Wodonga Council

Agenda

Ordinary meeting of the council
August 19, 2019

Attachments
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Certificate of Valuation and Return
2019 General Revaluation
City of Wodonga
14 May 2019

Marcus I. Hann, of LG Valuation Services Pty Ltd, contract valuers to the City of Wodonga declares that the valuation returned to Council on the 14 May 2019 as outlined below, comprising all properties under the contract, identified by Council Property Numbers 800001 to 829067 (total number of assessments = 20248), is the final and complete valuation for the City of Wodonga as at the level of value date 01 January 2019.

### YEAR 2019 GENERAL VALUATION

<table>
<thead>
<tr>
<th>Prescribed Date</th>
<th>Site Value</th>
<th>Capital Improved Value</th>
<th>Net Annual Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rateable</td>
<td>$2,862,205,900</td>
<td>$6,804,147,300</td>
<td>$382,519,880</td>
</tr>
<tr>
<td>Non-Rateable</td>
<td>$1,826,625,000</td>
<td>$3,186,821,900</td>
<td>$117,204,975</td>
</tr>
<tr>
<td>Non-leviable</td>
<td>$465,829,200</td>
<td>$231,371,500</td>
<td>$12,583,485</td>
</tr>
<tr>
<td>01 January 2019</td>
<td>$9,027,638,500</td>
<td>$7,822,849,700</td>
<td>$412,308,340</td>
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</tbody>
</table>

### PREVIOUS VALUATION DETAILS
(as amended to the end of the rating year immediately preceding)

<table>
<thead>
<tr>
<th>Prescribed Date</th>
<th>Site Value</th>
<th>Capital Improved Value</th>
<th>Net Annual Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rateable</td>
<td>$2,692,039,700</td>
<td>$6,470,410,400</td>
<td>$866,365,466</td>
</tr>
<tr>
<td>Non-Rateable</td>
<td>$1,122,775,000</td>
<td>$2,799,039,900</td>
<td>$16,655,482</td>
</tr>
<tr>
<td>Non-leviable</td>
<td>$444,284,400</td>
<td>$2,233,850,000</td>
<td>$12,219,755</td>
</tr>
<tr>
<td>01 January 2018</td>
<td>$2,789,099,700</td>
<td>$6,973,300,300</td>
<td>$955,240,703</td>
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Marcus Hann AAPI
Certified Practising Valuer
LG Valuation Services Pty Ltd
14 May 2019
Declaration of the Minister for Planning
under section 7AF of Valuation of Land Act 1960

In accordance with section 7AF of the Valuation of Land Act 1960, the Valuer-General has certified that a general valuation in the following municipalities returned by the Valuer-General for the year 2018, is personally true and correct with respect to each of the bases of value assessed, namely: net annual value, capital improved value and site value.

1. Shire of Alpine
2. Rural City of Ararat
3. City of Ballarat
4. City of Banyule
5. Shire of Bass Coast
6. Shire of Baw Baw
7. City of Bayside
8. Rural City of Benalla
9. City of Greater Bendigo
10. City of Boronia
11. City of Brimbank
12. Shire of Buloke
13. Shire of Campaspe
14. Shire of Cardinia
15. City of Casey
16. Shire of Central Goldfields
17. Shire of Colac Otway
18. Shire of Corangamite
19. City of Greater Dandenong
20. City of Darebin
21. Shire of East Gippsland
22. City of Frankston
23. Shire of Gannawarra
24. City of Greater Geelong
25. City of Glen Eira
26. Shire of Glenelg
27. Shire of Golden Plains
28. Shire of Hepburn
29. Shire of Hindmarsh
30. City of Hobsons Bay
31. Rural City of Horsham
32. Shire of Indigo
33. City of Kingston
34. City of Knox
35. City of Latrobe
36. Shire of Loddon
37. Shire of Macedon Ranges
38. City of Manningham
39. Shire of Mansfield
40. City of Maryborough
41. City of Moorabool
42. City of Melbourne
43. City of Melton
44. Shire of Mitchell
45. Shire of Moira
46. City ofMorath
47. City of Moorabool
48. City of Moorabool
49. City of Moreland
50. Shire of Mount Alexander
51. Shire of Moyne
52. Shire of Murwillumbah
53. Shire of Nillumbik
54. Shire of Northern Grampians
55. City of Port Phillip
56. Shire of Pyrenees
57. Borough of Queenscliffe
58. City of Greater Shepparton
59. Shire of Southern Grampians
60. City of Stonnington
61. Shire of Strathbogie
62. Shire of Surf Coast
63. Rural City of Swan Hill
64. Shire of Towong
65. Rural City of Wangaratta
66. City of Wangaratta
67. Shire of Wellington
68. Shire of West Wimmera
69. City of Whitehorse
70. City of Whittlesea
71. City of Wodonga
72. City of Wyndham
73. City of Yarraville
74. Shire of Yarra Ranges
75. Shire of Yarrambat

I declare pursuant to section 7AF(1) of the Valuation of Land Act 1960, that the general valuations for the whole of the municipality listed is generally true and correct with respect to each of the bases of value assessed.

Pursuant to section 15 of the Valuation of Land Act 1960 a notice of this valuation is required to be given by the municipality as rating authority within two months of this declaration,

[Signature]

HON RICHARD WYNNE MP  
Minister for Planning

[Date]
Dear Ms Dixon

Re: 2019 General Valuation – GTC Declaration by Minister

Further to my recent letter, dated 12 June 2019, the Minister has now declared pursuant to section 7AF of the Valuation of Land Act 1960 that the 2019 general valuation of your municipality is generally true and correct.

In making this declaration, the valuation is taken to be suitable to be adopted and used for the purposes of any rating authority for the full period allowed by the Valuation of Land Act 1960 or any other Act as applies to any particular rating authority using the valuation. A copy of the declaration is attached.

In accordance with section 7AG of the Valuation of Land Act 1960 a copy of the relevant valuation information has been forwarded to other rating authorities (the State Revenue Office).

Should you have any questions, please contact Mark Sanderson on (03) 7004 0431 or email valuer.general@delwp.vic.gov.au.

Yours sincerely

Robert Marsh
Valuer General Victoria
3/07/2019
Enc.
### Applicant | Project name | Category | Project Summary | Amount requested | Total cost | Panel rec. | Panel decision rationale/ comments
--- | --- | --- | --- | --- | --- | --- | ---
Albury Wodonga Sri Lankan Buddhist Association 00224 | Festival of Light | Arts & Culture | This project is part of the worldwide Buddhist festival which is a glamorous display of colourful Buddhist lanterns lighted up at Wodonga CBD. This project aims to collaboration of culturally and religiously diverse groups of people including their children in terms of working together to make a beautiful outcome to showcase some cultural value to their local neighbourhood. This has been demonstrated the values of craftsmanship for Buddhist children who is living on the border and keen to learn creating lanterns or help their adults create them. | $1200.00 | $1,900.00 | $1,200.00 | Meets Arts and Culture category aims:  - Foster activation of Wodonga, building a dynamic city profile to grow visitation through cultural tourism experiences.  - Provide equitable access to diverse cultural experiences, resources and opportunities that encourage engagement and participation.  - Aligns with Council Plan 2017-2018 to 2020-2021:  - **Strategy 16. Thriving and Vibrant City.** 'Support and provide a range of programs, events and facilities for the community and visitors to engage in arts and cultural activities and promote civic pride, expression and participation.' |
Wodonga Senior Secondary College 00203 | Marngrook Cultural Day | Building Stronger Communities | This is a student led project to experience, share and celebrate Aboriginal culture and connect young Aboriginal and Torres Strait Islander and non-Indigenous students within Albury-Wodonga and surrounding districts. | $1,860.00 | $2,460.00 | $1,860.00 | Meets Building Stronger Communities category aims:  - Improve health and wellbeing outcomes for targeted populations.  - Foster an inclusive and...
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<tr>
<th>Applicant</th>
<th>Project name</th>
<th>Category</th>
<th>Project Summary</th>
<th>Amount requested</th>
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<td>Students from Wodonga Senior Secondary College will be organizing the Marngrook Football Game with Victoria Police. It will be the third year they have run this event - in the past it has focused solely on the traditional Aboriginal game of Marngrook, however this year they would like to expand upon this and include a greater range of cultural activities. Including spear throwing, traditional dance and group mural.</td>
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<td>diverse community and encourage community participation. ✓ Support volunteers and encourage volunteering. ✓ Create and strengthen community collaborations and partnerships. Aligns with Council Plan 2017-2018 to 2020-2021: ✓ Strategy 9: Inclusion, participation and access 'Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and contribute through services, facilities, programs, events and activities’ <strong>Letter of Support from Victoria Police</strong> Also note: that an educational institution is eligible if the project/activity is being delivered over and above the regular curriculum.</td>
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<td>Total cost</td>
<td>Panel rec.</td>
<td>Panel decision rationale/ comments</td>
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<td>Albury Wodonga Aboriginal Health Service 00222</td>
<td>AWAHS Community Fitbit Program</td>
<td>Building Stronger Communities</td>
<td>A pilot community Fitbit program run over 12 weeks to a group of 10 participants with the aim to keep healthy and stay healthy and see improved health outcomes. Participants of the group will:  - Be provided with an initial physio assessment and participate in a weekly exercise group with a physiotherapist  - Provided with a Fitbit to track their physical activity  - Meal planning and nutrition advice with the dietitian.  - Participate in a cooking group with the dietitian.  - Provided with social support and education through fortnightly group sessions to share a healthy meal or snack, check fit-bit data, measure weight, and chat with other participants.  - Be provided motivation to move for good mental health The grant would be used to source the fit bits.</td>
<td>$3,000.00</td>
<td>$14,553.00</td>
<td>$3000.00</td>
<td>Meets Building Stronger Communities category aims:  ✓ Improve health and wellbeing outcomes for targeted populations.  ✓ Foster an inclusive and diverse community and encourage community participation.  ✓ Support volunteers and encourage volunteering.  ✓ Create and strengthen community collaborations and partnerships.  Aligns with Council Plan 2017-2018 to 2020-2021:  ✓ Strategy 3: Being active Manage and develop the city’s sporting, recreation and leisure facilities and spaces for sustainability, amenity and to encourage active participation  ✓ Strategy 4: Healthy and safe food Work with key stakeholders to improve access and affordability of safe and nutritious food for all  ✓ Strategy 9: Inclusion, participation and access 'Provide, plan for and advocate for</td>
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<td>Applicant</td>
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<tr>
<td>NSW Service for the Treatment and Rehabilitation of Torture and Trauma Survivors 00226</td>
<td>Congolese Women's Gathering</td>
<td>Building Stronger Communities</td>
<td>The project is for the continuation of a facilitated safe and culturally appropriate African women's group in Wodonga. The group was established in late 2018 and has provided a much needed safe space for women to share their settlement experiences and challenges, increase their social bonding and explore training and employment opportunities. The proposed continuation will be facilitated by the STARTTTS Community Development Officer and with input from sessional workshop facilitators who will</td>
<td>$3000.00</td>
<td>$28,087.00</td>
<td>$3000</td>
<td>Meets Building Stronger Communities category aims: ✓ Improve health and wellbeing outcomes for targeted populations. ✓ Foster an inclusive and diverse community and encourage community participation. ✓ Develop community strengths, capabilities and lifelong learning. ✓ Support volunteers and encourage volunteering. ✓ Share and improve the skills of the community. ✓ Create and strengthen community collaborations and partnerships. Panel notes: Panel very supportive of AWAHS project. However, panel recommends adding a funding condition to request 50% of participants are Wodonga residents.</td>
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opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and contribute through services, facilities, programs, events and activities’
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<td>provide weekly 90min sessions providing information, training and practical skills development sessions with the aim of empowering women towards employment and economic independence.</td>
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<td>Aligns with Council Plan 2017-2018 to 2020-2021:</td>
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<td>✓ Strategy 1: Families, children and young people Plan, facilitate and provide where appropriate quality services, activities and spaces that meet the needs and provide the best outcomes for our children, young people and families</td>
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<td>✓ Strategy 2: Mental health Work to improve the mental health and wellbeing of our community through planning, local partnerships, lobbying and advocacy and focus on building community resilience</td>
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<td></td>
<td>✓ Strategy 9: Inclusion, participation and access ‘Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and contribute through services, facilities, programs, events and activities’</td>
</tr>
</tbody>
</table>
### Project Summary

