

**FISHERMANS BEND PLANNING REVIEW PANEL: DRAFT AMENDMENT  
GC81**

**SUPPLEMENTARY INFORMATION NOTE**

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<b>SIN NUMBER:</b>	<b>9</b>
<b>DATE:</b>	28 March 2018
<b>PRECINCT:</b>	All
<b>DRAFT FRAMEWORK REFERENCE:</b>	Insert references to plans/maps affected
<b>SUBJECT:</b>	Responding to the submissions of the City of Port Phillip regarding Community Infrastructure

**REQUEST:**

1. Provide at least one additional primary school and spatially nominate the second high school and review provision rates in 5 years-time.
2. Increase the proportion of additional kindergarten and long day care spaces at each Education and Community Hub.
3. Specific target sites should be nominated for community hubs and these should be shown in the planning controls.

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**RESPONSE**

**Issue 1: The Framework should provide at least one additional primary school and spatially nominate the second high school and review provision rates in 5 years-time**

1. The draft Community Infrastructure Plan supports the draft Framework. The plan was developed by the Fishermans Bend Taskforce with input from the City of Melbourne, City of Port Phillip, Department of Education and Training (DET), Department of Health and Human Services and Sport and Recreation Victoria.
2. DET's principal function of assisting the Minister for Education in the administration of the *Education and Training Reform Act 2006* (Vic) (**ETR Act**), Those functions include establishing satisfactory location, design and layout of school sites for the provision of education in Victoria (sections 5.2.0 and 5.2.1 of the ETR Act). The Fishermans Bend Taskforce has worked closely with 'Provision Planning' unit which is part of the "Resource Strategy Division' in DET.

3. The location and number of schools in Fishermans Bend have been identified in collaboration with Department of Education and Training based on spatial analysis and population projection in Fishermans Bend. It is anticipated that there will be one or two government secondary schools, as well as at least four government primary schools required to meet demographic demand in Fishermans Bend. The draft Framework currently includes the identification of schools across all four residential precincts. These numbers will be reviewed if demographic projections change.
4. The draft Framework is a long term strategic planning document that is intended to guide the development of that area over the next 35 years. DET is continuing to work in partnership with the Fishermans Bend Taskforce to determine demographic demand over the next 5, 10, 20 and 35 years in order to identify appropriate sites for the future provision of education infrastructure and to meet the forecast population growth of these areas. This includes considering the government school share of enrolments in similar socio-economic urban context. The Fishermans Bend Community Infrastructure Plan and draft Framework will be updated based on the outcomes of this further analysis.
5. In terms of the City of Port Phillip request for the review of school provision in 5 years time, it is noted that the Fishermans Bend Community Infrastructure Plan is a living document. As such, it will be regularly reviewed and updated as Fishermans Bend develops. The number of required community facilities and the timing is indicative and assumes population growth as projected.

**Issue 3: Increase the proportion of additional kindergarten and long day care spaces at each Education and Community Hub.**

6. The draft Fishermans Bend Community Infrastructure Plan identifies the need for kindergarten and long day care to be provided by either the public or private sector.
7. The service provision rates for different types of services are tabled in draft Community Infrastructure Plan (page 20). In term of long day care and kindergarten the draft Community Infrastructure Plan don't explicitly differentiate between the public and private provision
8. The draft Community Infrastructure Plan will be reviewed and updated to explicitly identify the number of services that will be provided by Council based on the current ratio in Council's own community infrastructure planning.
9. The floor space requirement for kindergarten and long day care in each Education and Community Hub will be updated in the draft Fishermans Bend Community Infrastructure Plan based on the recent information received by the City of Port Phillip.
10. Fishermans Bend Taskforce sent the final draft Community Infrastructure Plan (2017) to the working group for comments and review in April 2017. The City of Port Phillip issued their detailed comments on 10 October 2017. The feedback from Port Phillip included some information about the floor space requirement (indoor and outdoor) for kindergarten and long day care which had not been made available to the Taskforce before that time.

11. The floor space requirement for kindergarten and long day care in each Education and Community Hub will be updated in the draft Fishermans Bend Community Infrastructure Plan based on the regulatory standards provided by City of Port Phillip.

**Issue 3: Specific target sites should be nominated for community hubs and these should be shown in the planning controls.**

12. It is noted that community infrastructure plans in green fields areas often use fixed approaches to identify needs and to plan for the future population. However, Fishermans Bend is not a green fields site. The complexity and challenges of Fishermans Bend requires a more flexible approach. One of the particular challenges is that land ownership is fragmented and largely in private ownership. Government has very limited land holdings in the area.
13. It is anticipated that Fishermans Bend will be developed in the next 35 years. Some of the community hubs won't be required for the next 20 to 25 years.
14. The introduction of 'investigation areas' in the draft Fishermans Bend Community Infrastructure Plan (and the draft Framework Figure 15) allows a number of landowners to consider the delivery of community infrastructure hubs on their site in return for an FAU. It also assists the Responsible Authority to monitor the developments in the investigation areas and to assess and respond to opportunities when they arise.
15. Nomination of one specific site for each type of hub, at this stage would limit future opportunities with other landowners within the identified investigation areas. It is preferable to retain some flexibility in that regard so as not to close off any potential options, bearing in mind the lead time in the provision of the community hubs.
16. It is noted that all the sites located within the one investigation area (see Draft Framework Figure 15) may not have the adequate size site to deliver a community hub on their land in isolation.
17. The Taskforce is open to understanding which sites within the identified investigation areas may not be appropriate and consider redefining the investigation areas boundaries when the draft Framework and planning controls are finalised, if required.

**Attachments:** Nil