

Draft Arden Amendment Package

(Arden Structure Plan and draft Planning Scheme Amendment)

Public consultation report



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Date 3 November 2021

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1 EXECUTIVE SUMMARY

This consultation report summarises the public consultation process for draft Amendment C407melb and accompanying documents. This engagement period commenced on 13 September 2021 and concluded on 11 October 2021. The report also provides a thematic overview of submissions received during this time.

This last round of community engagement built on our understanding derived from previous consultations on the Draft Arden Vision & Framework in 2016 and on the Draft Arden Structure Plan in 2020.

We heard from about 800 community members over the course of those two phases, which helped ensure our vision and plans for the precinct captured the aspirations of Arden's diverse community. We also heard from Traditional Owners that they generally support our approach to embedding Aboriginal cultural values and heritage and emphasised the importance of encouraging cultural inclusion and expression.

The VPA has now prepared the Arden Structure Plan and draft Planning Scheme Ordinance (C407melb) incorporating feedback from these two previous phases of engagement and consultation and extensive further technical reporting, analysis and testing.

The VPA received 109 written submissions in this final phase, which the VPA has acknowledged and is working to resolve submissions where possible in the time available.

In addition, the VPA received approximately 25 comments and/or questions for consideration across its online events, with 45 people contacting the team via telephone and email.

A detailed outline of the consultation process is contained in this report including with the landowners, community, and agencies, ensuring that all views are known.

The VPA's approach to community consultation for this project mirrored the key requirements of the planning scheme amendment notice process required under Sections 17, 18 and 19 of the *Planning and Environment Act 1987* (P&E Act).

It ensured that the Arden community, local businesses and landowners, key stakeholders and government agencies had ample opportunity to understand the proposed planning changes for the precinct, discuss the planning concepts with the VPA planning team and make a written submission to the plan and draft amendment.

2 OVERVIEW

2.1 Project background

Arden is a state significant urban renewal precinct located in North Melbourne. The 44-hectare Arden precinct lies west of North Melbourne's established residential area and south of the Macaulay urban renewal precinct.

A structure plan was first prepared for Arden and the adjoining Macaulay precincts in 2012 by the City of Melbourne.

Parts of the Arden–Macaulay Structure Plan were enacted on an interim basis through planning scheme amendments C190 and C295 to the Melbourne Planning Scheme, which introduced new planning controls for Macaulay.

Following the announcement of the Metro Tunnel Project, the Victorian Government directed the Victorian Planning Authority (VPA) to undertake planning work to support the renewal of Arden, including preparation of a structure plan. This included planning for the renewal of the large area of government-owned land around the new Arden station.

The VPA on behalf of the Victorian Government and in partnership with the City of Melbourne prepared the Arden Vision.

The Arden Vision underwent public consultation in 2016 and was finalised 2018. The vision sets out eight key directions to guide the precinct's future land use vision and urban structure.

The Arden Structure Plan has been prepared to reflect feedback and further technical work following public consultation on the Draft Arden Structure Plan (June 2020). The Arden Structure Plan translates the vision for Arden into objectives and strategies to guide how the precinct should develop in the short, medium and long-term along economic, physical, and social dimensions.

Draft Amendment C407melb to the Melbourne Planning Scheme proposes a suite of planning controls that implement the objectives and strategies from the Arden Structure Plan for the assessment of development applications.

Together these planning products combine state and local policy, public consultation, and expert technical advice to guide Arden's renewal as a new destination for Melbourne.

2.2 The VPA's Fast Track Program

The strategic importance of the Arden precinct - and the Victorian Government's response to the COVID-19 pandemic - resulted in the Arden Precinct project being identified as part of the VPA's Fast Track Program. For more information, refer to the [VPA's Fast Track Program](#).

Following the final phase of public consultation, the VPA will request the Minister for Planning to refer unresolved submissions to the VPA Projects Standing Advisory Committee for consideration. Should submissions be referred to it, the SAC will provide advice to the Minister and the VPA prior to the VPA finalising the draft amendment for the Minister for Planning's consideration.

2.3 Final public consultation overview

The key purpose of this consultation process was to provide an opportunity for the local community and key stakeholders to consider the draft documents and write a submission before the amendment progresses through the planning system.

The objectives of this final phase of engagement on the Arden project were:

- Inform affected landowners, residents, workers, and businesses on key components of the draft structure plan and the changes this will bring to the area
- Widely promote the opportunity to ask questions to the planning team
- Empower any person impacted by the planning scheme amendment to write a submission
- Ensure the processes for lodging a submission and approval of the amendment are understood
- Build understanding of Arden's role as an urban renewal precinct and its wider role in a state-level planning context
- Address community questions and concerns raised during previous phases of engagement
- Build trust through open and transparent communication.
- Provide information in plain English, and provide translated content as relevant, to ensure all documents are accessible and easily understood

Due to COVID-19 restrictions and public health advice, public consultation and engagement was delivered wholly online, via telephone and mail. These activities also mirrored the elements of the planning scheme amendment notice process under Sections 17, 18 and 19 of the P&E Act.

