style="list-style-type: none"> - Awaiting updated information on proceedings and next stages. - Staff working on operational processes in interim. <p>PEP:</p> <ul style="list-style-type: none"> - Creative Neighbourhood Infrastructure Support Program (CNISP). Creative Infrastructure funding – allocated to improve base level occupancy and access requirements for ground floor – infrastructure only in 2022-23 and activation in 2023-24. - Works progressing well. - Council has obtained \$800,000 from State Government to progress to detailed design phase. Funding agreement signed and project plan being revised. 	<p>Organise tour of PEP and DNA buildings for board members (consider as part of next meeting if appropriate).</p>	<p>Coordinator Arts and Cultural Development (CGD)</p>
8	<p>Facility and Service Updates and Discussion</p> <p>Drum Theatre:</p> <ul style="list-style-type: none"> - 217 events and activities held in 2022. Increased programming and community access. - Audience numbers still approximately 40% of pre-COVID attendances. - Held focus group with 25 Encore audience members. - Increasing the focus on Public Art at the Drum. Live artwork will be created at Makers Market and exhibited at the Drum. - Working with key artists on upcoming shows, 2 major projects have applied for funding from Community Grants. - Spoke about collaboration with Bunjil – to determine how Theatres can complement each other in program offers. - Newly introduced Table-Top Games Nights (board games, mini painting tables and Pokemon matches). Has been successful and attracting a diverse new group to the Drum Theatre. <p>Walker Street Gallery:</p> <ul style="list-style-type: none"> - New exhibition <i>Inked</i> opens next week. It is a celebration of the art of tattoos. - Winner of community calendar competition 		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.4 Draft Minutes of Arts Advisory Board Meeting - 22 November 2022 (Cont.)

	<p>will also be announced at the exhibition.</p> <ul style="list-style-type: none"> - Billion Stars Against Violence program has provided a vehicle for soft discussions whilst enjoying some hands-on creative fun. Linked with annual Walk Against Family Violence. - Another grants info session coming up on 30 November 2023. - 2023 <i>SHE</i> exhibition is back. This iteration is <i>SHE of mind and body</i>. - 9 by 5 community art exhibition opening in January 2023. - Networking and professional development for creatives and artists in residence programs will be launched in 2023. 		
9	<p>Sector Updates - Round Table</p> <p>OM: Noble Park Art Show On judging panel – over 500 submissions from local artists. Mayor was in attendance.</p> <p>OM: Sangam South Asian performing artists 'Light'. Attracted large and diverse audience.</p> <p>Discussion around Afghan performance at Bunjil – sold out event and ticket prices were very high.</p>		
10	<p>Other Business</p> <p>Arts, Culture and Heritage Strategy Updates New Strategy endorsed by Council – discussion around how to align strategy updates to agenda.</p> <p>End of Year Gathering Informal: Attend Our Beat Makers Market - 15 December.</p>	<p>Add to next meeting Agenda: Strategy updates (based on quarterly reporting).</p> <p>Invite to Makers Market be sent to board.</p>	<p>Coordinator Arts and Cultural Development (CGD)</p>
11	<p>Next Meeting:</p> <p>6-8pm Tuesday 28 February 2023 Venue: Drum Theatre</p>		

Meeting closed: 8.05pm

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022

File Id:	A9384452
Responsible Officer:	Director Community Services
Attachments:	Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting on 6 December 2022

1. Report Summary

At the Council meeting held 23 April 2018, Council resolved in part to *invite Advisory Committees and Reference Groups to submit meeting minutes for Council endorsement*. This resolution also allowed interested Councillors (and those that attend these Committees and Reference Groups) to speak to the meeting about items discussed at these meetings.

2. Recommendation Summary

This report recommends that the Draft Minutes of the Multicultural and People Seeking Asylum Advisory Committee meeting provided in Attachment 1 to this report be noted by Council.

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022 (Cont.)

3. Background and Proposal

Greater Dandenong Council is represented on a wide range of Committees, Reference Groups and Advisory Groups which frequently reflect the interests of individual Councillors in serving the broader community in their role. A full listing of these appointments is confirmed each November at Council's Annual meeting to elect the Mayor and Deputy Mayor and is available via Council's website.

The resolution of Council made on 23 April 2018 provides for Minutes of meetings held by Advisory Committees and Reference Groups to be submitted to Council for information purposes, for noting and for endorsement (not adoption).

As such, the Draft Minutes are provided as Attachment 1 to this report.

There are no financial implications associated with the development and submission of this report.

4. Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

After consultation with the Greater Dandenong community on what kind of future they wanted for themselves and our city, the Greater Dandenong People's Panel developed a new Community Vision for 2040:

*The City of Great Dandenong is a home to all.
It's a city where you can enjoy and embrace life through celebration and equal opportunity.
We harmonise the community by valuing multiculturalism and the individual.
Our community is healthy, vibrant, innovative and creative.
Our growing city is committed to environmental sustainability.
Welcome to our exciting and peaceful community.*

4.1 Community Vision 2040

This report is consistent with the Community Vision 2040 and its accompanying principles:

- Safe and peaceful community
- Embrace diversity and multiculturalism.

4.2 Council Plan 2021-25

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. This report is consistent with the following strategic objectives:

- A socially connected, safe and healthy city
- A city that respects and celebrates diversity, our history and the arts.

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022 (Cont.)

5. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* (LGA2020) states that a Council must in the performance of its role give effect to the overarching governance principles.

The establishment of the Multicultural and People Seeking Asylum Advisory Committee and the work that it undertakes gives particular consideration to the following overarching governance principles:

- priority is given to achieving the best outcomes for the municipal community, including future generations (section 9(b) of the LGA2020);
- the municipal community is engaged in strategic planning and strategic decision making – many advisory committees and reference groups have community members as participants (section 9(d) of the LGA2020);
- innovation and continuous improvement is pursued (section 9(e) of the LGA2020);
- collaboration with other councils, governments and statutory bodies is sought – many advisory committees and reference groups have representatives attending from these organisations (section 9(f) of the LGA2020);
- the ongoing financial viability of Council is ensured (section 9(g) of the LGA2020);
- regional, state and national plans and policies are taken into account in strategic planning and decision making – diverse representation within these groups ensures this occurs (section 9(h) of the LGA2020); and
- the transparency of Council decisions, actions and information is ensured by this regular reporting mechanism (section 9(i) of the LGA2020).

6. Victorian Charter of Human Rights and Responsibilities

All matters relevant to the Victorian Charter of Human Rights and Responsibilities have been considered in the preparation and are consistent with the standards set by the Charter.

7. The *Gender Equality Act 2020*

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Council's Diversity, Access and Equity Policy and the *Gender Equality Act 2020* have been considered in the preparation of this report but are not relevant to its contents because it is a reporting mechanism only.

The report does not have the potential to influence broader social norms and gender roles nor does it benefit any one gender group over any other.

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022 (Cont.)

8. Consideration of Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a “Climate and Ecological Emergency” and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has no impact on Council’s Declaration on a Climate and Ecological Emergency, Council’s Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability because it is purely administrative in nature and is a reporting mechanism only.

9. Recommendation

That Council notes the Draft Minutes of the Multicultural and People Seeking Asylum Advisory Committee meeting as provided in Attachment 1 to this report.

MINUTE 672

Moved by: Cr Rhonda Garad
Seconded by: Cr Richard Lim OAM

That Council notes the Draft Minutes of the Multicultural and People Seeking Asylum Advisory Committee meeting as provided in Attachment 1 to this report.

CARRIED

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022 (Cont.)

OTHER

**DRAFT MINUTES OF MULTICULTURAL AND PEOPLE SEEKING
ASYLUM ADVISORY COMMITTEE MEETING**

ATTACHMENT 1

**MULTICULTURAL AND PEOPLE
SEEKING ASYLUM ADVISORY
COMMITTEE MEETING ON
6 DECEMBER 2022**

PAGES 5 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022 (Cont.)

Advisory Committee or Reference Group Name:	Multicultural and People Seeking Asylum Advisory Committee (MAPSAAC)
Date of Meeting:	6 December 2022
Time of Meeting:	3pm-4.10pm
Meeting Location:	Online via Microsoft Teams

Attendees: Kylie Reid (Chisholm Institute) – Chairperson, Jacquie McBride (Monash Health), Sri Samy (Friends of Refugees [FOR]), Siv Yoganathan (Life Without Barriers), Community Advocacy Officers (CGD), Mayor Cr Eden Foster (Council), Qutbiallam Timor (Asylum Seeker Resource Centre [ASRC])

Apologies: Cr Rhonda Garad (Council), Coordinator Community Advocacy (Council), Peter McNamara (South East Community Links [SECL]), Chaw Po (Community Member), Sarita Kulkarni (Community Member), Kadira Pethiyagoda (Community Member), Oliver Pollasky (WithYouWithMe), Sean Quigley (WAYSS), Binita Maskey (Women’s Association South East Melbourne Australia).

Minutes: Community Advocacy Officer (CGD)

Item No.	Item	Action	Action By
1.	<p>Welcome and Introductions</p> <p><i>“We acknowledge the traditional owners and custodians of this land, the Bunurong People, and pay respects to their Elders past, present and emerging. We recognise and respect their continuing connections to Climate, Culture and Country and we also pay our respects and acknowledge all Aboriginal peoples and their Elders present here today, in acknowledging their journey.”</i></p> <p>Chair welcomed Committee Members and apologies noted.</p>		
2.	<p>Endorsement of Minutes of Previous Meeting</p> <p>Minutes endorsed by Sri Samy (FOR) and seconded by Mayor Cr Eden Foster (Council).</p>		
3.	<p>Review of Outstanding Action Items</p> <ul style="list-style-type: none"> The updated MAPSAAC Terms of Reference (ToR) was endorsed by Committee members and feedback incorporated. The ToR has been approved by Council’s Executive Management Team and at a Councillor Briefing Session on 5 December. It will go to Council for endorsement at the 12 December Council Meeting. 		
4.	<p>Multicultural and People Seeking Asylum Advisory Committee 2023-2025 – Member nominations</p> <ul style="list-style-type: none"> Timeline of key dates: <ul style="list-style-type: none"> 12 December - Terms of Reference go to Council for endorsement. 14 December 2022 – 31 January 2023 - Expression of Interest (EOI) for member nominations open. 1 February – 10 February 2023 - interviews and 		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022 (Cont.)

