

**From:** [REDACTED]  
**To:** [amendments](#)  
**Cc:** [REDACTED]  
**Subject:** Website enquiry - Bannockburn Growth Plan Submission from [REDACTED]  
**Date:** Monday, 23 November 2020 12:45:47 PM  
**Attachments:** [image6d7d00.PNG](#)

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Thank you for the opportunity to provide feedback into the VPA Bannockburn Growth Plan.

[REDACTED] is a fully volunteer CFA brigade with a proud history of serving and protecting our community going back nearly 100 years. The Brigade has around 40 operational members with 3 firefighting appliances (2 Tankers, 1 Pumper) as well as a 4wd Forward Command Vehicle. They attend approximately 80-90 callouts per year. The Brigade serves not just the township itself but also the wider surrounding rural community and also provides significant support to neighboring brigades and communities.

The Brigade has called the station location in [REDACTED] Bannockburn home for many, many years. The site serves the community and the brigade exceedingly well being located in a high profile location on the main thoroughfare through town and quickly and readily accessible to members. It is centrally located to our Brigade response area allowing the Brigade to provide rapid and efficient response to town and surrounding areas. Our most significant structural fire risks - primary school, P-12 school, aged care facility, shopping precinct, 3 x fuel stations and the industrial estate are currently centrally located to our current site.

The station was upgraded in the early 1990's to provide additional meeting and training space. The station; which is owned by the CFA, is also home to the Bannockburn SES under a lease arrangement with CFA.

With the increase in the Brigades appliance fleet to meet the changing and growing risk profile in the town, increase in membership and the sharing of the facility with the SES, the station is unable to meet the needs of the brigade and the SES. If the SES were relocated to a new, purpose built facility, the current station could easily meet the brigades requirements for the next decade.

However, Golden Plains Shire want the station site to complete their excellent Bannockburn Heart project as the centre of town. An alternative site for a new emergency services complex on the north of the railway line; off Dann Road and near to the Bannockburn Railway has been leased by Council but the brigade firmly believe this is unsuitable, being on the 'wrong side of the tracks' and away from all the development to come.

This position has been further strengthened by the VPA Bannockburn Growth Plan which shows the significant development to occur to the south of the main body of the town.

The brigade believe that a new brigade station should be:

- Situated to enable rapid and efficient response to all parts of the town and the surrounding rural community
- Be positioned to avoid traffic choke points that may impede member and appliance response (See Bannockburn Transport Strategy)
- Be placed to minimize impact on neighbouring properties due to out of hours brigade

responses and evening training.

- Be sited on a site with suitable room to expand with the growing town and the potential for the station to house career staff in the future
- Be positioned centrally with good road access to allow members to rapidly attend

We therefore ask that the VPA give consideration to the potential future location for a station for [REDACTED] as part of the Bannockburn Growth Plan.

Additionally, the Brigade is concerned regarding the following aspects of the development of the town:

- The narrow urban streets within the higher density residential areas of the town significantly constrain the Brigades ability to rapidly and safely access some parts of the town. In some residential streets, cars parked opposite each other on either side of the road almost block access for our firefighting appliances.
- The single railway crossing is a significant constraint on traffic flow through the town and at least two additional crossing points should be considered. The single crossing historically has not been a problem but the vastly increased traffic volumes through the town due to development now make this crossing and intersection dangerous. The proposed new roundabout should ease the risk and congestion in this area but ideally, additional crossings should be included in any future planning. Additional railway crossings are also required for rapid fire access to parts of the town. If a grassfire that starts on one side of the track crosses the railway track, the brigade has to travel back into the centre of town to access the other side of the track to fight the fire.