A summary of engagement activities throughout the period:

- 34,351 letters with the project brochure and newsletter were sent to landowners and occupiers within the Arden precinct
- An Engage Victoria page was built to manage our online presence, information session booking, public Q&A board, submission lodging, document library and direct access to the project team and the engagement team for questions and support
- 5 online information sessions were booked, via Zoom: 2 for landowners and businesses and 3 open public sessions
- An additional 4th open public session was booked but was withdrawn when minimal registrations were received. Those that registered were offered a one-on-one phone call or Zoom session
- Private one-on-one sessions were offered to community organisations and individuals
- Traditional and social media were utilised to promote the engagement period
- All documents and webpage content met accessibility criteria, additionally the option to have documents mailed to community members was also available. Support was also offered for culturally and linguistically diverse communities, through TIS for phone conversations, translated material where requested and information sessions offered with interpreters.

2.4 Promotion and reach

The VPA delivered a communications campaign to raise awareness of the draft planning scheme amendment and the opportunity for the community to engage. The

campaign included traditional and social media, as well as direct engagement with community organisations and traditional owners.

Project Brochure Printed Mailout

The VPA produced a 12 page project hardcopy brochure which was distributed to all residents and owners within a 1km radius of the Arden precinct, with the notification letter. This was sent to 34,351 recipients.

The brochure included:

- Context and history about the project and past engagement
- An overview of key information in the Arden Structure Plan and draft planning scheme amendment
- A list of documents available for consultation
- Information about how to review the plans, find out more and make a submission
- Key information in the top languages other than English spoken by the local community, specifically Chinese, Arabic, Vietnamese and Somali.

Social Media Campaign

The VPA ran a social media advertising campaign on our Facebook and Instagram accounts throughout the course of the engagement, with a net spend of \$6,500.

The campaign featured videos inviting the community to review the *Arden Structure Plan* and draft planning scheme amendment and have their say. The videos also included brief overviews of key components of the plans themed around movement, sustainability, built form and integrated water management.

The ads were targeted to any Facebook or Instagram user who lived in or had recently visited anywhere within a 5km radius of the Arden precinct.

Results:

- Reached 728,443 people
- Ads were seen 1,278,674 times
- Generated 2,236 clicks to Engage Vic
- Received 55 comments, which is very low number in context of the number of people we reached

Traditional Media

The Victorian Government informed traditional media on the commencement of the final phase of engagement which received coverage in the *Sunday Herald Sun*, which has an estimated readership of 705,000.

The engagement was also covered by Fox Sports, which focused on the role of the North Melbourne Football Club, as well as local and city news publications such as the North West News and Broadsheet.

2.5 Community organisation engagement

Proceeding the formal public engagement period, the VPA worked with community stakeholders to ensure they were aware and prepared to support their communities accessing information and developing potential submissions. The VPA contacted over 30 community organisations and groups in the lead up to consultation opening on Monday 13 September 2021.

These included:

- Traditional owners
- Community health centres
- Community groups and associations
- Community and children's centres
- Culturally and linguistically diverse support organisations

This translated to 15 organisations opting for direct communication from the engagement team on the opening day of consultation. These early contacts enabled a brief introduction into the consultation period, along with invitations to the appropriate information sessions, posted/translated material, and a direct contact to the engagement team for support throughout the period.

2.6 Previous community consultation

Engagement on the Arden precinct has delivered two distinct phases.

The Arden Vision underwent public consultation in 2016 and was finalised 2018. The vision set out eight key directions to guide the precinct's future land use vision and urban structure.

The Draft Arden Structure Plan was prepared as a result of the engagement on the Arden Vision and underwent public consultation in 2020. This updated plan reflected feedback and further technical work following public consultation on the Arden Vision.

The Arden Structure Plan translates the vision for Arden into objectives and strategies to guide how the precinct should develop in the short, medium and long-term along economic, physical and social dimensions.

2.7 Landowner consultation

Engagement with landowners has been predominantly led by the Department of Transport (DoT) during the preparation of the Arden Structure Plan and subsequently during the public consultation phase of the draft planning scheme amendment.

Twenty-one (21) priority land holdings have been identified that have the highest potential to be affected by, and play a key role in, the implementation of the Arden Structure Plan and overall delivery of the Arden Precinct. Other landholdings are not included as they form part of the broader transition of the Precinct over time.