	<p>selection process.</p> <ul style="list-style-type: none"> o 14 March 2023 - Council meeting to seek endorsement of member nominations. o 21 March 2023 (tentative) - First MAPSAAC meeting. o First week of June, September, December 2023 - subsequent MAPSAAC meetings to be scheduled. <ul style="list-style-type: none"> • The EOI will be advertised on Council's website and the local newspaper. All members will be invited to re-apply for membership. Standing memberships will be offered to the regional Refugee Health Provider and Refugee Settlement Organisations. 		
5.	<p>Refugee Week 2023 – Working Group EOI (Separate event not requiring official MAPSAAC representation)</p> <ul style="list-style-type: none"> • Theme for Refugee Week 2023 is Finding Freedom: Refugee Week 2023 Theme: Finding Freedom - Refugee Week. • For Greater Dandenong, potentially run an event at the Dandenong Civic Centre or Springvale Community Hub, with diverse representation from community, community groups and service providers. • A working group will be formed for the planning of 2023 celebrations. • The first working group meeting will take place in the week of Monday 30 January 2023, with subsequent meetings to be potentially held fortnightly or as needed leading up to Refugee Week. • All members are invited to participate and share the expression of interest opportunity with their networks. 	Send out an EOI invite for the working group.	Community Advocacy Officers (CGD)
6.	<p>Information Sharing</p> <p>Friends of Refugees</p> <ul style="list-style-type: none"> • Continue to receive a high number of referrals and drop-ins. COVID-19 is impacting staff and resourcing. Face to face programs finish next week and the office will close of Christmas from 22 December 2022 – 3 January 2023. <p>Life Without Barriers</p> <ul style="list-style-type: none"> • Continued advocacy on behalf of clients to support their transition to permanent accommodation and financial security; support agencies are stretched. New Zealand resettlement is ramping up and has been promoted to more people. <p>Chisolm</p> <ul style="list-style-type: none"> • Temporary Protection Visa (TPV) and Safe Haven Enterprise Visa (SHEV) holders are experiencing fatigue from waiting. <ul style="list-style-type: none"> o Visa holders are eligible for State Government education initiatives e.g., in hospitality, engineering and construction. • Housing remains a challenge for students. • Office closes 22 December 2022 – 4 January 2023. Main classes will resume late January 2023. • Greater Dandenong's GameChange Employment Initiative working groups are due to meet February 2023. <p>Mayor Cr Eden Foster (Council)</p>		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022 (Cont.)

<ul style="list-style-type: none">• Greater Dandenong Afghan Community Information Forum on 6 November - attended by 120 including Mayor Cr Eden Foster, Cr Jim Memeti, Federal Members Julian Hill MP, Cassandra Fernando MP, State Member Lee Tarlamis MP and State election candidates.<ul style="list-style-type: none">○ Minister for Immigration Hon. Andrew Giles MP conveyed that the Government has reduced the backlog of visa applications to under 800,000 and are hiring 500 new staff to increase capacity but will take time to train staff.○ Labor will honour its commitment to genuine applicants. Taken months to work out the best solution and develop a clear legal pathway.○ Nobody will be deported back to Afghanistan. Labor is committed to processing 5,000 applications over 4 years - 464 applications since election. <p>ASRC</p> <ul style="list-style-type: none">• Feedback from community on Afghan Community Forum – the community were disappointed that there was no announcement by Minister Andrew Giles on TPV/SHEV transition. <p>Monash Health</p> <ul style="list-style-type: none">• Refugee Council of Australia (RCOA) Annual General Meeting - Minister Hon. Andrew Giles Q&A https://www.youtube.com/watch?v=UXWkQ8UIMak:<ul style="list-style-type: none">○ Government is committed to ending TPVs, family reunification and sustainable solutions for the complex problems within this space.○ Raised concern about the fast-track process.○ Still looking at Status Resolution Support Services (SRSS) re-design.○ Minister Giles did not want to pre-empt 2023 budget announcements.○ Acknowledged challenge of immigration detention and looking at other options.○ No amnesty for people refused a TPV or SHEV.○ People should be supported to work and acknowledged current barriers.• Expecting increased people seeking asylum by 2022-23. Business is currently impacted by unplanned COVID-related staff absenteeism.• Volunteer program has been stood down and currently there is no capacity to reboot. <p>Community Advocacy Officers (CGD)</p> <ul style="list-style-type: none">• RCOA Sector Advocacy and Campaigns Strategy Group Meeting on 29 November:<ul style="list-style-type: none">○ Concern about boats restarting might be delaying the government's announcement but the Minister is also facing community pressure to act on the government's promise.○ SRSS – roundtable in February with State Government and NGOs to discuss options about reform and how the criteria will be expanded.○ Offshore processing – Government still pushing for third country settlement, recognise need support for people to do this.○ Humanitarian program – RCOA will need to ramp up advocacy in the lead up to May budget.• Mayoral Taskforce for People Seeking Asylum Executive meeting will be held on 8 December. There		
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If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.5 Draft Minutes of Multicultural and People Seeking Asylum Advisory Committee Meeting - 6 December 2022 (Cont.)

	will be a reflection of 100-day Back Your Neighbour campaign outcomes and advocacy priorities moving forward with other councils interested in joining meeting as observers.		
7.	Other Business <ul style="list-style-type: none">• Chair acknowledge that service providers have served the refugee and people seeking asylum community well in a challenging environment for the past three years.• Acknowledgement of Kylie Reid (Chisholm) as Chair and all members' contributions to the Committee during this term.		
8.	Meeting Closed 4.10pm		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.6 Draft Minutes of Positive Ageing Advisory Committee Meeting - 8 December 2022

File Id:

Responsible Officer: Director Community Services

Attachments: Draft Minutes of Positive Ageing Advisory
Committee Meeting on 8 December 2022

1. Report Summary

At the Council meeting held 23 April 2018, Council resolved in part to *invite Advisory Committees and Reference Groups to submit meeting minutes for Council endorsement*. This resolution also allowed interested Councillors (and those that attend these Committees and Reference Groups) to speak to the meeting about items discussed at these meetings.

2. Recommendation Summary

This report recommends that the draft Minutes of the Positive Ageing Advisory Committee meeting provided in Attachment 1 to this report be noted and endorsed by Council.

4.2.6 Draft Minutes of Positive Ageing Advisory Committee Meeting - 8 December 2022 (Cont.)

3. Background and Proposal

Greater Dandenong Council is represented on a wide range of Committees, Reference Groups and Advisory Groups which frequently reflect the interests of individual Councillors in serving the broader community in their role. A full listing of these appointments is confirmed each November at Council's Annual meeting to elect the Mayor and Deputy Mayor and is available via Council's website.

The resolution of Council made on 23 April 2018 provides for Minutes of meetings held by Advisory Committees and Reference Groups to be submitted to Council for information purposes, for noting and for endorsement (not adoption).

As such, the draft Minutes are provided as Attachment 1 to this report.

There are no financial implications associated with the development and submission of this report.

4. Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

After consultation with the Greater Dandenong community on what kind of future they wanted for themselves and our city, the Greater Dandenong People's Panel developed a new Community Vision for 2040:

*The City of Great Dandenong is a home to all.
It's a city where you can enjoy and embrace life through celebration and equal opportunity.
We harmonise the community by valuing multiculturalism and the individual.
Our community is healthy, vibrant, innovative and creative.
Our growing city is committed to environmental sustainability.
Welcome to our exciting and peaceful community.*

4.1 Community Vision 2040

This report is consistent with the Community Vision 2040 and its accompanying principles:

- Safe and peaceful community
- Education, training, entrepreneurship and employment opportunities
- Sustainable environment
- Embrace diversity and multiculturalism
- Mind, Body and Spirit
- Art and Culture.

4.2.6 Draft Minutes of Positive Ageing Advisory Committee Meeting - 8 December 2022 (Cont.)

4.2 Council Plan 2021-25

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. This report is consistent with the following strategic objectives:

- A socially connected, safe and healthy city
- A city that respects and celebrates diversity, our history and the arts
- A city of accessible, vibrant centres and neighbourhoods
- A green city committed to a sustainable future
- A city that supports entrepreneurship, quality education and employment outcomes
- A Council that demonstrates leadership and a commitment to investing in the community.

5. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* (LGA2020) states that a Council must in the performance of its role give effect to the overarching governance principles.

The establishment of the Positive Ageing Advisory Committee and the work that it undertakes gives particular consideration to the following overarching governance principles:

- priority is given to achieving the best outcomes for the municipal community, including future generations (section 9(b) of the LGA2020);
- the municipal community is engaged in strategic planning and strategic decision making – many advisory committees and reference groups have community members as participants (section 9(d) of the LGA2020);
- innovation and continuous improvement is pursued (section 9(e) of the LGA2020);
- collaboration with other councils, governments and statutory bodies is sought – many advisory committees and reference groups have representatives attending from these organisations (section 9(f) of the LGA2020);
- the ongoing financial viability of Council is ensured (section 9(g) of the LGA2020);
- regional, state and national plans and policies are taken into account in strategic planning and decision making – diverse representation within these groups ensures this occurs (section 9(h) of the LGA2020); and
- the transparency of Council decisions, actions and information is ensured by this regular reporting mechanism (section 9(i) of the LGA2020).

6. Victorian Charter of Human Rights and Responsibilities

All matters relevant to the Victorian Charter of Human Rights and Responsibilities have been considered in the preparation and are consistent with the standards set by the Charter.

4.2.6 Draft Minutes of Positive Ageing Advisory Committee Meeting - 8 December 2022 (Cont.)

7. The Gender Equality Act 2020

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Council's Diversity, Access and Equity Policy and the *Gender Equality Act 2020* have been considered in the preparation of this report but are not relevant to its contents because it is a reporting mechanism only.

The report does not have the potential to influence broader social norms and gender roles nor does it benefit any one gender group over any other.

8. Consideration of Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a "Climate and Ecological Emergency" and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has no impact on Council's Declaration on a Climate and Ecological Emergency, Council's Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability because it is purely administrative in nature and is a reporting mechanism only.

9. Recommendation

That Council notes the draft Minutes of the Positive Ageing Advisory Committee meeting as provided in Attachment 1 to this report.

MINUTE 673

Moved by: Cr Rhonda Garad
Seconded by: Cr Jim Memeti

That Council notes the draft Minutes of the Positive Ageing Advisory Committee meeting as provided in Attachment 1 to this report.

CARRIED

4.2.6 Draft Minutes of Positive Ageing Advisory Committee Meeting - 8 December 2022 (Cont.)

OTHER

**DRAFT MINUTES OF POSITIVE AGEING ADVISORY COMMITTEE
MEETING**

ATTACHMENT 1

**POSITIVE AGEING ADVISORY
COMMITTEE MEETING
HELD ON 8 DECEMBER 2022**

PAGES 4 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.6 Draft Minutes of Positive Ageing Advisory Committee Meeting - 8 December 2022 (Cont.)

