



Landowner Update

The Growth Areas Authority (GAA) is working with Hume City Council to prepare a Precinct Structure Plan (PSP) for the Craigieburn Employment Area North Employment Precinct (PSP 25.1) area. A PSP is a 'big picture' plan that sets the vision for the use and development of new urban communities within the growth areas of Melbourne.

The Craigieburn Employment Area North is located between the Hume Freeway and the Sydney - Melbourne railway line, north of the proposed Amaroo Business Park (Business 3 Zone), and south of Donnybrook Road.

NORTH GROWTH CORRIDOR PLAN

The GAA released Growth Corridor Plans for Melbourne's growth areas in June 2012. The Growth Corridor Plans are high level integrated land use and transport plans that provide a framework to guide the planning of new communities in each of the growth corridors.

The Craigieburn Employment Area North Precinct is located in Melbourne's North Growth Corridor. The North Growth Corridor is forecast to ultimately house up to 330,000 people, and provide 83,000 to 105,000 jobs.

The North Growth Corridor Plan identifies the majority of land within the Craigieburn Employment Area North area for future industrial land use.

The Growth Corridor Plans highlight the need to consider employment types, drainage, character and identity, transport links and landscape values. In addition, the Growth

Corridor Plans identify a range of road infrastructure and biodiversity values which affect the Craigieburn Employment Area North Precinct, including:

- The upgrade of Donnybrook Road and Brookville Drive to future arterial roads;
- The upgrade of Summerhill Road to an arterial road, with potential connection to Mt Ridley Road across the Hume Freeway;
- A proposed half diamond interchange on the Hume Freeway between Donnybrook Road and Amaroo Road; and
- Conservation reserves along Merri Creek and Kalkallo Creek.

For further information on the Growth Corridor Plans visit:

http://www.gaa.vic.gov.au/growth_corridor_planning/



PROGRESSION OF THE CRAIGIEBURN EMPLOYMENT AREA NORTH PRECINCT STRUCTURE PLAN

Over the past 12 months, the GAA has commissioned a number of background reports for the Craigieburn Employment Area North Precinct. These have included studies to understand biodiversity and environmental values, land contamination, hydrology and geology, stormwater and drainage requirements, restricted ('big box') retail and showroom demand, as well as land ownership analysis.

Further work is now required to confirm the arterial and connector road network and major intersections needed to service the precinct and to identify scattered trees and values along Merri Creek.

Once the site research for the precinct is complete, the GAA will prepare a draft Future Urban Structure Plan for the precinct. This plan will define land uses, major roads and supporting services such as parks and trails. The draft Future Urban Structure Plan will be made available to landowners and other interested parties for comment.

In the meantime, the GAA will be updating its website to provide information on the PSP, including finalised background studies.

www.gaa.vic.gov.au

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The Growth Areas Authority is always interested in your views about our programs and initiatives, and the issues covered in this newsletter. If you would like to receive regular email updates on the work of the Growth Areas Authority, please register via our website www.gaa.vic.gov.au