Priority landowners have been identified as requiring additional engagement as they are:

- Affected by proposed acquisition;
- Businesses with amenity impacts to the precinct that are incompatible with future mixed-use development; and/or
- Businesses which have an ongoing engagement with government.

The DoT and VPA met with the following specific businesses or landowners which accepted invitations for direct engagement during the consultation period:

Organisation	Submission	Individual / jointly / behalf of an organisation
The Lost Dogs Home TLDH (Rep. Hall and Wilcox)	SUB/ARD/57	On behalf of an organisation
Bowens & Pomeroy Pty Ltd (Bowens)	SUB/ARD/72	On behalf of an organisation
Guntar Graphics Pty Ltd, Champion Parts Proprietary Limited, I & J Group Holdings Pty Ltd and Belborant Pty Ltd (Rep. Planning Property Partners)	SUB/ARD/73	Jointly
North Melbourne Football Club (NMFC)	SUB/ARD/82	On behalf of an organisation
Citywide Service Solutions Pty Ltd (Rep. Hall and Wilcox)	SUB/ARD/99	On behalf of an organisation
12 Landholdings (Rep. BSP Lawyers)	SUB/ARD/102	Jointly
RSA Holdings Pty Ltd and Barkly International College Pty Ltd (Rep. HWL Ebsworth)	SUB/ARD/103	Jointly
George Weston Foods Pty Ltd	SUB/ARD/104	On behalf of an organisation

3 FINAL PUBLIC CONSULTATION PROGRAM

Engagement Type	Date/Timing	Audience	Outcomes
Pre-consultation engagement with community organisations and key stakeholders	Commencing 6 th September over 30 community organisations were contacted and offered information and support	Community organisations and associations that work with residents within and surrounding the Arden precinct	Over 30 phone contacts, with 15 organisations engaging in some form of information and support
Direct mail and community brochure	In the week preceding consultation opening VPA took a cautious approach with direct mail sending these several days in advance. Ensuring all landowners and occupiers had a letter and community brochure mailed to their property landing on or before the beginning of consultation on 13 th September	Landowners and occupiers within the precinct within a 1km radius outside the boundary	34,351 letters were delivered by Australia Post
Business and landowner engagement sessions 1 & 2 (Zoom)	13 th and 16 th September VPA held information sessions for business and landowners through Zoom	Businesses and landowners	38 registrations across 2 sessions with 19 attendees (8 in session #1 and 11 in session #2)
Open public engagement sessions 1, 2 & 3 (Zoom)	18 th , 20 th , and 23 rd September VPA held information sessions for the public through Zoom	Members of the public	70 registrations across 3 sessions with 34 attendees (8 in session #1, 23 in session #2 and 3 in session #3)
Community presentation to the Chain of Ponds network	30 th September VPA was invited to host and present to the Chain of Ponds network	Local community groups, local and state government departments	16 attendees provided a highly engaged meeting covering a variety of topics and questions
Support lodging submissions	In the final week of consultation VPA altered the information session	Any person or organisation needing support	7 requests were registered and

Engagement Type	Date/Timing	Audience	Outcomes
	registration on Engage Victoria website to a “register for support with your submission”	lodging their submission	supported via phone and email
Live Question & Answer board on Engage Victoria	Open for the entire consultation period	Any person wishing to ask a question relating to the project	17 questions were posted and answered on Engage Victoria
Phone calls and emails through VPA phone line and Arden email address	Open for the entire consultation period	Any person seeking information or support	15 phone calls and 23 emails received covering a variety of topics. VPA mailed 4 packs of documents to individuals who had requested information in writing.
Written submissions	Open for the four week consultation period	Any person wishing to submit	109 written submissions were received

4 WRITTEN SUBMISSIONS

4.1 109 formal submissions

The VPA received 109 written submissions during this consultation process. All submitters received an acknowledgement of receipt, and the submissions are available (with personal details redacted) on the VPA's website.

The VPA will continue to respond to and resolve the key issues raised in the written feedback where possible. Unresolved submissions will be provided to the Minister for Planning, who will consider whether to refer matters to the VPA SAC for independent advice.

The key issues raised by submitters have been grouped into the categories below and reinforce the feedback heard via other avenues throughout the consultation period.

The key themes raised through written submissions are outlined below:

- Affordable Housing
- Amenity, buffers and contamination
- Built form
- Cultural Heritage
- Delivery and acquisition
- Drainage
- Infrastructure delivery and Development Contributions Plan (DCP)
- Land Supply
- Land use and zoning
- Open space
- Strategic planning
- Sustainability
- Transport

5 POST CONSULTATION & NEXT STEPS

5.1 Resolution of submissions

As part of the VPA Fast-Track Program, the VPA Projects Standing Advisory Committee (SAC) has been established to provide independent advice on draft planning scheme amendments to the VPA and the Minister for Planning.