For over 14 years I have worked running carer support groups, in both a voluntary and paid capacity.

One of the most concerning factors I have found while running these groups is the poor health of the carers. As a carer myself I have first-hand knowledge of the cost on my health after 20 years in a caring role.

As the Parent Support Coordinator at the LEAP centre, I want to take this opportunity to have an impact on the health of carers. The aim of this project is to equip carers with the resources to improve their own health, while also having a positive impact on the health of the whole family unit.

We endeavour to engage 20-30 carers in this project, which has the potential to directly impact up to 150 family Wodonga residents.

### Amount requested

<table>
<thead>
<tr>
<th>Applicant</th>
<th>Project name</th>
<th>Category</th>
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<th>Total cost</th>
<th>Panel rec.</th>
<th>Panel decision rationale/ comments</th>
</tr>
</thead>
</table>
| The LEAP Centre | Healthy Carers | Building Stronger Communities              | For over 14 years I have worked running carer support groups, in both a voluntary and paid capacity. One of the most concerning factors I have found while running these groups is the poor health of the carers. As a carer myself I have first-hand knowledge of the cost on my health after 20 years in a caring role. As the Parent Support Coordinator at the LEAP centre, I want to take this opportunity to have an impact on the health of carers. The aim of this project is to equip carers with the resources to improve their own health, while also having a positive impact on the health of the whole family unit. We endeavour to engage 20-30 carers in this project, which has the potential to directly impact up to 150 family Wodonga residents. | $3,000.00        | $4,400.00  | $3,000.00  | Meets Building Stronger Communities category aims:  
✓ Improve health and wellbeing outcomes for targeted populations.  
✓ Foster an inclusive and diverse community and encourage community participation.  
✓ Develop community strengths, capabilities and lifelong learning.  
✓ Support volunteers and encourage volunteering.  
✓ Share and improve the skills of the community.  
✓ Create and strengthen community collaborations and partnerships.  
Aligns with Council Plan 2017-2018 to 2020-2021:  
✓ Strategy 1: Families, children and young people  
Plan, facilitate and provide where appropriate quality services, activities and spaces that meet the needs and provide the best outcomes for our children, young people and families  
✓ Strategy 2: Mental health  
Work to improve the
<table>
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</thead>
<tbody>
<tr>
<td>Aphasia Choir 00217</td>
<td>Aphasia Choir Building Stronger Communities</td>
<td>We are in the early stages of establishing an Aphasia Choir for people with communication difficulties following a brain injury. We started the choir in February this year and have had great success; participants and carers greatly enjoy the singing session and always return to the following session. During this first</td>
<td>$3000.00</td>
<td>$3000.00</td>
<td>$2,700</td>
<td>Meets Building Stronger Communities category aims:</td>
<td></td>
</tr>
</tbody>
</table>

- Improve health and wellbeing outcomes for targeted populations.
- Foster an inclusive and diverse community and encourage community participation.
- Develop community resilience.
series of singing sessions it has become evident that there are needs to help ensure its continuation and sustainability.

This includes resources to support those with speech and language difficulties to be able to see words more clearly, and to be able to participate in music making, even when words are difficult to produce.

- Strengths, capabilities and lifelong learning.
- Support volunteers and encourage volunteering.
- Share and improve the skills of the community.
- Create and strengthen community collaborations and partnerships.

Aligns with Council Plan 2017-2018 to 2020-2021:

- Strategy 9: Inclusion, participation and access 'Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and contribute through services, facilities, programs, events and activities.'
- Strategy 16. Thriving and Vibrant City. 'Support and provide a range of programs, events and facilities for the community and visitors to engage in arts and cultural activities and promote civic pride, expression and participation.'

**Letter of Support from**
<table>
<thead>
<tr>
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</thead>
<tbody>
<tr>
<td>Birallee Park Neighbour House 00229</td>
<td>Launch your Learning - building a stronger community</td>
<td>Building Stronger Communities</td>
<td>This project aims to gain the interest of the community, to actively involve them in a community event. This event will showcase what Birallee Park Neighbourhood House offers to the community with demonstrations and workshops. We plan to engage the community with a BBQ lunch and social interactions to encourage disengaged learners to become engaged in learning through fun, short courses.</td>
<td>$1060.95</td>
<td>$2,557.95</td>
<td>$1060.95</td>
<td>Meets Building Stronger Communities category aims:</td>
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<td></td>
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<td>✓ Foster an inclusive and diverse community and encourage community participation.</td>
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<td></td>
<td>✓ Develop community strengths, capabilities and lifelong learning.</td>
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<td>✓ Share and improve the skills of the community.</td>
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<td>Aligns with Council Plan 2017-2018 to 2020-2021:</td>
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<td></td>
<td>✓ Strategy 9: Inclusion, participation and access 'Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and</td>
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**CEO of Albury Wodonga Health**

Panel notes:

Panel very supportive of project proposal. Recommend funding equipment, one-off consultant fee and venue hire. However, do not recommend funding catering. Therefore, recommended funding amount is $2,700.00.
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</thead>
<tbody>
<tr>
<td>Albury Wodonga Health 00210</td>
<td>Community Connections Cultural Wellness Fair</td>
<td>Community Events</td>
<td>Community Connections Cultural Wellness Fair will be promoting our theme of ‘Share the Journey’. Celebrating the individuals that make our community unique and vibrant. An event that includes wellbeing practitioners, information and products. Participants will learn how they can self-care and improve their community connections, build self-esteem and help navigate the health care systems that will empower and reduce stigma and encourage help seeking behaviour.</td>
<td>$2500.00</td>
<td>$4,760.00</td>
<td>$2500.00</td>
<td>Meets Community Events category aims: ✓ Celebrate the cultural, social and recreational diversity within the city. ✓ Cater for diverse community members. ✓ Nurture a sense of community identity and positive engagement. ✓ Create opportunities for a maximum number of Wodonga residents to engage and tap into events and festivals within the municipal boundary of Wodonga. Aligns with Council Plan</td>
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<td>abilities to participate, be engaged and contribute through services, facilities, programs, events and activities’</td>
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</table>

Panel notes:
Panel recommends funding full amount. Very supportive of Birallee Park Neighbourhood House and the aims of their project to ‘reduce social isolation’. However, panel recommends Birallee Park work closely with Wodonga Council Events Team to increase potential reach.
## Item 8.6 - Attachment A

<table>
<thead>
<tr>
<th>Applicant</th>
<th>Project name</th>
<th>Category</th>
<th>Project Summary</th>
<th>Amount requested</th>
<th>Total cost</th>
<th>Panel rec.</th>
<th>Panel decision rationale/comments</th>
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</thead>
<tbody>
<tr>
<td></td>
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<td></td>
<td>2017-2018 to 2020-2021:</td>
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<td>✓ Strategy 2: Mental health Work to improve the mental health and wellbeing of our community through planning, local partnerships, lobbying and advocacy and focus on building community resilience</td>
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<td></td>
<td>✓ Strategy 9: Inclusion, participation and access 'Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and contribute through services, facilities, programs, events and activities’</td>
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<td></td>
<td>✓ Strategy 16. Thriving and Vibrant City. ‘Support and provide a range of programs, events and facilities for the community and visitors to engage in arts and cultural activities and promote civic pride, expression and participation.’</td>
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Panel notes:
Panel very supportive of
### Item 8.6 - Attachment A

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</thead>
<tbody>
<tr>
<td>Albury Wodonga Multicultural Community Events (Auspice by Albury Wodonga Ethnic Communities Council) 00220</td>
<td>Multicultural Creative Art and Music Show</td>
<td>Community Events</td>
<td>This project is about bringing together children, young people and elders to celebrate the cultural, social and recreational diversity within our community (Albury-Wodonga region). The 'Multicultural Youth Showcase' will provide an opportunity for local people to share and be proud of their culture and to unite people of all cultural backgrounds. The project will be co-designed and co-delivered by a group consisting of diverse community members, culminating in an open and free community event at the premier cultural venue, The</td>
<td>$3000.00</td>
<td>$10,138.00</td>
<td>$3000.00</td>
<td>Meets Community Events category aims: ✓ Celebrate the cultural, social and recreational diversity within the city. ✓ Cater for diverse community members. ✓ Nurture a sense of community identity and positive engagement. ✓ Attract visitors from outside of the region to the city and contribute to the economic growth of the city. ✓ Create opportunities for a maximum number of Wodonga residents to engage and tap into events and festivals</td>
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<td>Cube Wodonga. The event will showcase our vibrant cultural and ethnic diversity in our cities through music, singing, and dancing with the 'main event' being a traditional clothing and fashion walk. The project will be led by an existing network of highly-engaged young people from migrant and refugee backgrounds, with the support of AWECC.</td>
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</table>

**Letter of Support from Albury Wodonga Ethnic Communities Council**

Aligns with Council Plan 2017-2018 to 2020-2021:

- **Strategy 9: Inclusion, participation and access**
  'Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and contribute through services, facilities, programs, events and activities’

- **Strategy 16. Thriving and Vibrant City.**
  'Support and provide a range of programs, events and facilities for the community and visitors to engage in arts and cultural activities and promote civic pride, expression and participation.’

