

## **Meeting: The Valley Tomorrow Community Reference Group #14**

**Date:** 07/12/2022 Meeting began at 6.00pm

**Location:** Video conference call – Microsoft Teams

### **Attendees:**

- Matt Malseed, Chase Devereaux, Erin Boyd - Hamton (H)
- Georgia Willis, Rozalee Erceg - Moonee Valley Racing Club (MVRC)
- Allison Beaumont – (MV Families Facebook Group)
- Cr Rose Iser – Moonee Valley City Council (MVCC)
- Katherine Davis – Moonee Valley City Council (MVCC)
- Sam Atkins – Bluestone (Moonee Valley Park Owners Corporation Manager)

### **Agenda Items:**

1. Introductions/housekeeping
2. Status of Planning Permit Applications
3. MVRC Projects - Masterplan
4. MVP – Feehan Row construction (Stage 1)
5. MVP – Feehan Row construction (Stage 2)
6. MVP – Thomas Street construction
7. Water Infrastructure works
8. Construction Management & Communication
9. Community activations
10. CRG Website Update
11. Other matters/Questions

## **1 Introduction**

- 1.1 Matt Malseed (MM) opened the meeting and welcomed all members.

MM ran through the proposed agenda for the meeting.

## **2 Status of Planning Permit Applications**

- 2.1 MM noted the staging plan in the presentation had not been updated because no new planning applications in relation to the activity centre zones have been submitted.
- 2.2 MM noted that since the last meeting the Trackside VCAT hearing had occurred, and the decision had been received.
- 2.3 AB noted she was not aware of the VCAT decision and asked what the outcome was.
- 2.4 MM responded and noted the condition relating to height (which required the building to be reduced by approx. 4m to the preferred maximum 32m height) was struck out by the VCAT members decision. MM also noted the southern elevation setback condition was amended by the VCAT members decision, to require a setback of 2.5m to the lower ground level only (instead of requiring a setback of 5m up to 20m in height and a further 5m above 20m in height).
- 2.5 RI noted that it was positive from her perspective as a councillor to now have clarity from VCAT's decision regarding the setback guidelines in the planning scheme.

### **3 MVRC Projects - Masterplan**

- 3.1 Georgia Willis (GW) noted that it was important to refer to the endorsed master plan as the reference document for planning activities relating to the SUZ land.
- 3.2 GW noted that the Club's design program for the grandstand was running behind previously noted programs. The Club is engaging with industry stakeholders and working on refining the design brief for the grandstand in response to feedback, and out of necessity given rising construction costs.
- 3.3 GW confirmed that planning applications for the Racetrack, Stalls, Maintenance Precinct and civil infrastructure remain under review with Council.
- 3.4 GW confirmed that Councillors will receive an update in early 2023. This was confirmed by Katherine Davis (KD).
- 3.5 GW presented the designated planting zones and landscaping concept in accordance with the approved masterplan.
- 3.6 In response to a question from Allison Beaumont (AB), GW confirmed that helicopters will be able to land in a designated landing zone next to the wetlands, in accordance with the approved masterplan. Any permissions would be in accordance with aviation authority guidelines and licencing requirements. It was also noted that Council and MVRC cannot control helicopter movements in the vicinity that are not landing on the site which is the responsibility of the aviation authority.
- 3.7 In response to a question from Councillor Rose Iser (RI), GW confirmed that MVRC has been in communication with Moonee Ponds primary school in relation to upcoming works, which will continue as required. GW noted MVRC had offered to meet with the primary school representatives and would forward correspondence to RI for information.
- 3.8 GW confirmed that MVRC will be discussing with MVCC the opportunity for a potential off-leash dog park within the infield in the interim period before redevelopment activities commence
- 3.9 In response to a question from AB, GW confirmed that works for the new racecourse are programmed to commence shortly after Cox Plate 2025. All relevant information regarding the design of the grandstand precinct and traffic control during construction will be provided to the local community as it becomes available.

### **4 MVP – Feehan Row construction (Stage 1)**

- 4.1 Chase Devereaux (CD) confirmed that all 36 town homes for Stage A (North) Feehan Row have settled. CD advised that Camillo Builders continue to complete minor defects and manage any purchaser queries and issues as they arise.
- 4.2 A survey has been undertaken with the new residents of Feehan Row North; feedback has generally been positive.

### **5 MVP – Feehan Row construction (Stage 2)**

- 5.1 CD provided an update to the Stage A (South) Feehan Row construction. CD advised that works are expected to be complete in quarter 3 of 2023.

## **6 MVP – Thomas Street construction**

- 6.1 CD provided an update to Stage B Thomas Street construction. CD advised that construction works are anticipated for completion in quarter 1 of 2023.
- 6.2 In response to a question from AB, CD confirmed that contractors on all stages are advised to park in the MVRC infield.

## **7 Stonepine House & Trackside House**

- 7.1 CD noted that construction works are anticipated to commence in first half of 2023. Enabling works to commence in early 2023 prior to commencement.
- 7.2 CD noted completion is anticipated in the third quarter of 2025.
- 7.3 In response to the query raised by Sarah Ambrogio in the August 2022 CRG Meeting, CD confirmed that Hamton had an arborist assess the Stonepine trees and including any issues the proximity of the site sheds might have to them. The arborist had no concerns in regards to the site shed location as they are located on a pre-existing asphalt surface and there is no impact to the permeable areas for the trees to receive water. Consideration for the next stages has been passed on to contractors, which is being reflected in their proposed construction methodologies for the next stages.
- 7.4 In response to a question from Allison Beaumont, MM confirmed that consideration will be taken in regards to the lighting on cranes in future.

## **8 Water Infrastructure Works**

- 8.1 CD confirmed that the works to major water infrastructure being undertaken by Greater Western Water has progressed to the intersection of Feehan Ave and Alexandra Ave.

For information regarding these works please visit:

<https://mvcc.vic.gov.au/pascoe-vale-road-water-main-renewal-project/>

## **9 Community Activations**

- 9.1 MM confirmed that MV+ Health and Fitness commenced again in November with the best numbers we've had to date, including a mix of Moonee Valley Park residents and local Moonee Ponds Residences
- 9.2 MM confirmed that the beanbag cinema will return for its second year on 25<sup>th</sup> March 2023.
- 9.3 Rozalee Erceg (RE) ran through the details of MVRC Family Day in Tote Park happening on 11<sup>th</sup> December 2023.

## **10 The Valley of Tomorrow Website**

10.1 MM confirmed the CRG Website has been updated and will continue to be updated periodically.

## **11 Other Matters/Questions**

MM opened the meeting to questions.

- RI requested a copy of the slide decks to be able to send to absent councillors. MM/EB confirmed these will be send directly after the CRG.
- AB asked about the timing of construction of new roads and intersections associated with the development. MM confirmed that new roads could not be delivered until after the grandstand was demolished because the new north south road alignment is partly located on the existing racetrack.
- AB asked about the availability of details on the design of the signalised intersection at corner of Wilson Street and Juliet Street. GW noted that all existing detail was publicly available within the existing masterplan documents.

MM thanked everyone for attending the meeting and that the next CRG Meeting will be held on a Wednesday evening in March 2023 on a date to be confirmed by Hamton.

Meeting closed at approximately 7:20pm.