



East Village

Social Infrastructure Assessment

Final Report

Prepared by ASR Research

On behalf of the Victorian Planning Authority

September 25, 2018

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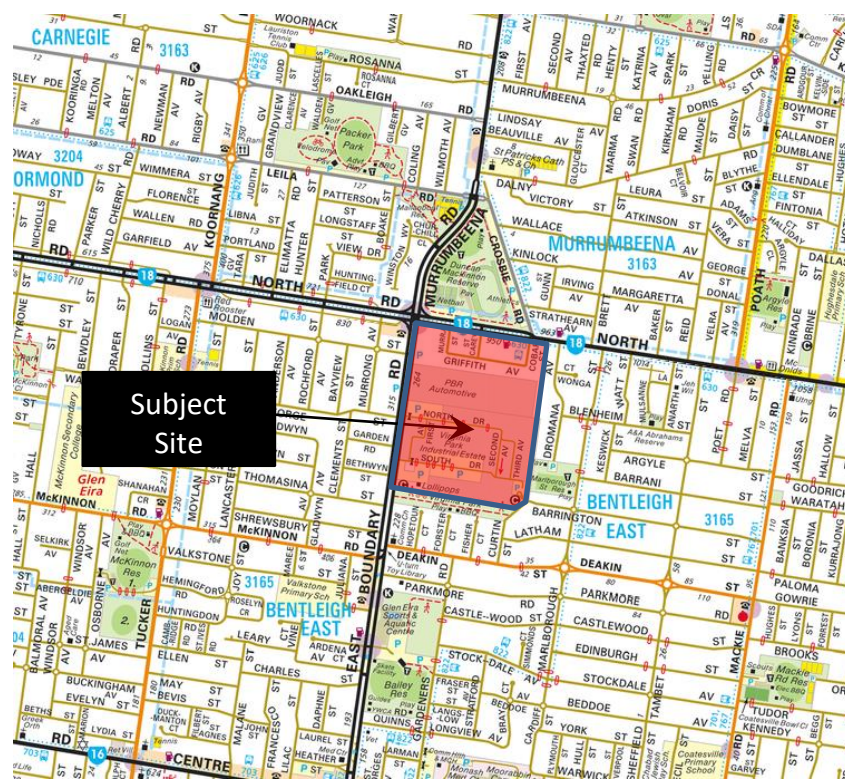
1. Introduction

1.1 Background

ASR Research was engaged by the Victorian Planning Authority (VPA) to prepare the following social infrastructure assessment associated with the proposed rezoning and redevelopment of the East Village strategic site located in Bentleigh East (the “subject site”) and to inform the preparation of a future Precinct Structure Plan (PSP) for the site. The subject site is a 24-hectare site located on the corner of East Boundary and North Roads, Bentleigh East, approximately 14 kilometres south east of Melbourne’s CBD. The location of the subject site is shown in Figure 1 below.

The East Village precinct consists of the Virginia Park Business Centre and the industrially zoned land immediately to the north, encompassing all the non-residential land generally up to Griffith Avenue. The precinct has long been identified as an employment hub for the region and is the largest single continuous area of business and industrially zoned land in the City of Glen Eira. Currently the East Village precinct employs some 1,500 people across a range of office and industrial uses. It is anticipated that with the decline in manufacturing and the current zoning provisions this employment base will almost halve to 840 people by 2018.

Figure 1 – Location of East Village



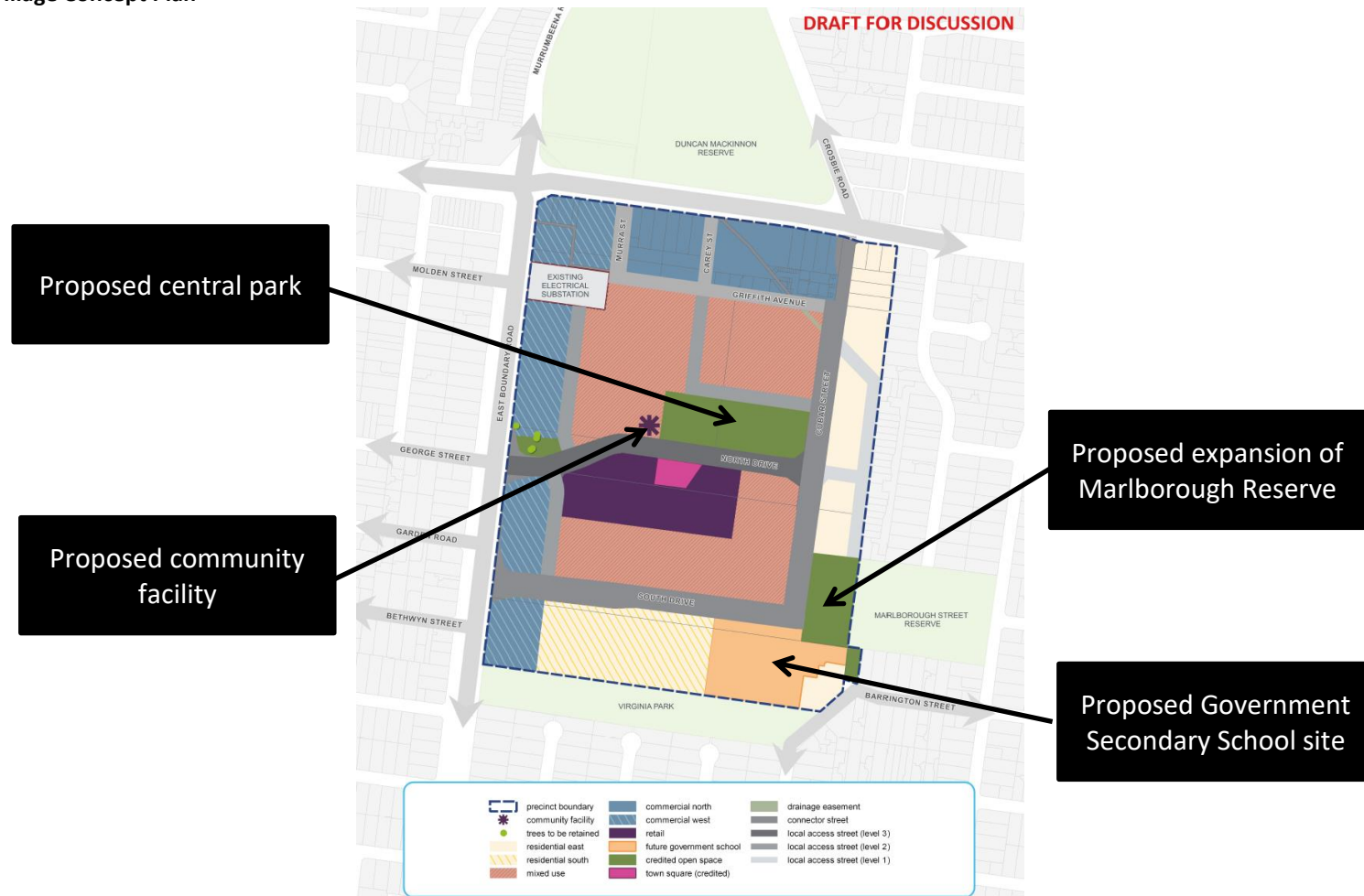
The VPA is working in partnership with Glen Eira City Council to develop a plan that will facilitate the redevelopment of East Village for mixed-use development over the long term.

1.2 Draft East Village Future Urban Structure Plan

Glen Eira Council's early engagement with the community and collaboration with the VPA has resulted in an initial vision for the site along with a concept plan shown in Figure 2 on the following page. The concept plan which incorporates the following ideas to address residents' key priorities for the precinct:

- **Education and community facilities:** An area of approximately 1.2 hectares has been allocated in the south-east corner of the precinct for educational and community facilities.
- **Diverse housing and built form:** The concept plan outlines a range of new and contemporary housing to meet the needs of future residents in the precinct. Family-sized townhouses will be developed at the boundary of the precinct, transitioning to apartment style buildings centrally.
- **Employment opportunities:** A large area of the precinct has been allocated for jobs. New office buildings are planned along East Boundary and North Roads, with further employment expected in other areas of the precinct. The plan aims to deliver more jobs than currently available.
- **Entertainment:** The plan does not specifically designate an area for entertainment. However, the plan allows for the town square and urban plaza area to be used for community events and restaurants in the future.
- **Open space:** A variety of new open spaces have been allocated within the precinct, notably a large central park and an extension to the Marlborough Street Reserve.
- **Environmentally sustainable design:** Environmentally sustainable design principles are being considered for buildings within the precinct. Additionally, environmental sustainability is being built into the plan, with new bus services to nearby train stations and a network of pedestrian and cyclist paths between Duncan Mackinnon Reserve, Virginia Park, and the Glen Eira Sports and Aquatic Centre (GESAC).
- **Transport and infrastructure:** Residents raised valid concerns regarding traffic, parking and infrastructure at the community consultation session. The VPA will address these concerns as the concept plan transforms into a more detailed structure plan. Both the VPA and Glen Eira City Council understand the importance of resolving these issues and will work closely with other government organisations to reach an appropriate resolution.

Figure 2 – East Village Concept Plan



Source: Victorian Planning Authority, 2018

1.3 Draft East Village Land Use Budget

Associated with the draft Future Urban Structure Plan is a draft land use budget shown in Figure 3 below. At this early stage of planning the VPA estimates that East Village will accommodate approximately 3,000 dwelling and generate a population of approximately 5,400 residents subject to confirmation of the final mix of dwellings (e.g. proportion of 1, 2 and 3-bedroom dwellings).

Figure 3 indicates that 10.0% of the net developable area¹ (NDA) of the subject site will be allocated as credited² public open space and 1.2 hectares allocated to a proposed Government Secondary College and community centre site.

Figure 3 – Draft East Village Land Use Budget³

Description	HECTARES	% OF TOTAL	% OF NDA
TOTAL PRECINCT AREA (ha)	24.59		
Transport			
Existing Non-Arterial Road Reserve	0.90	3.7%	4.6%
New Connector Roads	0.00	0.0%	0.0%
DCP Land for Transport	0.80	3.2%	4.1%
Sub-total Transport	1.69	6.9%	8.8%
Community and Education			
Land for Future Government School	1.20	4.9%	6.2%
Sub-total Community	1.20	4.9%	6.2%
Utilities			
Utility Facility	0.43	1.7%	2.2%
Sub-total Utility	0.43	1.7%	2.2%
Uncredited Open Space			
Drainage Reserve	0.02	0.1%	0.1%
Sub-total Uncredited Open Space	0.02	0.1%	0.1%
Credited Open Space			
Local Park	1.78	7.2%	9.2%
Urban Plaza	0.15	0.6%	0.8%
Sub-total Credited Open Space	1.93	7.9%	10.00%
Sub-total All Open Space	1.95	7.93%	10.09%
TOTAL NET DEVELOPABLE AREA - Ha	19.31	78.6%	

¹ NDA refers to the total amount of land within the Precinct that is made available for development of housing and employment buildings, including lots and local streets. Total Precinct area minus community facilities, schools and educational facilities and open space, arterial roads and encumbered land. Small local parks defined at subdivision stage are included in net developable area.

² Credited open space is defined that which "is set aside for parks, gardens, linear corridors, conservation bushlands, nature reserves, public squares and community gardens that are made available for passive recreation, play and unstructured physical activity including walking, cycling, hiking, revitalisation, contemplation and enjoying nature."

³ Note: The land use budget is subject to change as planning for the precinct progresses.

1.4 Assessment Objectives

The objectives of this assessment were to:

- Identify and classify the existing social infrastructure that exists generally within 2 kilometres of East Village;
- Determine the extent to which social infrastructure gaps exist within the 2-kilometre population catchment of East Village;
- Identify potential social infrastructure demands, requirements and opportunities associated with the development of East Village assuming a dwelling yield of approximately 3,000;
- Identify existing Council and other agency strategic social infrastructure needs and recommendations that may need to be addressed by future development of East Village; and
- Review the current East Village Concept Plan and, where applicable, recommend any changes that may be required before the preparation of a final plan for the site.

2. Assessment Scope & Catchment Details

2.1 Scope of Community Infrastructure Items Reviewed

Appendix 2 of this report contains maps showing the existing supply of community infrastructure generally within a 2-kilometre radius of East Village and Appendix 3 contains indicative estimates of demand and / or supply requirements for each form of social infrastructure. It is envisaged that the East Village development will have the greatest impact on what is considered neighbourhood level community infrastructure forms that are typically managed by local government, and some higher order community infrastructure forms owned and / or managed by Local Government which have larger population catchments.

For the purposes of undertaking this assessment an audit of the following social infrastructure categories were selected:

1. Early years services;
2. Open space (active and passive);
3. Community meeting spaces, libraries and learning centres;
4. Indoor recreation facilities;
5. Education facilities;
6. Health services;
7. Police & Emergency services; and
8. Residential aged care.

Categories 1 to 3 are typically (but not exclusively) Local Government responsibilities and are often (but not always) included in development contribution agreements associated with significant land use developments. However, government education facilities (typically primary and secondary schools), where deemed to be required within a land use development, are generally funded (both land and building costs) by the State Government.

Although not prescriptive different forms of social infrastructure generally have different population catchments as shown in Table 1 on the following page.

Table 1 – Scope of Social Infrastructure Items Assessed

Population Catchment Hierarchy	Items
Level 1 Neighbourhood Level <i>Provision ratios up to 10,000 people</i>	<ul style="list-style-type: none"> • Open space (passive and active) • Local playgrounds • Local bicycle / pedestrian pathways (on and off-road) • Kindergartens • Playgroups • Government primary schools • Neighbourhood house (Inc. Community education services) • Community meeting spaces (Council and Non-Council) • Senior citizens groups • Long Day Child Care • Public art installations • Social housing
Level 2 Precincts (2-3 Neighbourhoods) <i>Provision ratios between 10,000 and 30,000 people</i>	<ul style="list-style-type: none"> • Occasional Child Care • Government secondary Schools • Catholic primary Schools • Maternal and Child Health Services • Indoor recreation centres • Residential aged care
Level 3 Cluster of Precincts (District) <i>Provision ratios between 30,000 people and 60,000 people</i>	<ul style="list-style-type: none"> • Libraries • Council aquatic / leisure centres • Community arts centres • Other non-government secondary schools • Community health centres
Level 4 Municipal Level <i>Provision for the total municipality</i>	<ul style="list-style-type: none"> • Principal Bicycle Network (on and off-road) • Civic centres
Level 5 Regional Level Provision for 2 or more municipalities	<ul style="list-style-type: none"> • Highest Order Performance Arts Facility • Universities/TAFEs • Public and private hospitals

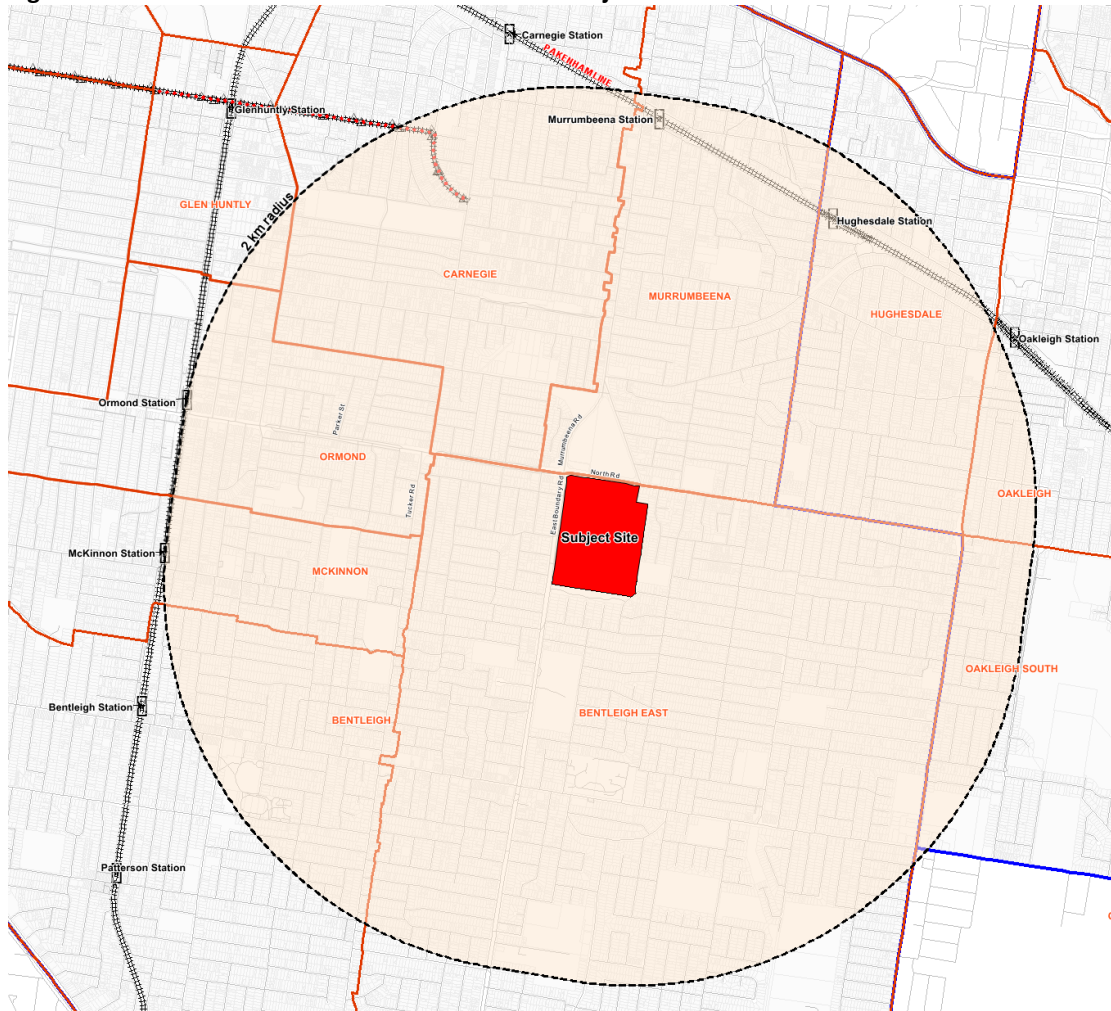
2.2 East Village 2 Kilometre Population Catchment

Figure 4 on the following page shows the 2-kilometre population catchment area of the subject site. While the site is located in Bentleigh East, the 2-kilometre population catchment also includes parts of the following suburbs:

- Murrumbeena to the north;
- Carnegie to the north / north-west;
- Ormond and McKinnon to the west;
- Bentleigh to the south west;
- Hughesdale to the north-east;
- Oakleigh to the east; and
- Oakleigh South to the east and south-east.

More details about dwelling and population assumptions associated with the development of East Village are outlined in Section 5 of this report.

Figure 4 – Suburbs Located within 2 Kilometres of Subject Site



3 Review of Statutory Framework & Other Strategic Documents

3.1 Overview

This section reviews:

- Two key statutory documents that inform future social infrastructure priorities for the City of Glen Eira: 1) the Glen Eira Planning Scheme, and 2) *Plan Melbourne 2017*.
- Other Council and non-Council strategic documents of potential relevance to this assessment.

The review allows for existing statutory requirements and broader strategic objectives to be identified and assessed for its potential relevance and application to the subject site.

3.2 Glen Eira Planning Scheme

The Planning Scheme is a statutory document that guides and shapes development in Glen Eira. It includes State Government provisions as well as local policies specific to Glen Eira and a strategic vision for the municipality.

The Glen Eira Planning Scheme contains a number of Clauses of potential relevance to the development of the subject site. These include:

- Clause 21.03 Vision – Strategic Framework;
- Clause 21.09 Public Uses / Community Facilities;
- Clause 21.13 Open Space;
- Clause 22.10 Aged Persons Housing Policy;
- Clause 22.11 Child Care Centres Policy; and
- Clause 22.12 Public Open Space Contribution Policy.

A summary of each of these Clauses is provided below.

3.2.1 Clause 21.03 Vision – Strategic Framework

Glen Eira 2020 identifies a long-term vision for the municipality over the next 20 years. Glen Eira 2020 identifies a desired future for the City and was developed through analysis of trends and consultation with the community.

Key Land Use Visions

From the corporate objectives and the preferred future identified in Glen Eira 2020 a number of key land use visions were developed for inclusion in this Municipal Strategic Statement.

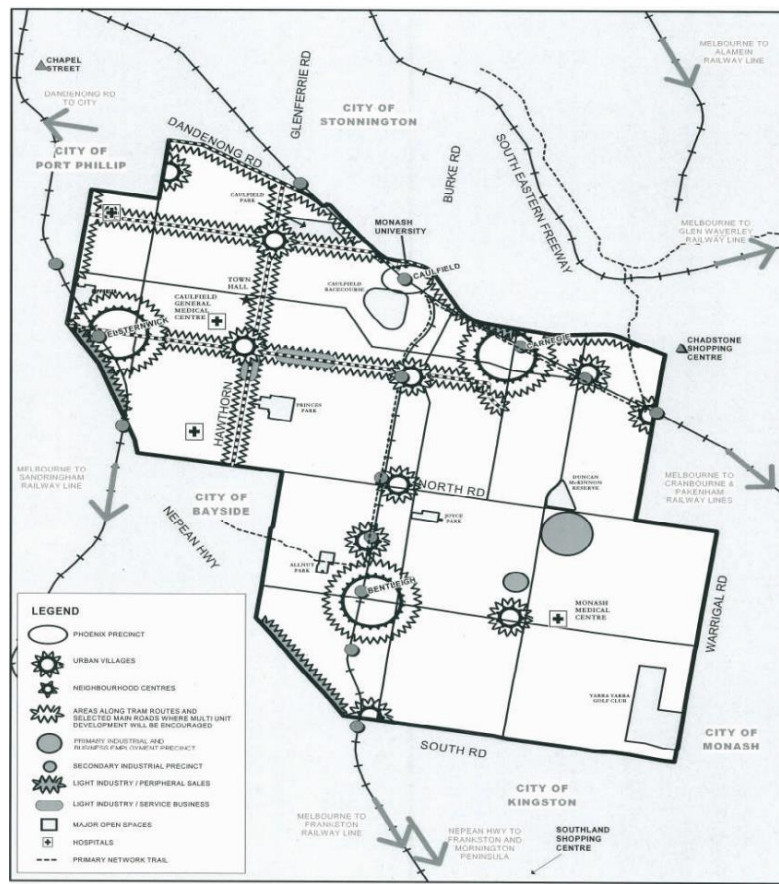
Key Land Use Visions for Glen Eira

- Allow for sustainable redevelopment which balances the needs of current and future populations
- Ensure a greater diversity of housing to meet future housing needs
- Improve and protect the liveability, neighbourhood character and amenity of Glen Eira
- Promote environmental, social and economic sustainability
- Improve access to housing for residents with special housing needs
- Ensure integrated neighbourhood planning of Glen Eira's suburbs
- Protect and enhance the natural environment – the combination of parks, gardens, trees and street trees which give Glen Eira a valued garden city atmosphere
- Maintain high quality residential image, with an emphasis on character of local areas and heritage areas
- Identify and consolidate urban villages containing attractive and convenient retailing, community facilities, entertainment, tourist, educational and cultural facilities. Promote smaller commercial centres and appropriate mixed use development
- Stimulate and improve the vitality of Glen Eira's commercial centres
- Promote recognised and well used regional recreation, entertainment, tourist, educational and cultural facilities
- Create safe environments for residents, workers and visitors
- Ensure adequate consultation and subsequent publicity about Council services and facilities.

The Strategic Land Use Framework Plan illustrates Council's key strategic directions for future land use planning and development. The purpose of the framework plan is to identify locations where specific land use outcomes will be supported and promoted.