Advisory Committee or Reference Group Name: Positive Ageing Advisory Committee (PAAC)

Date of Meeting: 8 December 2022

Time of Meeting: 1.30–3.30pm

Meeting Location: Springvale Community Hub
5 Hillcrest Grove, Springvale
Community Rooms 6

Also via Microsoft Teams

Attendees: Julie Klok (Chair), Maria Erdeg, Christine Green, Erica Moulang, Lauris Attard, Betty Gracias, Manager Community Care (City of Greater Dandenong [CGD]), Coordinator Community Access (CGD), Positive Ageing Team Leader (CGD)

Apologies: Jeff Carlin, Carol Drummond

Minutes: Coordinator Community Access (CGD)

Item No.	Item	Action	Action By
1.	<p>Welcome and Apologies <i>"We acknowledge the traditional owners and custodians of this land, the Bunurong People, and pay respects to their Elders past, present and emerging.</i></p> <p><i>We recognise and respect their continuing connections to Climate, Culture and Country and we also pay our respects and acknowledge all Aboriginal peoples and their Elders present here today, in acknowledging their journey."</i></p> <p>The Chair welcomed all present and noted apologies.</p>		
2.	<p>Previous Minutes and Business Arising October minutes were accepted – moved Erica Moulang and seconded Christine Green.</p>		
3.	<p>Update on Council Annual Statutory Meeting – Approved Councillor Delegates for PAAC 2023 The Manager Community Care confirmed that Cr Eden Foster was elected as Mayor for the 2022-23 mayoral term and Cr Lana Formoso was elected as Deputy Mayor at Council's Annual Statutory meeting on Thursday 10 November.</p> <p>Cr Loi Truong was also endorsed as the Councillor Representative on the PAAC.</p>	For noting.	
4.	<p>Update on Aged Care Reform Agenda The Manager Community Care provided an</p>	Provide regular updates	Manager

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.6 Draft Minutes of Positive Ageing Advisory Committee Meeting - 8 December 2022 (Cont.)

	<p>update on the recent information about the Aged Care Reforms including:</p> <ul style="list-style-type: none"> • Pay rates across different awards and the effect on the unit costs and subsidies. • Workforce issues. • Recent legislative changes to Aged Care Regulations. • The Commonwealth Government has been consulting about the Aged Care Reforms. The model and unit prices are yet to be determined. There is concern across the industry about transition timelines and significant workforce issues across the sector, particularly with domestic services. <p>Lack of understanding in the community and with health professionals/media about the difference between Home Care Packages (HCP) and Commonwealth Home Support Programme (CHSP).</p>	to PAAC members.	Community Care
5.	<p>Supporting Carers Project The Coordinator Community Access provided a summary of the Supporting Carers Project, including ways that carers have suggested Council can provide additional support.</p> <p>Committee members discussed their own experience of carers and suggested several areas to focus on including online groups, the need for information in a variety of formats including print, activities for carers, opportunities for volunteers and continuing to seek input from carers to guide the design of Council activities.</p>	Provide further updates to PAAC members.	Coordinator Community Access
6.	<p>Merle Mitchell event The Coordinator Community Access provided an overview of the Merle Mitchell event held on Sunday 13 November at the Springvale Community Hub (SCH).</p> <p>The memorial event included:</p> <ul style="list-style-type: none"> • Renaming of a portion of the Springvale Library to Mitchell Hall. • Installation of an interpretive sign in the SCH Enterprise Rose Garden, acknowledging the importance of the Enterprise Hostel and of Merle to the Springvale Community. 	For noting.	
7.	<p>Discussion on what are the key Aged Care issues that PAAC members identify as the most important for Greater Dandenong older residents in 2023 The Committee discussed the key Aged Care issues that PAAC members identify as the most important for Greater Dandenong older residents in 2023. This will inform the development of the 2023 actions for the Positive Ageing Strategy that</p>	Add to next agenda.	Manager Community Care

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.6 Draft Minutes of Positive Ageing Advisory Committee Meeting - 8 December 2022 (Cont.)

	will be discussed at the February 2023 meeting.		
8.	<p>Other Business</p> <p>The Committee agreed to continue to meet bi-monthly with the first meeting on Thursday 9 February 2023.</p> <p>Friendship Seat – some locations have been working better than others so the Positive Ageing Team may consider a change of time and venues. Venues such as the Dandenong Market attracts members of the community who live outside CGD - which is not the target of the program. Considering changing branding to make it clearer that the program is targeted to older people. A significant amount of information is being handed out.</p> <p>The Committee discussed the effects of COVID-19 beyond infection control and the ongoing impact on social connection.</p> <p>The Manager Community Care thanked the Committee members for their contribution and wished them a safe and happy festive season.</p>	For noting.	
Meeting Closed 3.30pm			

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.7 Draft Minutes of Disability Advisory Committee Meeting - 12 December 2022

File Id:

Responsible Officer:

Director Community Services

Attachments:

**Draft Minutes of Disability Advisory
Committee meeting on 12 December 2022**

1.Report Summary

At the Council meeting held 23 April 2018, Council resolved in part to *invite Advisory Committees and Reference Groups to submit meeting minutes for Council endorsement*. This resolution also allowed interested Councillors (and those that attend these Committees and Reference Groups) to speak to the meeting about items discussed at these meetings.

2. Recommendation Summary

This report recommends that the draft Minutes of the Disability Advisory Committee meeting provided in Attachment 1 to this report be noted and endorsed by Council.

4.2.7 Draft Minutes of Disability Advisory Committee Meeting - 12 December 2022 (Cont.)

3. Background and Proposal

Greater Dandenong Council is represented on a wide range of Committees, Reference Groups and Advisory Groups which frequently reflect the interests of individual Councillors in serving the broader community in their role. A full listing of these appointments is confirmed each November at Council's Annual meeting to elect the Mayor and Deputy Mayor and is available via Council's website.

The resolution of Council made on 23 April 2018 provides for Minutes of meetings held by Advisory Committees and Reference Groups to be submitted to Council for information purposes, for noting and for endorsement (not adoption).

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There are no financial implications associated with the development and submission of this report.

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Our growing city is committed to environmental sustainability.
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4.1 Community Vision 2040

This report is consistent with the Community Vision 2040 and its accompanying principles:

- Safe and peaceful community
- Education, training, entrepreneurship and employment opportunities
- Sustainable environment
- Embrace diversity and multiculturalism
- Mind, Body and Spirit

4.2.7 Draft Minutes of Disability Advisory Committee Meeting - 12 December 2022 (Cont.)

4.2 Council Plan 2021-25

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. This report is consistent with the following strategic objectives:

- A socially connected, safe and healthy city
- A city that respects and celebrates diversity, our history and the arts
- A city of accessible, vibrant centres and neighbourhoods
- A green city committed to a sustainable future
- A city that supports entrepreneurship, quality education and employment outcomes
- A Council that demonstrates leadership and a commitment to investing in the community.

5. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* (LGA2020) states that a Council must in the performance of its role give effect to the overarching governance principles.

The establishment of the Disability Advisory Committee and the work that it undertakes gives particular consideration to the following overarching governance principles:

- priority is given to achieving the best outcomes for the municipal community, including future generations (section 9(b) of the LGA2020);
- the municipal community is engaged in strategic planning and strategic decision making – many advisory committees and reference groups have community members as participants (section 9(d) of the LGA2020);
- innovation and continuous improvement is pursued (section 9(e) of the LGA2020);
- collaboration with other councils, governments and statutory bodies is sought – many advisory committees and reference groups have representatives attending from these organisations (section 9(f) of the LGA2020);
- the ongoing financial viability of Council is ensured (section 9(g) of the LGA2020);
- regional, state and national plans and policies are taken into account in strategic planning and decision making – diverse representation within these groups ensures this occurs (section 9(h) of the LGA2020); and
- the transparency of Council decisions, actions and information is ensured by this regular reporting mechanism (section 9(i) of the LGA2020).

4.2.7 Draft Minutes of Disability Advisory Committee Meeting - 12 December 2022 (Cont.)

6. Victorian Charter of Human Rights and Responsibilities

All matters relevant to the Victorian Charter of Human Rights and Responsibilities have been considered in the preparation and are consistent with the standards set by the Charter.

7. The *Gender Equality Act 2020*

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Council's Diversity, Access and Equity Policy and the *Gender Equality Act 2020* have been considered in the preparation of this report but are not relevant to its contents because it is a reporting mechanism only.

The report does not have the potential to influence broader social norms and gender roles nor does it benefit any one gender group over any other.

8. Consideration of Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a "Climate and Ecological Emergency" and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has no impact on Council's Declaration on a Climate and Ecological Emergency, Council's Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability because it is purely administrative in nature and is a reporting mechanism only.

9. Recommendation

That Council notes the draft Minutes of the Disability Advisory Committee meeting as provided in Attachment 1 to this report.

4.2.7 Draft Minutes of Disability Advisory Committee Meeting - 12 December 2022 (Cont.)

MINUTE 674

Moved by: Cr Rhonda Garad
Seconded by: Cr Richard Lim OAM

That Council notes the draft Minutes of the Disability Advisory Committee meeting as provided in Attachment 1 to this report.

CARRIED

4.2.7 Draft Minutes of Disability Advisory Committee Meeting - 12 December 2022 (Cont.)

OTHER

**DRAFT MINUTES OF DISABILITY ADVISORY COMMITTEE
MEETING**

ATTACHMENT 1

**DISABILITY ADVISORY COMMITTEE
MEETING HELD ON 12 DECEMBER 2022**

PAGES 4 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.7 Draft Minutes of Disability Advisory Committee Meeting - 12 December 2022 (Cont.)

Advisory Committee or Reference Group Name: Disability Advisory Committee (DAC) Meeting

Date of Meeting: Monday 12 December 2022

Time of Meeting: 4pm–5.31pm

Meeting Location: Dandenong Civic Centre - 225 Lonsdale St, Dandenong
Meeting Room 2NE/NW
Microsoft Teams

Attendees: Frank Cutuli (Chair), Catherine Rampant, Deborah Lee, Pradeep Hewavitharana, Sharon Harris, Norma Seip, Manager Community Care (City of Greater Dandenong [CGD]), Coordinator Community Access (CGD), Cr Long (CGD), Disability Planning Officer (CGD)

Apologies: Lyn Bates, Kristina Drmic, Tam Nguyen

Minutes: Business Support Officer, Community Care (CGD)

Item No.	Item	Action	Action By
1.	<p>Welcome and Apologises <i>"We acknowledge the traditional owners and custodians of this land, the Bunurong People, and pay respects to their Elders past, present and emerging.</i></p> <p><i>We recognise and respect their continuing connections to Climate, Culture and Country and we also pay our respects and acknowledge all Aboriginal peoples and their Elders present here today, in acknowledging their journey."</i></p> <p>The Chair welcomed all present.</p>		
2.	<p>Previous Minutes and Business Arising Apologies noted.</p>		
3.	<p>Discussion regarding frequency of Disability Advisory Committee Meetings The Chair called for a motion that meetings in 2023 should be held bi-monthly – seconded by Catherine. All members agreed unanimously.</p>	Draft meeting dates for 2023 and circulate to Committee members.	Coordinator Community Access
4.	<p>Update on Council Annual Statutory Meeting – Approved Councillor Delegates for DAC 2023 The Manager Community Care confirmed that Cr Eden Foster was elected as Mayor for the 2022-23 mayoral term and Cr Lana Formoso was elected as Deputy Mayor at Council's Annual Statutory meeting on Thursday 10 November.</p> <p>Cr Angela Long and Cr Loi Truong were also endorsed as Councillor Representatives on the DAC.</p>	For noting.	

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.7 Draft Minutes of Disability Advisory Committee Meeting - 12 December 2022 (Cont.)