- **Strategy 18. Prospering tourism sector.**
  'Strengthen, develop and promote our visitor attractions and destination experiences’
### Majestic Vanners Australia (Van-In Rally)

**Project name**: Community Events

**Project Summary**: Our weekend sees like-minded panel van lovers from all over come to Albury Wodonga they are here from Thursday 26th of September and leave on Monday 30th September, during this time we take them to different locations every year to show off our amazing area. We cater for all types of people, but especially include activities for our disabled members as well so everyone has an equal opportunity to join in.

We also raise money for a local charity ours being give me 5 for kids we have raised $8000.00 over the last four years which comes from an auction which our vanner's bid for goods that have been donate by everyone at the event, and the Club tops up the funds from member entry fees.

<table>
<thead>
<tr>
<th>Amount requested</th>
<th>Total cost</th>
<th>Panel rec.</th>
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</tr>
</thead>
<tbody>
<tr>
<td>$900.00</td>
<td>$10,000.00</td>
<td>$900.00</td>
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</tbody>
</table>

Meets Community Events category aims:

- Celebrate the cultural, social and recreational diversity within the city.
- Cater for diverse community members.
- Nurture a sense of community identity and positive engagement.
- Attract visitors from outside of the region to the city and contribute to the economic growth of the city.
- Create opportunities for a maximum number of Wodonga residents to engage and tap into events and festivals within the municipal boundary of Wodonga.

Aligns with Council Plan 2017-2018 to 2020-2021:

- **Strategy 16. Thriving and Vibrant City.** 'Support and provide a range of programs, events and facilities for the community and visitors to engage in arts and cultural activities'

---

https://manage.smartygrants.com.au/application/1144666/contacts/Majestic Vanners Australia (Van-In Rally) 00124
Ordinary meeting – August 19, 2019

8 - Officers reports for determination

**Item 8.6 - Attachment A**

<table>
<thead>
<tr>
<th>Applicant</th>
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<th>Panel rec.</th>
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</thead>
<tbody>
<tr>
<td>Fit to Drive Foundation 00211</td>
<td>Year 11 Fit to Drive Workshops</td>
<td>Building Stronger Communities</td>
<td>In line with the VicRoads ‘Towards Zero’ strategy, the Year 11 F2D Workshop is a primary prevention program that aims to reduce the number of young people killed and seriously injured on the road.&lt;br&gt; &lt;br&gt;The F2D Workshop is a half-day road safety program delivered to Year 11 students by trained Peer Facilitators, who help the students identify road safety risks, learn tools to avoid risky situations as road users and develop strategies to keep themselves safe on the roads, both as passengers and future drivers.&lt;br&gt; &lt;br&gt;Sessions developed in partnership with Victoria Police and CFA are also presented to</td>
<td>$2,940.00</td>
<td>$7,700.00</td>
<td>$0</td>
<td>Meets Building Stronger Communities category aims:&lt;br&gt;&lt;br&gt;✓ Improve health and wellbeing outcomes for targeted populations.&lt;br&gt;&lt;br&gt;Aligns with Council Plan 2017-2018 to 2020-2021:&lt;br&gt;&lt;br&gt;✓ Strategy 1: Families, children and young people ‘Plan, facilitate and provide where appropriate quality services, activities and spaces that meet the needs and provide the best outcomes for our children, young people and families.’&lt;br&gt;Panel notes:&lt;br&gt;Panel very supportive of Fit to Drive...</td>
</tr>
</tbody>
</table>
### Project Summary

The Open Water Learning Experience (OWLE) aims to reduce the number of aquatic related injuries and drowning deaths in Victoria through aquatic education.

The program targets school aged children between 8 and 18 years and focuses on teaching youth how to identify potential dangers and empowering them to make safe choices in and around the aquatic environment.

The program is delivered using practical and fun, age appropriate activities that are delivered in both classroom and aquatic environments. Providing youth with skills that prepare them for visits to an aquatic environment is essential to reduce accidental injury and death by drowning.

In Feb/March 2018 the OWLE program was successfully run over 2 days at Noreuil Park Foreshore and reached 225 students during the workshop.

In line with best practice, scare tactics and driving instruction are not used.

### Applicant

- **Project name**: Open Water Learning Experience (OWLE) - An Aquatic Survival Program
- **Category**: Building Stronger Communities

### Amount requested

- **$3,000.00**

### Total cost

- **$12,564.00**

### Panel rec.

- **$0**

### Panel decision rationale/ comments

Meets Building Stronger Communities category aims:

- Improve health and wellbeing outcomes for targeted populations.

Aligns with Council Plan 2017-2018 to 2020-2021:

- **Strategy 1: Families, children and young people**
  - Plan, facilitate and provide where appropriate quality services, activities and spaces that meet the needs and provide the best outcomes for our children, young people and families.'

Panel notes:

Panel very supportive of OWLE project. However, this is the 3rd year OWLE has applied for a Community Impact Grant. In accordance with the Community Impact Grant Guidelines, applications that "rely on ongoing funding from the council" should not be considered.
### Applicant: Murray Conservatorium

<table>
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<tr>
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</thead>
</table>
| Murray Conservatorium | Arts and Culture | Murray Conservatorium aims to deliver quality music education and performances; enriching lives and building communities. Murray Conservatorium would help connect and engage community members through delivery of workshops and performances at Wodonga Children’s Fair in 2019 and also interactive workshops at the “Upstream” Festival in March 2020. Further, 4 student performances will be presented in aged care centres or similar venues. Contribution to these City of Wodonga initiatives will help to activate the region and provide active and equitable access to diverse cultural opportunities. | $3000 | $3,820.00 | $0 | Meets Arts and Culture category aims:  
✓ Foster activation of Wodonga, building a dynamic city profile to grow visitation through cultural tourism experiences.  
✓ Provide equitable access to diverse cultural experiences, resources and opportunities that encourage engagement and participation.  
Aligns with Council Plan 2017-2018 to 2020-2021:  
**Strategy 16. Thriving and Vibrant City.** ‘Support and provide a range of programs, events and facilities for the community and visitors to engage in arts and cultural activities and promote civic pride, expression and participation.’  
Panel notes:  
Murray Conservatorium’s proposed project already receives Wodonga Council funds through the ‘Upstream’ budget and organisations invited to activate a stall at Children’s Fair are not paid. In |
## Item 8.6 - Attachment A

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</table>
| Wodonga Hearts Football Club 00201 | Equipment Replacement | Building Stronger Communities | Wodonga Heart Football Club are needing to replace equipment. Line marking, balls and training equipment are a key element in the clubs function. Equipping our community with soccer skills, inclusiveness and healthy outcome is a key element of WHFC. We host Multicultural games and White ribbon foundation games between ourselves and such cultures as Congolese, Bhutanese and various other nationalities. Teams are made from male and female participants from various ages, nationalities, disabilities and skill levels. | $3000            | $3,700.00   | $0         | Meets Building Stronger Communities category aims:  
  ✓ Improve health and wellbeing outcomes for targeted populations.  
  ✓ Foster an inclusive and diverse community and encourage community participation.  
  ✓ Develop community strengths, capabilities and lifelong learning.  
  ✓ Support volunteers and encourage volunteering.  
 Aligns with Council Plan 2017-2018 to 2020-2021:  
  ✓ Strategy 3: Being active Manage and develop the city’s sporting, recreation and leisure facilities and spaces for sustainability, amenity and to encourage active participation  
  ✓ Strategy 9: Inclusion, participation and access 'Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and contribute through services, in accordance with. In accordance with the Community Impact Grant Guidelines, “a project that is already receiving support from the council through either in-kind or financial support” will not be considered. |
### Item 8.6 - Attachment A

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</table>
| Lions Club of Wodonga 00221 | Engaging and Supporting Volunteers  | Building Stronger Communities         | Our Club depends on volunteers to deliver significant community service projects. Much of the preparation work for these takes place at our shed. Fundraising for our local community is the focal point of our volunteers. The majority of our members are over 60. The club has identified the need to install a defibrillator to support peace of mind for members if we are to continue to retain and recruit volunteers. | $2,780.00        | $2,920.00 | $0         | Meets Building Stronger Communities category aims:  
  ✓ Improve health and wellbeing outcomes for targeted populations.  
Panel notes:  
Approving the Lions Club of Wodonga application risks starting a precedent of funding internal club resources. Trudewind Neighbourhood Centre received funding in previous financial year to install a defibrillator. However, Trudewind’s defibrillator is intended for wider... |

Facilities, programs, events and activities’

Panel notes:
Panel very supportive of Wodonga Hearts Football Club and understand the need for financial support. However, in accordance with the Community Impact Grant Guidelines, a project that is seeking funding for "equipment, unless necessary for a project, event or service, above and beyond standard operations" will not be considered.
Panel suggested referring them to service clubs/businesses for donation and sponsorship opportunities.
<table>
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</thead>
<tbody>
<tr>
<td>The Sustainable Activity Centre Cohort Inc. 00223</td>
<td>SAC Kids</td>
<td>Environmental Sustainability</td>
<td>To deliver a series of hands on engaging interactive workshops for children of all ages to teach sustainability. The intention is to provide sessions on site at The Sustainable Activity Centre and as an incursion opportunity for schools in the classroom. All educational outcomes from the sessions will be directly related to curriculum outcomes, making otherwise dry concepts engaging and relatable. This real life experience will then be used to create a full package, to be available as a resource to be delivered by any teacher in any school setting.</td>
<td>$3000</td>
<td>$11,500.00</td>
<td>$0</td>
<td>Meets Building Stronger Communities category aims: ✓ Create long-term benefit to Wodonga’s environment. ✓ Raise awareness and understanding of environmental sustainability issues. ✓ Aligns with Council Plan 2017-2018 to 2020-2021: ✓ Strategy 15. Sustainable practices. ‘Promote sound and sustainable environmental practices through our policies, planning and delivery for the organisation, the community and the city.’ Panel notes: Panel very supportive of The Sustainable Activity Centre and the aims of the project proposal. However, application requires a detailed budget with clear item descriptions. Panel recommends Sustainability</td>
</tr>
</tbody>
</table>
## Activity Centre

The Activity Centre work closely with council’s environmental sustainability team and community partners to submit a strong application for the February 2020 grant round.

### The Lake Hume Cycle Challenge

- **Project Name:** The Lake Hume Cycle Challenge
- **Category:** Community Events

The Lake Hume Cycle Challenge is one of the best weekends cycling in the beautiful North East Victoria region. The 2020 event will be held on Saturday, February 22nd 2020 with rides to cater for all fitness levels and abilities.