In summary the Framework Plan, shown in Figure 5 on the following page, provides for the land use elements and supports land use outcomes in the following manner:

Figure 5 - Municipal Strategic Statement (MSS) Framework Plan



Source: Glen Eira Planning Scheme - Clause 21.03 Vision – Strategic Framework

3.2.2 Clause 21.09 Public Uses / Community Facilities

There is an immediate identified need for replacement/major refurbishment of Council owned facilities that are deteriorating, inaccessible and/or inflexible. This coupled with the current competitive economic climate that requires maximum use of limited public funds create a need for closer co-operation between agencies/service providers.

The Urban Village Structure Plan June 1999 identifies and investigates opportunities for development of combined libraries/community centres within three centres – Bentleigh, Carnegie and Elsternwick. Existing libraries have been identified as being in need of updating. The plan also examines properties that are Council owned or zoned for public uses in order to determine the opportunities for each property to maximise potential return to the community. Facilities available in each of these centres will have a wide and diverse catchment covering most of the municipality.

The proximity of the facilities to public transport, retail and higher density residential areas will increase accessibility. Through co-location of a number of related community facilities it is intended to create a civic presence in each of these centres.

Objectives

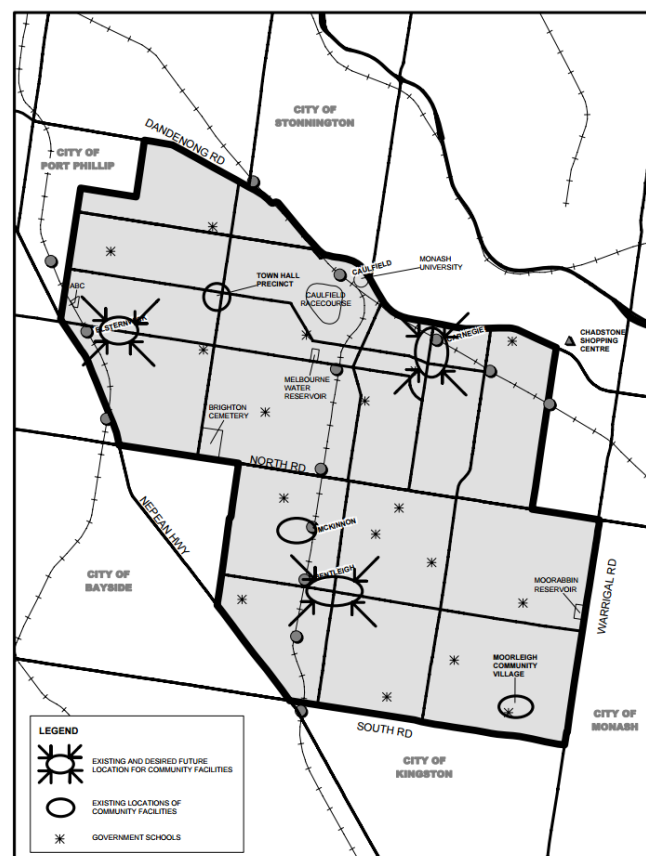
- To ensure the designation of adequate land for existing and proposed public purposes.
- To ensure an equitable and accessible distribution of community facilities to meet community needs and to complement urban villages.

Strategies

- Encourage liaison with authorities and service providers to monitor future needs.
- Encourage the provision of community facilities to meet changing service demands and needs.
- Consider the special needs of population groups such as the elderly and disabled.
- Encourage the co-location of facilities with a synergistic relationship

Figure 6 below shows the directions of Clause 21.09.

Figure 6 – Public Use / Community Facilities



3.2.3 Clause 21.13 Open Space

The Glen Eira Open Space Strategy (8 April 2014) will direct future planning, provisions, design and management of open space in Glen Eira from 2013 – 2025. The strategy identifies the open space needs and expectations of the existing and forecast populations of the City, identifies the limitations and gaps of the existing open space system, determines potential opportunities available and develops a strategy plan for future open space provision and improvements to the quality of open space in Glen Eira.

The Strategy commits to a 13 year framework of actions that will be funded from a variety of sources. The Strategy also nominates areas where a land contribution for open space may be requested by Council and includes the criteria for land as open space. These criteria are set out in Clause 22.12 Public Open Space Contributions. The Open Space Strategy, together with the City of Glen Eira Open Space Strategy: Public Open Space Contributions Program Paper 1 July 2014, sets a new, flat rate for open space contributions for all applicable subdivisions of 5.7% at Clause 52. 01 of the planning scheme.

Objectives

- To improve the amount, distribution and quality of open space that meets the needs of Glen Eira's existing and future populations.

Strategies

- Implement the City of Glen Eira Open Space Strategy 8 April 2015.
- Encourage development that will result in improvements to Glen Eira's public open space network.
- Encourage the protection of indigenous flora.
- Ensure that if land is subdivided, a public open space contribution is sought.

3.2.4 Clause 22.10 Aged Persons Housing Policy

This policy applies where a planning permit is required for the use or development of "aged persons housing".

"Aged persons housing" is the use or development of land for the accommodation for persons aged generally over 55 years. The various forms of aged persons housing can be categorised by the level of care provided to residents as follows:

Level 1	Accommodation with a high degree of independence of residents and with minimal support from staff including independent living units, retirement villages.
Level 2	Accommodation offering a level of support between that of 1 and 3 and including supported accommodation. Such accommodation may be found in serviced apartments, retirement villages, in supported residential services and low care hostels.
Level 3	Accommodation providing maximum care to aged residents including nursing homes

The purpose of this policy is to establish reasonable location, design, amenity and car parking and management standards that apply to aged persons housing use and development within Glen Eira. Town planning considerations vary with the different levels of care.

This policy must be read in conjunction with the following local policies:

- The Urban Villages Policy at Clause 22.05 of the planning scheme.
- The Phoenix Precinct Policy at Clause 22.06 of the planning scheme.
- The Housing Diversity Areas Policy at Clause 22.07 of the planning scheme.
- The Minimal Change Areas Policy at Clause 22.08 of the planning scheme.

Objectives

- To guide the development of appropriately designed and located housing that meets the needs of the future older residents of the City of Glen Eira
- To guide aged persons housing primarily to locations well served by public transport, shopping and community facilities.
- To ensure that the density, mass, height and built form and appearance of aged persons housing is appropriate to its location.
- To ensure that the design of aged persons housing respects the existing neighbourhood character.
- To ensure that aged persons housing is sited and designed to maximise the amenity of its residents.
- To ensure that aged persons housing is well managed.

Location

It is policy to:

Direct aged persons housing uses and developments to appropriate locations which are within reasonable walking distance for the relevant older residents to:

- shopping facilities and services
- public transport
- community facilities
- main roads
- parks and open space, recreation areas

Such locations may include:

- Urban Villages, the Phoenix Precinct and Housing Diversity Areas
- Large allotments on main roads in Minimal Change Areas. Consolidation of sites is not encouraged unless the site abuts a main road.
- If a proposal is located in a Minimal Change Area, the applicant needs to demonstrate that the needs of the development's future residents, based on their level of care, can be met without locating in close proximity to facilities and services such as those located in an activity centre.
- Guide aged persons housing to relatively flat sites, providing for easy pedestrian mobility both within the site and to externally located facilities and services.
- Require the applicant to demonstrate that the use and development will have minimal impact on the character and amenity of neighbouring residential uses.

3.2.5 Clause 22.11 Child Care Centres Policy

This policy applies to the use and development of land for child care centres (including kindergartens) within the municipality.

This policy provides guidance on the preferred location, siting and built form, amenity, landscaping, car parking and traffic design of child care centres within the municipality.

Objectives

The objectives of this policy are:

- To encourage child care centres to locate in strategic locations that have good access to public transport, commercial, community, educational and recreational facilities.

- To encourage the design, location and form of child care centres which are compatible with the surrounding built form environment.
- To ensure that traffic generated by the use does not adversely impact the street and the locality.
- To minimise the impacts of noise, overlooking, overshadowing, car parking and traffic on the surrounding neighbourhood.
- To maintain the garden character of the neighbourhood.

Policy

It is policy to: Preferred location of centres (also refer to Figure 7 on the following page):

- Encourage the location of child care centres near schools and pre-schools and along main and secondary roads;
- Encourage the location of child care centres in preferred locations including main and secondary roads and on corner sites with vehicular access from a service or side road (as shown on Figure 7 on the following page);
- Ensure that the use and development of childcare centres must be at least 200 metres (measured by the shortest route reasonably accessible on foot) from an adult sex bookshop, a brothel and any sexually explicit adult entertainment venue; and
- Discourage the location of child care centres on local streets.

Figure 7 - Preferred Location for Child Care Centres and Kindergartens



Source: Glen Eira Planning Scheme - Clause 22.11 Child Care Centres Policy

3.2.6 Clause 22.12 Public Open Space Contribution Policy

This policy applies to all subdivision of three lots or more except for subdivision within the area known as the Caulfield Village as delineated in the Caulfield Mixed Use Area Incorporated Plan February 2015.

The City of Glen Eira Open Space Strategy 8 April 2014 identifies the open space needs of the existing and forecast population of Glen Eira. It identifies locations where public open space is lacking, additional open space will be needed and a range of improvements to the existing open space system will be undertaken. The strategy commits to a 13-year framework of actions that will be funded from a variety of sources.

Public open space contributions from developers are one of a number of potential sources of resources for the acquisition of land for public open space and improvement of existing facilities on behalf of new populations.

Because public open space contributions can only be imposed at the subdivision stage, it is important for developers to ascertain at the site analysis stage of the design process whether any part of the site might be required by council for public open space purpose where the site:

- is in an area where a land contribution may be sought (refer to Figure 8 on page 22);
- fits the selection criteria for public open space in this clause.

Land contributions for public open space will be preferred over cash contributions for the purposes of Clause 52.01 of the scheme within areas as identified in Figure 8 (located further on) of this policy. Land will be requested and accepted at council's discretion, in accordance with the open space land requirements in the City of Glen Eira Open Space Strategy 8 April 2015.

Selection criteria for public open space

Land to be contributed:

- *Should be of a size to meet its intended purpose or be able to meaningfully contribute to the assembly of a parcel of land. Minimum size parcels for each type of open space are as follows:*
 - *Neighbourhood open space, minimum 1 hectare*
 - *Local open space, minimum 0.26 hectare (up to 0.99 hectare)*
 - *Small local open space, minimum 0.03 hectare (up to 0.25 hectare) with a minimum width of 20 metres in at least one direction*
 - *Small local link space, with a minimum width of 5 metres.*
- *Should be accessible or have the potential to be accessible.*
- *Should not be affected by the adjoining land use in a way that diminishes the ecological, social or cultural value of the open space.*
- *Should receive a minimum of three hours of direct sunlight between 9 am and 3 pm during mid-winter and at least five hours of direct sunlight between 9 am and 3 pm on 22 September and be free from structures and protrusions.*
- *Should have the ability to incorporate sustainable water supply and provide long-lived broad spreading canopy trees.*
- *Must be physically suitable for use as public open space including that there are no inherent issues such as contamination and significant financial or safety implications for the Glen Eira City Council if the land becomes public open space.*
- *Should include the site's existing biodiversity values and the potential to contribute to the protection and enhancement of these values along with a site's contribution to existing or future ecological diversity.*
- *Should enhance any Indigenous and non-Indigenous heritage values.*
- *Should contribute to the character and attractiveness of the neighbourhood.*
- *Should take into consideration contribution to the wider open space network including forming open space corridors, links and connections to improve accessibility into existing or proposed future open space.*

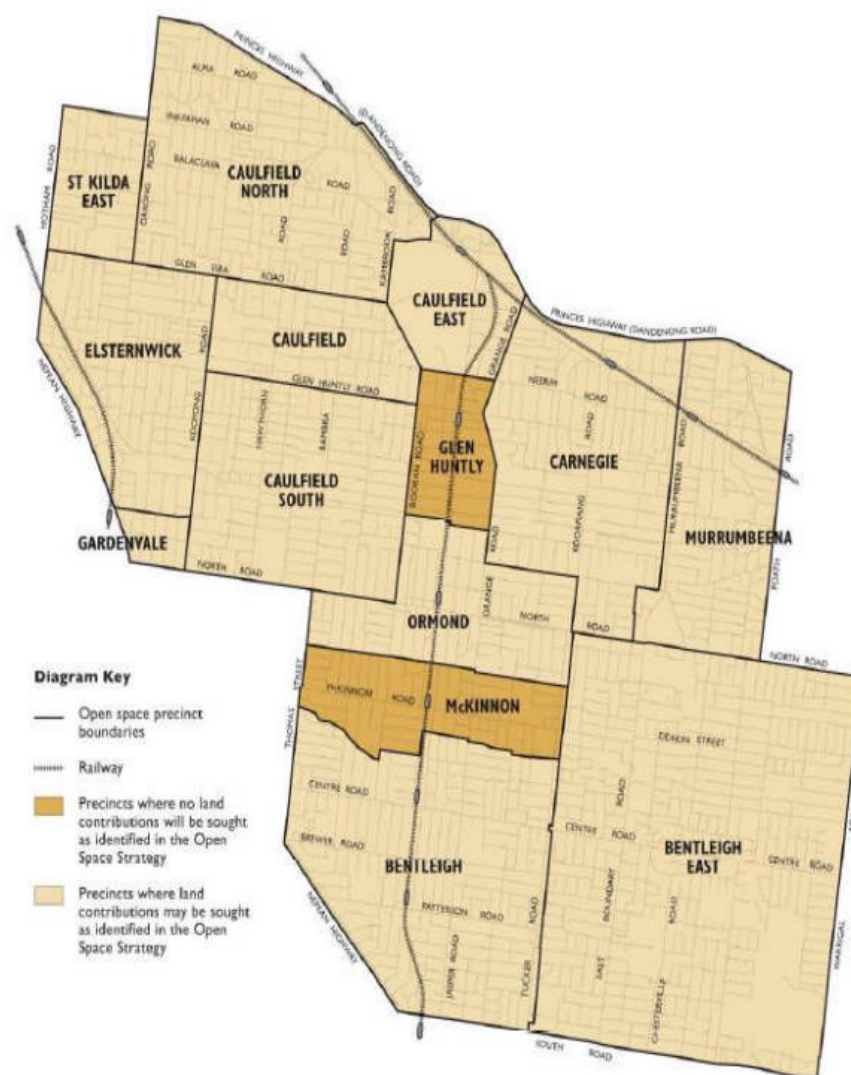
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- Should have the ability to be re-zoned for open space purposes, for council to effectively maintain and manage the land as open space.
- Should accommodate a range of structured sport, unstructured recreation and informal uses applicable to the scale of the proposed open space.
- Should be close to a range of transport options such as public transport, linear and shared trails, and major roads and the street network appropriate to the catchment for the proposed open space.
- Should be visually prominent and generally accessible by at least two access points and local roads to at least two sides.

Land that does not meet all of the above criteria may still be appropriate as open space for the purposes of Clause 52.01.

Figure 8 - Preferred Areas for Land Contributions for Public Open Space



Source: Glen Eira Planning Scheme - Clause 22.12 Public Open Space Contribution Policy

3.2.7 Schedule to Clause 52.01 of the Glen Eira Planning Scheme (Public Open Space Contribution)

The Schedule to Clause 52.01 of the Glen Eira Planning Scheme requires all subdivision with the exception of the area known as the Caulfield Village as delineated in the Caulfield Mixed Use Area Incorporated Plan February 2014, to provide a 5.7% public open space contribution.

3.2.8 Clause 56.03-3 of the Glen Eira Planning Scheme (Planning for Community Facilities Objective)

The objective of this Clause is:

To provide appropriately located sites for community facilities including schools, libraries, preschools and childcare, health services, police and fire stations, recreation and sports facilities.

Standard C4

A subdivision should:

- Implement any relevant regional and local community facility strategy, plan or policy for the area set out in this scheme.
- Locate community facilities on sites that are in or near activity centres and public transport.
School sites should:
 - Be integrated with the neighbourhood and located near activity centres.
 - Be located on walking and cycling networks.
 - Have a bus stop located along the school site boundary.
 - Have student drop-off zones, bus parking and on-street parking in addition to other street functions in abutting streets.
 - Adjoin the public open space network and community sporting and other recreation facilities.
 - Be integrated with community facilities.
 - Be located on land that is not affected by physical, environmental or other constraints.

Schools should be accessible by the Principal Public Transport Network in Metropolitan Melbourne and on the regional public transport network outside Metropolitan Melbourne.

Primary schools should be located on connector streets and not on arterial roads.

New State Government school sites must meet the requirements of the Department of Education and Training and abut at least two streets with sufficient widths to provide student drop-off zones, bus parking and on-street parking in addition to other street functions.

3.2.9 Clause 56.05-2 of the Glen Eira Planning Scheme (Public Open Space Provision Objectives)

The objectives of this Clause are:

- To provide a network of quality, well-distributed, multi-functional and cost-effective public open space that includes local parks, active open space, linear parks and trails, and links to regional open space.
- To provide a network of public open space that caters for a broad range of users.
- To encourage healthy and active communities.
- To provide adequate unencumbered land for public open space and integrate any encumbered land with the open space network.
- To ensure land provided for public open space can be managed in an environmentally sustainable way and contributes to the development of sustainable neighbourhoods.

Standard C13

The provision of public open space should:

- Implement any relevant objective, policy, strategy or plan (including any growth area precinct structure plan) for open space set out in this scheme.
- Provide a network of well-distributed neighbourhood public open space that includes:
 - Local parks within 400 metres safe walking distance of at least 95 percent of all dwellings. Where not designed to include active open space, local parks should be generally 1 hectare in area and suitably dimensioned and designed to provide for their intended use and to allow easy adaptation in response to changing community preferences.
 - Additional small local parks or public squares in activity centres and higher density residential areas.
 - Active open space of a least 8 hectares in area within 1 kilometre of 95 percent of all dwellings that is:
 - Suitably dimensioned and designed to provide for the intended use, buffer areas around sporting fields and passive open space
 - Sufficient to incorporate two football/cricket ovals

- Appropriate for the intended use in terms of quality and orientation
- Located on flat land (which can be cost effectively graded)
- Located with access to, or making provision for, a recycled or sustainable water supply
- Adjoin schools and other community facilities where practical
- Designed to achieve sharing of space between sports.
- Linear parks and trails along waterways, vegetation corridors and road reserves within 1 kilometre of 95 percent of all dwellings.

Public open space should:

- Be provided along foreshores, streams and permanent water bodies.
- Be linked to existing or proposed future public open spaces where appropriate.
- Be integrated with floodways and encumbered land that is accessible for public recreation.
- Be suitable for the intended use.

3.3 Plan Melbourne 2017

Plan Melbourne 2017 is a metropolitan planning strategy that defines the future shape of the city and state over the next 35 years. Integrating long-term land use, infrastructure and transport planning, Plan Melbourne sets out the strategy for supporting jobs and growth, while building on Melbourne's legacy of distinctiveness, liveability and sustainability. The plan includes:

- 9 principles to guide policies and actions
- 7 outcomes to strive for in creating a competitive, liveable and sustainable city
- 32 directions outlining how these outcomes will be achieved
- 90 policies detailing how these directions will be turned into action

In addition, a separate 5-year Implementation Plan with 112 actions has been developed. Of particular relevance to this assessment are the directions and policies outlined in Outcome 2 (housing related directions) and Outcome 5 (social infrastructure related directions). The directions and policies associated with these two outcomes are summarised below.

Outcome 02: Melbourne provides housing choice in locations close to jobs and services

Manage the supply of new housing in the right locations to meet population growth and create a sustainable city

- Maintain a permanent urban growth boundary around Melbourne to create a more consolidated, sustainable city
- Facilitate an increased percentage of new housing in established areas to create a city of 20-minute neighbourhoods close to existing services, jobs and public transport
- Plan for and define expected housing needs across Melbourne's regions
- Provide certainty about the scale of growth in the suburbs

Deliver more housing closer to jobs and public transport

- Facilitate well-designed, high-density residential developments that support a vibrant public realm in Melbourne's central city
- Direct new housing and mixed-use development to urban-renewal precincts and sites across Melbourne
- Support new housing in activity centres and other places that offer good access to jobs, services and public transport
- Provide support and guidance for greyfield areas to deliver more housing choice and diversity

- Require development in growth areas to be sequenced and staged to better link infrastructure delivery to land release

Increase the supply of social and affordable housing

- Utilise government land to deliver additional social housing
- Streamline decision-making processes for social housing proposals
- Strengthen the role of planning in facilitating and delivering the supply of social and affordable housing
- Create ways to capture and share value uplift from rezonings

Facilitate decision-making processes for housing in the right locations

- Support streamlined approval processes in defined locations
- Facilitate the remediation of contaminated land, particularly on sites in developed areas of Melbourne with potential for residential development

Provide greater choice and diversity of housing

- Facilitate housing that offers choice and meets changing household needs
- Provide a range of housing types in growth areas

Outcome 05: Melbourne is a city of inclusive, vibrant and healthy neighbourhoods

Create a city of 20-minute neighbourhoods

- Create mixed-use neighbourhoods at varying densities
- Support a network of vibrant neighbourhood activity centres

Create neighbourhoods that support safe communities and healthy lifestyles

- Improve neighbourhoods to enable walking and cycling as a part of daily life

Deliver social infrastructure to support strong communities

- Facilitate a whole-of-government approach to the delivery of social infrastructure
- Create health and education precincts to support neighbourhoods
- Support not-for-profit community services to build social capital and stronger communities
- Provide and protect land for cemeteries and crematoria

Deliver local parks and green neighbourhoods in collaboration with communities

- Develop a network of accessible high-quality, local open spaces
- Support community gardens and productive streetscapes

3.4 Other Relevant Strategic Documents

A number of Glen Eira City Council and other non-Council agency strategies, plans and policies were identified and reviewed for potential relevance to the community needs analysis. These are listed in Table 2 below. More details on each of these documents is provided in Appendix 1 of this report, and where applicable, discussed as part of the more detailed assessment in Section 5 of this report.

Table 2 – Existing Strategic Directions & Actions Potentially Relevant to the Assessment

Strategy
Corporate Strategies
Glen Eira Community Plan 2017-2021
Municipal Public Health and Wellbeing Plan 2017-2021
Open Space
City of Glen Eira Open Space Strategy (8 April 2014)
Recreation
Glen Eira Recreation Needs Study Appendix – Sporting Trends Review (July 2015)
Glen Eira Pavilion Redevelopment Strategy (2017)
Early years services
Glen Eira City Council Municipal Early Years Plan 2013–2017
Libraries / Neighbourhood Houses / Community Meeting Spaces
Glen Eira Libraries Strategy 2017–2019
Education facilities
Melbourne Archdiocese Strategic Provision Plan 2014: Southern Region Archdiocese of Melbourne Catholic Education Office Melbourne (September 2014)
Acute and community health services
Health 2040: Advancing health, access and care
Alfred Health Strategic Plan: 2016 – 20
Monash Health Strategic Plan 2013-18
Aged care
Positive Ageing in Glen Eira Strategy 2015-2020
Justice & Emergency Services
Victoria Police Blue Paper: A Vision for Victoria Police In 2025
Metropolitan Fire and Emergency Services Board: MFB Plan 2016–2017
Ambulance Victoria Strategic Plan 2017-2022
VICSES Service Delivery Strategy 2025
Court Services Victoria Strategic Asset Plan:2016-2031

4. Social Infrastructure Audit Analysis

4.1 Audit Finding Implications

Appendix 2 of this report provides an audit of the following existing social infrastructure categories generally located within 2 kilometres⁴ of the subject site:

1. Open space (active and passive);
2. Early years services;
3. Community meeting spaces, libraries and learning centres;
4. Indoor recreation facilities;
5. Education facilities;
6. Health services;
7. Police & Emergency services; and
8. Residential and facility based aged care.

