

U N C O N F I R M E D M I N U T E S



Maribyrnong City Council

CITY DEVELOPMENT SPECIAL COMMITTEE MINUTES

**Tuesday 26 November, 2019
6.30pm**

**Council Chamber
Level 1
Maribyrnong Council Offices
Corner Hyde and Napier Streets, Footscray**

MEMBERSHIP

Councillor Gina Huynh (Chair)
Councillor Megan Bridger-Darling
Councillor Sarah Carter
Councillor Simon Crawford
Councillor Cuc Lam
Councillor Mia McGregor
Councillor Martin Zakharov

To be confirmed at the City Development Special Committee Meeting
to be held on 17 December, 2019

U N C O N F I R M E D M I N U T E S

1. COMMENCEMENT OF SPECIAL MEETING AND WELCOME

The meeting commenced at 6.34pm.

The Chair, Cr Gina Huynh made the following acknowledgement statement:

“We acknowledge that we are on traditional lands of the Kulin Nation. We offer our respect to the Elders of these traditional lands, and through them to all Aboriginal and Torres Strait Islander peoples past and present”.

PRESENT

Councillor Gina Huynh (Chair)
Councillor Megan Bridger-Darling
Councillor Sarah Carter
Councillor Simon Crawford
Councillor Cuc Lam
Councillor Mia McGregor
Councillor Martin Zakharov

IN ATTENDANCE

Chief Executive Officer, Stephen Wall
Director Community Services, Clem Gillings
Director Corporate Services, Celia Haddock
Director Infrastructure Services, Steve Hamilton
Director Planning Services, Nigel Higgins
Manager Public Affairs and Community Relations, Deidre Anderson
Coordinator Governance, Danny Bilaver
Governance Support Officer, Adele Woolcock

2. APOLOGIES

Nil.

3. DISCLOSURES OF CONFLICTS OF INTEREST

Nil.

4. PUBLIC QUESTION TIME

Mr Chay Granger, resident of Footscray asked the following questions:

1. In relation to the recent improvements to the sports field area in Footscray Park, how much is being funded by Council and how much by the Laneways festival? Was the Laneways Festival environmental bond utilised for this purpose post February 2019 (we believe it should be)?
2. We believe lighting was a significant proportion of the \$237,000 construction cost for the new Footscray Park sign. We believe the resource allocation to build the new park sign is grandiose and ill advised, and much better used for

U N C O N F I R M E D M I N U T E S

other purposes. Will the new Footscray park sign ever be illuminated? How much did it cost to have this sign illuminated?

3. We are in contact with multiple local sports clubs who utilise the adjacent fields to Footscray Park. None of these clubs support the Melbourne Victory stadium development plan. Why were the positions of these clubs not included in the feasibility report? Is Council aware that the MOU they signed with Melbourne Victory prevents Council and/or clubs discussing the use of the very large Western field area. We strongly recommend that council immediately cancels the MOU with MV, as it continues to significantly reduce the bargaining power of all other community sporting clubs, and has done so for three years.

Response

Mr Nigel Higgins, Director Planning Services noted that all improvements including returfing the dry and dusty areas and minor works including water reticulation on the western lawn are being funded by Laneway Festival. This will benefit Council's New Year's Eve community event. A small amount from the 2019 bond was used for repair works.

Mr Higgins continued by noting that the 2011 Masterplan required Council to deliver a more artful and eye catching entry feature incorporating the parks name to entice people into the park. The sign was delivering on that action requirement. The Footscray Park sign was a project funded by the previous Council and input was sought from the Heritage Advisory Committee and final approval was sought from the Heritage Victoria. The lighting element was part of the total cost which included design, approvals, fabrication and installation. Mr Higgins confirmed that Council was awaiting Jemena who are connecting the lighting in association with another project in the precinct.

Mr Stephen Wall, Chief Executive Officer confirmed that this was an item on the Agenda for the meeting that it would not be appropriate for Councillors to provide responses or opinion regarding this question.

Ms Gemma Cafarella, resident of Seddon asked the following questions:

1. Does Council believe that there is any realistic prospect of Melbourne Victory seeking financial compensation or initiating legal action against Council if the soccer academy proposal is rejected?
2. How much ratepayers' money has Council spent on considering the proposal to have Melbourne Victory at Footscray Park? This includes the 3 to 4 years it was considered behind closed doors before ratepayers and community members were consulted, as well as the time after public consultation was opened.
3. Has council learned any lessons from the process for considering the Melbourne Victory academy? If so, what are they?