- The road rides take in spectacular undulating hills, attractive farmlands, river flats and the impressive Lake Hume.
- Shorter rides meander along the Wodonga City paved and gravel bike paths incorporating natural bushland, friendly streets and picturesque creeks.
- The start and finish will be at the Wodonga Racecourse, and from 10:30 am, as riders begin to return, the Chill Zone will allow them to rest and revive.
- The event aims to promote regular exercise, encourage family participation and social connections, raise the profile of:

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</thead>
</table>
| The Rotary Club of Bellbridge Lake Hume 00220 | Drummond Real Estate Lake Hume Cycle Challenge | Community Events | The Lake Hume Cycle Challenge is one of the best weekends cycling in the beautiful North East Victoria region. The 2020 event will be held on Saturday, February 22nd 2020 with rides to cater for all fitness levels and abilities. The road rides take in spectacular undulating hills, attractive farmlands, river flats and the impressive Lake Hume. Shorter rides meander along the Wodonga City paved and gravel bike paths incorporating natural bushland, friendly streets and picturesque creeks. The start and finish will be at the Wodonga Racecourse, and from 10:30 am, as riders begin to return, the Chill Zone will allow them to rest and revive. The event aims to promote regular exercise, encourage family participation and social connections, raise the profile of | $2000 | $25,000.00 | $0 | Meets Community Events category aims:
- Celebrate the cultural, social and recreational diversity within the city.
- Cater for diverse community members.
- Nurture a sense of community identity and positive engagement.
- Attract visitors from outside of the region to the city and contribute to the economic growth of the city.
- Create opportunities for a maximum number of Wodonga residents to engage and tap into events and festivals within the municipal boundary of Wodonga. |

Aligns with Council Plan 2017-2018 to 2020-2021:
- **Strategy 9: Inclusion, participation and access**
  *Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and...*
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<td>cycling in our region and promote Wodonga as a safe and scenic venue for recreational cycling whilst generating significant funds for distribution to local institutions.</td>
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<td>contribute through services, facilities, programs, events and activities”</td>
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<td>✓ Strategy 18. Prospering tourism sector. 'Strengthen, develop and promote our visitor attractions and destination experiences’</td>
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</table>

Panel notes:

Panel very supportive of The Drummond Real Estate Lake Hume Cycle Challenge and the aims of the project proposal. However, event expects to receive significant funding from other sources. Expected total income of $59,000.00 does not balance expected expenses of $24,000.00.

Further to this, The Drummond Real Estate Lake Hume Cycle Challenge has received council funding for the last two years. In accordance with the Community Impact Grant Guidelines, applications that “rely on ongoing funding from the council” should not be considered.
<table>
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<th>Amount requested Year 1</th>
<th>Amount requested Year 2</th>
<th>Amount requested Year 3</th>
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<tbody>
<tr>
<td>Friends of Susan Campbell and Kent McKoy Reserves CIPP00025</td>
<td>New Views Trackwork - Susan Campbell and Kent McKoy Reserves</td>
<td>Community Impact Partnership Program</td>
<td>To gravel the 500 m new walking track located across Kent McKoy Reserve so as to improve the amenity, walking &amp; cycle access options for the community. To establish a new track across the ridge line on Susan Campbell Reserve and access tracks to the two new tables and to improve the steep entry from Gaff court with gravel surface and retaining (stonework). Engage a contractor to conduct the groundwork and gravel works. To further re-vegetate the walking track surrounds with the aim of enhancing, preserving and improving the natural park/bushland environment. To continue to build community capacity by engaging locals to maintain this track, re-vegetate the reserve, maintain planting and weed eradication through volunteering and</td>
<td>$8,578.00</td>
<td>$8,995.00</td>
<td>$9,862.50</td>
<td>$27,435</td>
<td>YES</td>
<td>Meets Community Impact Partnership Program aims: Improve environmental sustainability Showcase and celebrate creative expression, development and innovation Encourage community ownership and action on a community need Increase employment opportunities and build economic prosperity for the benefit of the community Support new and inspiring events which benefit the community and celebrate connection Maximise an organisation’s potential, and build capacity to become self sustaining; Strengthen the liveability for local residents Attract visitors to the city and provide rich and meaningful experiences during their stay Preserve and showcase cultural heritage. Aligns with Council Plan 2017-2018 to 2020-2021: Strategy 3 Being active Manage and develop the city’s sporting, recreation and leisure facilities and spaces for sustainability, amenity and to encourage active participation Strategy 10. Managing assets. Implement strategies and allocate</td>
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</table>
### Item 8.6 - Attachment B

<table>
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<tr>
<th>Applicant</th>
<th>Project name</th>
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<th>Amount requested Year 2</th>
<th>Amount requested Year 3</th>
<th>Total Project Cost</th>
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</thead>
</table>
| **Uniting (Vic.Tas) Ltd** | Emergency Relief FOOD HUB - Stage 1 - Community Impact Partnership Program |          | The aim of the Emergency Relief FOOD HUB is to be a one-stop shop for vulnerable | **$10,000**              | **$10,000**             | N/A                     | **$30,000**         | NO         | Meets Community Impact Partnership aims:  
  ✓ Maximise an organisation’s resources to continue the ongoing delivery and management of the council’s assets across the city.  
  Strategy 13 Open spaces  
  Design and maintain our parks, reserves, public and green spaces for their continued attraction for our community and visitors.  
  Strategy 14 Environmental management:  
  Manage council land to protect and enhance the area’s unique biodiversity values and promote community appreciation of the natural environment.  
  Strategy 15 Sustainable practices  
  Promote sound and sustainable environmental practices through our policies, planning and delivery for the organisation, the community and the city.**  
** **Letter of Support from Wodonga Urban Landcare Network Inc** **  
Panel notes:  
Strong application with detailed budget, quotes, project plan and a letter of support from Wodonga Urban Landcare Network Inc.  
Aligns strongly with Council Plan and Wodonga Hills Strategy and promotes community ownership.  

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**Community engagement with Landcare.**
### Item 8.6 - Attachment B

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<th>Panel rec.</th>
<th>Panel decision rationale/ comments</th>
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<tbody>
<tr>
<td>CIPP00026</td>
<td>Feasibility Study</td>
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<td>persons at risk of homelessness in the community to access emergency relief and healthy food to enable them to thrive not just survive. This project will utilise consultants to engage with key community stakeholders to undertake a feasibility study into the development of a combined Emergency Relief (ER) FOOD HUB incorporating Albury Wodonga Regional Foodshare warehouse, single ER provider for Wodonga, ER mini mart, social/disability enterprise to prepare meals using rescued food (commercial kitchen, kitchen garden), dining/function space, training/meeting rooms (for volunteers/clients), pop-up cafe, laundry/showers/mobile phone charging/computers for homeless persons, interview room for visiting financial counsellors, housing</td>
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<td>potential, and build capacity to become self-sustaining; ✓ Strengthen the liveability for local residents Aligns with Council Plan 2017-2018 to 2020-2021: ✓ <strong>Strategy 9: Inclusion, participation and access</strong> ‘Provide, plan for and advocate for opportunities and access for all ages, cultural and ethnic backgrounds, and abilities to participate, be engaged and contribute through services, facilities, programs, events and activities’ Panel Notes: Panel very supportive of Emergency Relief FOOD HUB and the aims of the project proposal. However, the application requires a detailed project plan and budget to ensure the project is &quot;sustainable, feasible and accountable&quot;. For example, the panel recommends the project brings in external consultant to conduct ‘Stage 1 Feasibility Study’ rather than delivering in-house. Further to this, application needs to provide evidence to demonstrate the organisation has the</td>
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<td></td>
<td>support workers etc.</td>
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<td>'governance and operational capacity to deliver the initiative' in accordance with Community Impact Partnership Program Guidelines. Panel recommends Uniting (Vic.Tas) work closely with council’s Community Development and Planning team and community partners to submit a strong application for the February 2020 grant round.</td>
</tr>
</tbody>
</table>

With the support of the City of Wodonga, this project would aim to inform strategic planning, concept design, land availability, capital funding that would support an application to the next generation of Commonwealth Department of Infrastructure, Regional Development and Cities - Building Better Regions Fund.
8 - Officers reports for determination

Item 8.7 - Attachment A
## Attachment B

<table>
<thead>
<tr>
<th>Land Affected PSA C131</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>City of Wodonga - Lot 2 PS746751</td>
<td>Land at the western side of Huon Hill. The land is currently reserve land under the Rural Conservation Zone</td>
</tr>
<tr>
<td>Applies Environmental Significance Overlay schedule 7</td>
<td></td>
</tr>
<tr>
<td>Crown Allotment CA 13 SEC 3-3854</td>
<td>Land shown as Public Conservation and Resource Zone</td>
</tr>
<tr>
<td>Jayslee Pty Ltd Lot 2 PS 636955 (6 PARTS) Meridian Estate</td>
<td>Meridian Estate, ANZAC Pde Bandiana - Vacant Land</td>
</tr>
<tr>
<td>Lot A (TWO PARTS) PS 549779,</td>
<td>Alpine Views Estate (partly developed)</td>
</tr>
</tbody>
</table>
Who is the planning authority?

This amendment has been prepared by the Wodonga City Council who is the planning authority for this Amendment.

The Amendment has been made at the request of North East Region Water Corporation.

Land affected by the Amendment

The Amendment applies to the Wodonga Water Treatment Plant (WWTP) at 4358 Anzac Parade, Wodonga and the surrounding land identified as a buffer area.

A mapping reference table is attached at Attachment 1 to this Explanatory Report.

What the amendment does

The Amendment proposes to apply an Environmental Significance Overlay Schedule 7 (ESO7 – Wodonga Water Treatment Plant Buffer Area) to the Wodonga Water Treatment Plant site and the buffer area. The buffer area will assist in minimising encroachment of sensitive uses to protect the ongoing operation of the facility and minimise potential adverse impacts on nearby residential development from the Plant.
Development within the ESO will trigger a requirement for a planning permit for most forms of development and will require applications to be referred under Section 55 of the Planning and Environment Act 1987 to North East Water.

The Amendment:

- Inserts a new Schedule (Schedule 7 - Wodonga Water Treatment Plant Buffer Area) to the Clause 42.01 Environmental Significance Overlay;

- Removes Development Plan Overlay (Schedule 10) from part of the Wodonga Water Treatment Plant site;

- Amends Clause 66.04 Referral of Permit Applications under Local Provisions by identifying North East Water as a Determining Referral Authority for planning permit applications under ESO7;

- Amends Planning Scheme Map 11 ESO and Map 11DPO in the Wodonga Planning Scheme.

Why is the Amendment required?

The WWTP is critical infrastructure that treats 15,000 million litres of water each year which is supplied to residences, commercial premises and industries. The water is also used for fire fighting purposes and irrigation of school ovals, sports fields, parks and gardens.