	<p>faith-based activities for the future and discussed holding tours at places of worship that are accessible and welcoming.</p> <ul style="list-style-type: none"> • Council's Walk Against Family Violence was held on Tuesday 22 November. The event included guest speaker Nadia Mattiazzo from Women with Disabilities Victoria and Tarang Chawla, anti-violence campaigner, mental health and gender equality advocate. • Disability Access Hub consultation sessions have been held at the Springvale Community Hub. Sessions have been well attended with suggestions made for improvement to the library services for people with a disability for consideration. 		
7.	<p>Sports 4 All Project The Coordinator Community Access provided an overview on the Sports 4 All project program funded by the Federal Government and delivered by Get Skilled Access, founded by Dylan Alcott.</p> <p>The program's primary objective is to increase the participation of people with a disability in sports through improved accessibility and inclusion in sporting groups and other organisations.</p> <p>The program has been delivered to 6 Local Government Areas and Council will host an 'Inclusion Coach' that will work with a variety of teams within Council, community engagement teams and sporting clubs to embed the Sports 4 All program.</p>	Provide updates.	Coordinator Community Access
8.	<p>NDIS Update/Members Issues A Committee member raised that the lift close to the Chambers Room on Level 2 has been closed for several months.</p> <p>A Committee member raised several issues including:</p> <ul style="list-style-type: none"> • being asked to leave a shop in Springvale whilst being in a wheelchair • falling whilst exiting a bus. <p>Council issue a quarterly enewsletter, <i>Disability Access and Inclusion</i> focussed on all-abilities local events, news and opportunities.</p> <p>The Disability Planning Officer asked the Committee if receiving correspondence on various events and articles has been useful. Committee members agreed information has been helpful.</p>	<p>Investigate the closure of the lifts.</p> <p>Provide further details on shop and bus incident to the Disability Planning Officer.</p> <p>Consider subscribing via Council's website or suggest articles.</p>	<p>Manager Community Care</p> <p>Committee Member</p> <p>Committee Members</p>
Meeting Closed at 5.31pm			

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.8 Draft Minutes of Springvale Community Hub Committee Meeting - 13 December 2022

File Id:

Responsible Officer: Director Community Services

Attachments: Draft Minutes of Springvale Community Hub
Committee Meeting - 13 December 2022

1. Report Summary

At the Council meeting held 23 April 2018, Council resolved in part to *invite Advisory Committees and Reference Groups to submit meeting minutes for Council endorsement*. This resolution also allowed interested Councillors (and those that attend these Committees and Reference Groups) to speak to the meeting about items discussed at these meetings.

2. Recommendation Summary

This report recommends that the draft Minutes of the Springvale Community Hub Committee meeting provided in Attachment 1 to this report be noted and endorsed by Council.

4.2.8 Draft Minutes of Springvale Community Hub Committee Meeting - 13 December 2022 (Cont.)

3. Background and Proposal

Greater Dandenong Council is represented on a wide range of Committees, Reference Groups and Advisory Groups which frequently reflect the interests of individual Councillors in serving the broader community in their role. A full listing of these appointments is confirmed each November at Council's Annual meeting to elect the Mayor and Deputy Mayor and is available via Council's website.

The resolution of Council made on 23 April 2018 provides for Minutes of meetings held by Advisory Committees and Reference Groups to be submitted to Council for information purposes, for noting and for endorsement (not adoption).

As such, the draft Minutes are provided as Attachment 1 to this report.

There are no financial implications associated with the development and submission of this report.

4. Community Vision 2040 and Council Plan 2021-25 – Strategic Objectives, Strategies and Plans

After consultation with the Greater Dandenong community on what kind of future they wanted for themselves and our city, the Greater Dandenong People's Panel developed a new Community Vision for 2040:

*The City of Great Dandenong is a home to all.
It's a city where you can enjoy and embrace life through celebration and equal opportunity.
We harmonise the community by valuing multiculturalism and the individual.
Our community is healthy, vibrant, innovative and creative.
Our growing city is committed to environmental sustainability.
Welcome to our exciting and peaceful community.*

4.1 Community Vision 2040

This report is consistent with the Community Vision 2040 and its accompanying principles:

- Safe and peaceful community
- Education, training, entrepreneurship and employment opportunities
- Embrace diversity and multiculturalism
- Art and Culture.

4.2 Council Plan 2021-25

The Council Plan describes the kind of future the Council is working for, and how Council will do this over four years. This report is consistent with the following strategic objectives:

- A socially connected, safe and healthy city
- A city that respects and celebrates diversity, our history and the arts
- A city of accessible, vibrant centres and neighbourhoods
- A Council that demonstrates leadership and a commitment to investing in the community.

4.2.8 Draft Minutes of Springvale Community Hub Committee Meeting - 13 December 2022 (Cont.)

5. The Overarching Governance Principles of the *Local Government Act 2020*

Section 9 of the *Local Government Act 2020* (LGA2020) states that a Council must in the performance of its role give effect to the overarching governance principles.

The establishment of the Springvale Community Hub Committee and the work that it undertakes gives particular consideration to the following overarching governance principles:

- priority is given to achieving the best outcomes for the municipal community, including future generations (section 9(b) of the LGA2020);
- the municipal community is engaged in strategic planning and strategic decision making – many advisory committees and reference groups have community members as participants (section 9(d) of the LGA2020);
- innovation and continuous improvement is pursued (section 9(e) of the LGA2020);
- collaboration with other councils, governments and statutory bodies is sought – many advisory committees and reference groups have representatives attending from these organisations (section 9(f) of the LGA2020);
- the ongoing financial viability of Council is ensured (section 9(g) of the LGA2020);
- regional, state and national plans and policies are taken into account in strategic planning and decision making – diverse representation within these groups ensures this occurs (section 9(h) of the LGA2020); and
- the transparency of Council decisions, actions and information is ensured by this regular reporting mechanism (section 9(i) of the LGA2020).

6. Victorian Charter of Human Rights and Responsibilities

All matters relevant to the Victorian Charter of Human Rights and Responsibilities have been considered in the preparation and are consistent with the standards set by the Charter.

7. The *Gender Equality Act 2020*

The *Gender Equality Act 2020* came into operation on 31 March 2021 and requires councils to take positive action towards achieving workplace gender equality and to promote gender equality in their policies, programs and services.

Council's Diversity, Access and Equity Policy and the *Gender Equality Act 2020* have been considered in the preparation of this report but are not relevant to its contents because it is a reporting mechanism only.

The report does not have the potential to influence broader social norms and gender roles nor does it benefit any one gender group over any other.

4.2.8 Draft Minutes of Springvale Community Hub Committee Meeting - 13 December 2022 (Cont.)

8. Consideration of Climate Change and Sustainability

One of the overarching governance principles of the *Local Government Act 2020* is that the economic, social and environmental sustainability of the municipal district, including mitigation and planning for climate change risks, is to be promoted.

In January 2020, this Council joined a growing number of cities around Australia and declared a “Climate and Ecological Emergency” and committed this Council to emergency action on climate change. Council has developed a Climate Change Emergency Strategy and Action Plan 2020-30 to help the City of Greater Dandenong become a resilient, net zero carbon emission city with an active community prepared for the challenges of changing climate.

This report has no impact on Council’s Declaration on a Climate and Ecological Emergency, Council’s Climate Change Emergency Strategy 2020-2030 or the requirements of the *Local Government Act 2020* in relation to the overarching governance principle on climate change and sustainability because it is purely administrative in nature and is a reporting mechanism only.

9. Recommendation

That Council notes the draft Minutes of the Springvale Community Hub Committee meeting as provided in Attachment 1 to this report.

MINUTE 675

Moved by: Cr Richard Lim OAM
Seconded by: Cr Rhonda Garad

That Council notes the draft Minutes of the Springvale Community Hub Committee meeting as provided in Attachment 1 to this report.

CARRIED

4.2.8 Draft Minutes of Springvale Community Hub Committee Meeting - 13 December 2022 (Cont.)

OTHER

**DRAFT MINUTES OF SPRINGVALE COMMUNITY HUB
COMMITTEE MEETING – 13 DECEMBER 2022**

ATTACHMENT 1

**SPRINGVALE COMMUNITY HUB
COMMITTEE MEETING ON 13
DECEMBER 2022**

PAGES 4 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.8 Draft Minutes of Springvale Community Hub Committee Meeting - 13 December 2022 (Cont.)

Advisory Committee or Reference Group Name: Springvale Community Hub Committee

Date of Meeting: 13 December 2022

Time of Meeting: 5.30pm–7.15pm (Quorum reached at 5.50pm)

Meeting Location: Springvale Community Hub

Attendees: Cr Richard Lim (RL) (CGD), Dani Holl (DH) (Chair), Heather Duggan (HD), Melanie Virtue (MV), Mmaskepe Sejoie (MS), Chris Keys (CK) (Acting Chair), Acting Community Precincts Strategic Operations Coordinator (CGD), Acting Springvale Community Hub Community Development Officer (CGD)

Apologies: Vivienne Fernandes (VF), Cr Loi Truong (CGD), Lissette Brearley, Sarita Kulkarni, Anna Leticia Demuth, Acting Director Community Services (CGD), Acting Manager Community Arts, Culture and Libraries (CGD)

Minutes: Acting Springvale Community Hub Community Development Officer (CGD)

Item no.	Item	Action	Action by
1.	<p>Welcome and Apologies</p> <p><i>"We acknowledge the traditional owners and custodians of this land, the Bunurong People, and pay respects to their Elders past, present and emerging.</i></p> <p><i>We recognise and respect their continuing connections to Climate, Culture and Country and we also pay our respects and acknowledge all Aboriginal peoples and their Elders present here today, in acknowledging their journey."</i></p> <p>The Chair (acting Chris Keys) acknowledged the Traditional Owners of the Land, welcomed attendees, and noted the apologies.</p>		
2.	<p>Endorsement of Minutes of Previous Meeting</p> <p>Committee endorsed the minutes of the previous meeting.</p> <p>Move – HD Seconded – RL</p>		
3.	<p>Springvale Community Hub Report Review</p> <p>Acting Chair CK asked for feedback on the Hub report.</p> <p>CK observed that there is always something happening in and around the Hub, activity seems to be Council led initiatives, and asked the group what barriers there might be to community using the space more.</p> <ul style="list-style-type: none"> MS advised that the cost is prohibitive. Community groups cannot afford the community rates of the space and suggested we look at more ways to support free or heavily reduced rates for local community organisations. Acting Community Precincts Strategic Operations Coordinator explained the difference in how Council charge for room hire, explained that partnerships can be developed to support community using the space. 	Change the wording online to help with reducing room hire barriers.	Acting Springvale Community Hub Community Development Officer

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.8 Draft Minutes of Springvale Community Hub Committee Meeting - 13 December 2022 (Cont.)