Response

Mr Stephen Wall, Chief Executive Officer noted that he cannot speak for Melbourne Victory, but that he doesn't believe there is a prospect for Melbourne Victory to seek financial compensation or initiating legal action. Mr Wall continued

U N C O N F I R M E D M I N U T E S

that the proposal was subject to community engagement and community consultation.

Mr Wall made note of the due diligence that had been put into the project, and reports sourced and officer time involved. Mr Wall continued with an estimate of approximately \$50,000 - \$100,000 that had been invested by Council over the previous couple of years.

Mr Wall confirmed that there had been learnings through the process, and that Council had given a clear direction that it needs to see improvement in regard to community engagement and consultation in the future.

5. CONFIRMATION OF MINUTES OF PREVIOUS MEETING

The purpose of this report was to present for confirmation, the minutes of the City Development Special Committee Meeting held on 29 October 2019.

Committee Resolution

That the Special Committee confirms the minutes of the City Development Special Committee Meeting held on 29 October 2019.

Moved: Cr Simon Crawford
Seconded: Cr Cuc Lam

CARRIED

6. OFFICER REPORTS

6.1. Footscray Park Masterplan Update

The purpose of this report was to the conclusion of the Community Advisory Panel on Footscray Park to present the findings of the panel and the future outcomes for Footscray Park.

Jim Lawrence addressed the Committee in relation to this item.

Motion

That the City Development Special Committee defers the decision for the Footscray Park Masterplan Update until the Ordinary Council meeting on the 10 December 2019 to allow for the proper consideration of a range of matters including environmental performance, parking and transport, costings and potential financial assistance, broad community feedback and traditional landowners input.

Moved: Cr Martin Zakharov
Seconded: Cr Megan Bridger-Darling

LOST

U N C O N F I R M E D M I N U T E S

Councillor Carter foreshadowed the officer recommendation.

Committee Resolution

That the City Development Special Committee:

- 1. Note the previous reports and action taken in regard to the 2019 Footscray Park Masterplan update.*
- 2. Thank the Community Advisory Group for its consideration of the options in regard to the Footscray Park Masterplan and note its final report and recommendations.*
- 3. Not proceed any further with the 2019 Footscray Park Masterplan update and continue with implementing the 2011 Footscray Park Masterplan.*
- 4. Actively seek external funding to support improvements to the western playing fields for formal and informal community, sport and recreation uses.*
- 5. Thank Melbourne Victory Football Club for their proposal at Footscray Park and continue discussions for other opportunities within the City of Maribyrnong.*
- 6. Prepare a sports strategy for the City of Maribyrnong with a particular purpose to increase both female and youth participation for all sports.*
- 7. Thank the community for its input into planning for Footscray Park.*
- 8. Work with Blue Light Victoria to establish an enhanced presence within Maribyrnong to support youth engagement through local sport.*

Moved: Cr Sarah Carter
Seconded: Cr Cuc Lam

THE FORESHADOWED MOTION was put and CARRIED

6.2. 33 Wattle Street, West Footscray

The purpose of this report was to present for consideration a planning application for 33 Wattle Street, West Footscray which has received 36 objections.

Melinda Kay addressed the Committee in relation to this item.

Paul Duncan addressed the Committee in relation to this item.

Mike Fitzgerald addressed the Committee in relation to this item.

Andrew Gray addressed the Committee in relation to this item on behalf of the applicant.

U N C O N F I R M E D M I N U T E S

Motion

That the City Development Special Committee issue a Refusal to Grant a Planning Permit for the construction of multiple dwellings on a lot at 33 Wattle Street, West Footscray on the following grounds:

1. The proposal does not appropriately respond to the strategies of incremental change areas contained within Clause 21.07-1 (residential capacity and location) of the Maribyrnong Planning Scheme.
2. The proposal does not respond to the features of the prevailing Neighbourhood Character, failing to satisfy the preferred character statement of the GS4 precinct contained in Clause 22.05-3 and the objectives of Clause 55.02-1 (Neighbourhood Character) of the Maribyrnong Planning Scheme.
3. The proposal fails to retain any significant vegetation failing to meet the objectives of Clause 55.03-8 (Landscaping).
4. The crossovers dominate the Wattle Street frontage failing to comply with Clause 55.03-9 (Access) of the Maribyrnong Planning Scheme.

Moved: Cr Cuc Lam
Seconded: Cr Simon Crawford

LOST

Councillor McGregor foreshadowed an alternative motion.