The Amendment is required to recognise the status and importance of the WWTP and ensure its ongoing role of providing drinking water to the region is not compromised by the encroachment of incompatible uses. The ESO will also assist in protecting the community from potential adverse impacts from the WWTP. Amenity impacts from noise of machinery, trucks and operational processes, risk of chlorine leaks and embankment failure or breach have a potential to adversely affect the amenity and welfare of nearby residents.

The WWTP is experiencing development pressures from adjoining residential land. The Amendment will identify the buffer area around the WWTP and inform potential land owners that the operations of the WWTP are ongoing, and the potential to affect the amenity and welfare of nearby residents. The ESO7 will discourage the development of incompatible land uses.

DPO10 is required to be removed from part of the site because it relates to the surrounding residential land and development rather than the WWTP. This will simplify the planning and rationalise land use controls that apply to the land and save time and costs for both the proponent and the Council.

How does the Amendment implement the objectives of planning in Victoria?

The Amendment implements the objectives for planning in Victoria, set out at Section 4 of the Planning and Environment Act 1987. In particular, the Amendment implements the following objectives:

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

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

(e) to protect public utilities and other assets and enable the orderly provision and co-ordination of public utilities and other facilities for the benefit of the community;

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

The Amendment responds to these objectives by protecting the ongoing operation of the WWTP as critical infrastructure and seeking to minimise land use conflicts between the WWTP and nearby incompatible development.
How does the Amendment address any environmental, social and economic effects?

The Amendment will have positive environmental, social and economic effects.

**Environmental**

- The application of the ESO will recognise the existing environmental conditions and seeks to protect the current and future community by applying appropriate planning controls.
- The protection of the operation of the WWTP will assist in maintaining public health by providing drinking water to the region.
- The ESO will require a planning permit for removal of native vegetation.

**Social**

- The application of the ESO will assist in avoiding future adverse social impacts by requiring a planning permit for the use and development of sensitive land uses within the identified buffer area.
- The Amendment will recognise WWTP as critical infrastructure for the community.
- The Amendment will assist in engaging with the community on the importance of the WWTP and potential adverse impacts.

**Economic**

- The Amendment will assist in protecting the WWTP which will assist in ensuring the continued investment into the critical infrastructure.
- The Amendment will provide greater certainty to the community with regard to development within the buffer area.
- The Amendment will remove redundant provisions from the WWTP which will save costs for both the proponent and the Council.

Does the Amendment address relevant bushfire risk?

The subject site is located within a bushfire prone area. The Amendment meets the objective of and gives effect to the strategies in Clause 13.02-1S (Bushfire planning) in that it does not result in an increased bushfire risk to life and property, as it seeks to discourage development within the buffer area.

The Amendment does not alter any existing planning controls which relate to the management of bushfire risk. The Amendment does not materially change the effects of bushfire or considerations in respect to bushfire planning matters.

The views of the Country Fire Authority have been sought and incorporated into the proposal. A bushfire management zone is proposed around the perimeter of the subject site for firefighting purposes, which has been developed in consultation with the CFA.

Does the Amendment comply with the requirements of any Minister’s Direction applicable to the amendment?

This amendment is consistent with the Ministerial Direction on the Form and Content of Planning Schemes under Section 7(5) of the Act.

Ministerial Direction No. 9 – Metropolitan Planning Strategy seeks to ensure that planning scheme amendments have regard to Plan Melbourne: Metropolitan Planning Strategy (Department of Transport, Planning and Local Infrastructure, 2014).
The Amendment is consistent with Policy 6.3.3 Protect, water, drainage and sewerage assets which seeks to provide land area buffers around these assets to appropriately managed these assets and ensure they are protected from urban encroachment.

Ministerial Direction No. 11 – Strategic Assessment of Amendments seeks to ensure a comprehensive strategic evaluation of a planning scheme amendment and the outcomes it produces. A strategic assessment of the proposed amendment has been undertaken in accordance with this Ministerial Direction in this section of this report.

Ministerial Direction No. 19 – Amendments that may significantly impact the Environment, Amenity and Human Health requires planning authorities to seek the views of Environment Protection Authority (EPA) in the preparation of planning scheme reviews and amendments that could result in use or development of land that may result in significant impacts on the environment, amenity and human health due to pollution and waste. This Direction also sets out information required of planning authorities by the Minister in respect of planning scheme amendments that could result in significant impacts on the environment, amenity, and human health due to pollution and waste.

How does the Amendment support or implement the Planning Policy Framework and any adopted State policy?

The elements of the Planning Policy Framework that are most relevant to the Amendment are:

- Clause 11 – ‘Settlement’, including Clause 11.01-1R ‘Settlement – Hume’;
- Clause 13 – ‘Environmental Risks’; and
- Clause 19 – ‘Infrastructure’.

Clause 11 ‘Settlement’ provides that planning is to anticipate and respond to the needs of existing and future communities through the provision of zoned and serviced land for housing, employment, recreation and open space, commercial and community facilities and infrastructure. Planning is to facilitate sustainable development that takes full advantage of existing settlement patterns, and investment in transport and communication, water and sewerage and social facilities. The amendment also seeks to facilitate projected population growth in one of Victoria’s major regional centres.

The Amendment seeks to protect the Water Treatment Plant from the encroachment of incompatible land uses.

Clause 13 ‘Environmental Risks and Amenity’ sets out that planning should strengthen the resilience and safety of communities by adopting a best practice environmental management and risk management approach. Planning should aim to avoid or minimise natural and human-made environmental hazards, environmental degradation and amenity conflicts. The Amendment responds to this identifying and responding to risks and potential adverse amenity impacts from the encroachment of sensitive land uses to the Water Treatment Plant.

The Amendment supports Clause 19 ‘Infrastructure’ through the continued viability and efficiency of use of the existing Water Treatment Plant. Clause 19.03-2 of the SPPF refers to Water Supply, sewerage and drainage and establishes the Objective:

“To plan for the provision of water supply, sewerage and drainage services that efficiently and effectively meet State and community needs and protect the environment.”

The Amendment deals with protection of a Water Treatment Plants as a public utility asset to meet current and future community needs and establishes best practice environmental protection around the asset.

How does the Amendment support or implement the Local Planning Policy Framework, and specifically the Municipal Strategic Statement?
The following Clauses of the Municipal Strategic Statement (MSS) are relevant to the Amendment:

- Clause 21.02 Vision and Strategic Framework;
- Clause 21.03 settlement; and
- Clause 21.11 Infrastructure.

The Wodonga Strategic Framework Plan at **Clause 21.02-4** identifies the Water Treatment Plant.

**Clause 21.03-3** (Urban growth) includes the following key issue:

*Ensuring urban growth is planned to minimise bushfire and environmental risks, and avoid the fragmentation of rural land required for future urban development.*

*Maintaining a competitive and affordable land supply.*

**Clause 21.03-3** responds to this with the following strategy:

*Maintain appropriate buffers around the Killara township and Department of Defence operations, the West Wodonga and Baranduda waste water treatment plants and the Wodonga potable water treatment plant to prevent encroachment by sensitive land uses.*

The Water Treatment Plant is specifically considered at **Clause 21.11-3** (Water supply and sewerage) which states:

*North East Water provides essential services of water and sewerage to the region, including the municipality. Within the municipality North East Water operates wastewater management facilities at West Wodonga and Baranduda and a water treatment facility at East Wodonga. These facilities are necessary to facilitate urban growth of the municipality.*

The key issues under this clause are:

- *Enabling essential services infrastructure including wastewater management and water treatment facilities to keep pace with urban growth.*
- *Tension between essential services infrastructure and existing and proposed use and development.*

The objective is:

*To ensure the wastewater management facilities (West Wodonga and Baranduda) which provide essential sewerage services and the potable water treatment plant at Wodonga are protected from encroachment by sensitive uses.*

And the relevant strategy is:

- *Provide a buffer around the Wodonga West and Baranduda Waste Water Treatment Plants and the Wodonga Potable Water Treatment Plant to minimise encroachment by sensitive land uses.*

Under the heading of implementation (**Clause 21.11-4**) and further work:

*Jointly investigate with North East Water the application of the Environmental Significance Overlay to apply a buffer between any residential growth and the Wodonga Potable Water Treatment Plant.*

The Amendment implements further work as outlined at **Clause 21.11-4**. It responds directly to a number of key issues outlined in the MSS and the objective of **Clause 21.11-3**:

*To ensure the wastewater management facilities (West Wodonga and Baranduda) which provide essential sewerage services and the potable water treatment plant at Wodonga are protected from encroachment by sensitive uses.*

**How does the amendment support or implement the Municipal Planning Strategy?**
This strategic consideration only applies if the planning scheme includes an MPS at Clause 02.

The Wodonga Planning Scheme does not currently contain a MPS.

**Does the Amendment make proper use of the Victoria Planning Provisions?**

The application of the ESO is consistent with the purpose of the overlay, which includes identifying areas where development of the land may be affected by environmental constraints. The ESO is the most appropriate tool to manage off site impacts and risks from the WWTP.

The ESO has been prepared to be consistent with Ministerial Direction on Form and Content.

The Practitioner’s Guide to Victorian Planning Schemes recognises the ESO as the tool to identify land that may be affected by environmental constraints such as effects from noise or industrial buffer areas.

**How does the Amendment address the views of any relevant agency?**

The Amendment has been requested by North East Water, in consultation with the EPA and CFA. The views of other relevant agencies can be considered as part of any exhibition process.

**Does the Amendment address relevant requirements of the Transport Integration Act 2010?**

The purpose and objective of the Transport Integration Act 2010 is to provide an appropriate framework for the provision of sustainable transport and to integrate social and economic inclusion, economic prosperity, environmental sustainability, integration of transport and land use, efficiency, coordination and reliability, safety and health and wellbeing.

The proposed amendment is to apply an overlay control to land within the buffer area of important and critical infrastructure to better protect the facility.

Given the outcomes intended by the amendment, it is unlikely that there will be any effect on the transport system as defined by Section 3 of the Transport Integration Act 2010.

There are no known applicable statements of policy principles prepared under section 22 of the Transport Integration Act 2010.

**Resource and administrative costs**

- **What impact will the new planning provisions have on the resource and administrative costs of the responsible authority?**

The Amendment will not result in any significant impact on the resourcing and administrative costs of Council. The Amendment proposes to apply an ESO to a small area of Wodonga, and will provide clear directions as the expectations of use and development of the land. Planning permit applications under the ESO will require referral to North East Water.

**Where you may inspect this Amendment**

The Amendment is available for public inspection, free of charge, during office hours at the following places:

- Wodonga Council Officers
  104 Hovell Street
  WODONGA VIC 2690


**Submissions**
Any person who may be affected by the Amendment may make a submission to the planning authority. Submissions about the Amendment [and/or planning permit] must be received by [insert submissions due date].