	<p>MV positively noted the introduction of Springvale Urban Harvest and sustainable themed programming, including the clothing swap.</p> <p>The Committee noted that there is still hesitancy within the community with varying COVID "waves".</p> <p>CGD advised that during November the Hub had upwards of 30K, which is the highest visitation across community centres.</p> <p>(DH arrived and resumed duty as Chair.)</p> <p>MS acknowledged the contribution of the staff to aid the Hub to recover from the impacts imposed through COVID lockdowns.</p> <p>DH – What future activations could be happening? HD - suggested contacting local organisations and offering a walking tour to showcase the Hub:</p> <ul style="list-style-type: none"> • Southern Regional Providers Network – Services Australia. • SICMAA (already utilising the Hub spaces). <p>CK noted the wide range of activations/programs happening at the Hub were positive.</p>		
4.	<p>Springvale Community Hub Committee Update</p> <p>CGD advised that three nominations were received, which isn't enough to form quorum.</p> <p>Officers presented Council with two suggestions, the Committee being disbanded and moving to an informal working group or going out to the public for renomination.</p> <p>Council voted to continue the Committee for another 12 months, starting in 2023. Officers encouraged members to promote within their networks.</p>	<p>Council will go out for renomination end of January/start of February 2023.</p>	<p>Acting Springvale Community Hub Community Development Officer</p>
5.	<p>Upcoming Activities</p> <p>List of upcoming events and activations were included in the report to Committee members.</p> <p>Specific mention of:</p> <ul style="list-style-type: none"> • Introduction of the E-Newsletter for promotion. • Establishment of Springvale Urban Harvest and support of the clothing swap. • Satellite programming for Sustainability Festival. • International Women's Day delivery. • ArtsBus – programs for 10–17-year-olds. <p>CGD advised the signing of the building has been updated, with additional updates to follow when budget allows. First Nations acknowledgement decals will be installed at the Hub in the near future.</p>		
6.	<p>Reflections</p> <p>Due to the current committee disbanding, reflections were sought on their time on the Committee and thoughts/suggestions for the incoming committee:</p> <ul style="list-style-type: none"> • DH suggested that it would be beneficial to have a younger person on the Committee or a rotation of young people through the FReeZa Committee. • Recognising it was hard to get traction with the 		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.8 Draft Minutes of Springvale Community Hub Committee Meeting - 13 December 2022 (Cont.)

	<p>Committee due to COVID lockdowns and activation of the space.</p> <ul style="list-style-type: none">• RL would like to see more health and wellbeing activities, a holistic approach with families.• More work to be done regarding the full extent of what the Hub can offer.• MV noted that the Hub is evolving in a respectful and considered way.• Committee noted positive contributions and collaborations of Council staff. <p>Programming opportunities to consider:</p> <ul style="list-style-type: none">• Makers Space - sewing machines, equipment, arts and craft.• Homework clubs.• Youth programming.• Connect more with organisations.• Room hire barriers, more partnerships.		
	<p>End of meeting – 7.15pm</p>		

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.9 List of Registered Correspondence to Mayor and Councillors

File Id: qA283304
Responsible Officer: Manager Governance
Attachments: Correspondence Received 5 December 2022 – 13 January 2023

1. Report Summary

Subsequent to resolutions made by Council on 11 November 2013 and 25 February 2014 in relation to a listing of incoming correspondence addressed to the Mayor and Councillors, Attachment 1 provides a list of this correspondence for the period 5 December 2022 – 13 January 2023.

2. Recommendation

That the listed items provided in Attachment 1 for the period 5 December 2022 – 13 January 2023 be received and noted.

MINUTE 676

Moved by: Cr Jim Memeti
Seconded by: Cr Rhonda Garad

That the listed items provided in Attachment 1 for the period 5 December 2022 – 13 January 2023 be received and noted.

CARRIED

4.2.9 List of Registered Correspondence to Mayor and Councillors (Cont.)

OTHER

**LIST OF REGISTERED CORRESPONDENCE TO
MAYOR AND COUNCILLORS**

ATTACHMENT 1

**CORRESPONDENCE RECEIVED
5 DECEMBER 2022 – 13 JANUARY 2023**

PAGES 3 (including cover)

If the details of the attachment are unclear please contact Governance on 8571 5235.

4.2.9 List of Registered Correspondence to Mayor and Councillors (Cont.)



Correspondences addressed to the Mayor and Councillors received between 05/12/22 & 13/01/23 - for officer action - total = 6

Correspondence Name	Correspondence Dated	Date Record Created	Objective ID	User Currently Assigned
Further complaint to the Mayor from a Dandenong resident regarding charity bins in external car park near the Plaza in Dandenong.	04-Dec-22	05-Dec-22	FA263026	Mayor and Councillors EA
Complaint to the Mayor from a Dandenong resident regarding the charging of rates.	04-Dec-22	05-Dec-22	FA263034	Mayor and Councillors EA
Advice to Mayor and Councillors from Cleanaway that it has submitted a planning application to upgrade its clinical waste treatment facilities in Dandenong South.	06-Dec-22	06-Dec-22	FA263308	Mayor and Councillors EA
A request to the Mayor from a resident to write a letter of recommendation and support to the Department of Families, Fairness & Housing.	04-Dec-22	04-Dec-22	FA264624	Mayor and Councillors EA
A complaint to the Mayor from a local resident about the state of a Council owned property in Railway Parade, Noble Park.	05-Jan-23	05-Jan-23	FA265914	Commercial Property/Parks
Tran, Annie Letter To Councillor Sean O'Reilly - Increased incident of crime and theft at 92 Springvale Road Springvale - Seeking support and solution to resolve the issue 11-01-2023 12:19:56	11-Jan-23	11-Jan-23	FA266506	Mayor and Councillors EA

NB: Users assigned may have changed by the time of the Council Meeting. Correct at time of report production only.

4.2.9 List of Registered Correspondence to Mayor and Councillors (Cont.)



Correspondences addressed to the Mayor and Councillors received between 05/12/22 & 13/01/23 - for information only - total =10

Correspondence Name	Correspondence Dated	Date Record Created	Objective ID	User Currently Assigned
A letter of response on behalf of the Mayor to Lunar Drive-in which is closing down in May 2023.	05-Dec-22	05-Dec-22	A9346028	Mayor and Councillors EA
A letter of thanks to the Mayor in relation to the Seniors' Day Trips run by Council along with hope that the service continues to run.	07-Dec-22	07-Dec-22	A9353599	Mayor and Councillors EA
A letter of thanks to Cr Dark from residents of Ardgower Road, Noble Park.	07-Dec-22	07-Dec-22	A9356704	Mayor and Councillors EA
A letter of congratulations on becoming Mayor to Cr Eden Foster from the Federal Member for Holtham.	08-Dec-22	08-Dec-23	A9357679	Mayor and Councillors EA
An email from a resident regarding rubbish on the corner of Stud Road and Clow Street, Dandenong and confirming a meeting with the Mayor.	09-Dec-22	12-Dec-22	A9367830	Mayor and Councillors EA
An email from KW International (AUST) Pty Ltd selling various compostable and biodegradable consumables.	15-Dec-22	15-Dec-23	A9381537	Mayor and Councillors EA
A report from Cr O'Reilly and subsequent action taken regarding a cycling safety hazard on Princes Highway, Springvale.	15-Dec-22	15-Dec-22	A9383237	Infrastructure Services
Information from the Brisbane City Council regarding the 2023 Asia Pacific Cities Summit and Mayors' Forum taking place in Brisbane in October 2023.	17-Dec-22	19-Dec-22	A9389026	Mayor and Councillors EA
A call for motions for the 2023 National General Assembly of the Australian Local Government Association.	19-Dec-22	28-Dec-22	A9409565	Governance
A letter of complaint from a resident regarding the type of high-allergen and high-pollen trees planted in McFees Road Dandenong North.	29-Dec-22	30-Dec-22	A9417508	Mayor and Councillors EA

NB: Users assigned may have changed by the time of the Council Meeting. Correct at time of report production only.

5 NOTICES OF MOTION

Nil.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS

Cr Lana Formoso returned to the Chamber at 8.32 pm.

Cr Jim Memeti left the Chamber at 8.43 pm.

Comment

Cr Sean O'Reilly

I attended a few events like the Springvale Lunar New Year Celebration, other Councillors will no doubt mention those in detail. I will say it is great to start a new year on Council, new CEO, the weather is good. It is going to be a challenging year, probably the most challenging financially for Council but I think we are all up to make the hard and fair decisions and I look forward to the year.

Comment

Cr Sophie Tan

Firstly, welcome to the first Council meeting for this year. I want to say Happy New Year to everyone who is celebrating the Chinese New Year, Lunar New Year and Tamil New Year on Sunday. We have a few different cultures celebrating new year.

On Sunday 15 January 2023, I attended the Springvale Lunar New Year festival hosted by the Springvale Asian Business Association (SABA). It was the opening ceremony to the year of the rabbit and also the year of the cat for the Vietnamese.

Thanks to SABA for their great work. This was the first celebration since COVID and we used to have many more residents attending but as COVID is not over yet people still feel fearful and restricted in a way. As a Council we did a great job altogether.

Question

Cr Sophie Tan

What is the update on the report from April 2022 that we are waiting on from the Department of Transport (DoT) in relation to the Heatherton Roundabout Upgrade?

Response

Craig Cinquegrana, Acting Director Business, Engineering & Major Projects

I do not have anything to update on that tonight but I will investigate if Council have received an update from the DoT.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Comment

Cr Sophie Tan

I want to say thank you to our Business Engineering and Major Projects department, especially the parks team for doing a great job. The Noble Park Reserve playground has now been completed and the shade sail is also installed, so thank you for your hard work.

Comment

Cr Rhonda Garad

I would also like to welcome our new Chief Executive Officer, Jacqui Weatherill, and we are all very much looking forward to working with her. I would like to thank all the residents of the City of Greater Dandenong and wish them a happy and hopefully peaceful 2023, the residents, my fellow Councillors and Council staff.

Question

Cr Rhonda Garad

Residents are keen to know the progress of the Keysborough South Community Hub. Can we have an update please?

Response

Craig Cinguegrana, Acting Director Business, Engineering and Major Projects

Council officers are nearing the conclusion of the tendering process. There has been a significant tendering process and evaluation. Council officers are preparing a report to go to Council in February 2023.

Question

Cr Rhonda Garad

During the last state election, the Council put forward an ambitious advocacy plan. Can we have an update on whether we were successful in any of the items we put forward?

Response

Kylie Sprague, Executive Manager Communications and Customer Service

The projects and issues that formed our key advocacy prior to the State Government election have not been successful through specific pre-election commitments or promises as such. However, Greater Dandenong City Council has an excellent track record for the receipt of grant funding. Already this financial year we have been allocated over \$4 million in grant funding. Prior to the federal election we had the \$20 million commitment of funding for aquatic facilities.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Question

Cr Rhonda Garad

I do not understand what was actually successful. I am not sure that the question was answered completely.

Response

Jacqui Weatherill, Chief Executive Officer

We were not successful in getting any specific grants from the election but I think the point Ms Sprague is trying to make is that prior to the election we have received some significant grant funding. It is likely the State Government felt that we had been successful on a range of things prior to the election period.

Question

Cr Rhonda Garad

Can we have an update on the progress of the Dandenong Art Gallery?