4.2 Overview of Current Social Infrastructure Provision Levels in Glen Eira

In undertaking the social infrastructure assessment, the report has relied on the **Melbourne Metropolitan Community Infrastructure Assessment: Local and Subregional Rates of Provision** (MMCIA) for comparing *capacity* (provision),⁵ and utilised GIS analysis of various spatial layers supplied by various government agencies to assess accessibility.

The MMCIA report was prepared in April 2015 by the now Victorian Planning Authority (then the Metropolitan Planning Authority) with assistance from Arup Pty Ltd in relation to data collection, modelling and analysis.

The report provides a detailed overview of the relative provision of Melbourne's community infrastructure and is intended to support a coordinated subregional approach to community infrastructure provision, at both a local and regional scale. It forms an important evidence base and

⁴ Plan Melbourne, the city's metropolitan planning strategy, proposes a city made up of 20 minute neighbourhoods where every home will be within 20 minutes travel time of jobs, shops, cafes, schools, parks and community facilities. Rather than basing this on car based travel times, Plan Melbourne proposes it will be 20 minutes travel by active modes i.e. by public transport, walking and cycling. For the purposes of this assessment the 2 kilometre radius was chosen as it approximately equates to a 20 minute walk.

⁵ It should be noted that one of the key limitations of relying largely on the MMCIA report as the basis of this assessment is that the capacity of existing infrastructure in Council locations to absorb current and future demand is not taken into account. This task was beyond the resources and timeframes of the project.

planning tool to assist councils, the Victorian Planning Authority (VPA), State Government and the private sector to understand and plan for future community need in growing areas of Melbourne.

The report issues a strong note of caution in the use and interpretation of the data presented in the report. It points out that “local communities will use community infrastructure in different ways depending on their particular needs, aspirations, and resources.” It states that “for this reason, this data should not be applied as ‘benchmarks’... benchmarks imply that there is an agreed level of infrastructure provision that all areas should be aiming to provide” (page 2).

With this cautionary note in mind the following summary examines the relative levels of community infrastructure provision between Interface Councils and Greater Melbourne as a whole. It summarises most, but not all of the services and facilities presented in the MMCI report. The community infrastructure forms selected from the report are:

- Kindergarten
- Long Day & Occasional Child Care
- Recreational Facilities
- Community Centres
- Libraries
- Arts & Cultural Facilities
- Primary Schools
- Secondary Schools
- Tertiary Education Facilities
- Health provision
- Aged Care Provision

Also of note is that these services and facilities are provided and / or managed by a diverse range of Government and Non-Government agencies and the private sector. These can be summarised as follows:

Community Infrastructure Type	Main Providers
Kindergarten*	Mainly Local Government with some provision by non-government organisations and private providers (largely funded Kindergarten within Long Day Child Care centres)
Long Day & Occasional Child Care	Mainly private providers with some provision by Local Government, non-government agencies and education providers.
Recreational Facilities*	Mainly Local Government with some provision by the private sector (particularly indoor recreation facilities) and education providers.

Community Infrastructure Type	Main Providers
Passive open space*	Mainly Local Government and State Government (largely in the form of larger regional parks).
Community Centres*	Mainly Local Government
Libraries*	Mainly Local Government
Arts & Cultural Facilities*	Mainly Local Government, non-government agencies and private providers
Primary Schools	State Government, Catholic Education Melbourne and other independent (private) providers.
Secondary Schools	State Government, Catholic Education Melbourne and other independent (private) providers.
Tertiary Education Facilities	Mainly Federal / State Government supported provision and private providers.
Health Services	Mixture of private and public (State and Federal funding sources) providers
Aged Care Provision	Mainly private providers with some provision by non-government agencies and other service providers (e.g. hospitals)

Those services and facilities listed above with an asterisk (*) indicate the community infrastructure where Local Government has the greatest level of responsibility in terms of provision and likely to have the highest financial impact on the funding program.

Table 3 on the following page compares the existing social infrastructure provision levels of Glen Eira, the Southern Metropolitan Region and Greater Melbourne.

From a comparative level, the City of Glen Eira has a higher level of provision in the following categories:

- Long day child care places;
- Library facilities;
- Non-government primary schools;
- Non-government secondary schools;
- Access times to both a University or TAFE campus;
- GP clinics;
- Allied health sites;
- Community health service sites; and
- Residential aged care beds.

However, the data also reveals the City of Glen Eira has a lower level of provision in the following categories:

- Outdoor sports fields and other recreational areas;
- Aquatic facilities;
- Kindergarten facilities;

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- Occasional child care places;
- Community centres;
- Government primary schools; and
- Government secondary schools.

Table 3 – Comparison of Existing Social Infrastructure Provision Levels in the City of Glen Eira

Social Infrastructure Category	Glen Eira	Southern Region	Greater Melbourne
Passive and active open space and recreation facilities			
<i>Number of recreational areas per 1,000 population</i>	0.30	0.8	0.8
Active open space			
<i>Number of sports fields per 1,000 population</i>	0.28	0.34	0.31
Indoor recreation			
<i>Number of indoor sports venues per 1,000 population</i>	0.06	0.05	0.09
Aquatic facilities			
<i>Number of swimming pools per 100,000 population (melways)</i>	1.4	3	3.14
<i>Number of swimming pools per 100,000 population (SRV)</i>	1.4	2	2.84
Early Years Services			
Kindergartens			
<i>Funded enrolments per licensed place in non-long day care facilities</i>	1.28	1.23	1.21
<i>Number of Kindergartens per 1,000 eligible population</i>	14.3	15.90	18.56
Long Day Child Care			
<i>Number of licensed long day care places per 1,000 eligible population</i>	360.00	268.00	281.36
Occasional Child Care			
<i>Number of licensed occasional care places per 1,000 eligible population</i>	22.7	29.20	29.54
Libraries & Community Centres			
<i>Number of libraries per 100,000 population</i>	3.5	2.90	3.60
<i>Number of community centres per 100,000 population</i>	4.2	9.60	11.34
Education			
Primary Schools			
<i>Number of primary schools (government and non-government) per 1,000 eligible population</i>	2.7	2.60	2.78
<i>Number of government primary schools per 1,000 eligible population</i>	1.2	1.70	1.66
<i>Number of non-government primary schools per 1,000 eligible population</i>	1.5	1.00	1.14
Secondary Schools			
<i>Number of secondary schools (government and non-government) per 1,000 eligible population</i>	1.4	1.00	1.22
<i>Number of government secondary schools per 1,000 eligible population</i>	0.4	0.50	0.54
<i>Number of non-government secondary schools per 1,000 eligible population</i>	1	0.50	0.66
Higher Education			
<i>Proportion of population residing within 20 minutes private vehicle travel of a university</i>	100%	75	84.4
<i>Proportion of population residing within 20 minutes private vehicle travel of a TAFE</i>	100%	92	92
Primary & Acute Health			
GPs			

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Social Infrastructure Category	Glen Eira	Southern Region	Greater Melbourne
<i>Number of licensed general practitioners per 1,000 population</i>	1.2	1.08	1.2
<i>Number of GP clinics per 1,000 population</i>	0.60	0.47	0.53
Specialist medical and allied health			
<i>Number of Specialist medical sites per 1,000 population</i>	0.40	0.25	0.45
<i>Number of allied health sites per 1,000 population</i>	0.70	0.46	0.53
Dental			
Number of dentists sites per 1,000 population	0.2	0.19	0.25
Community health			
<i>Number of community health service sites per 100,000 population</i>	3.5	1.6	2.36
Aged Care			
Number of aged care places per 1,000 planning population	87	85	85

4.3 Bentleigh East Small Area Forecast Population & Dwelling Change

The East Village site is located in the northern section of the Bentleigh East small area (see Figure 9 on the following page) which is bounded by North Road in the north, Warrigal Road in the east, South Road in the south, and Tucker Road, Tucker Road Primary School and Tucker Road in the west.

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Figure 9 – East Village within the Context of the Bentleigh East Small Area



As shown in Table 4 below the population of Bentleigh East is currently estimated to be approximately 29,400 and is anticipated to increase by approximately 14% over the next 18 years. By 2036 the population of Bentleigh East is forecast to reach approximately 33,600 people. The number of dwellings in Bentleigh East is forecast to grow from approximately 11,200 in 2018 to 13,200 in 2036, with the average household size falling from 2.7 to 2.6 by 2036.

Table 4 - Forecast Population, Households and Dwellings: Bentleigh East

Summary	2018	2021	2026	2031	2036	Total Change	% Change
Average household size	2.7	2.7	2.7	2.7	2.6	-0.1	-4%
Dwellings	11,232	11,592	12,153	12,680	13,205	1,973	18%
Households	10,665	11,076	11,709	12,217	12,723	2,058	19%
Total Population	29,423	30,281	31,638	32,591	33,610	4,187	14%

Source: Population and household forecasts, 2016 to 2036, prepared by .id the population experts, October 2017

5. Assessment of Development Generated Social Infrastructure Demand

5.1 Social Infrastructure Standards and Demand and Supply Estimates

Appendix 3 of this report provides indicative estimates for various forms of social infrastructure that lend themselves to some form of quantifiable demand and / or supply measure. The source of these demand / supply measures is also identified in Appendix 3. ***It should be emphasised that the numbers indicated should not be interpreted as final provision recommendations for the subject site's dwelling and population assumptions.*** Social infrastructure assessments also require existing strategic priorities be taken into consideration, as well as the capacity of existing services and facility to meet current and future needs.

5.2 Subject Site Dwelling and Population Assumptions

The dwelling and population assumptions used to prepare this assessment have been provided by the VPA. It is anticipated that the East Village development will accommodate 3,000 dwellings consisting of:

- 20% one-bedroom apartments (600);
- 60% two-bedroom apartments (1,800 apartments), and
- 20% three-bedroom apartments (600).

To estimate the likely population of the proposed East Village development, the 2016 ABS Census data for Glen Eira was analysed to estimate average household size for the various dwelling forms indicated above. The average household assumptions are:

- One-bedroom apartment – average household size 1.3;
- Two-bedroom apartment - average household size 1.8; and
- Three-bedroom apartment - average household size 2.3.

Given these assumptions the following table was constructed showing the population yields likely to be generated by the East Village development by dwelling types. It indicates that the entire development is likely to yield a population of approximately 5,400 residents.

Table 5 - East Bentleigh Population Yield Estimate by Dwelling Type

	One-bedroom apartment	Two-bedroom apartment	Three-bedroom apartment	Total EB Village
% Dwellings	20%	60%	20%	100%
Total dwellings	600	1,800	600	3,000
Average Household Size	1.3	1.8	2.3	
Total Population	780	3,240	1,380	5,400

5.3 Glen Eira Apartment Profile: 2016 ABS Census

Table 6 below reveals that the majority of apartment stock in Glen Eira contain two-bedrooms (56%), followed one-bedroom (22%) and three-bedrooms (4%).

Table 6 – Percentage of Bedroom Number by Flat or apartment in a four or more storey block

Number of Bedrooms	% of all dwellings classified as a Flat or apartment in a four or more storey block
None (includes bedsitters)	0.6%
One bedroom	21.8%
Two bedrooms	55.5%
Three bedrooms	4.4%
Four bedrooms	0.0%
Five bedrooms	0.0%
Six bedrooms or more	0.3%
Not stated	7.9%
Not applicable	10.2%
Total	100.0%

Source: Australian Bureau of Statistics 2016 Census of Population and Housing. Table generated using TableBuilder.

As shown Table 7 on the following page, the City of Glen Eira contained almost 1,200 apartments, defined as a flat or apartment in a four or more storey block. Of these apartments, the majority of dwellings were identified as a lone person household (36%), followed by couples with no children (24%) and group households (13%). Couple families with children (5%) and one parent families (4%) accounted for 9% of all household types living in apartments. It is envisaged that the East Village development will generally continue to reflect these characteristics. However, the proposed provision of a much larger proportion of three-bedroom apartments within the East Village development (20% compared to 4% currently within the City of Glen Eira) along with the provision of a new Government Secondary School, will most likely attract a larger proportion of family households with children.

Table 7 - Family Household Composition by Flat or apartment in a four or more storey block

Household Type	Number of dwellings classified as a Flat or apartment in a four or more storey block	Percentage of all dwellings classified as a Flat or apartment in a four or more storey block
Lone person household	436	36%
One family household: Couple family with no children	293	24%
Group household	160	13%
Not applicable	122	10%
One family household: Couple family with children	65	5%
Other non-classifiable household	52	4%
One family household: One parent family	45	4%
Visitors only household	16	1%
One family household: Other family	15	1%
Total	1,199	100%

Source: Australian Bureau of Statistics 2016 Census of Population and Housing. Table generated using TableBuilder.

Using 2016 ABS Census data a single year age profile of people living in four storey and over dwellings by the number of bedrooms across the City of Glen Eira was constructed. This age profile was then applied to the dwelling assumptions presented above.

Population yields anticipated for both the proposed development at the subject site and the broader East Bentleigh small area by 2036 are shown in Table 8 on the following page. The age cohorts shown reflect a requirement for (but not necessarily restricted to) the following types of services and / or facilities:

- 0 - 3 Years - Maternal and Child Health Services, Playgroups;
- 4 Years - Preschool Services;
- 0-6 Years - Long Day Child Care, Occasional Child Care, Maternal and Child; Health Services, Family Day Care, Specialist Early Intervention Services;
- 5-11 Years - Primary School, After Hours School Care, School Holiday; Programs, Family Day Care;
- 5-14 Years – Participation by children in organised sport and leisure activities
- 12-17 Years - Secondary School, School Holiday programs;
- 15 years and over - Participation in organised sport and leisure activities
- 55+ Years- Senior Citizens Groups and Centres;
- 70+ Years - HACC Services, Nursing Homes/Aged Hostels / Retirement Villages;
- Centre Based Support Services (e.g. Planned Activity group); and
- All population age cohorts – Libraries, Neighbourhood Houses etc.

Table 8 - Target Population Projections for key Community Infrastructure Age Cohorts

Age Cohort	Community infrastructure types the age cohort is relevant to	East Village	East Bentleigh by 2036
0-3	MCH, Playgroups	172	1,573
4	4 Year Old Kindergarten	30	401
0-4	Long Day Child Care & Occasional Child Care	202	1,974
5-11	Primary School enrolments, out of school hours care	160	2,846
5-14	Participation in organised children's sport	218	4,036
15+	Participation in organised youth & adult sport	4,979	27,595
15-24	Participation in higher education (youth & young adult)	1,296	3,804
25+	Participation in higher education (older adults)	3,683	23,791
12-17	Secondary School enrolments	135	2,378
70+	Residential & home based aged care services	261	4,531
0 to 64 years	HACC services (younger clients)	4,991	27,227
65+ years	HACC services (older clients)	408	6,378
Total Population		5,400	33,605
Dwellings		3,000	13,205

Using ASR Research's previous experience of undertaking community infrastructure assessments, the implications of this population profile can be summarised as follows:

- An additional 3,000 dwellings is likely to increase the number of dwellings within the Bentleigh East small area by approximately 28% (based on 2016 City of Glen Eira Population Forecasts showing the Bentleigh East small area had approximately 10,832 dwellings – note: the percentage calculated will decrease as other housing stock is constructed within the catchment); and
- A population of approximately 5,400 people is likely to increase the population within the Bentleigh East small area also by approximately 19% (based on 2016 City of Glen Eira Population Forecasts showing the Bentleigh East small area had approximately 28,200 people – note: the percentage calculated will decrease as other housing stock is constructed within the catchment).

5.4 Summary of Development Generated Demand Impacts & Recommended Response Measures

Table 9 on the following pages summarises the key findings, issues and demand impacts associated with the proposed development of subject site and outlines recommended response measures for each form of social infrastructure.

Table 9 – Detailed Assessment of Social Infrastructure Response Measures for Proposed Development of East Village

Service / Community infrastructure type	Key Assessment Findings	Recommended Response Measures
Passive Open Space	<ul style="list-style-type: none"> • There are 5 passive open space reserves within 1 km of the subject site. • One of these, Virginia Park, is located on the southern boundary of the subject site, and Marlborough Street Reserve (with both a passive and active open space function) on the eastern boundary. • Because of its largely unstructured and informal nature, it is difficult to estimate both the demand for and frequency of use of passive open space in any development context. However, it is reasonable to assume that the demand for such open space in East Village will be high. • Clause 22.12 (Public Open Space Contribution Policy) of the Glen Eira Planning Scheme identifies: 1) precincts where no land contributions will be sought, and 2) precincts where land contributions may be sought as identified in the Open Space Strategy. The subject site falls within a precinct (Bentleigh East) where land contributions may be sought. • Schedule to Clause 52.01 of the Glen Eira Planning Scheme identifies a 5.7% public open space contribution requirement for “all subdivision with the exception of the area known as the Caulfield Village as delineated in the Caulfield Mixed Use Area Incorporated Plan February 2014”. • Standard C13 of Clause 56.05-2 of the Glen Eira Planning Scheme (Public open space provision objectives) requires “local parks within 400 metres safe walking distance of at least 95 percent of all dwellings”. • Under the current Glen Eira Planning Scheme the proposed development will most likely be required to include at least 5.7% of its net developable area (NDA) as public open space land, consistent with Clause 22.12 of the Glen Eira Planning Scheme. • Based on the current estimate of NDA within the subject site provided by the VPA (17.24 hectares), the development would need to include at least 1 hectare of public open space. • The current East Village Concept Plan (July 2017) includes the creation of six new public open spaces and improved connections between the subject site and the adjoining Virginia and Marlborough Reserves. • A preliminary land use budget prepared for East Village by the VPA indicates that the current public open space contribution will be 10.0% of NDA, all of which will be provided for in the form of land across six new parks. 	<p>Based on the preliminary land use budget prepared for the subject site by the VPA, the quantum of public open space proposed for East Village (10.0% of NDA) will significantly exceed the current public open space contribution rate of 5.7% required by the Glen Eira Planning Scheme for all subdivisions.</p> <p>Therefore, this assessment provides in-principle support for the proposed open space strategy identified for the subject site by the current East Village Concept Plan subject to satisfying key design and distribution criteria as outlined by:</p> <ul style="list-style-type: none"> • The selection criteria for public open space identified in Clause 22.12 (Public Open Space Contribution Policy) of the Glen Eira Planning Scheme; and • Standard C13 of Clause 56.05-2 of the Glen Eira Planning Scheme (Public open space provision objectives) which requires “local parks within 400 metres safe walking distance of at least 95 percent of all dwellings”. <p>In addition to the provision of new passive public open space and its embellishment, it is recommended that the development provide a financial contribution toward the upgrade of the abutting Virginia Reserve (e.g. creation of social nodes, improved landscaping and upgrade of interfaces to the proposed development), and passive component of Marlborough Reserve.</p>
Active Open Space	<ul style="list-style-type: none"> • Standard C13 of Clause 56.05-2 of the Glen Eira Planning Scheme (Public open space provision objectives) states that the provision of public open space should provide a network of well-distributed neighbourhood public open space that includes active 	<p>Given the significant additional formal and informal recreation demands likely to be generated by the subject site, yet limited capacity to create a new active open space reserve, this assessment supports Council’s suggested strategy to expand the size of the abutting Marlborough Street Reserve into the East Village site and reconfigure and</p>

Service / Community infrastructure type	Key Assessment Findings	Recommended Response Measures
	<p>open space of a least 8 hectares in area within 1 kilometre of 95 percent of all dwellings.</p> <ul style="list-style-type: none"> • There are 7 sporting reserves located within a 1-kilometre radius of the subject site, including Marlborough Reserve located on the eastern boundary of the subject site. • Although the quantity of reserves within the 1-kilometre catchment is significant, Council is reporting that most reserves are at capacity. • Discussions with Council indicate strong support for reconfiguring and increasing the capacity of Marlborough Street Reserve which currently caters for soccer. Council would like to utilise the opportunity provided by the East Village development to improve the Marlborough Street Reserve in the following ways: <ul style="list-style-type: none"> - Expand the size of Marlborough Street Reserve by providing additional public open space within East Village where it abuts the Reserve. - Relocating the current car park and pavilion at the Reserve to the additional land provided within East Village. - Increasing the size of the sports playing field at the Reserve made possible by the relocation of the car park and pavilion; and - Converting the grassed playing surface to a synthetic surface to allow the Reserve to cater for more future demand and diversify the sports and activities the playing area can be used for. • The proposed development will generate an additional 1,500 participants in one more organised sports including: <ul style="list-style-type: none"> - Tennis – 232 participants - Netball – 192 participants - Basketball – 190 participants - Australian Rules Football – 133 participants - Soccer - 111 participants - Cricket – 110 participants 	<p>upgrade the Reserve (refer to Appendix 4 for a draft concept plan) in the following ways:</p> <ul style="list-style-type: none"> • Expand the size of Marlborough Street Reserve by providing additional public open space within East Village where it abuts the Reserve. • Relocating the current car park and pavilion at the Reserve to the western edge of the expanded site. • Increasing the size of the sports playing field at the Reserve made possible by the relocation of the car park and pavilion; and • Converting the grassed playing surface to a synthetic surface to allow the Reserve to cater for more future demand and diversify the sports and activities the playing area can be used for. <p>The construction of any future pavilion in accordance with this strategy should seek to satisfy Council’s desire to provide well-designed, flexible and accessible community sporting infrastructure that can be used for a broader range of purposes beyond sport, as articulated in Council’s recently released Pavilion Redevelopment Strategy (2017). In terms of size and elements this assessment recommends the pavilion configuration be modelled on the City of Casey Leisure Facilities Development Plan Policy for Soccer Pavilions (refer to Appendix 5 for details). This would result in a “municipal” scale pavilion with 348m² of internal building space and 139m² of external covered area. Importantly, the Casey model also includes 120m² of community space.</p> <p>The upgrade of Marlborough Street Reserve will be the development’s principal contribution to active open space needs. As such the proposal involves both a land contribution and construction costs. The land component is a contribution forming part of the broader public open space contribution which currently stands at slightly above 10%, well above the Glen Eira Planning Scheme requirement. The construction costs of the Marlborough Reserve upgrade are still to be determined and will be subject to the final revisions of the concept plan. It is reasonable to assume the costs will be significant given the desire to include a synthetic playing field and the construction of a new “municipal” sized sporting pavilion. The extent to which the development should or will contribute to the other initiatives⁶ should be assessed once</p>

⁶ Glen Eira City Council has indicated a desire to optimise and reconfigure the northern end of Duncan MacKinnon Reserve to provide additional sporting ground capacity in line with a draft master plan for the site. In principle, this is a good strategy, but the extent to which East Village should or will fund this upgrade will be dependent on the cost of upgrading Marlborough Reserve, the primary recreation development contributions item associated with the development.