While the VPA will seek to resolve issues raised by submitters within the time available, unresolved issues requiring further consideration may be referred to the VPA SAC. Should the Minister for Planning seek to refer those matters, Planning Panels Victoria will contact affected submitters regarding next steps, process and timings.

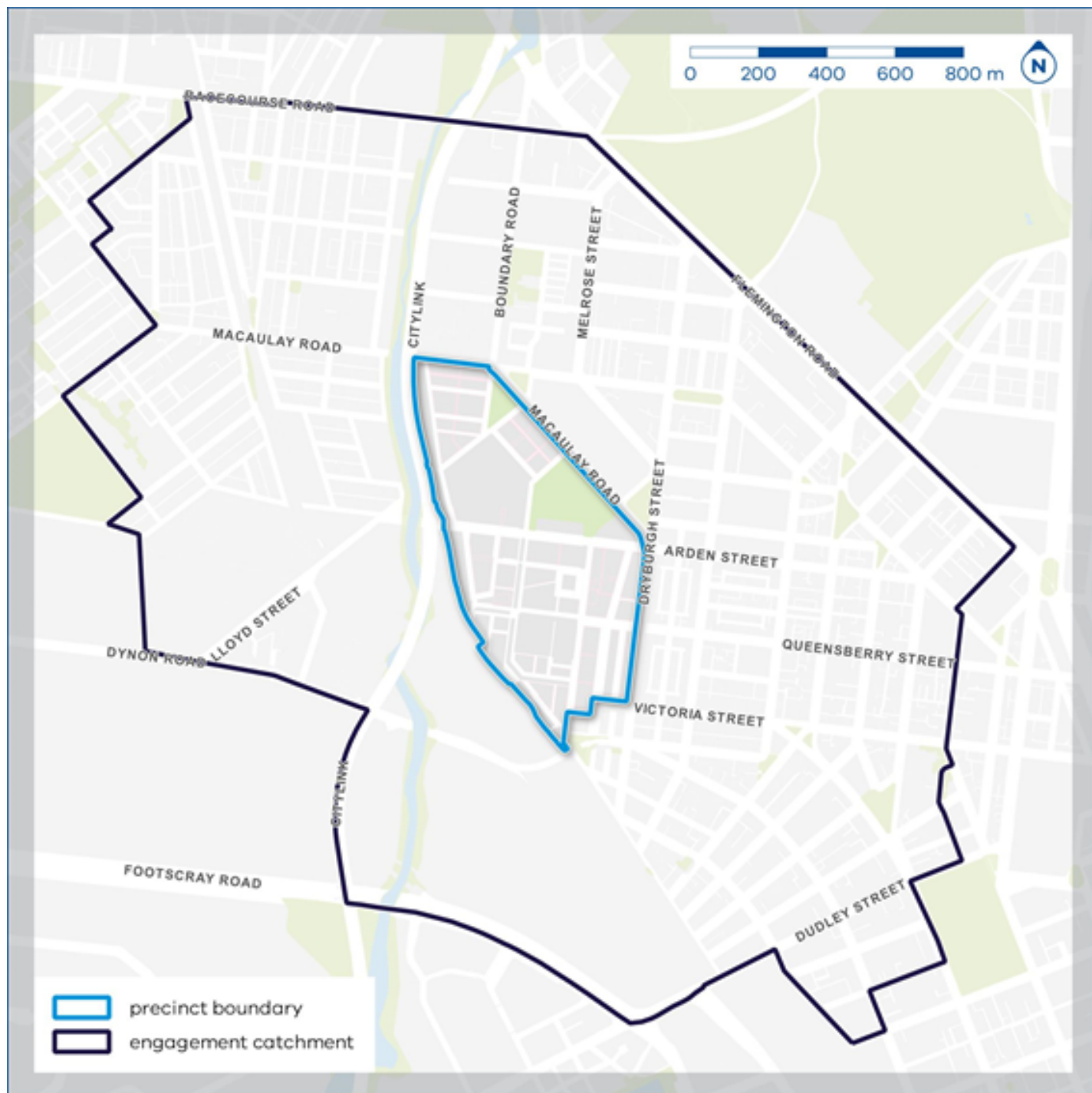
5.2 Pathway to approval

Should the Minister refer submissions to the SAC, the SAC will provide advice on the draft amendment to the VPA and the Minister for Planning. The VPA will then make recommendations to the Minister for Planning, who will consider the appropriate approval pathway for an amendment to the Melbourne Planning Scheme.