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

Currently onsite we are connecting services to the Precinct Energy Project (PEP) building behind which will then clear the site for reinstatement of the steel structure. The steel structure has been removed, it is being refurbished and then it will be reassembled. That will be ready to go once we have connected those services. Finally, we are working with the current contractor to develop an agreement so that we can work out a way to deliver the project much more quickly and keep it moving forward after being stalled for some time.

Question

Cr Rhonda Garad

What is the status and timeframes of the feasibility study into the Greater Dandenong Traditional Owner Gathering Place?

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Response

Marcus Forster, Acting Director Community Services

The feasibility study report is available for public viewing on Council's website.

Due to the significance of the Police Paddocks site referenced in the report, Bunurong Land Council has advised that they intend to take a thorough historical investigation before any future use or management decisions are made.

In June 2022 they advised this process would probably take longer than 12 months to complete. Bunurong Land Council have requested that no further actions be undertaken by Greater Dandenong City Council in relation to the Police Paddocks or surrounding until this work is complete.

A Council report will be prepared following the completion of their investigations.

Question

Cr Rhonda Garad

The current Greater Dandenong Playground Strategy runs out this year. When is a new one going to be developed?

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

The review of the Greater Dandenong Playground Strategy is currently scheduled to commence in the 2023/2024 financial year and we will be providing Council with further details about that review once we get started.

Question

Cr Rhonda Garad

What is the status and timeframes of the Greater Dandenong Mobile Environment Trailer? This project has been going since mid-2020.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Response

Jody Bosman, Director City Planning, Design and Amenity

A number of procurement approaches were taken over the last year in order to progress the development of the Mobile Environment Trailer, including the open Expression of Interest process as well as targeted tender invitations to six different firms.

Unfortunately, no response was received during either of those exercises and recognising it is difficult to attract tenderers in the current market, the Parks and Sustainability team are working to develop an alternative solution to deliver a trailer as soon as possible. We will come back to Councillors once we have come up with an alternative. The current proposal obviously is not attractive to the market in any way, shape or form so we are looking at what might a feasible alternative.

Question

Cr Rhonda Garad

How is the Hemmings Street Community Action Plan developing? When should there be something publicly available to promote to Dandenong residents more broadly?

Response

Marcus Forster, Acting Director Community Services

Planning for the Hemming Street Community Action Plan is progressing well with Year 1 actions scheduled to be finalised in early 2023.

Year 2 actions have been proposed but further investigations by the Community Action Group is required before sign off by the Department of Justice and Community Safety who are the funding body for the Empowering Communities Grant Program.

Once details of Year 1 actions are finalised an update will be provided on the relevant Council web page.

Question

Cr Rhonda Garad

When is the consultation into the Tirhatuan Park Nature Trail going to start?

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

I will take that question on notice.

Comment

Cr Angela Long

These are some of the events I have attended since my last formal meeting.

Before Christmas I represented Council at quite a few Christmas parties.

On Saturday 31 December 2022, I attended the New Year's fireworks in Dandenong Park. It was a very hot night but everyone enjoyed themselves. A big thank you to all the staff who organised the event.

On Sunday 15 January 2023, I attended the SABA Lunar New Year, the year of the rabbit, at Springvale.

Comment

Cr Jim Memeti

It is great to see our new CEO who has been with us for over a month now and we look forward to working with you for this coming year and many years to come, it is great to have you on board.

To the Councillors, Council staff and our community, I would like to wish you all a Happy New Year. Just yesterday, was Chinese New Year so happy new year.

Question

Cr Jim Memeti

Can we have an update on the upgrade of the kitchen at George Andrews Reserve, Dandenong?

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

The work on the kitchen is continuing. We have a number of tradesmen there tomorrow to recommence much of the work. There has been a slight delay with the extension where it is being extended beyond its current footprint. More structural documentation is required but we are hoping that would be sorted out within a day or so and it will be back to finishing the project.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Question

Cr Jim Memeti

Thank you for that update. The club would like to request a meeting with Council officers as their season will start in February 2023. The kitchen was meant to be completed before the season starts. They have between 1,000- 2000 visitors at their game. If the canteen and the kitchen is not ready, they are looking at alternatives, maybe a temporary mobile kitchen. They would like to have that meeting sooner than later because February is just around the corner.

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

The consultation with the club has been ongoing and we have kept them informed of our progress. We are also investigating options if we are unable to compete it exactly on time. We are happy to meet with the specifically if that is required.

Question

Cr Jim Memeti

Unfortunately, some of our pole lights outside the Civic Centre are missing. In previous years this normally happens around this time of the year. We were meant to purchase a few extra and have them aside so when this does happens we do not have to wait six months to order them. Do we have an update when they will be replaced?

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

We are having a lot of difficulty because they do not manufacture those type of globes anymore. We are looking at what options we have to replace them with, for example, an LED alternative. We are in a position where we are unable to replace them as is, so that will be part of a budget in Council's City Improvement Program process.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Comment

Cr Jim Memeti

I have a good news story which many in our community know. Last week I received a phone call from one of our residents they were very, very upset. He threw his wife's jewellery in the garbage bin accidentally. I thought how am I going to help this guy, it could end a relationship, throwing out your wife's jewellery. I know I would be in a lot of trouble if I did that.

We launched into quick action thanks to our personal assistant, Jo Thorn, who started making some phone calls after the resident came to the Council building and I directed him to see Jo. Jo contacted our staff and they contacted JJ Richards, who picks up the rubbish as a contractor. We located the truck which was fantastic. Our CEO and Acting Director made sure that we quarantined the truck and the following day we had the truck attend our depot and tip put the rubbish on the ground and a miracle happened.

This resident within five minutes or so located the bag and he remembered that he had some clippings that he had placed on top of the bin. He looked under and noticed the clippings and the bag of gold was there.

He asked me to thank everybody involved with the Council, to JJ Richards, our contractor. I think we might have saved the marriage. Congratulations to everyone that is a great outcome and we do not always get it right but this time we did.

Comment

Cr Eden Forster, Mayor

Yes, well done to the team. Thank you

Comment

Cr Richard Lim OAM

On Tuesday 13 December 2022, I attended the Springvale Community Hub Committee meeting.

On Wednesday 14 December 2022, I had the chance to attend an Honorary Justice of the Peace Dinner. Once again, they requested our Council have two offices for them, one at Springvale Library and one at the Dandenong Library.

On Thursday 15 December 2022, I had a meeting with the Killester College Principal and a representative from LiverWELL Hepatitis of Victoria. We spoke about conducting a health seminar. Very soon we will host a short seminar and invite our Mayor talk about mental health.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

That night I attended the Springvale Shopping Centre Christmas celebration. Normally they invite our Mayor and Councillors. I had a chance to speak about what we have done for our ward.

On Friday 16 December 2022, I attended a Christmas party organised by the Springvale Italian Senior Citizens Club. I gave a speech to update them about what we have done for Springvale Central and give a quick health seminar to the elderly.

On Sunday 18 December 2022, I attended the National Day of Bhutan Gala Dinner Celebration at Broadmeadows City Hall. It was a great celebration and there was a lot to learn. Thanks to the Mayor of the City of Hume for the invitation.

On Tuesday 20 December 2022, at 11am I attended a Christmas party organised by the Greek Orthodox Church Springvale. At 1pm I visited the Victorian Chinese Senior Citizen at Neighbourhood house.

On Thursday 22 December 2022, I attend Sunrise in Springvale between 7 – 9am. . It is great for me to get to know many Council staff and managers and I now know how to contact.

On Friday 23 December 2022, we had the staff Christmas party at Heritage Hill. Unfortunately, I was very busy with so many other commitments and only had a chance to talk to Mayor Councillor Eden Foster and Deputy Mayor Councillor Lana Formoso.

On Sunday 25 December 2022, on Christmas Day I spent all morning at Monash Children Hospital with Channel 7 and one of the Monash Health staff. We went from ward to ward to give gifts to the sick children. We encouraged them and gave them the confidence to be happy. The fire brigade took over from me and I then had the chance to attend the Christmas party for the unfortunate people on Christmas day which was organised by Reaching Out Because We Can and Servants of the Two Hearts. The Mandarin music group came out to entertain over 200 people.

The charity gave out Christmas gifts, food and drinks to the unfortunate.

On Tuesday 27 December 2022, I had a meeting with GoMedia as well as SK Media to promote Lunar New Year in Springvale.

On Monday 2 January 2023, I had a chance to attend a Charity Dinner organised by Save Cambodian Children Fund of Australia. I am an active member that supports them and a major sponsor for the last 20 years.

On Tuesday 3 January 2023, I attended the Pharmaceutical Society of Australia Victoria branch to be part of Australian Journal of Pharmacy (AJP) podcast.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

On Wednesday 4 January 2023, I had a meeting with AllanGo Pty Ltd. The meeting was about providing more jobs to our multicultural community. They provide three types of jobs, manufacturing, agriculture and nursery jobs for our City especially for the Cambodian community.

On Sunday 8 January 2023, I attended the Teo Chew Chi Association of Victoria Thanksgiving Ceremony which was a great event.

On Sunday 15 January 2023, I attended Springvale Lunar New Year Celebration.

On Tuesday 17 January 2023, I attended the Salvation Army's Multicultural Red Shield Appeal meeting. The first meeting was last year in June and this was the second one and the third will be a big meeting most likely at the Town Hall.

On Friday 20 January 2023, I had a meeting with AllanGo again for job prospects for our residents.

On Sunday 22 January 2023, I attend the Tamil Festival of Thanksgiving to nature. There was a very good turnout with many politicians in attendance.

I would like to thank our Council and Councillors for renovating the multilevel car park at Number 8, Balmoral Avenue, Springvale. It is a great outcome, there have been positive emails and comments on social media. People are loving the renovated multilevel car park.

I would also like to welcome our new CEO Jacqui Weatherill. We had a great discussion recently and got some very good feedback. Ms Weatherill was very interactive with me and is supportive of some of my points.

Question

Cr Richard Lim OAM

My questions are a follow up of questions I have previously asked.

Can we please put lots of signage in every corner of the streets of Springvale? I am at Springvale every day and people constantly ask me where the toilet or the multilevel car park is.

The second question is in relation to installing streetlights at Springvale. Residents always complain that the streetlights in Springvale are lacking.

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

First question regarding signage around Springvale particularly to the toilets. We are developing a plan and are currently seeking quotes from various contractors to put that in place. That should not be too far off.

The second question regarding the street lighting, we are happy to meet with Cr Lim and tour which streetlights may or may not be out and have them reported and repaired.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Comment

Cr Richard Lim OAM

We had a tour in June/July 2022 and the police also complained of the same thing. We were told that a report would be written to our Council about how poorly the signage and the lighting is but we have not had any response.

Question

Cr Richard Lim OAM

My last question is in relation to the Springvale neighbourhood house. They constantly ask me when their kitchen is going to be fixed.

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

We have an annual ongoing program for kitchen refurbishments and we tend to be working on the worst ones first. I can indemnify where that kitchen is on that list and advise.

Cr Jim Memeti returned to the Chamber at 8.54 pm.

Question

Cr Tim Dark

There has been a lot of media coverage on soft plastics and the collapse of REDcycle group. Within the media coverage there is a lot of conversation about warehouses in the north and the west.