East Village
Social Infrastructure Assessment

Service / Community infrastructure type	Key Assessment Findings	Recommended Response Measures
		the final concept plan and associated costings for the upgrade of Marlborough Reserve have been determined.
Early Years Services	Overall	<p>This assessment supports the inclusion of Council's proposed community facility within East Village, but more discussion is required to confirm the final configuration of the building, its size and where it will be located. Issues relating to whether the facility will be freehold or provided as a long-term lease within a commercial facility also needs further discussion, especially if a Kindergarten is to be included within the facility and the complexities associated with meeting outdoor play space requirements. A Council community centre model typical of those delivered in Melbourne's growth areas is presented in Appendix 6 of this report and includes two Kindergarten rooms, two MCH consulting units and multipurpose community meeting space.</p>
<i>Long Day Child Care</i>	<ul style="list-style-type: none"> • There are a total of 5 Long Day Child Care facilities within 1 kilometre of the subject site, and an additional 7 facilities between 1 and 2 kilometres. • The subject site also contains 2 operational Long Day Child Care facilities: 1) Virginia Park Child Care Centre (50 places), and 2) Guardian Childcare & Early Learning - Bentleigh East (120 places). • The proposed development scenario would generate the need for the equivalent of 73 long day child care places. 	<p>This assessment understands that one of the two long day child care facilities currently located within the East Village site will be retained as part of the proposed development of the site. Despite the loss of places, the retention of at least one facility represents a positive outcome for the East Village development and no further provision is recommended.</p>
<i>4 & 3 year old sessional Kindergartens</i>	<ul style="list-style-type: none"> • There is only one Council owned sessional Kindergarten facility within 1 kilometre of the subject site (GEKA Bentleigh East Kindergarten, 27 places operating two groups of 4-year old Kindergarten and 1 group of 3-year old Kindergarten) which is close to full capacity. There is an opportunity for Council to assess relocation of the GEKA Bentleigh East Kindergarten, located on the north-west boundary of GESAC, to the East Village site. Council have indicated that a relocation of this facility would allow for additional car parking to be created to service the needs of GESAC staff and visitors, as well as the creation of a new and expanded early years facility at East Village. • Whilst there are a much larger number of facilities located between 1 and 2 kilometres of the subject site, these facilities also appear to be at or near to full capacity. • The proposed development will generate demand for an additional 30 funded four-year-old Kindergarten enrolments and at least half as many three-year-old Kindergarten enrolments. 	<p>The anticipated increase in sessional kindergarten demand generated by the subject development and the surrounding area, combined with an opportunity for Council to evaluate the relocation of the GEKA Bentleigh East Kindergarten to the subject site, indicates that the establishment of a new and larger early years facility within East Village is an appropriate response strategy. As such, the development's contribution to this measure should be toward land and / or building construction within East Village.</p> <p>This assessment recommends the establishment of a new early years facility within the East Village development accommodating 2 rooms for sessional Kindergarten.</p>
<i>Maternal & Child Health</i>	<ul style="list-style-type: none"> • There are a total of 3 MCH facilities (with a combined total of 7 consulting rooms) within a 1 kilometre radius of the subject site. 	<p>Whilst the anticipated increase in MCH session demand generated by the subject site is modest, the current distribution profile of MCH facilities in the wider catchment area</p>

East Village
Social Infrastructure Assessment

Service / Community infrastructure type	Key Assessment Findings	Recommended Response Measures
<p><i>Occasional Child Care</i></p> <p><i>Playgroups</i></p>	<ul style="list-style-type: none"> • However, Council is reporting that all facilities are at, or close to full capacity (combined total of 42 sessions per week). • The proposed development will generate demand for an additional 3 MCH sessions per week, which equates to about 25% of the use of 1 MCH consulting suite per week. • Council has indicated a preference to establish a new three-room MCH facility within East Village. • There is one Occasional Child Care facility within a 1 km radius of the subject site, and another 4 facilities located between 1 to 2 kilometres. • The proposed development will generate demand for an additional 5 occasional child care places. • There are 2 playgroup venues within 1 kilometre of the subject site and further 4 located between 1 and 2 kilometres. 	<p>suggests that an MCH facility located within East Village has merit and will improve access for both future residents of East Village, as well as the northern half of the Bentleigh East community. Council's preference to establish a new three room MCH facility is reasonable so long as it is acknowledged that, given the development will generate no more than about 3 MCH sessions per week (i.e. about 1.5 days use of 1 MCH consulting room), this proposal represents an initiative that is broader than just meeting the needs generated by the development.</p> <p>Given the relatively small demand generated by the subject site no additional occasional child care provision is recommended for the subject site.</p> <p>Future playgroup demand generated by the subject site and surrounding areas can be met from either the proposed new early years facility discussed above, or multipurpose community space created as part of the proposed new Marlborough Street Reserve Pavilion, also discussed above.</p>
Community Meeting Spaces	<ul style="list-style-type: none"> • There are a total of 3 Council Community Centre meeting space venues within a 1 kilometre radius of the subject site, and a further 4 located between 1 and 2 kilometres. • Council reports that all the nearest community hall have regular weekly bookings from groups other than sports clubs. Packer Park and Murrumbeena Park are very popular for larger functions such as weddings, birthdays and bar mitzvahs. • Council has indicated a desire to convert Bailey Reserve Hall into additional at grade car parking to provide GESAC with greater parking capacity and relocate the community space function to East Village. • Council has also indicated a preference to include a 250 square metre "innovation" hub that will be fitted out by Council to meet a range of potential community services (e.g. small satellite library, flexible working spaces, immunisation programs). 	<p>This assessment supports the inclusion of a community facility within East Village providing Council with an opportunity to deliver a range of services , including early years services, and offer flexible community meeting spaces and accommodation for service providers. Subject to more detailed design considerations this assessment recommends a community facility with an internal floor area of approximately 1,200 square metres be established within East Village.</p> <p>While this assessment supports the establishment of additional and relocated community meeting space capacity at East Village, the development's contribution to this measure should only be toward land and / or building construction within East Village. This assessment does not support East Village contributions funding the car parking development on the present site of the Bailey Reserve Hall. While the proposal is a good one, it represents an opportunity, not a primary need, created by the need to provide community meeting space capacity at East Village.</p>
Neighbourhood Houses	<ul style="list-style-type: none"> • There are a total of 2 Neighbourhood Houses located between 1 and 2 kilometres of the subject site, but none within 1 kilometre. 	<p>Existing Neighbourhood House provision appears to be adequate, a new stand-alone service appears not be justified. However, on the assumption that additional flexible community space is established within East Village, it is feasible that such a facility could accommodate typical Neighbourhood House programs (including adult education) in an outreach capacity.</p>
Libraries	<ul style="list-style-type: none"> • There is 1 library facility (Bentleigh Library) located within the 2-kilometre population catchment. 	<p>The provision of existing Council library facilities within the catchment area is considered to be adequate; both in terms of supply and proximity. However, the</p>

Service / Community infrastructure type	Key Assessment Findings	Recommended Response Measures
	<ul style="list-style-type: none"> The proposed development would generate an additional 46,440 library loans per annum and 26,460 library visits per annum. Council does not currently have plans to develop new library facilities or redevelop existing facilities. 	inclusion of a flexible community facility within East Village could provide Council with an option to deliver library services in a smaller outreach capacity.
Council Indoor Aquatic Leisure Centres	<ul style="list-style-type: none"> The subject site is located within close proximity and easy walking distance of the Glen Eira Sports & Aquatic Centre (GESAC). However, this facility (which includes a 50 metre outdoor pool, 25 metre indoor pool, gym, occasional care and a 3-court indoor stadium) is operating at or near full capacity. The State Government has recently committed funding to increase the number of indoor courts at Bentleigh Secondary College, home of the McKinnon Basketball Association, from two-courts to four-courts – as well as providing retractable seating on the show-court, additional shower facilities and referee rooms. The proposed development assumptions are likely to generate 180 additional Council leisure centre memberships, and 0.3 indoor sports venues. 	Future residents of East Village will have good access to GESAC and the joint school /community indoor sports stadium at Bentleigh Secondary College. Although existing these existing indoor recreation facilities are at or near capacity, additional on-site provision is constrained by the relatively small site size of East Village which will perform a range of other important social infrastructure roles including accommodating a new Government Secondary School and expanded active open space reserve and a new Council community centre.
Education Facilities	<ul style="list-style-type: none"> There are three schools within a 1 km radius of the subject site (2 Government Primary Schools and 1 Catholic Primary). There are 10 additional schools located within a 1 to 2 km radius of the subject site. The proposed development will generate an additional (approximate only): <ul style="list-style-type: none"> - 83 Government Primary school enrolments; - 27 Catholic Primary School enrolments; - 38 non-Government Primary School enrolments; - 46 Government Secondary school enrolments; - 26 Catholic Secondary School enrolments; and - 49 non-Government Secondary School enrolments. <p><i>Department of Education & Training (DET) / Victorian School Building Authority (VSBA)</i></p> <ul style="list-style-type: none"> The VSBA are currently in discussions with the VPA, Council and East Village landowners to secure a site within East Village to establish a new government secondary school facility. At the time of preparing this assessment, the VSBA was seeking a 1.2-hectare site to allow for a four-storey education facility located at the south-eastern end of East Village with convenient access to Marlborough Street Reserve. The need for this facility has been driven by high enrolment demand and capacity constraints in the surrounding network of government secondary school facilities, and in particular the nearby McKinnon Secondary College which has approximately 2,000 enrolments. 	<p>This assessment supports the VSBA's intention to establish a new Government Secondary School as part of the East Village development, and recommends ongoing dialogue between the VSBA, Glen Eira City Council and the VPA to identify other potential joint school / community uses that may arise from the school's construction (e.g. a library facility).</p> <p>The need for additional Catholic school facilities within the development is not recommended.</p>

Service / Community infrastructure type	Key Assessment Findings	Recommended Response Measures
	<p><i>Catholic Education Melbourne (CEM)</i></p> <ul style="list-style-type: none"> CEM's <i>Melbourne Archdiocese Strategic Provision Plan, 2014</i> (refer to Appendix 1 for more details) does not identify the need for additional Catholic school facilities within or near the vicinity of the subject site. 	
Police & Emergency Services	<p>While the 2-kilometre catchment contains no police and emergency services, a number of other police and emergency services are located just outside this catchment area. These include:</p> <ul style="list-style-type: none"> Oakleigh Police Station to the east; Oakleigh MFB Fire Station to the east; and Carnegie Ambulance Station to the north. <p>Therefore, response times for Police and emergency services to the subject site are likely to be satisfactory.</p>	The existing supply and proximity of nearby facilities does not support the need for additional police and emergency services within the development.
Acute & Community Health Services	<p>The 2-kilometre catchment includes the Moorabbin Campus of the Monash Medical Centre to the south of East Village and Connect Health & Community (formerly Bentleigh Bayside Community Health) also located south of the subject site.</p> <p>The proposed development of the subject site generates the equivalent of 19 public and private hospital beds.</p>	Given the relatively close proximity of both the Moorabbin Campus of the Monash Medical Centre and Connect Health and Community, additional acute and community health services is not recommended for the subject site. However, the demand for additional private general practice and dental service provision is likely to justify inclusion of these services within the development.
Residential Aged Care	<p>The 2-kilometre catchment and just beyond contains a relatively large number of residential aged care facilities including:</p> <ul style="list-style-type: none"> Arcare Lauriston (120 beds); Claremont Terrace (100 beds); Moorleigh Hostel (29 beds); Loganville Aged Care Facility (24 beds); Warrawee Nursing Home (90 beds); Oaklea Hall Hostel (46 beds); Brimlea Aged Care (90 beds); Spurway Community (30 beds); Rosstown Community (53 beds); and Michael's Aged Care Facility (44 beds). 	Given the relatively the large supply of residential aged care facilities within the 2-kilometre catchment, this assessment recommends that additional residential aged care provision within East Village be limited to one facility, if market interest exists.

East Village
Social Infrastructure Assessment

Service / Community infrastructure type	Key Assessment Findings	Recommended Response Measures
	The development generates the equivalent of 21 additional residential aged care beds.	

6 Conclusions and Recommendations

A summary of key conclusions and recommendations is summarised below. These are divided in terms of on-site and off-site recommendations, and general conclusions and recommendations.

6.1 Dwelling & Population Outcomes

- The inclusion of 3,000 dwellings within the East Village development is likely to increase the number of dwellings within the Bentleigh East small area by approximately 28% (based on 2016 City of Glen Eira Population Forecasts showing the Bentleigh East small area had approximately 10,832 dwellings – note: the percentage calculated will decrease as other housing stock is constructed within the catchment); and
- A population of approximately 5,400 people is likely to increase the population within the Bentleigh East small area also by approximately 19% (based on 2016 City of Glen Eira Population Forecasts showing the Bentleigh East small area had approximately 28,200 people – note: the percentage calculated will decrease as other housing stock is constructed within the catchment).

6.2 Passive Open Space

1. Based on the preliminary land use budget prepared for the subject site by the VPA, the quantum of public open space proposed for East Village (10.0% of NDA) will significantly exceed the current public open space contribution rate of 5.7% required by the Glen Eira Planning Scheme for all subdivisions.
2. The establishment of one new central open space reserve and the expansion to Marlborough Street Reserve proposed by the draft East Bentleigh Urban Structure Plan, will both provide additional passive public open space and improve the active open space functionality and capacity of the Marlborough Street Reserve.
3. Therefore, this assessment provides in-principle support for the proposed open space strategy identified for East Village Concept Plan subject to satisfying key design and distribution criteria as outlined by:
 - The selection criteria for public open space identified in Clause 22.12 (Public Open Space Contribution Policy) of the Glen Eira Planning Scheme; and

- Standard C13 of Clause 56.05-2 of the Glen Eira Planning Scheme (Public open space provision objectives) which requires “local parks within 400 metres safe walking distance of at least 95 percent of all dwellings”.
4. In addition to the provision of new passive public open space and its embellishment, it is recommended that the development provide a financial contribution toward the upgrade of the abutting Virginia Reserve (e.g. creation of social nodes, improved landscaping and upgrade of interfaces to the proposed development), and passive component of Marlborough Reserve.

6.3 Active Open Space

5. Given the significant additional formal and informal recreation demands likely to be generated by the subject site, yet limited capacity to create a new active open space reserve, this assessment supports Council’s suggested strategy to expand the size of the abutting Marlborough Street Reserve into the East Village site and reconfigure and upgrade the Reserve (refer to Appendix 4 for a draft concept plan) in the following ways:
- Expand the size of Marlborough Street Reserve by providing additional public open space within East Village where it abuts the Reserve.
 - Relocating the pavilion at the Reserve to the western edge of the expanded site.
 - Increasing the size of the sports playing field at the Reserve made possible by the relocation of the car park and pavilion; and
 - Converting the grassed playing surface to a synthetic surface to allow the Reserve to cater for more future demand and diversify the sports and activities the playing area can be used for.
6. The construction of any future pavilion in accordance with this strategy should seek to satisfy Council’s desire to provide well-designed, flexible and accessible community sporting infrastructure that can be used for a broader range of purposes beyond sport, as articulated in Council’s recently released Pavilion Redevelopment Strategy (2017). In terms of size and elements this assessment recommends the pavilion configuration be modelled on the City of Casey Leisure Facilities Development Plan Policy for Soccer Pavilions (refer to Appendix 5 for details). This would result in a “municipal” scale pavilion with 348m² of internal building space and 139m² of external covered area. Importantly, the Casey model also includes 120m² of community space.
7. The upgrade of Marlborough Street Reserve is one of the development’s key social infrastructure contributions. The proposal involves both a land contribution and construction costs. The land component is a contribution forming part of the broader public open space contribution which currently stands at slightly above 10%, well above the Glen

Eira Planning Scheme requirement. The construction costs of the Marlborough Reserve upgrade are still to be determined and will be subject to the final revisions of the concept plan. It is reasonable to assume the costs will be significant given the desire to include a synthetic playing field and the construction of a new “municipal” sized sporting pavilion. The extent to which the development should or will contribute to the other initiatives should be assessed once the final concept plan and associated costings for the upgrade of Marlborough Reserve have been determined.

6.4 Early Years Facility

8. **Overall** - This assessment supports the inclusion of Council’s proposed community facility within East Village, but more discussion is required to confirm the final configuration of the building, its size and where it will be located. Issues relating to whether the facility will be freehold or provided as a long-term lease within a commercial facility also needs further discussion, especially if a Kindergarten is to be included within the facility and the complexities associated with meeting outdoor play space requirements. A Council community centre model typical of those delivered in Melbourne’s growth areas is presented in Appendix 6 of this report and includes two Kindergarten rooms, two MCH consulting units and multipurpose community meeting space.
9. **Long Day Child Care** - This assessment understands that one of the two long day child care facilities currently located within the East Village site will be retained as part of the proposed development of the site. Despite the loss of places, the retention of at least one facility represents a positive outcome for the East Village development and no further provision is recommended.
10. **Kindergarten** - The anticipated increase in sessional kindergarten demand generated by the subject development and the surrounding area, combined with an opportunity for Council to evaluate the relocation of the GEKA Bentleigh East Kindergarten to the subject site, indicates that the establishment of a new and larger early years facility within East Village is an appropriate response strategy. This assessment recommends the establishment of a new early years facility within the East Village development accommodating 2 rooms for sessional Kindergarten. As such, the development’s contribution to this measure should be toward land and / or building construction within East Village.
11. **Maternal & Child Health** - Whilst the anticipated increase in MCH session demand generated by the subject site is modest, the current distribution profile of MCH facilities in the wider catchment area suggests that an MCH facility located within East Village has merit and will improve access for both future residents of East Village, as well as the northern half of the Bentleigh East community. Council’s preference to establish a new three room MCH facility

is reasonable so long as it is acknowledged that, given the development will generate no more than about 3 MCH sessions per week (i.e. about 1.5 days use of 1 MCH consulting room), this proposal represents an initiative that is broader than just meeting the needs generated by the development.

12. **Occasional Child Care** - Given the relatively small demand generated by the subject site no additional occasional child care provision is recommended for the subject site.
13. **Playgroups** - Future playgroup demand generated by the subject site and surrounding areas can be met from either the proposed new early years facility discussed above, or multipurpose community space created as part of the proposed new Marlborough Street Reserve Pavilion, also discussed above.

6.5 Other Council Community Centre Functions

14. This assessment supports the inclusion of a community facility within East Village providing Council with an opportunity to deliver a range of services, including early years services, and offer flexible community meeting spaces and accommodation for service providers. Subject to more detailed design considerations this assessment recommends a community facility with an internal floor area of approximately 1,200 square metres be established within East Village.
15. While this assessment supports the establishment of additional and relocated community meeting space capacity at East Village, the development's contribution to this measure should only be toward land and / or building construction within East Village.
16. Existing Neighbourhood House provision appears to be adequate, a new stand-alone service appears not be justified. However, on the assumption that additional flexible community meeting spaces are established within East Village, it is feasible that such a facility could accommodate typical Neighbourhood House programs (including adult education) in an outreach capacity.

6.6 Libraries

17. The provision of existing Council library facilities within the catchment area is considered to be adequate; both in terms of supply and proximity. However, the inclusion of a flexible community facility within East Village could provide Council with an option to deliver library services in a smaller outreach capacity.

6.7 Indoor Aquatic and Recreation Facilities

18. Future residents of East Village will have good access to GESAC and the joint school /community indoor sports stadium at Bentleigh Secondary College. Although existing indoor recreation facilities are at or near capacity, additional on-site provision is constrained by the relatively small site size of East Village which will perform a range of other important social infrastructure roles including accommodating a new Government Secondary School and expanded active open space reserve and a new Council community centre.

6.8 Education

19. This assessment supports the Victorian School Building Authority's (VSBA) intention to establish a new Government Secondary School as part of the East Village development, and recommends ongoing dialogue between the VSBA, Glen Eira City Council and the VPA to identify other potential joint school / community uses that may arise from the school's construction (e.g. a library facility).

6.9 Police & Emergency Services

20. The existing supply and proximity of nearby facilities does not support the need for additional police and emergency services within the development.

6.10 Acute & Community Health Services

21. Given the relatively close proximity of both the Moorabbin Campus of the Monash Medical Centre and Connect Health and Community, additional acute and community health services is not recommended for the subject site. However, the demand for additional private general practice and dental service provision is likely to justify inclusion of these services within the development.

6.11 Residential Aged Care

22. Given the relatively large supply of residential aged care facilities within the 2-kilometre catchment, this assessment recommends that additional demand for residential aged care provision within East Village is likely to be limited to one facility with capacity for approximately 100 beds.

6.12 Consistency with Other Strategic Documents

23. Based on the review of strategic documents and some preliminary discussions with Council officers, this assessment has identified that the proposed East Village development has the potential to address a number broader Council and non-Council social infrastructure needs, challenges and priorities. These include:
- Assisting with Council's need for new, flexible, multi-functional community facilities throughout the municipality to meet both future projected demand increases and address the functional and financial challenges presented by ageing infrastructure and stand-alone facilities.
 - Providing Council with an opportunity to co-locate services and facilities adjacent to open space initiatives.
 - Assisting Council and other agencies to address comparatively low municipal provision levels for outdoor sports fields, community centres and government secondary schools.
 - Providing Council with an opportunity to address car parking constraints at the Glen Eira Sports and Aquatic Centre (GESAC).
 - Contributing to pavilion improvements at Marlborough Street Reserve consistent with Council's Pavilion Strategy, and to increase its functionality beyond the needs of sporting clubs.
 - Continue discussions with the VSBA, the Department of Education & Training (DET) and Council opportunities to establish shared school and community resources within the proposed Government Secondary School facility and / or site.

6.13 Further Process Related Recommendations

24. The recommendations identified above will require further discussion with Glen Eira City Council and State Government agencies to confirm final provision strategies and funding arrangements.

Appendices

Appendix 1. Review of Strategic Documents

Table 10 - City of Glen Eira Strategies and Plans

Document Name
Corporate Strategies
<p>Glen Eira Community Plan 2017 -2021</p> <p>The Plan is structured around the following five key priority areas and actions that will drive Council activities over the next four years:</p> <p>1. Liveable and well designed – 2017-18 commitments are:</p> <ul style="list-style-type: none"> - Deliver detailed structure plans for Bentleigh, Carnegie and Elsternwick, which address development, open space, business and transport, and an Activity Centre, Housing and Local Economy Strategy or all our centres. - Commence community consultation and a feasibility study to develop a new vibrant community hub in Elsternwick. - Update and refresh a minimum of three key Council community infrastructure strategies relating to recreation, open space and facilities. - Develop and implement policies and controls that protect heritage, and the character of our residential areas. - Invest a minimum of \$30M annually through Council’s capital works program. - Develop concepts for Lord Reserve; Carnegie Swim Centre; and Koornang Park to create a community focused, multi-use recreation precinct. - Develop a statement of commitment on housing affordability and work with neighbouring councils to develop a regional perspective. <p>2. Accessible and well connected - 2017-18 commitments are:</p> <ul style="list-style-type: none"> - Develop a new integrated transport strategy, which identifies and sets the City’s goals for various transport modes, with a focus on creating safer and walkable neighbourhoods. - Complete a municipal-wide car parking strategy. - Update our Walking Strategy with particular focus on improving pedestrian safety around schools, and creating incentives for our community to use sustainable forms of transport. - Revise our approach to implementing or amending parking restrictions to ensure that affected residents are consulted in all circumstances in advance of any changes being implemented. - Enhance our footpath renewal and upgrade programs to deliver more small area footpath improvement projects and also construct a number of missing link footpaths throughout the municipality. <p>3. Safe, healthy and inclusive - 2017-18 commitments are:</p> <ul style="list-style-type: none"> - Establish a Community Safety Committee with representation from Victoria Police, key stakeholder organisations, and community members. - Develop a comprehensive community safety plan in collaboration with the community that includes a range of crime prevention strategies. - Develop a transparent and prioritised program towards all-abilities access in all Council managed community facilities, aligned with Council’s Disability Action Plan. - Incorporate the needs and feedback from our community consultation into the feasibility study for a vibrant, multi-functional hub in Elsternwick. <p>4. Clean and sustainable – 2017-18 commitments are:</p> <ul style="list-style-type: none"> - Continue to implement Open Space Strategy priority actions, including improvements to Spring Road Reserve in Caulfield South; a new sensory garden at Rosanna Street Reserve in Carnegie; and commencing the implementation of the EE Gunn Reserve Masterplan in Ormond. - We will increase the amount of community open space in Joyce Park. - Five per cent of the capital budget for all new and large refurbishment building projects, will be allocated to sustainability measures, over and above the minimum required standards.