This is subject to the Minister's direction at this time.

6 APPENDICES

6.1 Mail out boundary map

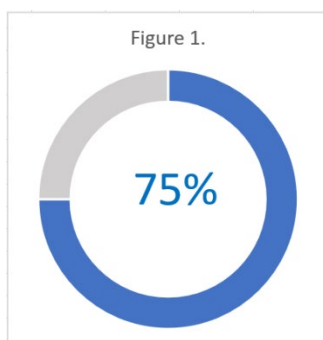


6.2 Summary of engagement feedback (VPA Survey)

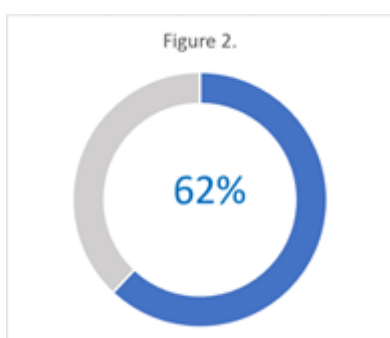
Pre- and post-engagement polling was a key method of evaluation to show shifts in community attitudes over the four-week public consultation period. 110 people participated at six online engagement sessions that included five sessions for the general public and one for the Chain of Ponds Collaboration community group. Two short online surveys were deployed to participants, one directly after the engagement session they attended and one at the end of the period.

Of those who completed both surveys, there were positive results regarding the engagement purpose and the consultation process itself.

As Figure 1 shows, 75% of respondents felt initially confident, or grew more confident, to make a submission over the four weeks. By and large, this demonstrates the engagement process contributed to a greater understanding of the Draft Arden Structure Plan for participants.



Public trust in the VPA was another area examined in the survey. At the end of the consultation period, 62% of survey respondents agreed or strongly agreed the VPA listens to their views as per Figure 2 below.



In addition, 87% of respondents agreed or strongly agreed that the scheduling and format offered were convenient.

However, some participants had a higher level of trust in the VPA at the start of engagement, which dropped by the end of the period. 37% of respondents were in this category.

Qualitative data provides further insight. Comments received in the survey showed high levels of understanding regarding the consultation process but also a frustration at the lack of influence over final decisions made by the VPA. Many participants felt “the

VPA was not open to changing its view” and that “most of the decisions were already made.”

Based on survey data, actionable insights from the engagement period include:

- Acknowledging what the public has influence over at the outset is preferable
- Planning abbreviations or codes are not understood by the public
- Online locations of documents, and content therein, can be difficult for individuals to navigate
- Include and engage key community groups as early as possible
- Keep scheduling and timing similar for ‘like’ groups
- Participants believed online meeting protocol and facilitation were managed well

6.3 Project brochure

Have your say on the Arden Precinct

SEPTEMBER 2021



Artist's impression

The Victorian Planning Authority is working with the City of Melbourne and Department of Transport to plan for the future of Arden, a new destination in Melbourne's inner north west.

We've prepared the *Arden Structure Plan* and draft Amendment C407melb to the *Melbourne Planning Scheme* to guide the precinct's development over the next 30 years.

You're invited to review the plans for Arden and have your say by making a written submission at engage.vic.gov.au/arden

Submissions close **5pm Monday 11 October 2021.**

Arden's Future Urban Structure



The plans for Arden

With the completion of the Metro Tunnel and the new Arden Station by 2025, Arden will become a new destination for Melbourne and an employment hub on the doorstep of Melbourne's central city. It will accommodate approximately 34,000 jobs and be home to around 15,000 residents.

The Metro Tunnel will create a new chapter for Arden by linking the precinct to Parkville and the city to the east, Footscray and Sunshine to the west, and Melbourne Airport Rail when it opens in 2029.

Our plans for Arden build on the Victorian Government's investment in infrastructure, creating a platform for sustainability, liveability, investment, and innovation.

We've prepared the *Arden Structure Plan* and draft Amendment C407melb to the *Melbourne Planning Scheme* to guide the precinct's development over the next 30 years.

About the Arden Structure Plan

In 2018 we finalised the *Arden Vision*, which sets out a strategic vision for the precinct and the priorities that will guide its development. The *Arden Structure Plan* outlines the objectives and strategies to achieve the Arden Vision. Informed by independent technical advice and extensive community consultation, it outlines how the precinct will transform into an employment and innovation precinct and a thriving new neighbourhood centred around the Metro Tunnel's new Arden Station.

