

I fully and formally support the proposed East of Aberline Precinct Structure Plan (PSP), Development Contributions Plan (DCP), and the associated planning scheme amendment. I commend the Victorian Planning Authority (VPA) and the Warrnambool City Council (WCC) for preparing a comprehensive plan that proactively addresses the critical need for housing growth and essential community infrastructure in Warrnambool.

The Plan provides a clear, coordinated, and long-term vision that will significantly benefit both the existing and future community.

2. Key Reasons for Support

We support this proposal because it delivers on several key strategic objectives for Warrnambool:

2.1. Coordinated Housing Supply and Affordability

The expected delivery of 4,500 new homes is essential to meet Warrnambool's growing population and to improve housing diversity and affordability. By planning at a precinct level, the PSP ensures that this growth occurs in a structured and timely manner, preventing the fragmented, piecemeal development that can strain municipal services.

2.2. Integrated Community Infrastructure

We strongly support the integrated approach to infrastructure planning, ensuring that community services are delivered alongside housing. Specifically, we endorse the provision of:

- **New Schools:** Planning for future educational needs is vital for young families moving to the area.
- **Local Shops and Commercial Opportunities:** This will create local jobs and establish self-sufficient, '20-minute neighbourhoods', reducing the need for residents to travel across the city for daily needs.
- **Community Spaces:** These spaces are crucial for fostering social connection and a strong sense of place.

2.3. Quality Open Space and Recreation

The plan's focus on providing local parks and sports reserves is a significant positive feature. This dedication to green infrastructure ensures future residents will have accessible and high-quality recreational spaces, enhancing the overall amenity and liveability of the area. We also support the provision of vital infrastructure like drainage systems that will secure the area's resilience.

2.4. Complementary and Strategic Planning

The proposal effectively complements existing surrounding development. By planning for necessary infrastructure and a mix of residential and commercial opportunities, the PSP ensures the new precinct is strategically integrated into the broader Warrnambool structure, setting a high standard for future urban expansion.

3. Conclusion

I believe the East of Aberline Precinct Structure Plan represents a strategic, responsible, and forward-thinking plan for the future of Warrnambool. It successfully balances population growth with

essential community needs and environmental considerations. We urge the Victorian Planning Authority and the Minister for Planning to approve this amendment without delay.