Document Name
<ul style="list-style-type: none"> - We will develop masterplans for Caulfield Park and the Lord Reserve; Carnegie Swim Centre; and Koornang Park precinct. <p>5. Informed and engaged – 2017-18 commitments are:</p> <ul style="list-style-type: none"> - Review and enhance our Community Engagement Strategy and develop a new youth consultation strategy. - Establish an online consultation group of approximately 400 residents who are willing to be involved and provide opinions and feedback on Council's programs and strategies. - Provide greater online options for residents by ensuring that half of our requests and payment services are available via Council's website. - Receive an unqualified audit opinion in relation to the completed 2016–17 Financial Report and Performance Statement and year on year thereafter. - Develop an advocacy strategy which informs the community of our advocacy program and outlines our advocacy goals. - Demonstrate our commitment to transparency by increasing the amount of information that is available to the public via our website. - Report quarterly to the community on our progress against all of our promises outlined in this Plan.
<p>Municipal Public Health and Wellbeing Plan 2017-2021</p> <p>Glen Eira City Council's Municipal Public Health and Wellbeing Plan 2017–2021 is a strategic document that aims to maximise the health and wellbeing of Glen Eira residents.</p> <p>This Plan identifies the following six priorities and associated strategies:</p> <p>Priority 01: Demonstrate leadership, advocacy and collaboration</p> <p>1.1 Assist in building strong and effective partnerships with local health and wellbeing service providers to deliver quality outcomes, reduce duplication and fragmentation of effort.</p> <p>1.2 Increase the availability of public health and wellbeing information in the local community.</p> <p>1.3 Advocate on behalf of residents to state and federal governments for affordable, accessible and appropriate public health and wellbeing services.</p> <p>1.4 Actively contribute to state and regional health planning networks and forums to assist in planning, promoting and delivering relevant public health and wellbeing initiatives.</p> <p>Priority 02: Promote active lifestyles and healthy eating</p> <p>2.1 Promote national, state and regional campaigns and initiatives to raise awareness of the importance of healthy eating and physical activity.</p> <p>2.2 Continue to enhance the built environment of our City and partnerships with local community and sporting organisations to provide safe, accessible, inclusive environments for physical activity.</p> <p>2.3 Promote the availability of safe, healthy and nutritious food in the City.</p> <p>2.4 Encourage people to consume recommended daily intake of fruit and vegetables, and reduce consumption of sweet drinks and unhealthy food.</p> <p>Priority 03: Respond to family violence</p> <p>3.1 Provide community leadership to prevent violence against women.</p> <p>3.2 Promote and participate in national, state and local initiatives that raise awareness of family violence.</p> <p>3.3 Foster joint planning and action with local support organisations to reduce the incidence of family violence.</p> <p>3.4 Provide community information and referral to support families at risk of family violence.</p> <p>Priority 04: Reduce tobacco, alcohol and other drug consumption</p> <p>4.1 Promote awareness of the dangers of smoking, alcohol and drug use.</p> <p>4.2 Encourage a reduction in smoking rates in Glen Eira.</p> <p>4.3 Implement the Victorian Tobacco Act 1987 and provide education and enforcement in relation to the sale and advertising of tobacco in local premises, and monitoring smokefree dining and smoke-free outdoor areas.</p>

Document Name
<p>4.4 Continue to work with and support local community and sporting organisations to promote responsible serving of alcohol, promote smoke-free environments and a safe drinking culture.</p> <p>Priority 05: Improve mental health and community connection</p> <p>5.1 Work in partnership with local community organisations to deliver information and seminars to improve mental health.</p> <p>5.2 Provide opportunities for increased social connectedness through participation in arts and culture, recreation, sporting and other community activities.</p> <p>5.3 Support local community organisations to provide local cultural events and festivals.</p> <p>5.4 Promote inclusion of diverse groups including people with disabilities, people who identify as Aboriginal or Torres Strait islander people, culturally and linguistically diverse communities and LGBTIQ community members.</p> <p>Priority 06: Enhance public health protection</p> <p>6.1 Protect the community from illness through education and enforcement of public health standards at local food premises; rooming houses; tattooists; beauty therapy businesses; and local swimming and spa pools.</p> <p>6.2 Respond to community concerns about local issues that may be dangerous to health.</p> <p>6.3 Co-ordinate, promote and deliver vaccination programs to protect the community from vaccine preventable disease.</p> <p>6.4 Review Council's Emergency Management Plan, Heatwave Plan, Flood Plan and Pandemic Plan annually, and provide the community with up-to-date information to better respond to and recover from emergencies and extreme weather events.</p>
Open Space
<p>City of Glen Eira Open Space Strategy (8 April 2014)</p> <p>The Open Space Strategy guides the future planning, provision, design and management of public open space in Glen Eira from 2013 to 2026. This includes understanding and addressing the open space needs of the existing community and planning ahead to anticipate and meet the open space needs of the forecast population within the municipality.</p> <p>The East Village development is located in the Bentleigh East Precinct of the Open Space Strategy (and more specifically sub-precinct BE4) which describes the current open space provision in the area as:</p> <ul style="list-style-type: none"> • 33.93 hectares of open space • 3.8 per cent of the total suburb area is open space • 19.6 per cent of the total open space in the City of Glen Eira • 13 sqm of open space per person, based on the estimated population for 2013 • Within 400 metres of the precinct, other major areas of open space include Hodgson Reserve, McKinnon Reserve, Duncan Mackinnon Reserve and Mallanbool Reserve. <p>Relevant recommendations identified by the Strategy include:</p> <ul style="list-style-type: none"> • Provide a new Small Local open space in gap area BE4 to primarily meet the needs of the existing and forecast population in this gap area for informal use, to complement the structured sport and recreation facilities provided in Bailey Reserve. • Improve connectivity between Marlborough Street Reserve and Virginia Park. This may best be achieved through liaison as part of the Virginia Park development, or by acquiring part of the existing vacant lot that provides access between these two spaces. • Duncan Mackinnon Reserve - Review the Masterplan including integration and consideration of additional unstructured recreation and informal use of this open space for the existing and forecast population.
Recreation
<p>City of Glen Eira Recreation Needs Study Appendix – Sporting Trends Review (2015)</p> <p>The overall aim of the review was to establish a more up to date framework to guide Council's future provision and management of recreation services. The following objectives support this aim:</p> <ol style="list-style-type: none"> 1. Establish a current overview of sporting types. 2. Establish an overview of current demands.

Document Name
<p>3. Establish an overview of future demands.</p> <p>4. Identify shortfalls in recreation services and sporting facilities.</p> <p>5. Recommend strategies to address sporting demand gaps.</p> <p>The report outlines the findings from a detailed review of the current and future provision of the 13 sports for which Council either owns the land on which facilities are located, or has management responsibility.</p> <p>It should be noted that much of the research and background work for this report was compiled in 2015.</p> <p>The key information from the comparison of available recreation facilities between 2006 and 2015 are:</p> <ul style="list-style-type: none"> • Whilst the lack of available open space has prevented the development of any new sports fields since 2006, a considerable amount has been invested by Council to increase the overall load capacity of sports fields for field-based sports, and to improve their quality. • For other outdoor sports, Council has also made significant capital investments since 2006 to improve the quality and functionality of facilities. • The provision of three indoor sports courts at the Glen Eira Sports and Aquatic Centre (GESAC) responded to a significant shortfall of indoor multipurpose sports courts identified in the 2006 Recreation Needs Study, and the two new courts constructed at Bentleigh Secondary College since 2006 also offset this shortage. • A notable change since 2006 is the provision of additional or improved active recreation facilities designed to accommodate informal sporting uses and fitness activities. In all, 11 new active recreation facilities have been installed or constructed since 2006. • GESAC has provided residents with an upgraded outdoor 50m pool at Bailey Reserve, a new indoor 25m pool, and other complementary water spaces providing improved aquatic facilities for uses such as learn to swim, aquatic fitness, rehabilitation and water play.
<p>Pavilion Redevelopment Strategy (2017)</p> <p>Beyond sport, pavilions are increasingly seen as community assets that offer various recreational, social and sporting opportunities to the broader community. This has created growing expectation to provide well-designed, flexible and accessible community sporting infrastructure. The Pavilion Redevelopment Strategy provides Council with a clear and equitable framework for prioritising investment. It will inform annual budgets and guide long-term financial planning. The Strategy does not commit Council to implementing the priorities in any set order as this can be influenced by financial planning decisions, unique opportunities, external factors and competing demands for Council resources.</p> <p>Sporting pavilions have been assessed against a set of criteria, which prioritises the future upgrade order. The pavilion locations and priority list identified by the Strategy is shown on the following page.</p>

Document Name								
7. PAVILION PRIORITY LIST								
	Pavilion	Overall score (out of 100)	Functionality (30%)	Open space capacity (15%)	Building condition (20%)	Utilisation (20%)	Opportunity (15%)	Pavilion Priorities Report 2007
1	Lord Reserve Hex Pavilion	64.1	20.0	12.0	14.5	13.5	4.1	Not included due to pool redevelopment
2	Murrumbidgee Park Pavilion	61.8	12.0	12.0	14.5	12.3	10.9	4
3	Lord Reserve Cream Brick Pavilion	56.8	20.0	11.0	16.4	5.4	4.1	Not included due to pool redevelopment
4	Marlborough Street Reserve Pavilion	55.5	12.0	8.0	10.9	12.3	12.3	2
5	Koorngang Park Pavilion	54.0	16.0	9.0	12.7	10.8	5.5	Not included due to pool redevelopment
6	Victory Park Pavilion	53.2	14.0	8.0	10.9	10.8	9.5	6
7	King George VI Reserve Pavilion	53.0	12.0	8.0	10.9	11.2	10.9	10
8	Bailey Reserve Softball Pavilion	52.2	16.0	7.0	7.2	11.2	10.9	Not included due to pool redevelopment
9	EE Gunn Reserve Baseball Pavilion	51.9	20.0	8.0	12.7	6.5	2.7	5
10	EE Gunn Reserve Main Pavilion	47.9	8.0	11.0	12.7	13.5	2.7	7
11	Mackie Road Reserve Pavilion	47.6	14.0	8.0	7.3	10.8	9.5	n/a
12	McKinnon Reserve Pavilion	44.6	8.0	8.0	9.1	15.4	4.1	14
13	Bailey Reserve Pavilion	43.9	10.0	7.0	12.1	13.5	1.4	11
14	East Caulfield Reserve Pavilion	40.6	0.0	10.0	9.1	9.2	12.3	9
15	Caulfield Park Red/Grey Brick Pavilion	36.8	8.0	9.0	9.2	9.2	1.4	Not included as there was a commitment to upgrade Caulfield Park pavilion
16	Bentleigh Reserve Pavilion	36.4	0.0	7.0	6.2	12.3	10.9	15
17	Hodgson Reserve Pavilion	30.1	0.0	9.0	8.2	11.5	1.4	16
18	Caulfield Park Main Pavilion	29.9	6.0	7.0	5.1	10.4	1.4	8
19	Moorleigh Reserve Pavilion	29.8	4.0	7.0	7.3	8.8	2.7	13
20	Glen Huntly Park Pavilion	27.7	0.0	7.0	9.1	6.2	5.5	12
	Caulfield Park Pavilion and Community Room							Not included as there was a commitment to upgrade Caulfield Park pavilion
	Julie Cooper Pavilion — Centenary Park							3
	Duncan MacKinnon Pavilion and Community Room							1
	Packer Park Pavilion							Not included in list as it was recently redeveloped
	DC Bricker Pavilion – Princes Park							Not included in list as it was recently redeveloped
	Princes Park Multi-purpose Pavilion							Not included in list as it was recently redeveloped

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|--|--|
| 1 Bailey Reserve Pavilion | 14 Glen Huntly Park Pavilion |
| 2 Bailey Reserve Softball Pavilion | 15 King George VI Reserve Pavilion |
| 3 Hodgson Reserve Pavilion | 16 Koomang Park Pavilion |
| 4 Berneigh Reserve Pavilion | 17 Lord Reserve Hex Pavilion |
| 5 Caulfield Park Pavilion and Community Room | 18 Lord Reserve Cream Brick Pavilion |
| 6 Caulfield Park Main Pavilion | 19 Madie Road Reserve Pavilion |
| 7 Caulfield Park Red/Grey Brick Pavilion | 20 Marlborough Street Reserve Pavilion |
| 8 Julie Cooper Pavilion — Centenary Park | 21 McKinnon Reserve Pavilion |
| 9 DC Braker Pavilion — Pinnoes Park | 22 Moonleigh Reserve Pavilion |
| 10 Duncan McKinnon Reserve Pavilion and Community Room | 23 Mumsbeena Park Pavilion |
| 11 East Caulfield Reserve Pavilion | 24 Packer Park Pavilion |
| 12 EE Gunn Reserve Baseball Pavilion | 25 Pinnoes Park Multi-Purpose Pavilion |
| 13 EE Gunn Reserve Main Pavilion | 26 Victory Park Pavilion |

Early years services

Glen Eira City Council Municipal Early Years Plan 2013–2017

The Municipal Early Years Plan aims to provide strategic direction for the development and coordination of early years services in Glen Eira. The associated action plan gives details for the 2013–17 period. The Plan outlines the following four strategic objectives along with associated strategies:

1: Partnerships and advocacy

- maintain partnerships and links with relevant community agencies;
- strengthen early years partnerships to ensure better planning; and
- advocate to governments and other agencies on behalf of children and their families.

2: Health & safety

- improve the health and safety of children and their families;
- ensure families have access to relevant and up-to-date information about health services available for families within the municipality;
- protect children from vaccine preventable diseases;
- support and encourage breastfeeding to optimise health outcomes for families in accordance with the World Health Organisation (WHO) recommendations; and
- promote State Government health initiatives relevant to children and families.

3: Services for children and their families

- provide Maternal and Child Health service;
- improve levels of support provided to vulnerable families within the community;
- provide services that enhance maternal wellbeing and mental health;
- promote early intervention and inclusion;

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<ul style="list-style-type: none"> • provide Family Day Care and Occasional Care services; • provide support and information for parents and early years services; and • provide quality services. <p>4: Community engagement and connection</p> <ul style="list-style-type: none"> • consult with the community to better meet the needs of families; • support community connectedness and participation by promoting and providing community events and programs; • facilitate and promote opportunities for Glen Eira residents to feel valued, be connected and socially active across the life span; • engage in innovative ways to hear the voices of children; • improve children's connection to the physical and natural environment; and • improve awareness of the importance of sustainable living for families and children in Glen Eira.
Libraries / Neighbourhood Houses / Community Meeting Spaces
<p>Glen Eira Libraries Strategy 2017–2019</p> <p>Over the next three years, Glen Eira Libraries will provide the local community with relevant physical and digital collections; deliver engaging educational and cultural programs; reinvigorate and creatively use library spaces; and ensure all residents have access to our services by breaking down barriers to participation currently in place. In addition, this Strategy will put a framework in place that will ensure first-class library facilities for the Glen Eira community both now and into the future.</p> <p>The Strategy focuses on five key themes: 1) Libraries as community hubs; 2) Libraries as places of learning; 3) the digital Library; 4) the customer experience, and 5) the library brand. The key strategies identified under each of these themes are summarised below.</p> <p><u><i>Theme 1 - Libraries as community hubs</i></u></p> <p>1.1 Review space allocation in each library and develop a progressive program of internal redesign to achieve greater flexibility, better reflect community interests and attract higher levels of participation.</p> <p>1.2 Promote the role of the library as a gathering space for residents to pursue and share literary and creative interests and activities.</p> <p>1.3 Ensure the library is seen as a safe place for residents and one they can go to when seeking information and support.</p> <p><u><i>Theme 2 - Libraries as places of learning</i></u></p> <p>2.1 Work with other Council services to effectively target library programs and services to children and youth.</p> <p>2.2 Take on a leadership role in promoting childhood literacy initiatives to the community.</p> <p>2.3 Tailor resources and programs to meet the learning and literacy needs of communities.</p> <p>2.4 Review and develop our collections, resources and programs to ensure they reflect and meet the current needs of our community.</p> <p>2.5 Encourage and support participation in library activities across all age groups.</p> <p>2.6 Increase access to both technological equipment and technological learning.</p> <p>2.7 Build partnerships with priority community groups and educational institutions to raise awareness and enable collaboration.</p> <p><u><i>Theme 3 - The digital library</i></u></p> <p>3.1 Provide a digital offering that gives library members access to the full range of library services without having to enter a branch.</p> <p>3.2 Ensure provision of digital technology within branches remains up-to-date and meets the expectations and needs of the community.</p> <p>3.3 Equip libraries and connect library users with the skills they need for smart, safe and responsible use of technology.</p> <p><u><i>Theme 4 - The customer experience</i></u></p> <p>4.1 Offer a flexible and inclusive culture that attracts and retains people with the right skills and attitudes to deliver public library products and services into the future.</p> <p>4.2 Develop staff to serve as brand ambassadors for the libraries.</p> <p>4.3 Implement a formal process of customer consultation and feedback.</p> <p>4.4 Develop a comprehensive customer service program including mystery shopping and regular training directed at product and service knowledge.</p> <p>4.5 Ensure branches operate on days and hours that best serve the community.</p>

Document Name
<p>4.6 Review all libraries policies and procedures to ensure we are not over-restrictive in our acceptance of members and our approach to issues.</p> <p><u><i>Theme 5 – The library brand</i></u></p> <p>5.1 Consider re-naming Glen Eira Libraries and Learning Centres to ‘Glen Eira Libraries’.</p> <p>5.2 Strengthen the libraries’ presence within Glen Eira.</p> <p>5.3 Review all marketing collateral and undertake a full brand refresh.</p> <p>5.4 Create a contemporary, exciting and user-friendly online presence.</p> <p>5.5 Ensure any interior spaces reflect the brand and values identified.</p>
Aged care
<p>Positive Ageing in Glen Eira Strategy 2015-2020</p> <p>The Positive Ageing in Glen Eira Strategy 2015-2020 (the Strategy) aims to recognise the important role older adults play in community life and to strengthen their capacity to be engaged, active and age well. The Strategy provides a focus for the actions that Council can lead to support our diverse older adult population. The Strategy identifies the following six priority areas and associated strategies:</p> <p>Priority 1 - Encouraging social connections</p> <p>a. Provide senior citizen centres so that local groups have a place to meet and can deliver a range of activities and multi-cultural programs that encourage older adults to stay connected on a regular basis.</p> <p>b. Support Senior Citizen Clubs in Glen Eira to provide a range of social activities to minimise social isolation.</p> <p>c. Provide older adults with access to a range of recreational, leisure and special interest activities at local community centres, libraries, local parks, arts and culture programs, and other places of interest.</p> <p>d. Support local community organisations through the Community Grants Program to improve social connections and address disadvantage in Glen Eira’s older adult population (including women living in lone households).</p> <p>e. Undertake annual activities that promote intergenerational opportunities through Council Services.</p> <p>Priority 2 - Promoting healthy living</p> <p>a. Facilitate health promotion activities, programs and events that cover topics of relevance for older adults including: physical activity, mental health, nutrition and community safety.</p> <p>b. Encourage partnerships and links between services and community organisations to ensure older adults have access to programs that promote healthy living and looking after themselves.</p> <p>c. Support local community organisations through the Community Grants Program to provide programs that deliver relevant health education, active leisure choices, sporting activities and programs that improve the health and wellbeing of older adults.</p> <p>d. Promote programs that encourage the community, and particularly neighbours, to look out for the health and wellbeing of older adults in the community and explore initiatives based on Neighbourhood Support Programs such as “Street by Street” through Glen Eira’s local Community and Neighbourhood Houses.</p> <p>e. Promote programs and run targeted health promotion activities for men in partnership with local groups.</p> <p>Priority 3 - Providing information</p> <p>a. Provide information about support services, volunteering opportunities and activities older adults can access in Glen Eira including eligibility, service criteria and concessions available.</p> <p>b. Provide education and awareness around preparing for older age including end of life planning such as wills, powers of attorney, housing options and end of life care.</p> <p>c. Promote awareness of positive ageing to the broader community through Council media such as Glen Eira News and the Council website.</p> <p>d. Ensure any information provided is in accessible formats that can easily be understood by older adult residents with particular emphasis on: culturally and linguistically diverse communities, disability and socially isolated.</p> <p>e. Work with other local service providers to ensure information provided to older adults is up to date and accurate for their needs.</p> <p>f. Promote awareness of Elder Abuse and the right to age with dignity, respect and safety.</p> <p>g. Promote inclusion and raise awareness of issues of discrimination experienced by older population groups that identify as Aboriginal and Torres Strait Islander people, culturally and linguistically diverse communities, people with disabilities and LGBTI.</p>

Document Name
<p>h. Promote transport programs and provide information sessions and/or written material on options for older adults to remain independent and connected to the community through different modes of personal and public transport.</p> <p>i. Facilitate the running of a Planning for Ageing Convention that provides education on a range of legal, planning and housing options in the community.</p> <p>j. Raise awareness of gaming and gambling issues to minimise the impact on the older adult population.</p> <p>Priority 4 - Planning community spaces</p> <p>a. Ensure older adult needs, interests and safety is considered in town planning, urban design, development, management or renewal of Council assets.</p> <p>b. Improve footpaths across the municipality to improve access to age-friendly environments where feasible.</p> <p>c. Ensure any major development of parks and open space provides active and passive recreation opportunities for older adults.</p> <p>d. Continue with Council's annual program of disability access audits to resolve a range of accessibility needs across Council Buildings.</p> <p>e. Advocate to the State Government for improvements to public transport routes, availability, accessible services and accessible infrastructure when planning, designing and developing their assets, policies and strategies.</p> <p>Priority 5 - Working and volunteering</p> <p>a. Encourage and promote volunteering within the local community and provide programs that reward and recognise the efforts of local volunteers.</p> <p>b. Utilise Council libraries as venues that provide opportunities for education and learning.</p> <p>c. Investigate opportunities for reducing the number of older adults experiencing age discrimination in the workplace.</p> <p>d. Utilise business development channels to promote the value of retaining older adults in the work place and explore strategies that potentially expand opportunities for volunteering.</p> <p>e. Facilitate the running of a Volunteer Expo in Glen Eira to build capacity for volunteering in the community.</p> <p>Priority 6 - Accessing services and support</p> <p>a. Ensure Community Care, Residential Aged Care and planned activity groups continue to be provided to those who are disadvantaged, socially isolated or have low incomes within the Glen Eira community as arrangements for funding and administration of programs change.</p> <p>b. Encourage older adults to access services and supports from community organisations, senior citizen clubs, U3A's, libraries, sporting associations and GESAC as they age and encourage services to adapt their programming to respond to the needs of older community members.</p> <p>c. Consult with local community groups and older adults to identify service needs within the community.</p> <p>d. Facilitate community transport services to support older adult's ability to access services and support.</p> <p>e. Council's Older Adult program areas to participate in networks or projects that support a more connected aged care service system.</p> <p>f. Encourage wider understanding of the aged care system and how it works to support older adults to access services and supports as they need them.</p> <p>g. Advocate to State and Federal Governments to ensure older adults have access to an adequate range of health and other support services that meet the needs to age in place.</p>