It includes strategies and objectives to guide the nine key directions for Arden's renewal:



1. Transforming Arden:

Advancing Melbourne's strengths as a progressive, innovative, and connected local and global city



2. Designing a distinctive place:

Reflecting the identity and characteristics that make North Melbourne and West Melbourne special to residents and workers



3. Embedding sustainable change:

Leading in environmental, social, and economic sustainability



4. Prioritising active transport:

Providing direct and efficient connections in and around the precinct, anchored by the new Arden Station



5. Celebrating water:

Incorporating water as a visible feature of the landscape through innovative and creative flood management



6. Creating diverse open spaces:

Creating a cooler and greener version of the central city with multi-functional spaces for recreation, socialising, active transport and biodiversity



7. Accommodating diverse communities:

Providing for a diversity of households for a range of ages and incomes



8. Investing in community infrastructure:

Supporting the existing and new community



9. Delivering Arden:

Setting the framework for how Arden will be governed and develop over time

What has changed since the *Draft Arden Structure Plan*?

We've made updates to the *Arden Structure Plan* since we released the *Draft Arden Structure Plan* for consultation in June 2020. These are based on community feedback, as well as expert technical reports and further analysis and testing.

Key changes include:

- Reduced the precinct boundary to remove land covered by the *West Melbourne Structure Plan*
- Slight changes to street layouts and cross sections to reduce the need for land acquisition and better reflect existing property boundaries
- Expanded the investigation area for a potential future health institution in Arden Central
- Updated the integrated stormwater management open space in Arden North to change its shape and serve as a sports oval during dry periods
- Updated floor area ratios and building heights, and updated guidelines for managing wind protection and overshadowing
- Refined indicative through-block links to better align with property boundaries
- Refined car parking to better reflect community needs
- The Arden Central sub-precinct has been split into two: Arden Central – Innovation and Arden Central – Mixed Use, each with distinct land use visions and built form controls

You can find a full list of changes to the *Arden Structure Plan* in the *Changes to the Arden Structure Plan* document at engage.vic.gov.au/arden.



Artist's impression



Artist's impression

The draft Planning Scheme Amendment

The Minister for Planning has directed the VPA to prepare draft Amendment C407 to the *Melbourne Planning Scheme* to guide how Arden will develop over the next 20+ years. The draft planning scheme amendment translates the *Arden Structure Plan* into planning controls to ensure future development in Arden contributes to the vision for the precinct.

The draft amendment proposes to rezone the land in Arden to the Special Use Zone to guide land uses and development outcomes in the precinct.

Planning controls will also:

- Require development to meet high quality design standards and fit the character and vision for Arden's four distinct sub-precincts
- Deliver 12.62ha of open space, including a new 1ha neighbourhood park, a new 0.66ha Capital City Open Space, and 6.54ha of spaces that support flood management
- Set built form controls to protect public open spaces from overshadowing at key times of day
- Set a precinct target of zero net emissions by 2040, and include 6 Star Green Star energy policy for new developments
- Set preferred maximum car parking rates
- Support and encourage the provision of at least six per cent of all new dwellings as affordable housing
- Nominate potential sites for a proposed primary school and potential future health institution
- Apply buffers, inside and outside the precinct, to manage development near an existing asphalt plant
- Require developer contributions to deliver the infrastructure needed to support the new community, such as new community facilities, streets, and parks
- Identify land to be acquired for key infrastructure items in the precinct
- Ensure land is suitable for development for sensitive uses
- Require engagement with the Environment Protection Authority and gas pipeline licensee where necessary
- Introduce Design and Development Overlays for each sub-precinct that provide guidance on heights, density, and other built form controls.
- Incorporate new documents in the *Melbourne Planning Scheme*:
 - » *Arden Parking Precinct Plan, August 2021*
 - » *Arden Precinct Cross Sections, August 2021*
 - » *Arden Development Contributions Plan, August 2021*
- Add a new background document in the *Melbourne Planning Scheme*:
 - » *Arden Structure Plan, August 2021*

The table below shows all documents being released for consultation as part of the draft amendment package.

Planning Scheme Amendment C407melb	
Local planning policy	Clause 21.04 - Settlement
	Clause 21.13 - Urban Renewal Areas
	Clause 21.14 - Proposed Urban Renewal Areas
	Clause 22.28 - Arden Urban Renewal Area Policy
Zones	Special Use Zone, Schedule 7
Overlays	Design and Development Overlays – one for each sub-precinct (Schedule 80, 81, 82 and 83)
	Parking Overlay, Schedule 14
	Developer Contributions Overlay, Schedule 3
	Buffer Area Overlay (Inner and Outer), Schedule 1 and 2
	Environmental Audit Overlay
	Public Acquisition Overlay
Incorporated documents	Arden Development Contributions Plan (August 2021)
	Arden Precinct Cross Sections (August 2021)
	Arden Precinct Parking Plan (August 2021)
Background documents	Arden Structure Plan (August 2021)
Other provisions	General Provisions and Operation Provisions associated with these controls
Maps	Maps associated with the above controls

We have also released a Background Report and further background documents, which provide a summary of the technical evidence and reports that have informed the *Arden Structure Plan* and planning controls.