A submission must be sent to: [The Chief Executive Officer, Wodonga City Council, and P.O Box 923 Wodonga Vic 3689]

Panel hearing dates

In accordance with clause 4(2) of Ministerial Direction No.15 the following panel hearing dates have been set for this amendment:

- directions hearing: [insert directions hearing date]
- panel hearing: [insert panel hearing date]
## ATTACHMENT 1 - Mapping reference table

<table>
<thead>
<tr>
<th>Location</th>
<th>Land / Area Affected</th>
<th>Mapping Reference</th>
</tr>
</thead>
</table>
| Wodonga  | 4358 Anzac Parade and surrounding buffer area | Wodonga C131 7esoMap11 Exhibition  
Wodonga C131 7dpo Map 11 Exhibition |
ATTACHMENT F
SCHEDULE 7 TO CLAUSE 42.01 ENVIRONMENTAL SIGNIFICANCE OVERLAY

Shown on the planning scheme map as ESO7.

WODONGA WATER TREATMENT PLANT BUFFER AREA

1.0 Statement of environmental significance

The Wodonga Water Treatment Plant (the Plant) is essential infrastructure providing drinking water to the region.

The Wodonga Water Treatment Plant Buffer Area has been identified to reduce, manage and mitigate those at most risk from the Plant and protect the ongoing operation of the Plant by discouraging incompatible development. Amenity impacts from plant operation including noise, risk of chlorine gas leaks and embankment failure have a potential to adversely affect the amenity and well-being of nearby residents.

2.0 Environmental objective to be achieved

To protect the ongoing operation of the Plant to provide drinking water to the region from the encroachment of incompatible development and to assist in protecting the community from potential adverse impacts from the Plant.

3.0 Permit requirement

A permit is not required to:

- Construct a building or carry out works by or on behalf of the agency responsible for operation and management of the Plant;
- Construct a building or construct or carry out works undertaken by, or on behalf of, a municipal council, public authority or utility service provider in the exercise of any power conferred on them under any Act;
- Construct a fence and/or domestic services normal to a dwelling; and
- Remove, destroy or lop any non-native vegetation.

4.0 Application requirements

The following application requirements apply to an application for a permit under Clause 42.01, in addition to those specified elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- A design response plan detailing all door and window openings within the development, and nominated setbacks from boundaries;
- A landscape plan, which includes details of earthworks, vegetation species and densities;
- An amenity impact statement, which outlines how the proposed development will be used and any likely impacts of that use on the existing operation of the Plant and measures to mitigate any potential amenity impacts from the Plant.
- Any application for subdivision must include a written risk assessment of the proposed development and the risks posed by the ongoing operation of the Plant prepared by suitably qualified expert.
5.0 Decision guidelines

The following decision guidelines apply to an application for a permit under Clause 42.01, in addition to those specified in Clause 42.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- How the proposal responds to the environmental objectives of this schedule.
- The views of the North East Region Water Corporation in accordance with Clause 66.04.
- The proximity of the site to the Plant.
- The sensitivity of the proposed use of the development to noise and gas that may be generated from the Plant.
- The number of people likely to use the proposed development, including the length and frequency of stay.
- The potential for the proposed development to expand and attract additional people.
- Whether the design of the development provides for the security of the Plant and its surrounding area, through passive surveillance and other measures.
- Whether the design of the development responds to the potential adverse impacts from the Plant, including:
  - Building design to isolate the internal air environments for occupied rooms during an upset event.
  - The layout of buildings to maximise the separation distance to the Plant.
  - Building design to ensure openings (including roller doors) are oriented away from the Plant.
  - Vegetation species and densities to reduce air flow.
Who is the planning authority?

This amendment has been prepared by the Wodonga City Council, being the planning authority for this amendment.

The Amendment has been made at the request of the Wodonga City Council.

Land affected by the Amendment

The Amendment applies to the land addresses below. Mapping references are included in each cell of the table:

<table>
<thead>
<tr>
<th>Land Affected PSA C129</th>
<th>Proposed Changes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Reserve No 1 PS644961, Reserve 2 PS644961</td>
<td>Rezone public land from General Residential Zone 1 to Public Park and Recreation Zone to accord with development on the ground. The land is in public ownership. (WPS Map 12 Zn)</td>
</tr>
<tr>
<td>Reserve 1 LP99382 (37 Jarrah Street Wodonga)</td>
<td>Rezone public land from General Residential Zone 1 to Public Park and Recreation Zone. (WPS Map 9 Zn)</td>
</tr>
<tr>
<td>Reserve No 1 PS726959 (Logic Estate)</td>
<td>Rezone public land containing vegetation offsets to Public Park and Recreation Zone. (WPS Map 1 Zn)</td>
</tr>
<tr>
<td>Reserve No. 1 PS549593, Road Reserve Boyes Rd Baranduda</td>
<td>Rezone extinguished road reserve within the Leneva Valley Baranduda Native Vegetation Precinct Plan (Precinct J) from Industrial 1 Zone (IND1Z) to Public Park and Recreation Zone. (WPS Map13 &amp; 16 Zn)</td>
</tr>
<tr>
<td>Amend the Schedule to Clause 72.04 Documents incorporated in this Planning Scheme - Incorporated Documents</td>
<td>Correct the title of the native vegetation precinct plan at the schedule from “Native Vegetation Precinct Plan for the proposed Riverside Development at Killara (December 2009)” - to the “Native vegetation Precinct Plan for the Proposed Riverside Development – Killara (August 2009 amended October 2016)”</td>
</tr>
<tr>
<td>Amend Schedule to Clause 52.16</td>
<td>Correct the title of the native vegetation precinct plan at the schedule from “Native Vegetation Precinct Plan for the Riverside Development at Wodonga” to “Native Vegetation Precinct Plan for the Proposed Riverside Development – Killara (August 2009 amended October 2016)”</td>
</tr>
<tr>
<td>Reserve LP129806</td>
<td></td>
</tr>
<tr>
<td>------------------</td>
<td></td>
</tr>
<tr>
<td>Rezone public reserve at Poplar and Brockley Street from General Residential Zone 1 to Public Park and Recreation Zone. (WPS Map 9 Zn)</td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Lot 82 PS 545522 (Huon Hill Reserve)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rezone part of this lot from General Residential Zone 1 to Public Park and Recreation Zone. (WPS Map 13 Zn)</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Rezone public land (POS) from General Residential Zone 1 and Mixed Use land to Public Park and Recreation Zone. (WPS Map 13 Zn)</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Road Reserves Riverside Blvd, Charlton Rd, Devitt Way, Cuthbert Street, Kirby Way</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rezone parts of a road reserve from Public Park and Recreation Zone to General Residential Zone 1. (WPS Map 13 Zn)</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Lot 140 PS706030, Lot 360 PS717365, Lot 133 PS706030, Lot 89 PS645695, Lot 87 PS645695, Lot 236 PS717365, Lot 259 PS717365, Lot 260 PS717365, Lot 261 PS717365, Lot 260 PS717365, Lot 335 PS727149</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rezone part or whole of private lots from Public Park and Recreation Zone to General Residential Zone 1. (WPS Map13 Zn)</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Lot 481 PS746753, Lot s PS746744, (40 Devitt Way), Lot 476 PS746753 (38 Devitt Way), Lot 477 PS746753 (40 Klim Street), Lot U PS811090</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rezone land from General Residential Zone 1 to Mixed Use Zone. The amendment adjusts the zone boundary anomaly to remove developed lots in two zones. (WPS Map13 Zn)</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Lot 246 PS717365, Lot 245 PS717365, Lot 244 PS717365, Lot 243 PS717365, Lot 242 PS717365, Lot 241 PS717365, Lot 240 PS717365, Lot 239 PS717365, Lot 238 PS717365.</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rezone part of private lots from General Residential Zone 1 to Mixed Use Zone. (WPS Map13 Zn)</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Part Lot 3 PS645684.</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rezone extinguished road reserve from Road Zone Category 1 to Urban Growth Zone schedule 1. This land is under the Leneva Baranduda PSP framework. It is designated for urban development and has been included in the Land Use Budget at property No 24, of that</td>
</tr>
</tbody>
</table>
#### Framework Plan, approved as part of Wodonga PSA C121. It is demonstrated at table 10 of that PSP. (WPS Map 16 Zn)

<table>
<thead>
<tr>
<th>Item</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>8.8</td>
<td>Attachment A</td>
</tr>
</tbody>
</table>

| PT CA 1 SEC J-3854, Lot 1 TP157764 (47 Jarrah Street Wodonga VIC 3690) | Rezone part of the lot from PPRZ to General Residential Zone 1. This land is not public land. (WPS Map 9 Zn) |
| Allot 9A Sec 15 Parish of Staghorn Flat CA 9A SEC 15-206B | Rezone Crown allotment from Rural Conservation Zone to Public Conservation and Resource Zone. (WPS Map 16 Zn) |
| Lot 283 LP131268 (12 Poplar Street Wodonga) | Rezone private land from Public Park and Recreation Zone to General Residential Zone 1. (WPS Map 9 Zn) |
| Lot 1 PS 539098 – (Logic Estate Barnawartha) NORTH EAST WATER PUMPING STATION | Rezone land that contains critical infrastructure (North East Water Corporation) from Industrial 1 Zone to Public Use Zone 1. (WPS Map 1 Zn) |

| Road Declarations and Discontinuations | VicRoads pursuant to sections 11, 12 and 14 of the Roads Management Act 2004 declares, revokes or renames the road described in schedule A and the plans attached, as at notice in the Victorian Government Gazette No. S 453 Thursday 21st December 2017 |

| Freeway | Those pars of Hume Freeway identified by hatching on the plan numbered GP22458 are declared or revoked as described in the legend in the said plan (WPS Map 6 Zn) |
| Arterial Road | Those parts of Melrose Drive identified by hatching on the plans numbered GP22459B, GP23594, GP23594A, GP23594B, GP23594C, GP23594D, GP23594E, GP23594F, GP23594G are declared as described in the legend in the said plans (WPS Map 6, 9 and 12 Zn) |
| | Those parts of Beechworth-Wodonga Road and Victoria Cross Parade, identified by hatching or heavy solid lines on the plans numbered; GP23597, GP23597A, GP23597B and GP23595 are declared or revoked as described in the legend in the said plans (WPS Map 10 and 11 Zn) |
| | Those parts of the Hume Link Road identified by heavy solid line on the plan numbered GP23595A are revoked as described in the legend in the plan (WPS Map 7 Zn) |
| | That part of Hume Highway identified by heavy solid line on the plan numbered GP23595A is revoked as described in the legend in the said plan WPS Map 7 Zn) |
| | Those parts of Murray Valley Highway identified |
by heavy broken line in the plan numbered GP23596 are revoked or renamed as described in the legend in the said plan WPS Map 7 and 11 Zn)

**Municipal Road**

Those parts of Melrose Drive identified by hatching on the plan numbered GP22458A are declared as described in the legend in the said plan (WPS Map 6 Zn)

That part of Stock route identified by hatching on the plan numbered GP22460A is declared as described in the legend in the said plan (WPS Map 6 Zn)

That part of High Street identified by heavy solid lines on the plan numbered GP23595B is declared as described in the legend in the said plan (WPS Map 7)

That part of Beechworth Road identified by heavy solid lines on the plan numbered GP23595C is declared as described in the legend in the said plan (WPS Map 7 and 10 Zn)

Those parts of Osburn, Chapple Street and Anzac Parade identified by heavy solid and broken lines on the plan numbered GP23596A are declared as described in the legend in the said plans (WPS Map 7, 10 and 11 Zn)

| Lot 1 TP123444N Huon Street, Wodonga | Rezone private land incorrectly zoned from Public Use Zone 4, to Industrial 1 Zone (WPS Map 7 Zn) |

**What the amendment does**

The Amendment seeks to correct a number of mapping irregularities and anomalies that exist between the zone maps (Wodonga Planning Scheme Map(s) No 1, 6, 7, 9, 10,11, 12, 13 & 16 Zn) under the Wodonga Planning Scheme and actual development on the ground. These anomalies have arisen as a result of historical and recent development across the Municipality. In addition it amends ordinance to ensure consistency in referring to an incorporated native vegetation precinct plan.