Table 11 – Non-Council Strategies and Plans

Document Name
<p>Melbourne Archdiocese Strategic Provision Plan 2014: Southern Region Archdiocese of Melbourne Catholic Education Office Melbourne (September 2014)</p> <p>The Catholic Education Office – Archdiocese of Melbourne (CEOM) seek to fulfil a mission to ensure that every Catholic child, whose parents so choose, has access to Catholic education and to provide Catholic families and communities with a quality education options that promotes the Church's teachings.</p> <p>To this end, the CEOM commissioned this research and analysis to determine demand for Catholic schools now and into the future and compare this with existing and planned schools across the entire Archdiocese of Melbourne. The study involved extensive review of existing strategic provision planning, development of a robust enrolment demand model, and development of a series of reports and interactive tools for the CEOM to use beyond the life of the project.</p>

Document Name
<p>This is the Report for the Southern Region which includes 58 Parishes which broadly follow the eastern coast of Port Phillip Bay from inner Melbourne to Sorrento. North. The region largely excludes the south-eastern growth area which primarily falls within the Sale Diocese.</p> <p>The report concluded that:</p> <p><i>“The Southern Region is largely stabilised in terms of urban development and there is no significant need for new schools or closure of existing schools required. However, there is some mis-alignment with the provision of schools across the region which may warrant new schools/campuses being established to ensure better alignment with the local population and areas of significant localised growth. These included:</i></p> <ul style="list-style-type: none"> <i>– Potentially one (large) primary school and possibly one secondary college in the Fishermans Bend redevelopment area in Port Melbourne, Middle Park, Melbourne South parish. Further investigation regarding the secondary college is required.</i> <i>– There is a potential under provision of secondary colleges in the outer parts of the middle sub-region. An additional secondary college around the Hampton Park and Seaford area could potentially provide better local outcomes. Further research is required.”</i>
<p>Health 2040: Advancing health, access and care</p> <p>The organisation’s vision is for all Victorians to have:</p> <ul style="list-style-type: none"> • better health – skills and support to be healthy and well • better access – fair, timely and easier access to care • better care – world-class healthcare every time. <p>Better health</p> <ul style="list-style-type: none"> • A system geared to prevention as much as treatment • Everyone understands their own health and risks • Illness is detected and managed early • Healthy neighbourhoods and communities encourage healthy lifestyles <p>Better access</p> <ul style="list-style-type: none"> • Care is always there when people need it • More access to care in the home and community • People are connected to the full range of care and support they need • There is fair access to care <p>Better care</p> <ul style="list-style-type: none"> • Target zero avoidable harm • Healthcare that focuses on outcomes • People are active partners in care • Care fits together around people’s needs
<p>Alfred Health Strategic Plan: 2016 – 20</p> <p>The purpose of this Plan is to improve the lives of patients and their families, our communities and humanity.</p> <p>1 Goal: Provide high-quality patient-centred care</p> <p>2 Goal: Lead innovative specialist care nationally and internationally</p> <p>3 Goal: Engage with our diverse community to promote mental and physical health and wellbeing</p> <p>4 Goal: Promote a healthy, respectful and safe workplace and a skilled, engaged and compassionate workforce</p> <p>5 Goal: Lead excellent, innovative and collaborative health research</p> <p>6 Goal: Deliver a modern and technologically-enabled work and hospital environment</p> <p>7 Goal: Manage our resources and environment sustainably</p>

Document Name
<p>Monash Health Strategic Plan 2013-18</p> <p>Monash Health is Victoria’s leading integrated health service serving the south eastern suburbs of Melbourne.</p> <p>Monash Health has more than 40 sites including:</p> <ul style="list-style-type: none"> • Six public hospitals - Monash Medical Centre (640 beds), Moorabbin Hospital (147 beds), Dandenong Hospital (573 beds), Casey Hospital (273 beds), Kingston Centre (183 beds), Cranbourne Centre (same-day acute and sub-acute) • One private hospital - Jessie McPherson Private Hospital (106 beds) • 21 community health sites • Hospital in The Home (118 bed virtual acute ward) • Five aged care facilities (294 beds) - Chestnut Gardens, Yarraman, Mooraleigh, Eastwood, Allambee • Eight mental health facilities - Inpatient, residential, community care and drug and alcohol units. <p>The purpose of the Plan is to deliver quality, patient-centred health care and services that meet the needs of our diverse community.</p> <p>Put patients first</p> <ul style="list-style-type: none"> • We consistently deliver high quality, best practice care • Our patients’ care exceeds their expectations • Our patients state that they are partners in their care • Our diverse community reports that we are meeting their needs <p>Drive values innovation</p> <ul style="list-style-type: none"> • We transform systems to deliver outstanding care • Innovations in research are translated into exceptional care • We are a flexible organisation that anticipates and drives change • We support innovative thinking and ideas that enable the achievement of our vision <p>Partner strategically for outstanding outcomes</p> <ul style="list-style-type: none"> • Our partnerships deliver mutual benefits • Our diverse community tells us that their health care journeys are seamless • Collectively, we are leaders in translational research • Our staff report that we have exceptional interprofessional teaching and clinical training • Together with the traditional owners of the land, we close the health gap <p>Lead sustainable healthcare</p> <ul style="list-style-type: none"> • Our systems and processes are simple and effective • We focus on the delivery of high quality services while balancing competing demands • We use data and evidence to inform and improve our services • We apply our healthcare resources to what we do best • We work with our people to ensure we have the capabilities for the future • We are superior performers against our Statement of Priorities • We continue to enhance our communication
<p>Victoria Police Blue Paper: A Vision for Victoria Police In 2025</p> <p>Based on an understanding of the role of Victoria Police, the principles of policing, and the external and internal challenges facing Victoria Police, A Vision for Victoria Police in 2025 lays out three proposed strategic directions to enhance public safety, and increase value for money for the Victorian community through its investment in Victoria Police:</p> <p>1. Better matching of resources to demand by rethinking the traditional operating model</p> <p>The Paper makes the following observations on this direction:</p>

Document Name
<p><i>The traditional police service delivery model needs to shift from one based on an historical geographic footprint, to one that is mobile, technologically-advanced, and more responsive to changing demand. The type and location of police operations should be determined by what is required to provide the best possible service to the community. For example, larger, consolidated ‘supersites’ should replace many of the smaller and less operationally-effective traditional police stations. The supersite – or sites - in each Division should be the central ‘hub’ that supports a variety of other Victoria Police service points for local communities, such as ‘shopfronts’, mobile police stations, and self-service kiosks for non-urgent issues. In rural Victoria, multiple hubs might be required. Supersites should be multi-disciplinary centres where Victoria Police is co-located with other public services”.</i></p> <p>2. Improving capability through workforce reform and technology</p> <p>The Paper makes the following observations on this direction:</p> <p><i>“Victoria Police officers need to be far better supported by modern technology. They need to have the information and systems to do their work in a more ‘virtual’ environment, and to be freed from time-consuming paperwork. Technology should also support a strong culture of information security.</i></p> <p><i>Frontline officers should not need to return to their supersite during their shift: the proportion of an officer’s time spent in the community (not in a police complex) should increase from 54 per cent to around 80 per cent. Each supersite should be designed to accommodate an IT system which allocates tasks and coordinates police operations. The system would integrate audio and video feeds from mobile and fixed sensor platforms, advanced analytics, and advice from partner agencies. It would also have capacity for a custody suite, operated by a private provider.</i></p> <p><i>Victorians should be able to report crime and suspicious activity through online self-service portals, and provide pictures and video to assist in offender identification. There should also be a dedicated non-emergency telephone line, where the public can talk directly to a staff member who can take their report and provide access to crime prevention information. Individuals should be able to track the progress of their reports via a secure online system. The system would, via social media, provide the community with real time alerts and requests for assistance to solve a crime or problem.”</i></p> <p>3. Collaborating more closely through partnerships</p> <p>The Paper makes the following observations on this direction:</p> <p><i>“Different types of partnerships with the community are necessary:</i></p> <ul style="list-style-type: none"> <i>• An effective model of local policing in collaboration with residents and business owners will remain of vital importance, for maintaining and building community trust and confidence in Victoria Police.</i> <i>• Local policing partnerships should use practical and wide-reaching methods for public participation to shape local priorities (such as community forums and social media platforms). A more personal approach, through greater face-to-face interaction with identified individual police officers – recognisable ‘faces’ – is vital.</i> <i>• Victoria Police must increase the trust that communities of identity (relating to gender, ethnicity, religion, sexuality, age, capacity or otherwise) have in its ability to serve them as well and treat them as fairly as anybody else.</i> <i>• Victoria Police needs to engage with businesses in a different way for mutual benefit, based on enduring structures and processes.</i> <i>• Police and private security firms need to work together to deter crime and maintain public order most effectively, but police should retain an involvement in the regulation of the industry, and could become involved in the training of its members”.</i> <p>VICSES Corporate Plan 2015-2018</p> <p>The mission outlined in this Strategy is for VICSES to partner with communities, government, other agencies and business to provide timely and effective emergency management services, building community preparedness, disaster resilience and contributing to risk prevention.</p> <p>The strategic themes and associated actions outlined by the Plan are:</p>

Document Name
<p>1. People and Culture</p> <ul style="list-style-type: none"> • Implement the VICSES Our People strategy 2014-2018 • Develop a VICSES volunteer strategy <p>2. Community and Industry Partnerships</p> <ul style="list-style-type: none"> • Develop and deliver a community connection program that meets the diverse needs of the communities in which VICSES operates • Foster wide support from industry, business and/or employers for the VICSES, and its volunteer members, to deliver services to the community <p>3. Government Support</p> <ul style="list-style-type: none"> • Develop and deliver a Government and Local Government engagement and advocacy strategy • Develop appropriate business cases for investment in VICSES capability and establish appropriate advocacy programs • Contribute to the delivery of the Emergency Management Victoria Strategic Action Plan <p>4. Service Delivery</p> <ul style="list-style-type: none"> • Implement the Planning the Future Together strategy recommendations • Implement the information communication technology strategy 2014-2018 • Develop a Memorandum of Understanding between emergency services to better deliver support for diverse communities <p>5. Community Awareness</p> <ul style="list-style-type: none"> • Develop and implement a strategic communication strategy and corporate communications plan • Develop a community resilience strategy
<p>Ambulance Victoria Strategic Plan 2017-2022</p> <p>This Strategic Plan outlines how Ambulance Victoria will continue its recent operational reforms, to provide Victorians with a world-class emergency ambulance service over the next five years.</p> <p>The Plan focuses on achieving four key outcomes and associated priorities:</p> <p>Outcome1 - An exceptional patient experience</p> <ul style="list-style-type: none"> • Providing safe, high quality, timely and expert patient care every time • Helping people to make informed decisions about their emergency health care • Connecting people with the care they need • Using research and evidence to continuously learn and improve our services <p>Outcome 2 - Partnerships that make a difference</p> <ul style="list-style-type: none"> • Working with communities to deliver local emergency health care solutions • Collaborating with our partners to improve health outcomes • Planning for and responding to major events and emergencies • Sharing knowledge, experience and data <p>Outcome 3 - A great place to work and volunteer</p> <ul style="list-style-type: none"> • Keeping our people safe, and physically and psychologically well • Providing an inclusive and flexible workplace • Developing a culture of continual learning and development

Document Name
<ul style="list-style-type: none"> • Embedding an ethical, just and respectful culture <p>Outcome 4 - A high performing organisation</p> <ul style="list-style-type: none"> • Embracing innovative ideas, systems and technology • Being accountable for our actions and outcomes • Improving our integrated service model • Operating in a financially and environmentally sustainable way
<p>Court Services Victoria Strategic Asset Plan:2016-2031</p> <p>The purpose of this Plan is to deliver safe, secure and sustainable court and tribunal assets via excellent and expert asset management.</p> <p>Court Services Victoria (CSV) aims to enable provision of accessible justice for all Victorians through a portfolio of buildings that are safe, secure and sustainable to meet the service needs of the jurisdictions, court and tribunal users and community, now and into the future.</p> <p>The key priority focus areas are:</p> <ul style="list-style-type: none"> • Enabling specialist court infrastructure including family violence response • Ensuring safe, flexible, future proofed and fit-for-purpose environments • Delivering Melbourne CBD Legal Precinct (the Precinct) development requirements • Delivering Melbourne growth corridor development priorities • Implementing the Court Services Delineation Model across metropolitan and regional Victoria • Identifying a set of principles that will determine proper priorities and allocation of resources for new capital works and maintenance of the existing asset base both within and between the CBD, metropolitan Melbourne, and regional Victoria. <p>The strategy responds to the defined service needs of all jurisdictions, incorporating the following components over a 15 year period:</p> <ul style="list-style-type: none"> • Investment in ten new court and tribunal facilities • Expansion of five existing court and tribunal facilities • Upgrade and lifecycle management across the court portfolio <ul style="list-style-type: none"> - Accommodating the new Court Services Delineation Model - Replacing/upgrading critical infrastructure - Increase in recurrent maintenance funding • Divestment of up to thirteen properties • Release of up to ten leased properties. <p>In relation to the subject site relevant recommendations relate to the south-east metropolitan corridor. These are:</p> <ul style="list-style-type: none"> • Undertake an expansion (potential for staging) of Dandenong Court to meet current and future demand and upgrade it to a Level 2 headquarter court, including expansion of services to enable higher jurisdiction (County Court) inclusion if required. • Address additional future growth in the south-east, including surrounding peri-urban areas with a future new Level 3 court at Officer.

Appendix 2 Existing Community Infrastructure Maps

Figure 10 - Early Years Facilities within 2 Kilometres of Subject Site

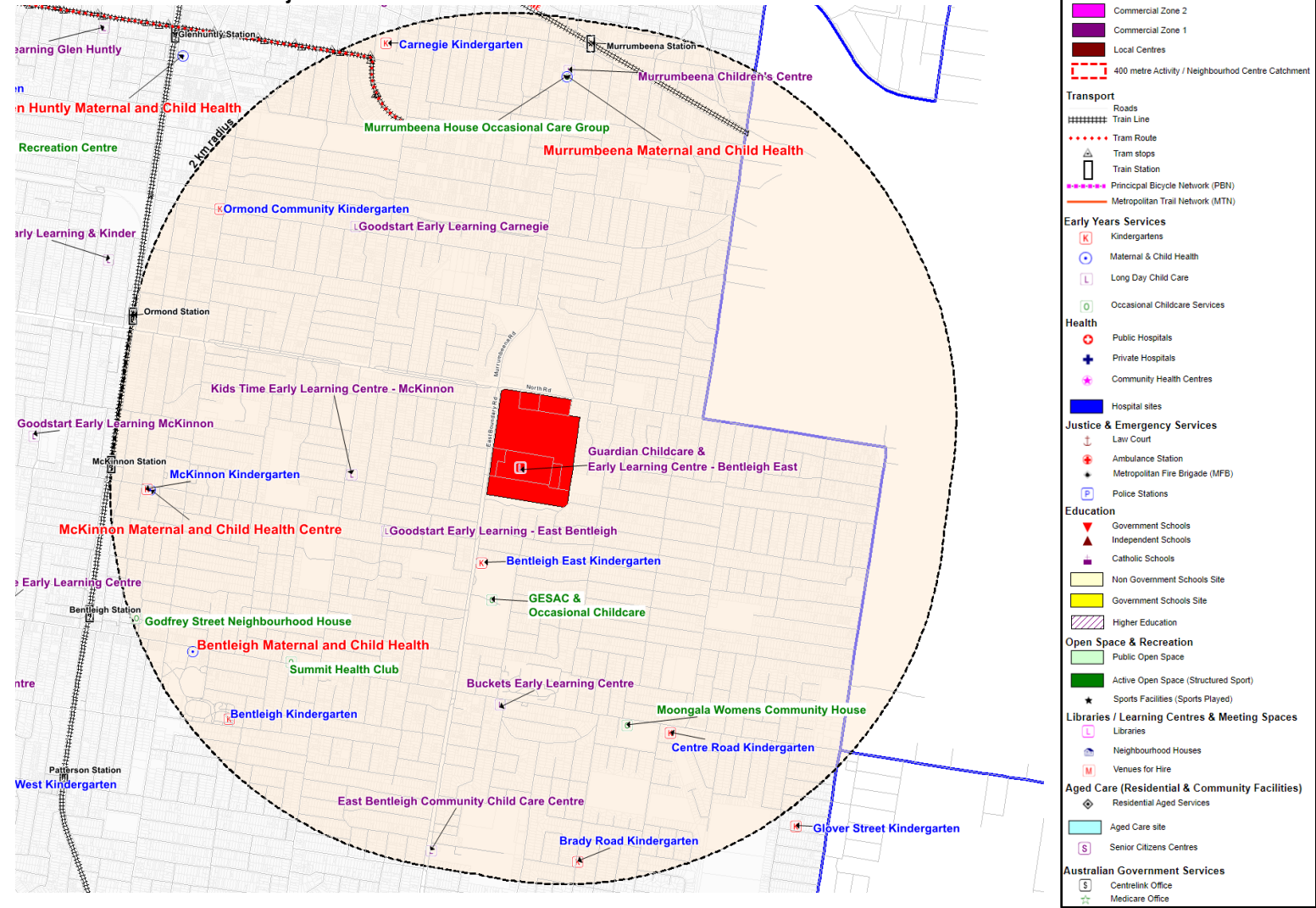


Figure 11 – Community Centres, Neighbourhood Houses & Libraries within 2 Kilometres of Subject Site

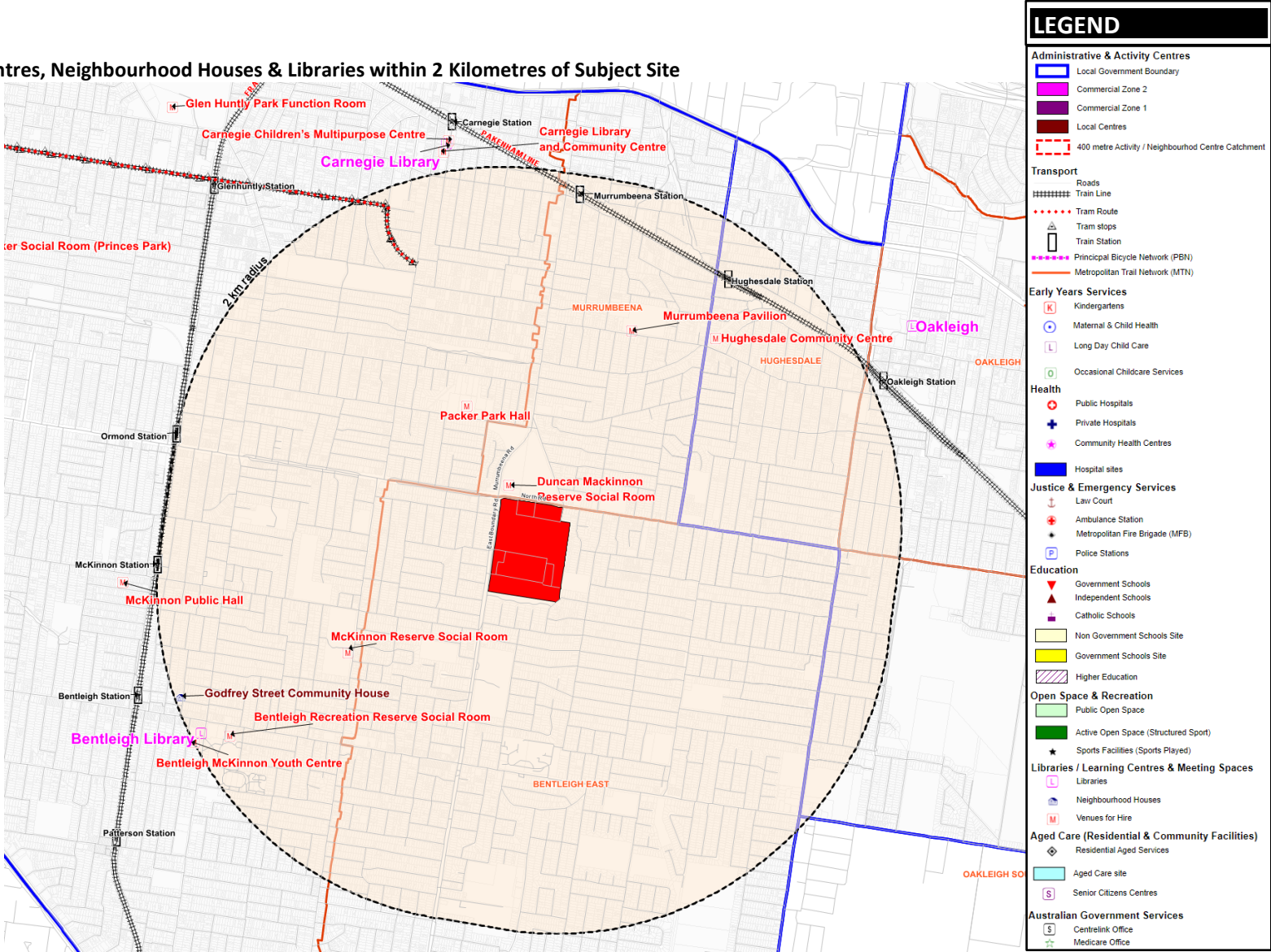
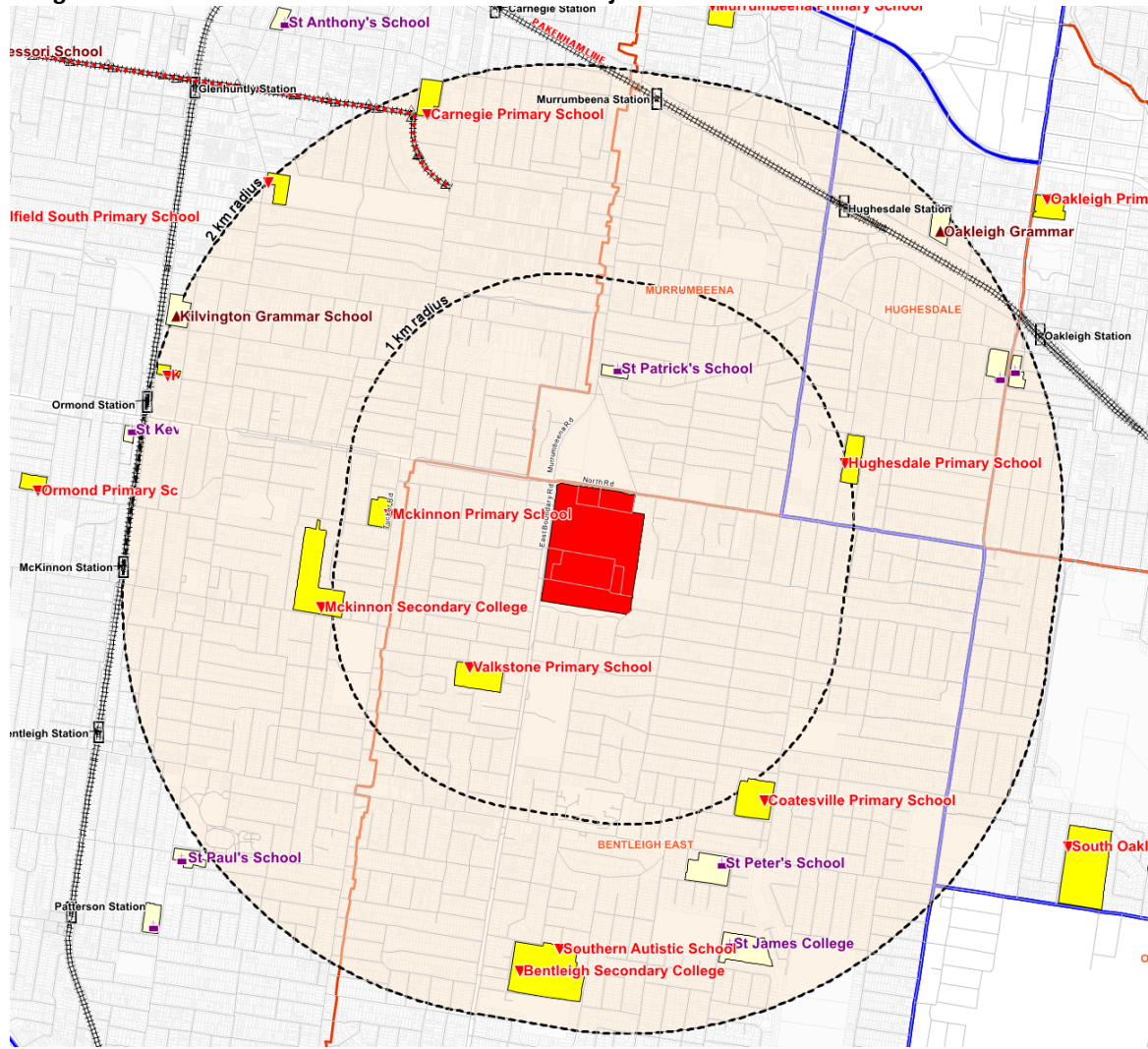