The draft amendment, any documents that support the draft amendment, and the explanatory report about the draft amendment are available free of charge at engage.vic.gov.au/arden.



Funding infrastructure

The Arden Development Contributions Plan (DCP) outlines how future residents, visitors and workers within Arden will be provided with timely access to the services and infrastructure they need. The Development Contributions Plan Overlay (DCPO) that applies to Arden will be updated to implement the DCP.

The DCP establishes a framework for developers to make financial contributions toward the cost of Arden's key infrastructure, and provides certainty to developers, investors, and local communities about development contribution requirements and how they will be administered.

This plan requires developers to contribute towards \$349.5 million worth of infrastructure, complemented by significant government investment, open space contributions and developer works.

In addition to the DCP, Melbourne Water will introduce an Urban Renewal Cost Recovery Scheme (URCRS) in the Arden precinct to allow for investments of around \$110 million worth of critical flooding and drainage infrastructure. Melbourne Water will run a separate engagement process for the URCRS. Find out more at melbournewater.com.au/urcrs.



Artist's impression

Past engagement

Our plans for Arden have been shaped by the insights and priorities of the Arden community.

We engaged the community on the *Draft Arden Vision & Framework* in 2016 and on the *Draft Arden Structure Plan* in 2020.

We heard from about 800 community members over the course of these two phases, which helped ensure our vision and plans for the precinct captured the aspirations of Arden's diverse community.

We also heard from Traditional Owners that they generally support our approach to embedding Aboriginal cultural values and heritage, and emphasised the importance of encouraging cultural inclusion and expression.

Your feedback on the *Draft Arden Vision and Framework* told us:

- You support the area becoming a mixed-use precinct, with significant potential as a future knowledge-based jobs hub
- There should be a distinctive identity for Arden which retains North Melbourne's sense of character
- The precinct should be as environmentally sustainable as possible
- It is important to have connected and diverse open spaces and generous tree-lined streets
- Public transport, walking and cycling are preferred modes of transport, with improved walking and cycling connections being the priority
- It is important to consider local communities and support existing businesses during development
- Affordable housing should support the education, research, and community service sectors
- The precinct will need additional community facilities.

Your feedback on our *Draft Arden Structure Plan* told us:

- The importance of creating relaxed, informal places where people can gather, relax or exercise
- Reflecting and respecting the heritage of the area will help ensure the precinct develops as a cohesive neighbourhood
- You want to see a sustainable, socially inclusive neighbourhood where high-quality construction and design will create a peaceful place to live
- You want a clear framework for the delivery of environmental sustainability initiatives
- You want the precinct to be safe and connected for cyclists and pedestrians while remaining accessible to all
- You want the car parking approach to consider the needs of the disabled, elderly, people with children and workers who require cars
- You want the buildings to be built to last, the open space to be green and safe, with small, locally owned business to service the needs of residents
- There was overwhelming support that the project must deliver on affordable housing, and that affordable housing targets should be more ambitious
- There is concern about building heights, particularly in relation to overshadowing and wind impacts.

Find out more about what we've heard previously from the Arden community in our community consultation reports at vpa.vic.gov.au/arden.



Artist's impression

What else is happening in Arden?

As a state-significant project, Arden is the subject of a significant amount of investment, planning, and engagement from the Victorian Government and City of Melbourne.

You may have heard about or been involved in engagement on other aspects of the planning for Arden or related projects.

- Find out more about **Rail Project Victoria's Arden Station Development Plan** at metro.tunnel.vic.gov.au
- Find out more about **Melbourne Water's Urban Renewal Cost Recovery Scheme** at melbournewater.com.au/urcrs
- Find out more about the City of Melbourne's **Macaulay Structure Plan Refresh** at participate.melbourne.vic.gov.au/macaulay-refresh
- Find out more about the City of Melbourne's **Land Subject to Inundation Overlays** and **Good Design Guide for Buildings in Flood Affected Areas** at participate.melbourne.vic.gov.au/amendment-c384
- Find out more about the **plans for the Moonee Ponds Creek** at participate.melbourne.vic.gov.au/moonee-ponds-creek

Have your say

Any person, including residents, landowners, and other affected community members are invited to submit comments on draft Amendment C407melb and accompanying documents.

Draft Amendment C407melb, any documents that support the amendment, and the explanatory report about the amendment are available free of charge to the general public on the VPA's website or at engage.vic.gov.au/arden.