Committee Resolution

That the City Development Special Committee issue a Notice of Decision to Grant a Permit for the construction of multiple dwellings on a lot at 33 Wattle Street, West Footscray subject to conditions contained in Attachment 1 including the following modifications:

- *Condition 6(i): The planting of four street trees in accordance with the City of Maribyrnong Street Planting Strategy including within the front nature strip (1) and on opposite side of Wattle Street (3) within the Hansen Reserve nature strip.*

Moved: Cr Mia McGregor
Seconded: Cr Megan Bridger-Darling

THE FORESHADOWED MOTION was put and CARRIED

6.3. Amendment C158 and Planning Application 53 Wattle Road and 34 George Street, Maidstone

The purpose of this report was to consider Planning Scheme Amendment C158 and Planning Permit Application (TP160/2018) for 53 Wattle Road and 34 George Street, Maidstone to facilitate a residential outcome.

U N C O N F I R M E D M I N U T E S

Committee Resolution

That the City Development Special Committee:

- 1. Request authorisation from the Minister for Planning to prepare and exhibit a combined Amendment C158 and draft planning permit TP160/2018 to the Maribyrnong Planning Scheme, which was received pursuant to Section 96A of the Planning and Environment Act 1987, in accordance with Attachment 2 and 3.*
- 2. Notes the draft Section 173 agreement (Attachment 5) to be entered into with the owners of 53 Wattle Road and 34 George Street, Maidstone to require the construction of the unmade portion of George Street which will form part of the amendment.*
- 3. Notes the delegation of the Chief Executive Officer to make any necessary minor changes to amendment and planning permit documentation in seeking authorisation to prepare and exhibit Amendment C158 and draft planning permit TP160/2018 to the Maribyrnong Planning Scheme.*
- 4. Subject to authorisation being granted from the Minister for Planning, resolves to place Amendment C158 and draft TP160/2018 to the Maribyrnong Planning Scheme on exhibition, as prescribed under Section 96C of the Planning and Environment Act 1987.*
- 5. Notes the delegation of the Chief Executive Officer to consider any submissions received in relation to Amendment C158 and draft TP160/2018 in accordance with Section 22 of the Planning and Environment Act 1987, and in accordance with Section 23 of the Planning and Environment Act 1987 refer any submissions that cannot be resolved, along with other submissions, to an independent panel appointed by the Minister for Planning.*

Moved: Cr Cuc Lam
Seconded: Cr Simon Crawford

CARRIED

Cr Carter left the meeting at 8.11pm and returned at 8.12 pm.

6.4. Footscray Hospital and Education Precinct Advocacy Plan

The purpose of this report was to seek endorsement of an Advocacy Plan for the new Footscray Hospital Precinct.

Committee Resolution

That the City Development Special Committee:

- 1. Endorses the attached Footscray Hospital and Education Precinct Advocacy Plan (Attachment 1).*
- 2. Writes to relevant Ministers, local Members of Parliament and government departments attaching the endorsed Footscray Hospital and Education Precinct Advocacy Plan.*

Moved: Cr Simon Crawford

U N C O N F I R M E D M I N U T E S

Seconded: Cr Martin Zakharov

CARRIED

6.5. Corrections to Public Park and Recreation Zones (Amendment C159)

The purpose of this report was to consider corrections to the Maribyrnong Planning Scheme in relation to parks and recreation areas, and seek authorisation from the Minister for Planning to prepare and exhibit Amendment C159.

Committee Resolution

That the City Development Special Committee:

1. *Requests the Minister for Planning to authorise to prepare and exhibit Amendment C159 to the Maribyrnong Planning Scheme in accordance with Attachment 2.*
2. *Notes the delegation of the Chief Executive Officer to make any necessary changes to the amendment documentation when requesting authorisation from the Minister for Planning to prepare and exhibit Amendment C159 to Maribyrnong Planning Scheme.*
3. *Subject to authorisation being granted by the Minister for Planning, resolves to place Amendment C159 to the Maribyrnong Planning Scheme on exhibition, as prescribed under Section 19 of the Planning and Environment Act 1987.*
4. *Notes to delegation of the Chief Executive Officer to consider any submissions received in relation to Amendment C159, in accordance with Section 22 of the Planning and Environment Act 1987, and refer any submissions that cannot be resolved, along with other submissions, to an independent panel appointed by the Minister for Planning, in accordance with Section 23 of the Planning and Environment Act 1987.*

Moved: Cr Martin Zakharov
Seconded: Cr Mia McGregor

CARRIED

7. URGENT BUSINESS

Nil.

8. SPECIAL MEETING CLOSURE

The Chair, Cr Gina Huynh, declared the meeting closed at 8.27pm.

U N C O N F I R M E D M I N U T E S

To be confirmed at the City Development Special Committee Meeting
to be held on 17 December, 2019.

Chair, Cr Gina Huynh