Figure 12 – Primary, Secondary & Higher Education Facilities within 2 kilometres of Subject Site



LEGEND

Administrative & Activity Centres

- Local Government Boundary
- Commercial Zone 2
- Commercial Zone 1
- Local Centres
- 400 metre Activity / Neighbourhood Centre Catchment

Transport

- Roads
- Train Line
- Tram Route
- Tram stops
- Train Station
- Principal Bicycle Network (PBN)
- Metropolitan Trail Network (MTN)

Early Years Services

- Kindergartens
- Maternal & Child Health
- Long Day Child Care
- Occasional Childcare Services

Health

- Public Hospitals
- Private Hospitals
- Community Health Centres
- Hospital sites

Justice & Emergency Services

- Lav Court
- Ambulance Station
- Metropolitan Fire Brigade (MFB)
- Police Stations

Education

- Government Schools
- Independent Schools
- Catholic Schools
- Non Government Schools Site
- Government Schools Site
- Higher Education

Open Space & Recreation

- Public Open Space
- Active Open Space (Structured Sport)
- Sports Facilities (Sports Played)

Libraries / Learning Centres & Meeting Spaces

- Libraries
- Neighbourhood Houses
- Venues for Hire

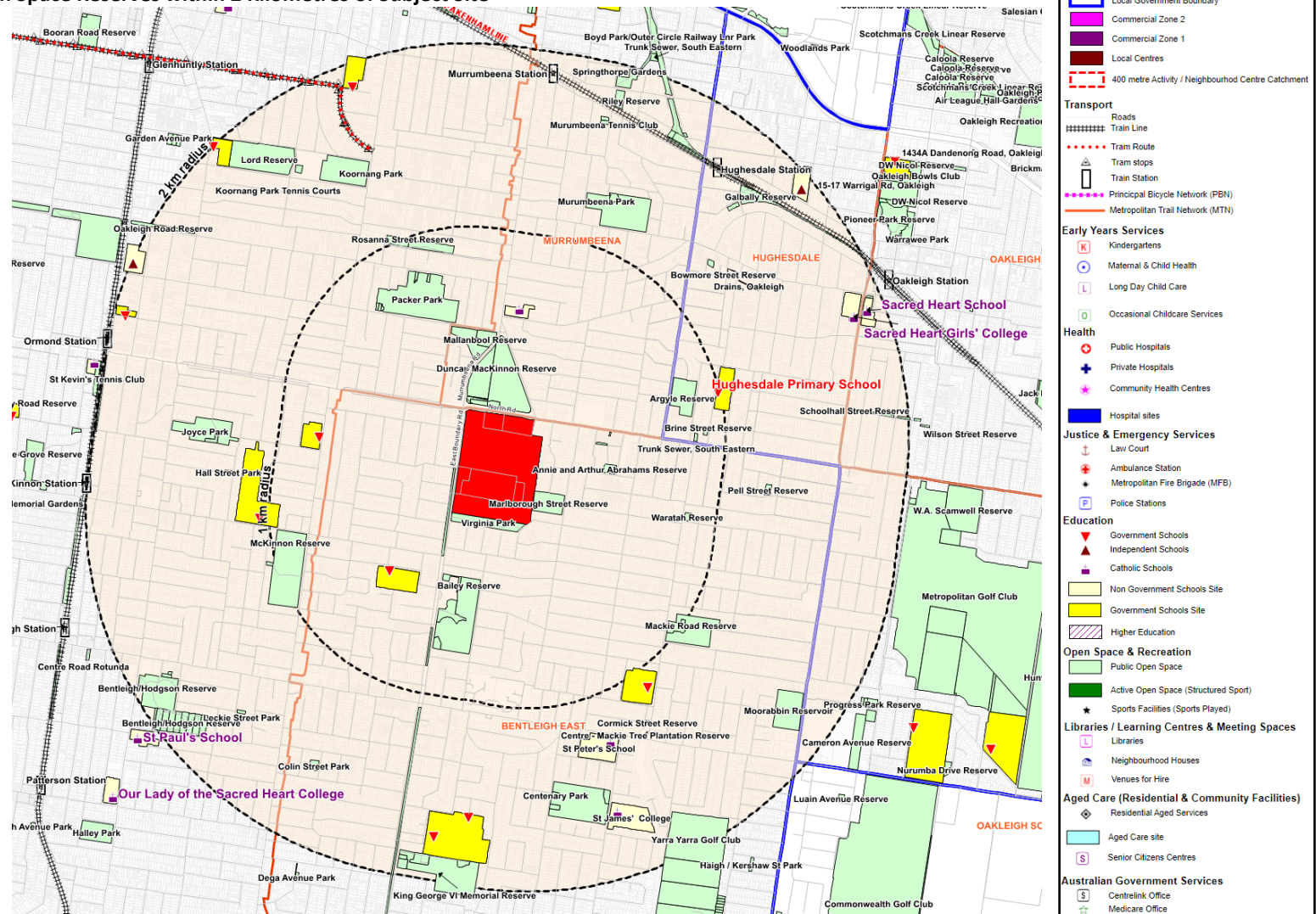
Aged Care (Residential & Community Facilities)

- Residential Aged Services
- Aged Care site
- Senior Citizens Centres

Australian Government Services

- Centrelink Office
- Medicare Office

Figure 13 – Main Public Open Space Reserves within 2 Kilometres of Subject Site



East Village
Social Infrastructure Assessment

Figure 14 – Major Active Open Space & Recreation Facilities within 2 Kilometres of Subject Site

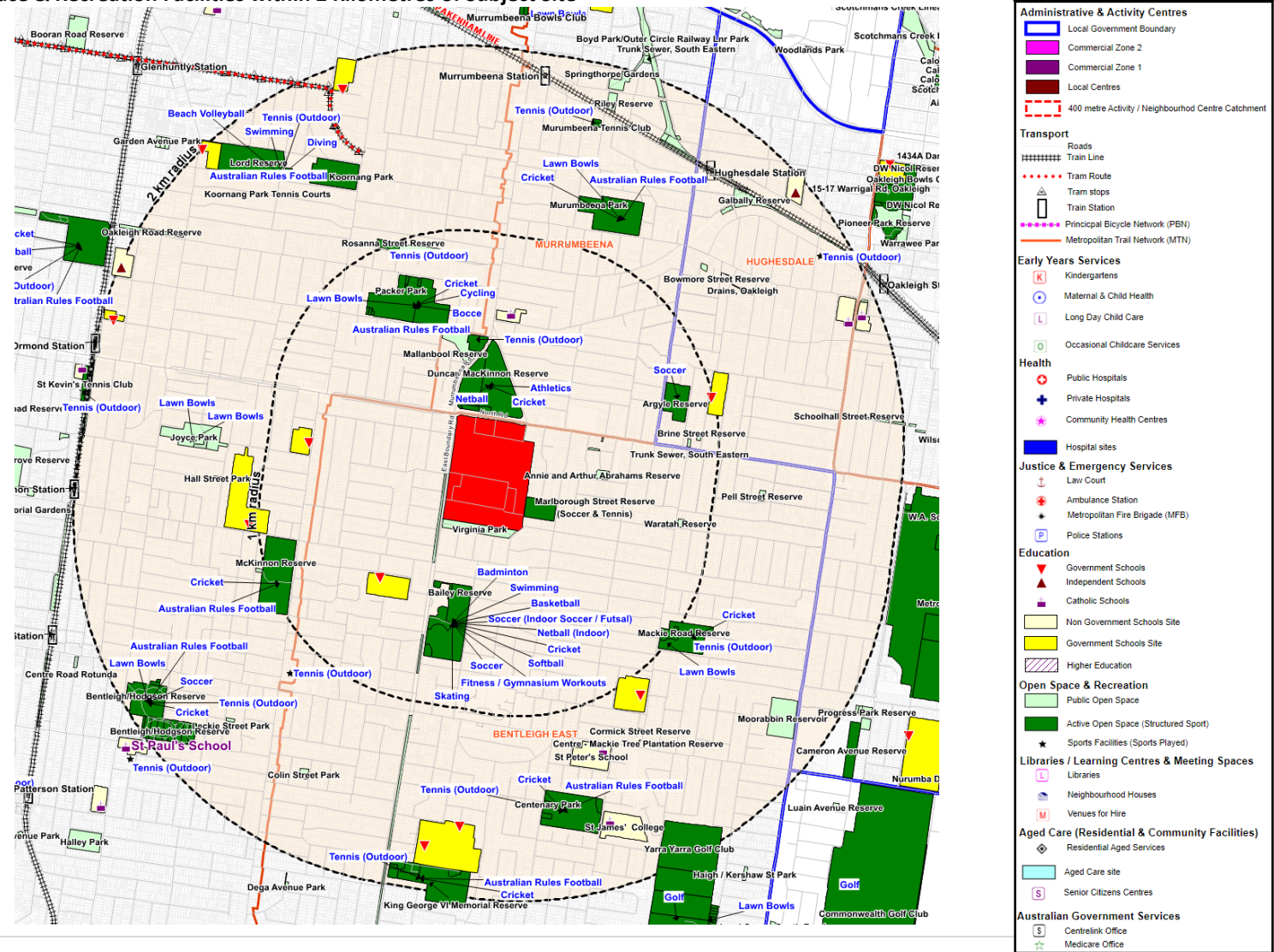


Figure 15 – Acute Health and Community Health Services within close proximity of Subject Site

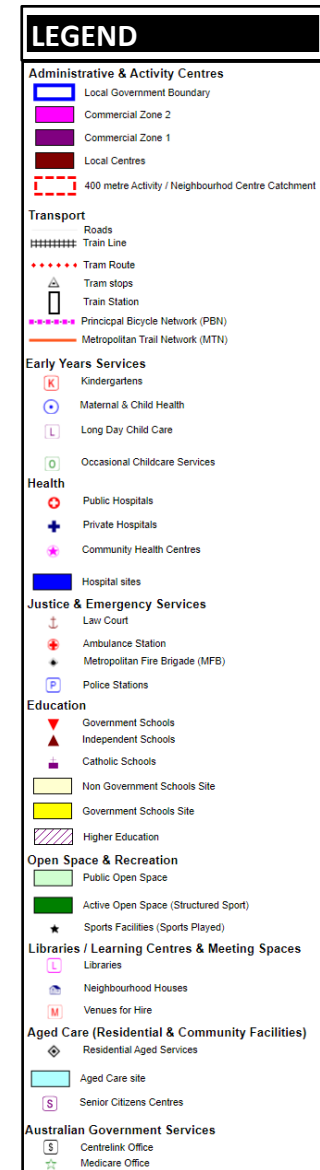
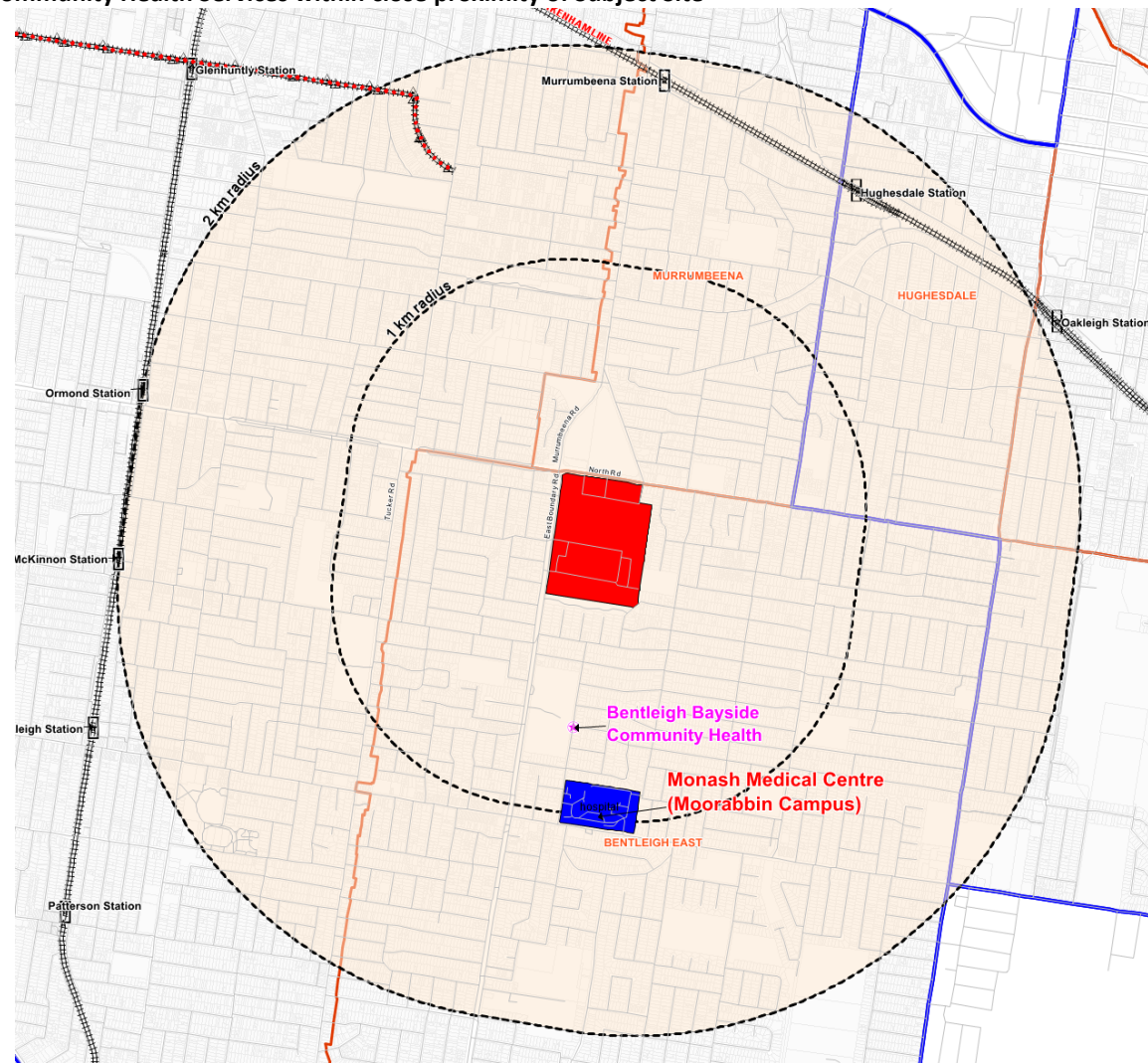


Figure 16 – Residential & Other Older Persons Services within 2 Kilometres of Subject Site

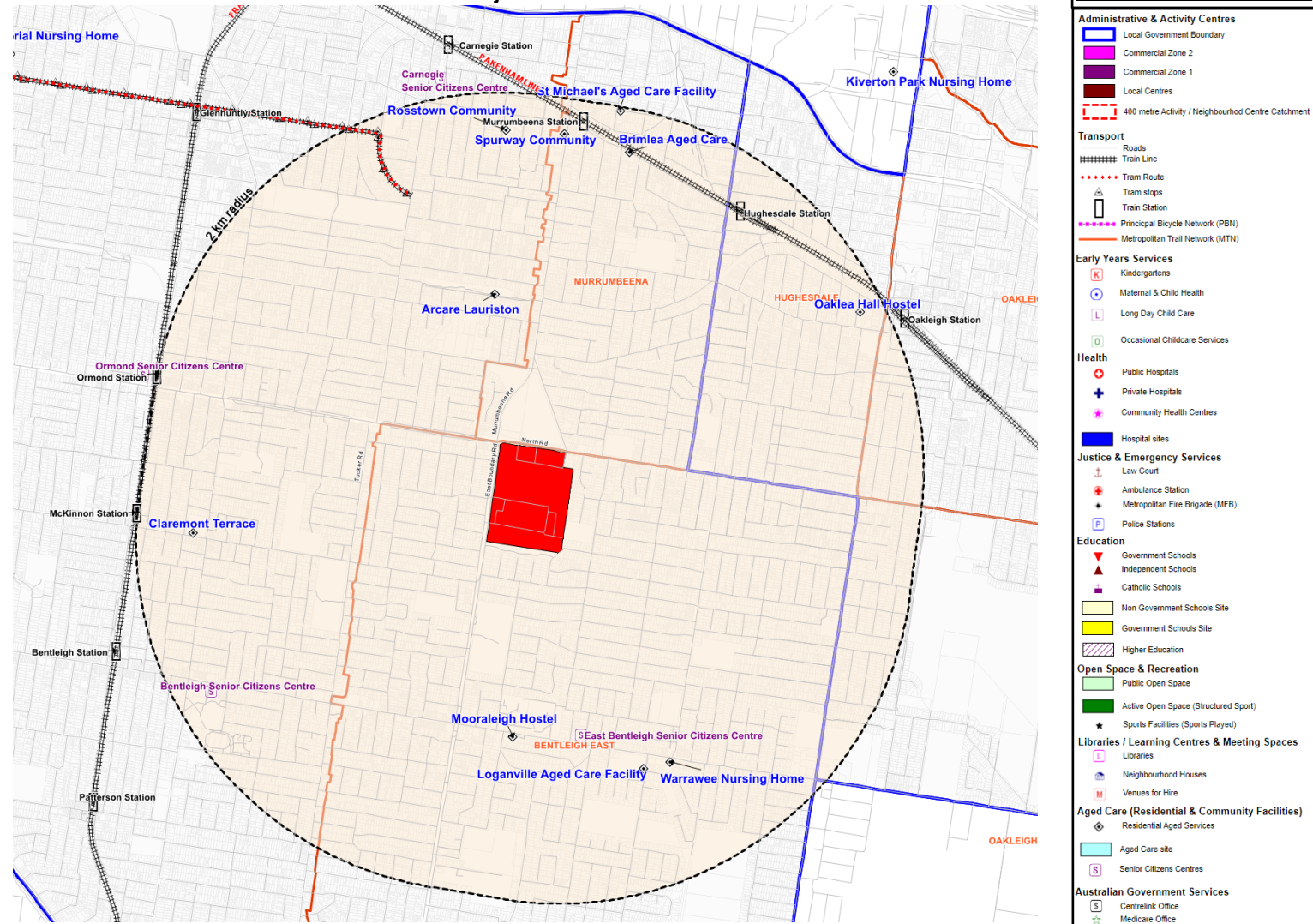
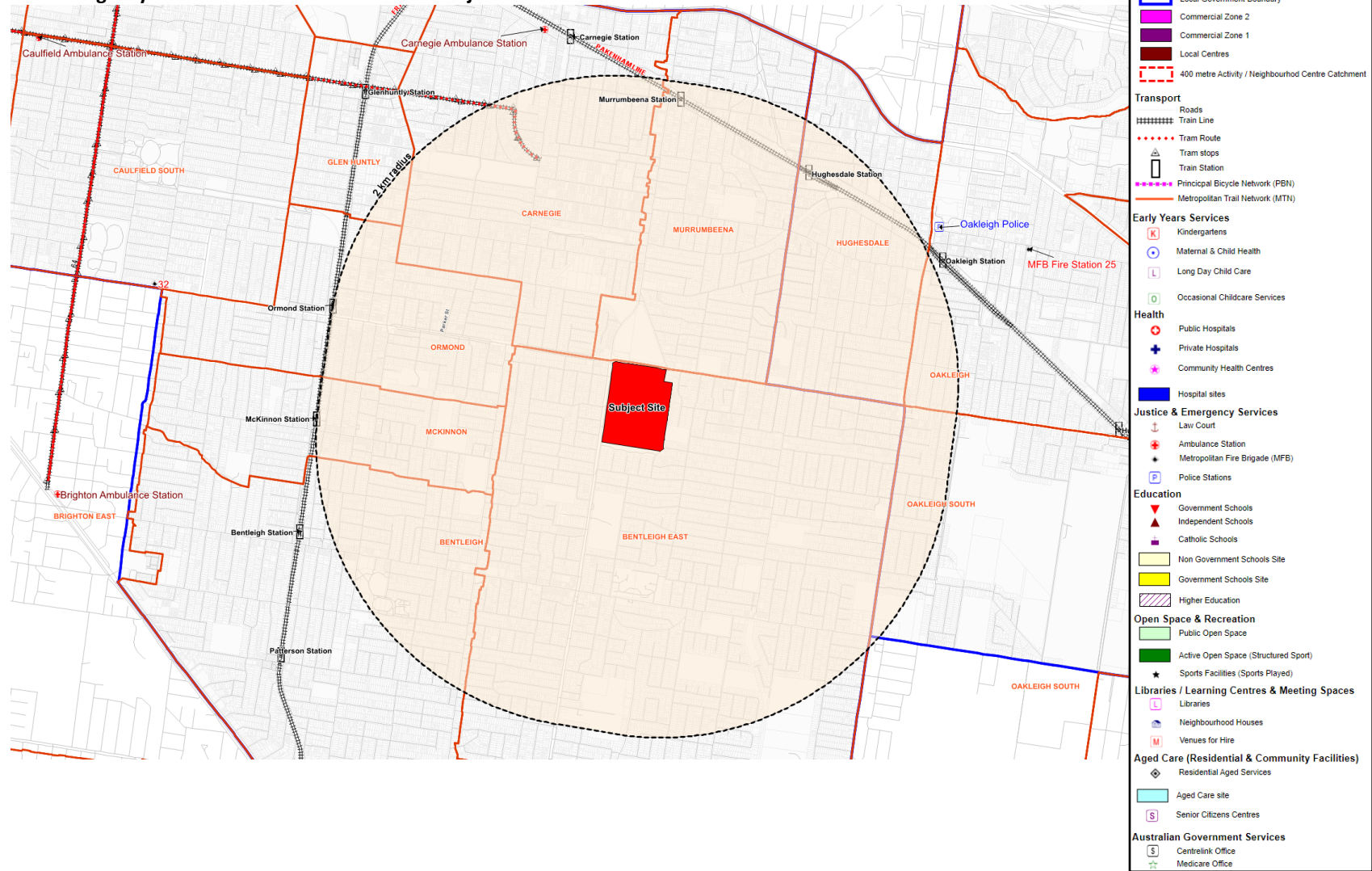


Figure 17 - Police & Emergency Services within 2 Kilometres of Subject Site



Appendix 3. Social Infrastructure Standards & Demand & Supply Estimates

Table 12 on the following pages shows the main social infrastructure provision standards (and its source) used for the purposes of this assessment, and the indicative demand and supply estimates generated by the proposed development. It should be noted that these standards reflect what the ultimate needs of the community are.