I noted that there were several articles that mentioned Dandenong South. I assume we have a warehouse where we have a stockpile of soft plastics or unproductive material. How is Council dealing with this? Given it is an environmental risk and a potential fire risk?

Response

Jody Bosman, Director City Planning, Design & Amenity

We have a working group together with the Department of Environment, Land, Water and Planning (DELWP) officers. They have changed their name from DELWP to another department name. We are part of an intelligence sharing network with other Councils because often an operator in one area when the pressure is put on them, will then move to another municipality and so they move around.

There is a coordinated and collaborated working group taskforce that works between Councils and the state government. We have staff from the state government that have been funded by them and sit in with our planning compliance officers, so that is what we do. We work together with Victoria Police, with the state government, with other Councils. There are a number of agencies involved that take an interagency approach in trying to find out where these premises are and once we find them to take the appropriate action in terms of fire risks and other hazards that might be present. It is very much an active group and very much a successful one in terms of inter-agency and inter-Council collaboration.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Question

Cr Tim Dark

My next question has to do with the footpath quality in Keysborough Ward. I would not be able to 'Snap Send Solve' the whole footpath. Do we do a footpath scan or a footpath audit? How often do we check the quality of footpaths we have in the municipality and when they are due for a renewal?

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

We do regular surveys of the health of our whole footpath network, assess the condition and use that to inform when we are doing our repairs and to give us broader indication of the whole network. The network is reasonably good, it is often those individual spots that are a problem. We are happy to look at a whole street if that is required but certainly 'Snap Send Solve' is the best way to alert us to individual issues.

Question

Cr Tim Dark

I have raised this question previously about Allen Corrigan Reserve. A group of persistent volleyballers are continuously making a lot of noise, a lot of loud music is being played. I know that Mr Thorley (Manager Building and Compliance Services) has been investigating. The resident has been consistently asking and messaging me photos and videos.

A resident has asked what time the local laws officers are around and approximately for how much time? He called Council's customer service centre and got put on hold and has been trying to get through to the relevant officer to try and get some sort of action on it. I am aware that we believe they were the same group from another reserve. Could we please have an update?

Response

Jody Bosman, Director City Planning, Design & Amenity

I am well aware of this particular situation. I have in fact been in touch with the complainant. We have tried to arrange that our local laws officers are also in attendance at later hours. We are working together with Mr Cinquegrana's Parks department in terms of looking at design and other issues that might in fact be design issues that resolve the situation. This case is currently under active management. I do not know if there is going to be a quick resolution to the matter but it is certainly one that involves a number of officers and we are in touch with the complainant.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Question

Cr Tim Dark

My next question is a supplementary question to the public question regarding 5G. I am aware we have a very large CCTV network in this municipality. From a privacy point do we have a policy of what we keep and what is recorded, given people's private lives are being recorded, if you got high enough you can get a pretty good vantage view? What is Council's policy on the retention of CCTV data and what we do with it?

Response

Jody Bosman, Director City Planning, Design & Amenity

We have a policy, and our public CCTV is strictly governed by legislation. Our policy is strictly in accordance with that legislation. How we use that data and who has access to that data follows the protocols and the requirements of that legislation. I am happy to share that policy with you, that is no great secret. All of our data and how we collect and how we store it is all governed by legislation. The access to it has to go through particular requirements that meet the protocols of that legislation.

Question

Cr Tim Dark

Does Council have drones and do we record any drone footage across any of the directorates?

Response

Jody Bosman, Director City Planning, Design & Amenity

No, we do not. We do not use drones and we do not gather information from them, although I think that it is probably something that we should be looking at. The use of drones is not cheap and the use of drones in some circumstances requires the approval of the Civil Aviation Authority.

Comment

Cr Tim Dark

It has been a very busy Christmas/New Year period and I know most Councillors have been out and about at many events.

A few that I had the opportunity to attend were the Lunar New Year Festival at SABA. It is always a fantastically well attended event. It was such a popular event, we drew in Councillors from the City of Kingston and members of Parliament from the north and the west. There was a very large attendance and it is always good to come back at night time for the fireworks to see a younger crowd, many locals celebrating and participating.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Last weekend, I had the opportunity to attend the Noble Park Tennis Club. They have a new coach starting for the new season. They are undergoing many refurbishment works to ensure they are up and running for the new season ahead. They are one of the anchor tenants affiliated with the Parkfield Reserve Master Plan. It is good to see what they are getting into place. They are launching a Pickleball group within the Noble Park Tennis Club. If you are interested in Pickleball contact the Noble Park Tennis Club.

I had the opportunity to attend a couple of events with the Springvale scouts. As the local kids are growing, they are bringing in many new scouts through the ranks.

I was at the opening of the Frederick Wachter Reserve Wetlands and Boardwalk. It looks fantastic, the stainless steel rails, the area where you can look to view and the vantage. Every night there are so many people walking around, having a look, feeding birds and the ducks and to see the environment quickly regrow and people are using it as celebrations, it is something very exciting.

I also had the opportunity to attend the Association of Ukrainian in Victoria, Noble Park with Mayor Councillor Eden Foster for Theophany Eve. Another big celebration in their orthodox calendar being the blessing of the water. We have many of the new migrants in the local area. It was interesting to see that since the start of the conflict they have taken 3,000 Ukrainian asylum seekers and refugees into Melbourne and they have been placed throughout the south-east and through the west. They are connected with Chisholm TAFE in Dandenong and provided English classes and basic numeracy and literacy to be able to function and operate as a member of the society. It was really good see the younger generations attending. Many youngsters in their late teens and twenties participating and getting involved in school as they start to work towards becoming an Australian citizen in the future. It was a very well attended event. Lee Tarlamis, Member for South East Metropolitan was there to announce \$200,000 for some bathroom upgrades and some other facility upgrades. They have upgraded the recent PA system

I would also like to say one of my good friends, Joe Gianfridd, was just elected as a Councillor in the City of Stonnington. He ran a couple of times of now and he ran in 2020 when I sought re-election and he was fortunate enough to be re-elected in one of the countbacks that are occurring. The other countbacks are occurring on 30 January 2023. I want to congratulate him on his election as a Councillor for the next 18 months as we guide through challenging waters across the whole region particularly the local government sector at the moment with tenders and budgets.

Question

Cr Bob Milkovic

Can I have an update on the completion and installation of the jetty at Tirhatuan Park? The residents have been asking and waiting for quite a long time. Is there any movement regarding construction?

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

I will follow up on the latest update. I know they were planning to do some works shortly. I will find out the exact nature of that.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Question

Cr Bob Milkovic

Can I have an update on additional streetlighting that was supposed to be installed at Carlton Road shops? I think there was an issue with poles location. I went around there the other day and in the evening it is really, really dark. There is a pizza shop there and an Indian restaurant, people are worried to venture there late at night. Is there any update on possible installation from United Energy or from Council?

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

I will investigate and respond.

Question

Cr Bob Milkovic

Can I have an update on Stage 2 completion of the works at the basketball courts at Tirhatuan Park? When will they commence and is there any estimate on the finishing date? Specifically, the surrounding area including the benches and water fountains and facilities for families as the basketball court is finished.

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

I will investigate and respond.

Question

Cr Bob Milkovic

There is a massive pothole that keeps reappearing on the corner of Stud and Brady Road, Dandenong North due to the initial south-east water main leak. I know Council is not responsible for that part of the road, I think the Department of Transport (DoT) is.

Can we plead with the DoT to fix it properly? At best they patch it with soft bitumen, not asphalt. It is atrocious and quite dangerous because as you take a turn from Stud Road, obviously you slow down, but it is not actually visible until you hit it and then it is almost too late.

Can we please get in touch with the DoT to ask them to repair it better or provide a stable solution because it is not working at the moment?

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

Yes, we will speak to our colleagues at the DoT and find out what they can do with that site.

Question

Cr Bob Milkovic

Regarding the Police Paddocks consultation with the Aboriginal Land Council. Is that consultation happening and if so when does it finish?

Response

Marcus Forster, Acting Director Community Services

I will take that question on notice.

Question

Cr Bob Milkovic

A few residents informed me of some unregistered vehicles parked consistently on Box Street, Dandenong between Plunkett Road and Cercis Court on both sides of the road and on Bennett Street.

It is a real nuisance and I noticed that there are a few more vehicles with the yellow Council stickers to remove the vehicles, it is a constant issue.

Is anything being done and what can be done to improve the availability of parking for residents?

Response

Jody Bosman, Director City Planning, Design & Amenity

It is as you said a constant problem. As we clean up one street and move on and attend to the next street, the street that we just cleaned up goes back to its bad behaviour. It is drawing up a lot of resources, in some cases we have to rely on the assistance of Victoria Police because the offenders, the businesses that in some cases are guilty of creating the situation, are not always that easy to deal with.

We are looking at taking different actions. You have seen the stickers yourself. In my view the sticker is more of a courtesy than a legal requirement and if we can get a big enough fleet of tow trucks, we would simply go in there and move them all into a compound and confiscate them. We are trying to resource and find solutions. I do not think we will ever find a solution that will be holding. If we can at least get some improvement to the areas that would be wonderful. We are working on it, and it is as you say a persistent problem.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Comment

Cr Bob Milkovic

I just want to say thank you to your team. I know you are doing a great job and I know it is a massive problem because these cars are so mobile and they move on. But do keep at it please.

Comment

Cr Lana Formoso, Deputy Mayor

Welcome back everybody. It is good to be back. Welcome to Jacqui Weatherill, our new CEO. It is such a pleasure to have you on board and we all look forward to working with you and doing some amazing things in our City.

Obviously, we had many events before Christmas and in the New Year so I will not bore everybody with the details.

Question

Cr Lana Formoso, Deputy Mayor

The pedestrian refuge on Bakers Road in front Heritage Kindergarten has been a thorn in my side for a very long time now. It is causing many near misses. I understand the process involved and what the engineers were saying was that we needed the driver behaviour to change for people to realise what they need to do in this situation. However, this has not been improving and in fact there have been some really, really close calls, a bit too close.

I spoke to one of our engineers before Christmas and flagged this. He agreed that the reasonable solution would be to install signage just before the crossing. A simple sign that says 'give way to pedestrians ahead' or something like that and my understanding was that that was going to be ordered.

However, I have received emails from the Heritage Kindergarten committee, saying that the matter is now resolved, and they will not be doing any further work. There is a little bit of miscommunication between all of us. I would like that to be clarified and if we could get a response from the appropriate officer about this matter?

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

After speaking to the traffic engineers they have not come up with a fixed solution yet. They are monitoring it, observing it and watching driver behaviour as it changes. I think the local residents wanted a zebra crossing which is not possible within our powers but they are continuing to monitor it and we are investigating alternatives which may include signs and line marking. We will continue that investigation.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Question

Cr Lana Formoso, Deputy Mayor

I insist on having a meeting with our engineers, the committee and myself as soon as possible please. I feel like we are running around in circles and not really resolving this issue.