Specifically the amendment seeks to:

- Rezone public land (POS) from General Residential Zone 1 to a Public Park and Recreation Zone.
- Rezone public land (POS) from Mixed Use Zone to Public Park and Recreation Zone.
- Rezone public land from Industrial 1 Zone to Public Park and Recreation Zone.
- Rezone road reserves from Public Park and Recreation Zone to General Residential Zone 1.
- Rezone an extinguished road reserve that is within the Leneva and Baranduda Precinct Structure Plan from Road Zone 1 to UGZs1.
- Amends the schedule clause 52.16s by correcting the title of an incorporated native vegetation precinct plan.
8 - Officers reports for determination

Item 8.8 - Attachment A

- Amends schedule clause 72.04s by correcting the title name of an incorporated native vegetation precinct plan.
- Rezone part of public land, reserve (at Huon Hill) from General Residential Zone 1 to Public Park and Recreation Zone.
- Rezone part of existing residential lots from General Residential Zone 1 to Mixed Use Zone.
- Rezone existing lots (private land) from Public Park and Recreation Zone to General Residential Zone 1.
- Rezone Crown Allotment CA 9A Sec 15-2068 and adjoining road reserve (Ridge Lane) from Rural Conservation Zone to Public Conservation and Resource Zone.
- Rezone land containing critical infrastructure, from Industrial 1 Zone to Public Use Zone 1.
- Rezone parts of the Hume Freeway, Arterial and Municipal Roads from RD1Z to RD2Z and from RD2Z to RD1Z within the City of Wodonga.
- Rezone private land adjoining retired rail line in North Wodonga, from Public Use Zone 4 to Industrial 1 Zone

Strategic assessment of the Amendment

Why is the Amendment required?

The amendment is required to provide more accuracy between zone maps, for both public and private land, and to ensure that information and spatial representation of land use across the municipality is accurately replicated with development, on the ground.

Rezone private land at Map 9 & 13 zone, from Public Park and Recreation Zone to General Residential Zone 1, to accord with development on the ground.

Rezone land (part lots) that were created within the Riverside Estate, currently within two zones. The land is proposed to be rezoned from General Residential Zone 1 to Mixed Use Zone, to ensure that lots are wholly within one zone.

Rezones land currently zoned as Road Zone 1 to Urban Growth Zone schedule 1 at Map 16 zone. The arterial road network was realigned between 2000 and 2003 by the Albury Wodonga Corporation and VicRoads, the road reserve is extinguished. The land shown as containing the arterial road is now in private ownership and has been included as developable land, within the Leneva and Baranduda Precinct Structure Plan.

Rezones an extinguished road reserve that passes through land within a conservation reserve system, currently shown as Industrial 1 zone, and rezones it to a Public Park and Recreation Zone, Map 13 & 16 zone. This is consistent with the application of the associated Native Vegetation Precinct Plan and the objectives of the Wodonga Retained Environment Network Strategy.

Rezone land at Logic Industrial Park, (Logistics and Industrial Park) that contains existing critical infrastructure vital for development and public health, from Industrial 1 Zone to Public Use Zone 1.

Rezone road reserves within the City of Wodonga in accordance with VicRoads Victorian Government Gazette notice, No S 453 Thursday 21 December 2017 – Hume Freeway, Arterial Road network and Municipal Road network, pursuant to section 11, 12 and 14 of the Roads Management Act 2004 and upon publication of notice described in schedule A and plans attached to the notice.

Amend ordinance at clause 52.16s and 72.04 to update reference to an incorporated document.

How does the Amendment implement the objectives of planning in Victoria?
The amendment implements Section 4 of the *Planning and Environment Act 1987*, by ensuring:

- that land is zoned appropriately for its intended use;
- to provide for the protection of natural and man-made resources and the maintenance of ecological processes and genetic diversity;
- to facilitate development in accordance with the objectives set out in paragraphs (a), (b), (c), (d) and (e); and,
- to provide for the fair, orderly, economic and sustainable use and development of land.

**How does the Amendment address any environmental, social and economic effects?**

**Environmental Impacts**
The Amendment will not give rise to any negative environmental impacts that require specific consideration through the application of environmental overlays. In general the land has already been developed or is appropriately considered under precinct planning process and environmental impacts have been taken into consideration.

**Economic Impacts**
The Amendment will have a positive economic impact on existing and future landowners negating the statutory requirement to obtain planning approval for certain development and land use proposals arising from these anomalies.

**Social Impacts**
The Amendment seeks to implement a number of minor corrections to the planning scheme. The Amendment will have various positive social impacts on the local community, most notably through the clear identification of public and private land.

**Does the Amendment address relevant bushfire risk?**

There will be no increase in the level of or threat to life, resulting from any of the mapping and control corrections.

All of the land included in the amendment, is either already developed as residential allotments, has been considered as part of a previous amendment C121, or is land that is vested as Public Open Space and will not be developed beyond open space embellishment and some play equipment. Ordinance changes to clause 52.16 and 74.02 do not affect land.

**Does the Amendment comply with the requirements of any Minister’s Direction applicable to the amendment?**

The amendment is of local significance only and complies with all relevant Minister’s Directions under Section 12 of the *Planning and Environment Act 1987* including:

- Ministerial Direction No. 11 Strategic Assessment of Amendments and the Strategic Assessment Guidelines for preparing and evaluating planning scheme amendments; and,
- Ministerial Direction on the Form and Content of Planning Schemes under Section 7(5) of the Act.

**How does the Amendment support or implement the Planning Policy Framework and any adopted State policy?**

The amendment is in accordance with Section 12(1) and 12(2) of the *Planning and Environment Act 1987*. The changes proposed remain policy neutral in respect to the Planning Policy Framework at both a State and local level as they recognise existing conditions on the ground and remedy anomalous circumstances.

**How does the Amendment support or implement the Local Planning Policy Framework, and specifically the Municipal Strategic Statement?**

This strategic consideration only applies if the planning scheme includes an LPPF at Clause 20.
The changes proposed in this amendment are policy neutral in respect to the LPPF as they mostly recognise existing and historical conditions and remedy anomalous circumstances. The amendment does not change local policy but simply applies it more accurately and credibly in reflecting existing land use and development conditions.

**How does the amendment support or implement the Municipal Planning Strategy?**

This strategic consideration only applies if the planning scheme includes a MPS at Clause 02.

The Wodonga Planning Scheme does not currently contain a MPS.

**Does the Amendment make proper use of the Victoria Planning Provisions?**

The changes in this amendment generally apply the Victoria Planning Provisions (VPP) as they recognise existing conditions and remedy anomalous circumstances by applying the appropriate VPP controls. The amendment utilises the existing VPP provisions in applying Clause 32.08 General Residential Zone, Clause 36.02 Public Park and Recreation Zone, Clause 36.03 Public Conservation and Resource Zone and Clause 36.01 Public Use Zone 1.

The use of clause 36.02 PPRZ, has historically been the preferred zone that Wodonga Council has used for both open space and public land. The use of the zone is commonplace within the Municipality for land that contains both open space and retained or offset native vegetation – Council has several Native Vegetation Precinct Plans and all offset held within reserves are zoned PPRZ. The use of this zone was set by early agreements and works undertaken between the Albury Wodonga Corporation and Council on the transfer of retained vegetation and Council has continued with the application of this zone with no negative impact on desired management outcomes. The land at the Logic Industrial Estate is not taken wholly up with offsets and it is considered that the PPRZ zone is less restrictive in how the Responsible Authority can manage that open space while also managing a vegetation offset.

**How does the Amendment address the views of any relevant agency?**

This amendment recognises existing conditions on the ground and has no adverse effect upon the interest of any agency. The Country Fire Authority, Vic Roads and the Department of Environment Land Water and Planning have all been consulted during the preparation of the amendment.

**Does the Amendment address relevant requirements of the Transport Integration Act 2010?**

This amendment recognises existing anomalous conditions and has no effect upon the transport system. The amendment does not require an assessment against the transport system objectives, as set out in Part 2 Div 2 of the Transport Integration Act 2010 or the decision making principles, as set out in Part 2. No relevant policy principles apply to the amendment.

**Resource and administrative costs**

- What impact will the new planning provisions have on the resource and administrative costs of the responsible authority?

There will be minimal impact on the resources and administrative function of the Responsible Authority. The amendment will result in fewer planning permit application triggers or enquiries reducing resource and administrative cost burden on both Council and land owners and is consistent with the State’s Smart Planning initiative, by simplifying planning rules and removing redundant controls.

**Where you may inspect this Amendment**

The Amendment is available for public inspection, free of charge, during office hours at the following places:
Wodonga City Council
104 Hovell Street
Wodonga VIC 3690

The Amendment can also be inspected free of charge at the Department of Environment, Land, Water and Planning website at: www.planning.vic.gov.au/public-inspection.

Submissions

Any person who may be affected by the Amendment make a submission to the planning authority. Submissions about the Amendment must be received by [insert submissions due date].