The standards were developed from a variety of sources to assist with estimating both the demand for, and supply of community infrastructure within area. The sources of these standards include:

- *Melbourne Metropolitan Community Infrastructure Assessment*, Victorian Planning Authority (2015);
- *Precinct Structure Plan Guidelines* (PSP Guidelines), Victorian Planning Authority (2010);
- *Planning for Community Infrastructure in Growth Areas* (PCIGA), ASR Research (2008);
- Population and census data, and other survey data from sources such as the Australian Bureau of Statistics;
- Municipal Strategies & Plans;
- Other indicative guidelines provided by State Government Departments (e.g. Department of Education & Training) and key non-Government agencies (e.g. Catholic Education Melbourne), some of which are identified within the PCIGA report, but others were obtained during the course of the consultation process undertaken as part of the update.

As noted in Section 5.2 of this report, the community infrastructure demand and supply estimates are based on a development scenario of 3,000 dwellings.

Table 12 - Description of Social Infrastructure Provision Standards & Demand & Supply Estimates for Development Scenario (3,000 dwellings)

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Public Open Space Contribution					
Public Open Space Contribution	5.7%	Total amount of public open space required under the relevant municipal planning scheme for a proposed development	1.0 hectare	Not available	Schedule to Clause 52.01 of the Glen Eira Planning Scheme
Organised Sport Facility & Participation Estimates					
Indoor recreation facilities					
Indoor sports venue	0.06	No. of courts per 1,000 people	0.3	2.0	An indoor sports venue provision rate for the City of Glen Eira equal to that documented by the MMCA (Melbourne Metropolitan Community Infrastructure Assessment) report (2015) for Glen Eira, prepared by the Victorian Planning Authority
Council aquatic / leisure centre memberships	3.4%	% of Population who are members of a Council aquatic / leisure centre	184	1143	Based on 2010 CERM PI® Operational Management Benchmarks for Australian Public Sports & Aquatic Centres
Council aquatic / leisure centres	60,000	Total population per facility	0.1	0.6	Typical standard used by some Melbourne Growth Area Councils (note: individual LGAs vary on their views about the “desired” benchmark and some have no documented working benchmark).
Outdoor Sports					
Outdoor netball courts	5,000	Total population per court	1	7	Typical low density, Melbourne Growth Area provision standard used by ASR Research / Growth Area Councils
Tennis courts	2,500	Total population per court	2	13	Typical low density, Melbourne Growth Area provision standard used by ASR Research / Growth Area Councils
Organised Sport Participation					

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Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Participation in Sport & Leisure: People aged 15 and over					
Total participating in organised sport	28.0%	% of people aged 15 + years and over participating in organised sporting activity	1,394	7,727	ABS, Participation in Sport and Physical Recreation, Australia, 2011-12
Walking for exercise	24.3%	As above	1,210	6,706	As above
Fitness/Gym	17.6%	As above	876	4,857	As above
Cycling/BMXing	8.8%	As above	438	2,428	As above
Jogging/Running	7.8%	As above	388	2,152	As above
Swimming/Diving	7.7%	As above	383	2,125	As above
Golf	4.6%	As above	229	1,269	As above
Tennis (indoor and outdoor)	4.2%	As above	209	1,159	As above
Netball (indoor and outdoor)	3.5%	As above	174	966	As above
Basketball (indoor and outdoor)	3.2%	As above	159	883	As above
Australian Rules football	2.0%	As above	100	552	As above
Cricket (outdoor)	2.0%	As above	100	552	As above
Soccer (outdoor)	1.9%	As above	95	524	As above
Yoga	1.9%	As above	95	524	As above
Participation in Sport & Leisure: Children aged 5 to 14					

East Village
Social Infrastructure Assessment

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
At least one organised sport	61%	% of people aged 5 to 14 years and over participating in organised sporting activity	132	2,442	ABS, Children's Participation in Cultural and Leisure Activities, Victoria, 2012
Swimming and diving	19%	As above	42	783	As above
Soccer (outdoor)	7%	As above	16	295	As above
Australian Rules football	16%	As above	34	626	As above
Netball	8%	As above	17	323	As above
Basketball	14%	As above	30	561	As above
Tennis	10%	As above	22	416	As above
Martial arts	6%	As above	14	254	As above
Gymnastics	5%	As above	12	218	As above
Cricket (outdoor)	5%	As above	10	194	As above
Rugby League	Not available	Not available	Not available	Not available	As above
Athletics, track and field	3%	% of people aged 5 to 14 years and over participating in organised sporting activity	7	137	As above
Rugby Union	Not available	Not available	Not available	Not available	As above
Touch football	Not available	Not available	Not available	Not available	As above
Soccer (indoor)	Not available	Not available	Not available	Not available	As above
Hockey	1%	% of people aged 5 to 14 years and over participating in organised sporting activity	3	57	As above
Other organised sports	9%	As above	19	359	As above
Total participating in organised sport		5-14 year old estimate + 15+ estimate (shown above)	1,526	10,168	

East Village
Social Infrastructure Assessment

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Kindergartens					
% of 4 year olds participating in 4 year old Kindergarten	100%	% of all eligible children participating in 4 Year Old Subsidised Kindergarten	30	401	Victorian State Government Policy
Total number of enrolments in 4 year old sessional Kindergarten	71%	% of participating children (see above) enrolled at a Sessional Kindergarten service	21	285	Based on indicator 31.4 - number of four year old kindergarten enrolments in a long day care or integrated children's services setting (2015 Victorian statewide figure). Victorian Child and Adolescent Monitoring System (VCAMS), Department of Education & Training
Number of Kindergarten rooms when proposed policy changes are implemented	66	Number of sessional Kindergarten rooms required if 1 Kindergarten room accommodates 66 enrolments per week	0.3	4.3	ASR Research, based on 1 Kindergarten room providing capacity for 66 funded Kindergarten enrolments per week (assuming room licensed for 33 places)
Maternal & Child Health					
Number of MCH sessions per week	60	1 session per 60 children aged 0-3 years	2.9	26.2	ASR Research calculated measure using actual Growth Area Council data (2008)
Number of MCH consulting units	10	Number of MCH consulting units required based on number of sessions per week (see above)	0.3	2.6	ASR Research, based on 1 MCH consulting unit providing capacity for 10 sessions per week
Playgroup					
Number of 2 hr playgroup sessions per week	50	Total number of children aged 0-3 years required to generate demand for a 2 hour playgroup session per week	3.4	31.5	ASR Research calculated measure using actual Growth Area Council data (2008)
Occasional Child Care					
Number of Occasional Child Care places	22.7	Number of licensed occasional care places per 1,000 eligible population (0-4 years)	4.6	44.8	An occasional child care provision rate for the City of Glen Eira equal to that documented by the MMCI (Melbourne Metropolitan Community Infrastructure Assessment) report (2015) for Glen Eira, prepared by the Victorian Planning Authority

East Village
Social Infrastructure Assessment

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Number of occasional child care centres	30	Total number of facilities required based on number of licensed places generated (see above)	0.2	1.5	ASR Research figure based on a typical size for an occasional child care facility
Long Day Child Care Centres					
Number of Long Day Child Care places	360	Number of licensed long day care places per 1,000 eligible population (0-4 years)	73	711	A library facility provision rate for the City of Glen Eira equal to that documented by the MMCA (Melbourne Metropolitan Community Infrastructure Assessment) report (2015) for Glen Eira, prepared by the Victorian Planning Authority
Number of Long Day Child Care centres	120	Total number of facilities required based on number of licensed places generated (see above)	0.6	5.9	ASR Research figure based on a typical size for a privately operated long day child care facility
Community Centres, Meeting spaces, Neighbourhood Houses & Libraries					
Local multipurpose community centre	3,000	Number of dwellings per local facility	1.0	4.4	Indicative ASR Research provision guideline used in Melbourne outer metropolitan growth areas
multipurpose community meeting space	30	Total number people per sqm of Council community meeting space	180	1,120	Indicative ASR Research provision guideline used in Melbourne outer metropolitan growth areas
Neighbourhood Houses					
Number of Neighbourhood Houses	23,000	Population per facility	0.2	1.5	ASR Research calculation of 2015 existing provision levels in Metropolitan Melbourne based on data from Neighbourhood Houses Victoria website (https://www.nhvic.org.au/)
Libraries					
Number of library loans annum	8.6	Total loans per person	46,440	289,003	Public Libraries Victoria Network, Performance Data 2014-15 (Glen Eira Library Service data)
Number of library visits per annum	4.9	Total visits per person	26,460	164,665	Public Libraries Victoria Network, Performance Data 2014-15 (Glen Eira Library Service data)

East Village
Social Infrastructure Assessment

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Number of library facilities	3.5	Number of facilities per 100,000 people	0.2	1.2	A library facility provision rate for the City of Glen Eira equal to that documented by the MMCA (Melbourne Metropolitan Community Infrastructure Assessment) report (2015) for Glen Eira, prepared by the Victorian Planning Authority
Education Enrolment & Facility Estimates					
Primary Schools					
Govt Primary Enrolment	52%	% of 5-11 year old population	83	1,476	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Catholic Primary Enrolment	17%	% of 5-11 year old population	27	484	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Non Govt Primary Enrolment	24%	% of 5-11 year old population	38	670	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Total Primary Enrolment	92%	% of 5-11 year old population	148	2,629	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Govt Primary School	3,000	Total number of dwellings per facility	1.0	4.4	DET Planning Guideline
Secondary Schools					
Govt Secondary Enrolment	34%	% of 12-17 year old population	46	819	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Catholic Secondary Enrolment	20%	% of 12-17 year old population	26	468	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Non Gov Secondary Enrolment	37%	% of 12-17 year old population	49	869	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Total Secondary Enrolment	91%	% of 12-17 year old population	122	2,155	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Govt Secondary School	10,000	Total number of dwellings per facility	0.3	1.3	DET Planning Guideline
TAFE					

East Village
Social Infrastructure Assessment

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
TAFE Full-Time Enrolment (15 to 24)	4.3%	% of 15-24 year old population	55	162	Participation rates based on 2016 ABS Census data for the City of Glen Eira
TAFE Full-Time Enrolment (25+)	0.6%	% 25 + year old population	21	139	Participation rates based on 2016 ABS Census data for the City of Glen Eira
TAFE Part-Time Enrolment (15 to 24)	2.2%	% of 15-24 year old population	29	85	Participation rates based on 2016 ABS Census data for the City of Glen Eira
TAFE Part-Time Enrolment (25+)	1.0%	% 25 + year old population	35	227	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Universities					
University Full-Time Enrolment (15 to 24)	30.2%	% of 15-24 year old population	392	1,150	Participation rates based on 2016 ABS Census data for the City of Glen Eira
University Full-Time Enrolment (25+)	1.7%	% 25 + year old population	62	402	Participation rates based on 2016 ABS Census data for the City of Glen Eira
University Part-Time Enrolment (15 to 24)	2.4%	% of 15-24 year old population	31	91	Participation rates based on 2016 ABS Census data for the City of Glen Eira
University Part-Time Enrolment (25+)	2.1%	% 25 + year old population	76	489	Participation rates based on 2016 ABS Census data for the City of Glen Eira
Justice & Emergency Services					
Number of MFB / CFA sites	Not available	Not available	Not available	Not available	Not available
Number of Ambulance sites	Not available	Not available	Not available	Not available	Not available
Number of SES sites	Not available	Not available	Not available	Not available	Not available
Number of Police station sites	Not available	Not available	Not available	Not available	Not available
Law Courts					
Number of Courtrooms	30,000	Total population per Courtroom	0.2	1.1	

East Village
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Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Number of Law Court Facilities	400,000	Total population per Law Court Facility	0.01	0.03	Department of Justice Planning Guideline
Primary & Acute Health Services					
Number of public and private hospital beds	3.6	Number of public and private beds per 1,000 people (Australian hospital statistics 2012–13)	19	121	Australian Institute of Health & Welfare: Australian Hospital Statistics 2012–13
Number of public hospital beds	2.4	Number of public beds per 1,000 people (Australian hospital statistics 2012–13)	13	81	Australian Institute of Health & Welfare: Australian Hospital Statistics 2012–13
General practices	0.35	Number of general practices per 1,000 people (Melbourne's Inner Southeast, Metropolitan Health Plan)	2	12	Victorian Government Department of Health, Metropolitan Health Plan Technical Paper (Inner Southeast data), May 2011
Dental services	0.29	Number of dental services per 1,000 people (Melbourne's Inner Southeast, Metropolitan Health Plan)	2	10	Victorian Government Department of Health, Metropolitan Health Plan Technical Paper (Inner Southeast data), May 2011
Pharmacies	0.30	Number of pharmacies per 1,000 people (Melbourne's Inner Southeast, Metropolitan Health Plan)	2	10	Victorian Government Department of Health, Metropolitan Health Plan Technical Paper (Inner Southeast data), May 2011
Projected hospital admissions	431.7	Hospital admissions per 1,000 people (Melbourne's Inner Southeast, Metropolitan Health Plan)	2,331	14,507	Victorian Government Department of Health, Metropolitan Health Plan Technical Paper (Inner Southeast data), May 2011
Emergency presentations	194.8	Emergency presentations per 1,000 people (Melbourne's Inner Southeast, Metropolitan Health Plan)	1,052	6,546	Victorian Government Department of Health, Metropolitan Health Plan Technical Paper (Inner Southeast data), May 2011
Drug & alcohol clients	4.3	Drug & alcohol clients per 1,000 people (Melbourne's Inner Southeast, Metropolitan Health Plan)	23	145	Victorian Government Department of Health, Metropolitan Health Plan Technical Paper (Inner Southeast data), May 2011
Mental health clients	8.5	Mental health clients per 1,000 people (Melbourne's Inner Southeast, Metropolitan Health Plan)	46	286	Victorian Government Department of Health, Metropolitan Health Plan Technical Paper (Inner Southeast data), May 2011

East Village
Social Infrastructure Assessment

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Aged Care & HACC					
Aged Care					
Number of residential aged care beds	80	Number of beds per 1000 people aged 70 years +	21	362	Proposed Australian Government Planning Ratio by 2021 (2012)
Number of Community Aged Care Packages	45	Number of Community Aged Care Packages per 1000 people aged 70 years +	12	204	Proposed Australian Government Planning Ratio by 2021 (2012)
Senior Citizens Members	20%	% of Glen Eira residents aged 65 years + that are members of a senior citizens group	82	1,276	Actual Glen Eira Provision Benchmark (2016)
HACC Services					
Total Number of HACC clients			187	2,113	Victorian HACC fact sheet 2012-13
All HACC services for those aged 65+					
Total number of HACC clients aged 65+	26.3%	% of people using service aged 65+	107	1,677	As above
Allied health	9.51%	% of people using service aged 65+	39	606	As above
Assessment	10.49%	% of people using service aged 65+	43	669	As above
Domestic Assistance	9.31%	% of people using service aged 65+	38	594	As above
Nursing	5.74%	% of people using service aged 65+	23	366	As above
Property Maintenance	5.21%	% of people using service aged 65+	21	332	As above
Personal Care	3.33%	% of people using service aged 65+	14	213	As above
Planned Activity Group	3.09%	% of people using service aged 65+	13	197	As above
Client Care Coordination	3.06%	% of people using service aged 65+	12	195	As above
Meals	3.05%	% of people using service aged 65+	12	195	As above

East Village
Social Infrastructure Assessment

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Respite	0.52%	% of people using service aged 65+	2	33	As above
All HACC services for those aged 0 to 64 years					
Total number of HACC clients aged 0-64 years	1.60%	% of people using service aged 0 to 64 years	80	436	As above
Allied health	0.64%	% of people using service aged 0 to 64 years	32	175	As above
Assessment	0.45%	% of people using service aged 0 to 64 years	23	124	As above
Domestic Assistance	0.25%	% of people using service aged 0 to 64 years	13	68	As above
Nursing	0.39%	% of people using service aged 0 to 64 years	19	105	As above
Property Maintenance	0.12%	% of people using service aged 0 to 64 years	6	32	As above
Personal Care	0.14%	% of people using service aged 0 to 64 years	7	37	As above
Planned Activity Group	0.16%	% of people using service aged 0 to 64 years	8	43	As above
Client Care Coordination	0.16%	% of people using service aged 0 to 64 years	8	44	As above
Meals	0.07%	% of people using service aged 0 to 64 years	3	18	As above
Respite	0.14%	% of people using service aged 0 to 64 years	7	39	As above
Total HACC Service Demand					
Allied health		Total of 65+ & 0 to 64 years	71	781	As above

East Village
Social Infrastructure Assessment

Social Infrastructure Category	Provision ratio / participation Rate	Description of measure	East Village	Bentleigh East Small Area by 2036	Source of Measure / Provision Ratio
Assessment		Total of 65+ & 0 to 64 years	65	793	As above
Domestic Assistance		Total of 65+ & 0 to 64 years	51	662	As above
Nursing		Total of 65+ & 0 to 64 years	43	472	As above
Property Maintenance		Total of 65+ & 0 to 64 years	27	364	As above
Personal Care		Total of 65+ & 0 to 64 years	20	250	As above
Planned Activity Group		Total of 65+ & 0 to 64 years	20	240	As above
Client Care Coordination		Total of 65+ & 0 to 64 years	21	239	As above
Meals		Total of 65+ & 0 to 64 years	16	213	As above
Respite		Total of 65+ & 0 to 64 years	9	72	As above

Appendix 4. East Village - Marlborough Street Reserve Concept Plan⁷



1:1000 (approx) @ A3

East Village - Marlborough Street Reserve

Schematic - Option 5, Landscape Plan - 1:1000 @ A3 (approx)

27.04.18



⁷ Note: This plan is only a proposal and is subject to change following detailed design and further stakeholder engagement.

Appendix 5. City of Casey Leisure Facilities Development Plan Policy - Soccer Pavilion

Leisure Facilities Development plan (LFDP) Policy (Version 1.1)

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Soccer Pavilion (2 Change rooms)

There is no pavilion provided for *Local* fields on Council grounds. Where there is sufficient demand and usage, a combination public toilet block and shelter will be provided.

Facility Component	Building Code Requirements	Recommended Size			Comments & Assumptions (e.g. # of people)
		District	Municipal	Regional	
Change Rooms (Home room includes First Aid area)	Not specific	62m ² Home: 37m ² Away: 25m ²	62m ² Home: 37m ² Away: 25m ²	76m ² Home: 46m ² Away: 30m ²	Allows for 2 change rooms (1 home and 1 away) and up to 15 players changing at one time.
Showers & Toilets	For each 10 participants: 2 pans, 1 basin and 1 shower.	36m ² Home: 18m ² Away: 18m ²	36m ² Home: 18m ² Away: 18m ²	36m ² Home: 18m ² Away: 18m ²	For each change room for 15 persons: 2 pans & 2 showers.
Referees Room (includes showers and toilets)	1 pan and 1 shower	20m ²	20m ²	25m ²	Size allows for changing space, toilet and a cubicle shower/change area to allow mixed gender use.
Public Toilets (includes Accessible)	Building code considers building users only, not spectator crowds. Baseline provision Male: 1 urinal, 1 pan and 1 basin. Female: 2 pans and 1basin Include accessible and ambulant toilets.	25m ²	35m ²	45m ²	Number of public toilets will depend on an assessment of the average expected crowd and the number of pitches.
Kitchen	Not specific	20m ²	25m ²	30m ²	Kitchen/Kiosk facilities can be shared. Designs will require approval from Council's Health Department.
Kiosk	Not specific				
Storage	Not specific	20m ² +	20m ² +	25m ² +	Will depend on the number of home teams sharing the facility. For each team, one internal and one externally-accessed storage area should be provided.
Office	Not specific	12m ²	15m ²	20m ²	One room per facility.
Utility/Cleaners Room	Not specific	5m ²	5m ²	5m ²	Separate cleaners and utility (e.g. bin store) space may be needed.
Community space	Not specific	100m ²	120m ²	160m ²	Will depend on the anticipated crowds and number of teams.
Drinks Servery	Not specific	8m ²	10m ²	15m ²	Note an additional secure store/utility area may be required if a bar is provided.
Subtotal		308m²	348m²	437m²	
External Covered Viewing Area. (Guide Only)	Not specific	123m ²	139m ²	175m ²	Will depend on an assessment of the average crowd; however as a guide the proposed space is based on 40% of the total internal pavilion area of a 2 change room pavilion.

Total Area Provision 431m² 487m² 612m²

Appendix 6. Example of Family & Children's Centre Floor Area Size and Costs from the Clyde Development Contributions Plan



PROWSE QUANTITY SURVEYORS PTY LTD
ABN 83 097 049 548 ACN 097 049 548

CLYDE DEVELOPER CONTRIBUTION PLAN COSTING
COMMUNITY FACILITIES
CO-53-04 - Family and Children's Centre (Level 1)

DATE 4/03/2014
GFA 839
REF 9847/C
Page 3

ELEM	DESCRIPTION	UNIT	QUANTITY	RATE	TOTAL COST
	CO-53-04 - Family and Children's Centre (Level 1)				
	Foyer (FECA)	M2	15	2,100	31,500
	Reception Desk (FECA)	M2	12	2,300	27,600
	Community congregation area (FECA)	M2	50	2,400	120,000
	Kindergarten Rooms (in 2 no. x 33 children) (FECA)	M2	264	2,600	686,400
	MCH Rooms (in 2 no.) (FECA)	M2	44	2,400	105,600
	Multi-purpose space (FECA)	M2	80	2,400	192,000
	Meeting rooms (in 2 no.) (FECA)	M2	24	2,400	57,600
	Kitchenettes (in 3 no.) (FECA)	M2	24	2,800	67,200
	MCH waiting room (FECA)	M2	12	2,400	28,800
	Office (FECA)	M2	12	2,400	28,800
	Staff room (FECA)	M2	20	2,400	48,000
	Children's toilet (FECA)	M2	66	2,800	184,800
	Public Toilets (FECA)	M2	64	2,600	166,400
	First aid room (FECA)	M2	12	2,600	31,200
	Circulation, storage & services cupboards (FECA)	M2	100	2,100	210,000
	Canopy & Verandah (UCA)	M2	40	700	28,000
	Outdoor play space & playground (OPEN)	M2	800	600	480,000
	Site Works				
	Site preparation & demolition	ITEM			100,000
	Roads, footpaths and paved areas	ITEM			25,000
	- Asphalt Carpark (in approx 30 cars)	M2	900	110	99,000
	Boundary walls, fences and gates	ITEM			12,000
	Outbuildings and covered ways	ITEM			12,000
	Landscaping and Improvements	ITEM			75,000
	External Services				
	External stormwater drainage	ITEM			85,000
	External sewer drainage	ITEM			56,000
	External water supply	ITEM			28,000
	External gas reticulation	ITEM			21,000
	External fire protection	ITEM			21,000
	External light & power	ITEM			85,000
	External communications	ITEM			7,000

SUB-TOTAL \$ **3,119,900**

PRELIMINARIES (Included Above)	- %	\$ -
COST ESCALATION TO TENDER (Included Above)	- %	\$ -
COST ESCALATION DURING CONSTRUCTION (Included Above)	- %	\$ -
DESIGN (As Advised)	5.00 %	\$ 155,995
PROJECT MANAGEMENT & SUPERVISION (As Advised)	10.00 %	\$ 327,590
CONTINGENCY (As Advised)	20.00 %	\$ 720,697
LOOSE FURNITURE & EQUIPMENT (Excluded)	ITEM	\$ -

ANTICIPATED TOTAL PROJECT COST (Excluding GST) \$ **4,324,182**

(Fixed Price Contract - July 2014)