Response

Craig Cinquegrana, Acting Director Business, Engineering and Major Projects

I understand that this would be a follow up to the November 2022 meeting which I have got some notes from. We are happy to have another meeting.

Question

Cr Lana Formoso, Deputy Mayor

Another issue that I am really insisting on is for Councillor contacts in the monthly magazine. If we could have the ward map placed in every single issue. I am pretty confident that every resident would appreciate having it. I realise that it might take up a little bit more space in the magazine but I think it is pretty crucial for what we do and who we are and what it is that we are trying to achieve. The residents want to contact us. They want to know who their ward Councillors are and I think a map is imperative. I would ask for that to be an ongoing inclusion in our magazine.

Response

Kylie Sprague, Executive Manager Communications and Customer Service That would require a full page of the magazine each month which I am happy to do based on the direction of Councillors. In order to be large enough to be legible I think it would require a full page.

The map is available on our website for people to access at any time but, again, happy to take the direction of Councillors. If you would like that in every edition we can certainly do that.

Comment

Cr Lana Formoso, Deputy Mayor

That would be great. I am referring to is residents that are not online so it is really crucial that we have this because that is their only form of information and contact with us. If Councillors agree I think it should be included monthly.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Comment

Cr Eden Foster, Mayor

I will not go through every single event because it is a month's worth of events that I have attended but I will just mention a few here tonight.

On Tuesday 13 December 2022, I attended the Noble Park Community Centre Christmas Luncheon that was in partnership with Servants of the Two Hearts and Reaching Out Because We Can. Those two charities do great work. They are quiet achievers but they do a lot in our community and beyond.

On Thursday 15 December 2022, I attended a performance called 'Ask me my name'. It was a performance by local young adults that are involved in the 'Next Step' program as part OF Burke & Beyond. It is fantastic to see young people that have particular disabilities or difficulties really shine and demonstrate their confidence that has grown as part of this program. If they perform again at the Walker Street Gallery or anywhere else in Great Dandenong, I encourage residents and my fellow Councillors to attend such performances.

That day I also attended the Springvale Shopping Centre Owner's Committee end of year event which was a fantastic opportunity to hear from the vendors and what they do and how that shopping centre is going. I attended that with a couple of my fellow Councillors.

On Friday 16 December 2022, I attended the Grand Opening of the new facilities at Willow Lodge. I think I want to move in there, it is amazing. The new facilities and new indoor pool, there is a new study area, a new dining area. It was lovely to see the residents there and seeing the faces on the resident who have been there a long time to see how amazed they are by the changes.

On Tuesday 20 December 2022, I attended the Cornerstone Annual Christmas Lunch. It was good to serve some of the vulnerable residents in the area. They look forward to the annual lunch and Cornerstone serve food regularly to our vulnerable residents. Another big shout out to one of the charities in our municipality.

There are a couple of newer community events that I attended.

On Wednesday 28 December 2022, I attended the Nuer Community in Victoria Cultural Day with Councillor Rhonda Garad. It was a lovely vibrant event with lots of dancing. I think both of us got on the dance floor and the hospitality there was amazing.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

On Saturday 31 December 2022, I attended the New Year's Eve celebration in Dandenong Park. I think that is one of the events that we do quite well. I attended that with Councillor Angela Long and Councillor Rhonda Garad. It is amazing to see the faces on the children and even the adults, but the children in particular when they see the 9.30pm fireworks go off.

On Sunday 15 January 2023, I attended another New Year event, the Springvale Lunar New Year event on Buckingham Avenue. It was amazing as part of the Springvale Asian Business Association and Greater Dandenong City Council in partnership with that. It was vibrant, it was bustling and it was great to see the community and people further out as well. I had some friends come down from the western suburbs to visit and enjoy what Springvale has to offer.

As Councillor Tim Dark mentioned on Sunday 21 January 2023, I attended the Ukrainian Theophany Eve celebration. It is fantastic to see our community welcoming many Ukrainian asylum seekers and refugees into our community.

On Sunday 22 January 2023, I attended the Tamil Pongal Festival with a couple of my fellow Councillors. Our community is such a diverse and vibrant community that it is nearly every weekend that there is multicultural celebration. I think we are very blessed in our municipality to be celebrating these with our residents.

I would like to wish all of our residents who are either celebrating Lunar New Year, Chinese New Year, Pongal festival, you name it, I wish them all a happy and prosperous year ahead.

Jacqui Weatherill, Chief Executive Officer tabled a listing of responses to questions taken on notice/requiring further action at the previous Council meeting. A copy of the responses is provided as an attachment.

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

COUNCILLOR QUESTIONS TAKEN ON NOTICE/REQUIRING FURTHER ACTION

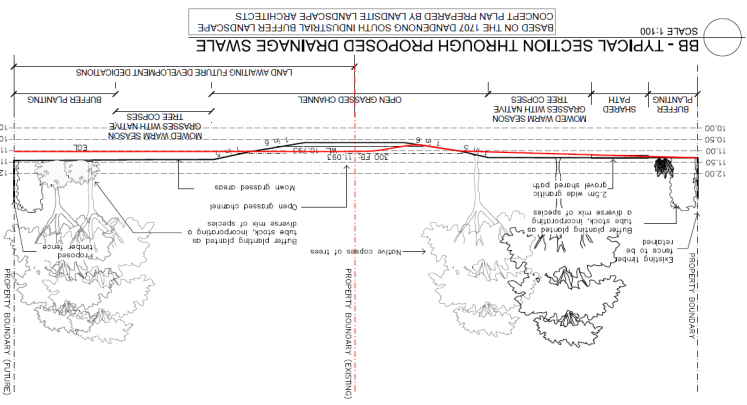
Date of Council Meeting	Question Asked By	Subject & Summary of Question	Responsible Officer	Date of Completion	Summary of Response
12/12/22 CQT1	Cr Sophie Tan	Black Spot program Bloomfield Road, Noble Park North Regarding major road Safety Projects in the Noble Park Ward, we have the Black Spot Program funded by the federal government. The first project is Bloomfield Road, Keysborough. Due to COVID-19 the project has been delayed. It was due for completion in June 2022. This project was intended to raise the platforms alongside Bloomfield Road. Why is the project delayed and what is the expected date of completion?	Director Business, Engineering & Major Projects	14/12/2022	Initial response provided 12/12/22: I will take that question on notice. Further response provided 14/12/22: Design work for Federal Blackspot Program funded Bloomfield Road Project is now at final stage and should be complete by mid-January. The tendering process will follow with appointment of a construction contractor. We aim to complete these works within current financial year. COMPLETED
12/12/22 CQT2	Cr Sophie Tan	Completion date of works on Joy Parade and Henry Street, Noble Park There is another project in Noble Park ward on Joy Parade and Henry Street. What is the expected date of completion of this project?	Director Business, Engineering & Major Projects	14/12/2022	Initial response provided 12/12/22: This question was noted for further action. Further response provided 14/12/22: The proposed LATM works for Joy Parade are currently in the design stage and should be complete by mid-January allowing the works to be put out to tender. Until a contractor is appointed it is difficult to define a completion date. However, it will be done within this financial year. COMPLETED
12/12/22 CQT3	Cr Richard Lim OAM	Completion of ramp works at Car Park, Springvale	Director Business,	19/12/2022	Initial response provided 12/12/22: The ramps are due for completion this month. I

Reports from Councillors/Delegates & Councillors' Questions – Questions Taken on Notice
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6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Date of Council Meeting	Question Asked By	Subject & Summary of Question	Responsible Officer	Date of Completion	Summary of Response
		<p>I wanted an update on the Springvale multi-deck carpark. The frame is almost completed and it looks very close to completion. Many business owners are looking forward to using the ramps. Can I have an update on the date of completion of the ramps?</p>	<p>Engineering & Major Projects</p>		<p>do not have the actual date so I will follow that up and confirm for you.</p> <p>Further response provided 19/12/22: I can now confirm that all of the new access ramps for the 8 Balmoral Avenue car park are now complete and in operation. Some new handrails will be added to the side walls in the new year but these will not affect the car parks operation in the lead up to Christmas.</p> <p>COMPLETED</p>
<p>12/12/22 CQT5</p>	<p>Cr Rhonda Garad</p>	<p>Public safety regarding open drain on Kingcote Drive, Keysborough In Kingcote Drive, an open drain has been created in what is and was a play area for children. This will create a water hazard which is a risk to the children and also a breeding ground for insects. How will Council ensure public safety, particularly to the children in this area?</p>	<p>Director Business, Engineering & Major Projects</p>	<p>19/12/2022</p>	<p>Initial response provided 12/12/22: I will take that question on notice.</p> <p>Further response provided 19/12/22: Having scrutinized the Development Contribution Plans for both the residential development C36 and the industrial development C87, I am able to confirm the linear reserve area raised in your concern, was never considered to be a playing area for children.</p> <p>A landscape plan for the 30m wide linear strip was prepared by Council as a buffer reserve (between residential and industrial development). The plan includes a 2.5m wide shared granitic gravel path, park seats, trees, revegetation bed and mown grassed areas. Also included was a shallow grassed open channel. See typical cross section below:</p> <p>Concept Cross-Section - Bend Road Keysborough – Landscape Plan</p>

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Date of Council Meeting	Question Asked By	Subject & Summary of Question	Responsible Officer	Date of Completion	Summary of Response
					 <p>The grassed open channel, similar to others within Keysborough, was designed to carry overland storm water along the reserve and not to hold any ponding of water.</p>

6 REPORTS FROM COUNCILLORS/DELEGATED MEMBERS AND COUNCILLORS' QUESTIONS (Cont.)

Date of Council Meeting	Question Asked By	Subject & Summary of Question	Responsible Officer	Date of Completion	Summary of Response
UPDATE 14/1/22 CQT25	Cr Jim Memeti	Update on Dandenong Show It was great to celebrate the 150 year anniversary of the Dandenong Show. City of Greater Dandenong Council was a major sponsor and I would like an update? The weather was great so I hope that people did come through the doors.	Director Community Services	12/12/2022	The short section just north of Bend Road where some ponding presently occurs, shall be addressed to alleviate ponding. COMPLETED
<p>Initial response provided 14/11/22: I have yet to receive an update from the show society but we will investigate and respond to you.</p> <p>Further response provided 23/11/22: Council officers have contacted the Dandenong Agricultural and Pastoral Society for information about the successful of this year's Dandenong Show, however the Committee are still in the process of collating this data. An update will be provided once we have this information to hand.</p> <p>Further update provided 12/12/22: The Dandenong Agricultural and Pastoral Society Committee has informed Council on the success of the 2022 Dandenong Show. There was a total of 16,099 attendees (10,920 adults and 5,179 children) over the two-day event. According to the Committee, participation rates were lower than previous years including all competitions. This was due to a delay in promoting the event by the organiser.</p> <p>COMPLETED</p>					

At the Ordinary meeting of Council on Monday, 24 March 2014, Council resolved to change the way Councillors and Public questions taken on notice are answered and recorded from 14 April 2014 meeting of Council onwards.

7 URGENT BUSINESS

No urgent business was considered.

The meeting closed at 9.19 PM.

Confirmed: / /