Submissions must be received by 5pm Monday 11 October 2021.

Submissions received after this date may not be considered by the VPA and will be assessed to determine how or if they can be considered.

Written submissions

Submissions on Amendment C407melb must be made in writing to the VPA via Engage Victoria or by post.

Online: engage.vic.gov.au/arden

Post: Victorian Planning Authority
c/- Arden Precinct
Level 25, 35 Collins Street
Melbourne VIC 3000

Find out more

VPA staff will be available at various times throughout this period to speak with you about the plan and answer any questions you may have.

Phone

You can call the project team at any time during business hours, Monday to Friday.

Additionally, the project team will be available to speak with you over the phone outside of business hours at certain times. Find out more at engage.vic.gov.au/arden.

Call (03) 9651 9600.

Information sessions

If health restrictions permit, we will hold in-person information sessions so you can speak to our project team directly to find out more.

Find out dates, times and locations and register your interest to attend at engage.vic.gov.au/arden.

Virtual information sessions

We will hold virtual information sessions for people who cannot attend our in-person events.

The session will include a short presentation, followed by the opportunity to ask questions of the project team in small break-out groups.

Find out dates and times and register your interest to attend at engage.vic.gov.au/arden.



Artist's impression

Next steps



These timings are indicative and subject to change

What happens to your submission?

Submissions provided to the Victorian Planning Authority are part of an open public process where all parties affected by the planning scheme can provide input into the draft amendment.

If you choose to make a submission, you consent to your submission being made public, and being identified as the author of the submission.

Your submission will be made available for public inspection on the VPA website until two months after gazettal of the resulting planning scheme amendment and will also be made available to relevant Ministers and local councils, and other involved government agencies.

If you are a private individual, your personal information will be removed from your submission before it is released to parties outside government or local councils. Contact details do not include the address of land which is the subject of your submission.

By making a submission, you also give permission for copyright material to be copied and made public.

Visit engage.vic.gov.au/arden for more information or phone the VPA via 03 9651 9600.

What happens next?

If required, draft Amendment C407melb may be subject to the VPA Projects Standing Advisory Committee (SAC). The SAC has been established to provide independent advice on draft planning scheme amendments to the VPA and the Minister for Planning.

Once a submission is made to the VPA, you will first receive a notice to acknowledge it has been received.

After the consultation period ends on **11 October 2021**, VPA staff will review all submissions received. As part of this process, VPA staff may contact submitters as required to further discuss their submission and any changes sought.

While the VPA will seek to resolve issues raised by submitters, following the public consultation process, the Minister for Planning will be advised of the outcomes and provided with options to resolve submissions, including, but not limited to, referral to the SAC. If so, submitters will be contacted regarding next steps, process and timing.

Find out more

Visit engage.vic.gov.au/arden to find out more about the Arden Precinct, including a full set of draft planning scheme amendment documents, frequently asked questions, and instructions on how to make a submission.

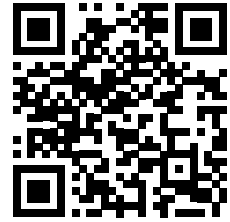
For more information, please contact:

Emily Hillebrand
Director, Employment Areas

Chris Renkin
Strategic Planning Manager

arden@vpa.vic.gov.au

(03) 9651 9600



About us

The Victorian Planning Authority is the Victorian Government's specialist authority for land use and infrastructure planning in growing urban areas across the state.

We're planning for the future of Arden, a new destination in Melbourne's inner north west. You're invited to review our plans for Arden and have your say at the link below.

نحن نخطط لمستقبل Arden، الوجهة الجديدة في شمال غربي ملبورن. أنت مدعو لمراجعة خططنا لـ Arden والإدلاء برأيك على الرابط أدناه.

维多利亚州规划局正在对墨尔本西北内郊区Arden社区进行城市未来规划。规划局邀请公众查阅Arden社区当前的规划方案，并通过以下链接提供反馈意见。

Waxaan qorsheyneynaa mustaqbalka Arden, oo ah meel cusub oo ku taal Melbourne gudaha waqooyi-galbeed. Waxaa lagugu martiqaaday inaad dib u eegto qorshayaasheena Arden oo aad fikradaada ku dhiibato linkinga hoose.

Chúng tôi đang lập kế hoạch cho tương lai của Arden, địa điểm dừng chân mới tại vùng nội thành tây bắc Melbourne, Chúng tôi kính mời quý vị xem xét các kế hoạch của chúng tôi cho Arden và hãy góp ý tại đường dẫn liên kết (link) bên dưới.

engage.vic.gov.au/arden

in consultation with