A submission must be sent to: The Chief Executive Officer, Wodonga City Council, P.O Box 923 Wodonga Vic 3689

Panel hearing dates

In accordance with clause 4(2) of Ministerial Direction No.15 the following panel hearing dates have been set for this amendment:

- directions hearing: [insert directions hearing date]
- panel hearing: [insert panel hearing date]
ATTACHMENT X - Mapping reference table

<table>
<thead>
<tr>
<th>Location</th>
<th>Land / Area Affected</th>
<th>Mapping Reference</th>
</tr>
</thead>
<tbody>
<tr>
<td>[Insert Town, Precinct and etc]</td>
<td>[Insert land or area affected]</td>
<td>[Insert map reference]</td>
</tr>
<tr>
<td>Example Gumnut</td>
<td>Land bounded by Gumnut Road and Cupid Lane, Gumnut</td>
<td>Gumnut C001 001vpoMap37 Exhibition</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Gumnut C001 002vpoMap38 Exhibition</td>
</tr>
</tbody>
</table>
A small parcel of PUZ at Bradford-Hovell is an anomaly
## SCHEDULE TO CLAUSE 52.16

### Native vegetation precinct plan

<table>
<thead>
<tr>
<th>Name of plan</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Leneva Valley and Baranduda Native Vegetation Precinct Plan (November 2014), being precincts A-L as illustrated and defined in the Plan.</td>
<td></td>
</tr>
<tr>
<td>Native Vegetation Precinct Plan for the Riverside Development at Killara, Regeneration Solutions (<strong>December 2009</strong>).</td>
<td></td>
</tr>
</tbody>
</table>
Ordinary meeting – August 19, 2019

8 - Officers reports for determination

Item 8.8 - Attachment C
Ordinary meeting – August 19, 2019

8 - Officers reports for determination

Item 8.9 - Attachment A

TRANSFER OF LAND
Section 45 Transfer of Land Act 1958

Lodged by: ANZ A0

Phone: Address: Ref: Customer Code: 123.456

The transferor at the direction of the directing party (if any) transfers to the transferee the estate and interest specified in the land described for the consideration expressed as:
- together with any easements created by this transfer;
- subject to the encumbrances affecting the land including any created by dealings lodged for registration before the lodging of this transfer; and
- subject to any easements reserved by this transfer or restrictive covenant contained or covenant created pursuant to statutes and included in this transfer.

Land: (volume and folio reference)
Certificate of Title Volume 9973 Folio 950

Estate and Interest: (e.g. "all my estate in fee simple")
"all, free estate in fee simple"

Consideration: $232,320.00

Transferor: (full name) ALBURY-WODONGA (VICTORIA) CORPORATION

Transferee: (full name and address, including post code)
GLENN WELTNER and KAREN MARY ANN WELTNER both of 9 Brewer Drive, Wodonga, Victoria, 3690 as joint tenants

Directing Party: (full name)

Creation and/or Reservation and/or Covenant:
The Transferee covenants with the Transferor pursuant to Section 15A of the Albury-Wodonga Agreement Act 1973–

1. That there shall not be built constructed or erected on the land hereby transferred any buildings or buildings car parks fence advertisement or hoarding except in accordance with plans (which shall indicate the size, design and materials from which the same is to be built constructed or erected) previously approved in writing by the Transferor, which approval shall not be withheld unreasonably, in the event proper design and construction principles are complied with.

2. That the exterior cladding (including roof cladding) of any building erected on the land shall not be of highly reflective materials.

Continued on T2 Page 2

Order to Register
Please register and issue title to

Signed Cust. Code:

The back of this form must not be used.
That all buildings or car parks erected or constructed or proposed to be erected or constructed on the land shall be sited in a manner such that no building or car park shall be erected or constructed or permitted to remain on that portion of the land shown hatched on the plan endorsed hereto, unless the plan is altered or amended with the previous approval of the Transferee, which approval shall not be withheld unreasonably, in the event proper design and planning principles are complied with.

That no subdivision or reallocation of the land will be permitted without the prior written consent of the transferee, which approval shall not be withheld unreasonably, in the event proper design and planning principles are complied with.

That the land shall not be used or suffered to be used for any purpose other than a purpose which has been approved and permitted in writing by the Transferee, which approval shall not be withheld unreasonably.

That vehicular access to be constructed on and to the land shall not be constructed or permitted to occur on or across that portion of the boundary of the land as is indicated on the plan endorsed hereto, unless the plan is altered or amended with the previous approval of the Transferee, which approval shall not be withheld unreasonably, in the event proper design and planning principles are complied with.

Signed by

Paul Vincent Scott

Being a duly authorised delegate of the Albury-Wodonga (Victoria) Corporation

and hereby declare that I have no notice of any revocation of this delegation.

Dated: 26th December 2003

Execution and attestation:

Signed by the Transferee in the presence of:

Witness

1

Signed by the Transferee in the presence of:

Witness

Approved No. 2005029A

T2 Page 2

THE BACK OF THIS FORM MUST NOT BE USED
ANNEXURE PAGE
Transfer of Land Act 1958

This is page 3 of Approved Form T2 dated 02/12/2003 between Albury Wodonga (Victoria) Corporation and Glenis Weinber and Karen Mary Ann Weinber

Signature of the parties

Panel Heading

The portions of boundary marked A, B and C are the portions of boundary referred to in Covenant No. 9

Approval No. 20059239A

1. If there is insufficient space to accommodate the required information in a paragraph “See Annexure Page 2” or as the case may be and cross all the boxes in the appropriate panel heading. THE BACK OF THE ANNEXURE PAGE

2. If multiple copies of a mortgage are lodged, original Annexure Pages must be

3. The Annexure Pages must be properly identified and signed by the parties to

4. All pages must be attached together by being stapled in the top left corner.
Victorian Repealed Acts

This legislation has been repealed.

Albury-Wodonga Agreement Act 1973 - SECT 15A

Terms and conditions of sale of land by Corporation

15A. Terms and conditions of sale of land by Corporation

(1) To ensure that land is developed and used in such a way as will best attain the objects of this Act, where the Corporation sells any land the Corporation may sell the land subject to terms and conditions relating to the development, redevelopment or use of the land by the purchaser and to such other terms and conditions as the Corporation thinks fit.

(2) Where the Corporation sells any land on terms and conditions relating to the development, redevelopment or use of the land by the purchaser, the Corporation may sell the land subject to a covenant by the purchaser which binds the purchaser as to the manner and method of development or redevelopment and the time within which the land will be used or with respect to both the development or redevelopment and use of the land.

(3) Where a covenant has been entered into by a purchaser pursuant to sub-section (2) -

(a) the covenant shall be included in any conveyance or transfer of the land;

(b) any transfer or conveyance containing a covenant may be registered under the Transfer of Land Act 1988 and the covenant shall be recorded on the relevant folio of the Register;

(c) upon the making of a recording of the covenant on the relevant folio of the Register under the Transfer of Land Act 1988, the covenant shall run with the land conveyed or transferred, shall bind the successors and assigns of the purchaser and shall be enforceable by the Corporation as if it were a restrictive covenant notwithstanding that it may be positive in nature or that it is not for the benefit of any land of the Corporation;

(d) the covenant may be released by the Corporation or varied by an agreement between the Corporation and all persons interested in the land burdened by the covenant;

...
(ii) no variation of the covenant shall be of any force or effect until the Registrar of Titles has made the necessary recordings pursuant to sub-paragraph (i).

(4) Where it appears to the Corporation that the purchaser of the land or the purchaser’s successors or assigns has or have failed to develop, redevelop or use the land or any part of the land in accordance with a covenant referred to in sub-section (3), the Corporation may give notice to any person for the time being entitled to the land or any part of the land of its intention to apply to the Supreme Court for an order transferring all interests in the land or any specified part of the land to the Corporation.

(5) Where the Corporation applies to the Supreme Court for the transfer of all interests in the land or any specified part of the land, the Court may if it considers that there has been a failure to comply with the covenant make an order that the land or such part of the land as is specified in the order be transferred to and vested in the Corporation, and may specify such conditions in relation to the transfer and vesting as it thinks fit.

(6) The consideration to be paid by the Corporation where any land is transferred to and vested in it under sub-section (5) shall be assessed at an amount equivalent to the value of the land, but no account shall be taken of any increase in value of the land which is attributable to the carrying out of any development or redevelopment in contravention of the requirements of the Corporation or of any covenant on the land or to any prospect of carrying out any development or redevelopment.

(7) A contract for the sale of land made pursuant to this Act shall not include a covenant unless the covenant is approved or is in a form approved by the Minister.

(8) The amendment of this section by section 24 of the Transfer of Land (Single Register) Act 1990 does not affect the operation, effect or enforcement of a covenant entered into under this section and registered under the Property Law Act 1999 and existing immediately before the commencement of that section 24.
ALBURY-WODONGA AGREEMENT (REPEAL) ACT 2003 - SECT 17

Development covenants

(1) Nothing in section 7, 8, 9, 11 or 12 applies in respect of a development covenant.

(2) On and from the commencement of this section, the Wodonga Rural City Council has and may exercise all of the powers to enforce, vary or release a development covenant that the Corporation had immediately before that commencement.

(3) On and from the commencement of this section any reference to the Corporation in any development covenant is to be construed as a reference to the Wodonga Rural City Council.

(4) For the purposes of this section, and despite the repeal of the Albury-Wodonga Agreement Act 1973, subsections (3), (4), (5) and (6) of section 15A of that Act continue to apply in respect of a development covenant as if any reference in those provisions to the Corporation were a reference to the Wodonga Rural City Council.
COMMUNITY FORUMS
GUIDELINES

Introduction
The Community Conversations forums provide the community with an opportunity to present to council on issues of importance to them and ask questions of councillors.

About the forums
- Community forums to be held across the city five to six times a year with one to coincide with the draft budget and adjusted council plan exhibition period.
- They will be held on the first Monday of the month from 6pm to 7.30pm. This will allow six presenters per session as well as introductions, closing comments and questions.
- The agenda may include items of interest on which the council will present at the start of the forum.
- Community forums will only go ahead if submissions are received.

Before the forum
- To speak at a community forum, a person must submit an application via the community forum submission form.
- Applications must be received by noon the Wednesday prior to the community forum.
- Submissions must include any written, visual or audio material to be presented to support the submission.
- Officers will prepare an agenda for the approved submissions which will be circulated to participants and available to the public on the Friday before the forum.
- Presentations and questions must not be defamatory or objectionable in language, nature or intent. The council reserves the right to refuse a submission if it deems it unsuitable for the forum.

At the forum
- Submitters will have up to 10 minutes to present on their item.
- Councillors may ask clarifying questions of the submitter.
- The public can submit questions up to 10 minutes before the start of the forum online or on the forms provided. The questions may be answered or taken on notice.
- Community forums are for engagement only and not a decision-making forum of council.
- The forum will be chaired by the CEO and attended by members of the Executive team, councillors and staff as required and will be open to the public.

After the forum
- Notes and actions from the meeting will be uploaded to the website and circulated to participants. Any relevant information will also be linked to the notes.
- Each meeting will note any actions for follow-up by the council.
- A report on each community forum will be included at the next ordinary council meeting.

wodonga.vic.gov.au/Have-Your-Say