



## **BHA PRESIDENTS ANNUAL REPORT 2015-2016**

It is with great pleasure that I present this report. This has been a very interesting and busy year. This has been a team effort with significant community support and interest. In particular a big thank you to:

- our loyal members and welcome to all our new members;
- Talking Heads – we have been greedy this year and Trish has been so very supportive;
- A wonderful committee, who all come when asked and participated in a broad range of community activities throughout the Bellarine;
- our very generous donors.

We continue to build relationships within the community and are very pleased at the number of traders who are now members and regularly attend our meetings. We have kept our members and the community involved through regular newsletters and monthly Talking Heads article. Our monthly meetings have been well supported and have encouraged a broad range of discussion.

A sustainable Barwon Heads is vital to us all and we need to inform ourselves of ways to understand and protect our coastal community and its beautiful environment. One of these ways is for the Barwon Heads community to work more closely and to support each other. We need to ensure that we are listened to by the decision makers, and that our views are valued. We need to be safe and look after our neighbours. We are located in a very precious part of Victoria, we need to protect it for our children and not just abandon it to one size fits all planning codes which seem more focused on providing opportunities for developers than protecting the uniqueness of our coastal village.

During this year we have seen the City of Greater Geelong Councillors replaced by Administrators and new electoral boundaries recommended by the Victorian Electoral Commission. We are pleased the implementation of the Pedestrian safety project is nearly complete.

### **HIGHLIGHTS**

#### **Victorian Electoral Commission Review**

The BHA made submissions and presentations to the Victorian Electoral Commission Review of the CoGG electoral structure. We supported the following:

- a multi- councillor structure totaling 11 councillors;
- the division of the City of Greater Geelong into fewer but larger wards with a change of ward boundaries from the current 12 to 4 wards. 3x three-councillor wards 1x two-councillor ward;
- Barwon Heads joining a new Bellarine ward;
- an urgent review of the present system of election of the mayor.

Our submission appeared to be successful with our recommendations included in the final recommendations. However with the replacement of the Council with

Administrators we are not sure of the status of the VEC report has and expect further changes.

### **Safety & Security**

This has been a major focus during the year. There are a number of initiatives that we are participating in. Personal and community safety is a high priority for all.

We are a member of the Bellarine Community Safety Group initiated and chaired by the Hon Lisa Neville. This participation has given us direct access to senior police including Graham Ashton Chief Commissioner and Tess Walsh Assistant Commissioner Victoria Police, as well as the new Chief Inspector for CoGG and the Surf Coast Craig Gillard. We now know our local police and share discussion with other community representatives from Queenscliffe, Portarlington, Indented Heads, Ocean Grove, Drysdale and St Leonards. Judith Brooks and Geoffrey Waite regularly attend these meetings.

We have encouraged establishment of Neighbourhood Watch, but have inadequate resources to provide more support. Paul Fox is our link with the newly formed Barwon Heads group.

We have joined the Bellarine Police Community Support Register, a confidential register of personal information that is voluntarily provided by people living on the Bellarine Peninsula, in conjunction with Bellarine police. The information provided is stored on a confidential database. It can only be accessed by the police and other emergency services in order to assist approved authorities with information required during medical or other emergencies. The register offers a phone service where volunteers call the registrants who request it and keep in contact regularly just checking if things are OK. Jeremy Gaylard is our representative on the Committee.

### **Planning**

Planning is and will be a major challenge for Barwon Heads residents and the BHA. Our members are facing significant challenges to the peace and quiet and privacy that have come to expect as residents of Barwon Heads. Single lots of land are being subdivided and single story houses replaced by bland 2/3 story structures. The protection of vegetation and the provision of adequate parking are also significant issues. We are unable to support individuals in individual matters, however we plan to publish a check list in the near future and encourage all to make contact with the relevant council officers and to seek professional advice. We welcome all residents to come with their problems to our meetings.

In March we made a significant submission to the Taskforce established by the State Government - **THE MANAGING RESIDENTIAL DEVELOPMENT TASKFORCE**. We referred back to the **Barwon Heads Structure Plan 2010** which states: *Barwon Heads is not designated as a growth location and is in fact situated between two areas which are strategically supported for further urban development; Ocean Grove and Armstrong Creek. These two locations have long been designated to accommodate the future expected growth in Geelong and the Bellarine Peninsula, in order that other smaller coastal towns and sensitive environments can be protected.*

In summary our submission was:

- The disproportionate application of a Residential Growth Zone (RGZ) of 56 hectares of the 'old Barwon Heads' is unreasonable in the extreme and fails to acknowledge previous community consultation.
- The BHA does not consider that the process by which CoGG planned and then

implemented the new zones during 2013-2014 was reasonable in that they failed to either adequately consult and explain during the process nor inform the Barwon Heads community of the likely consequences of the new zones. The process does not appear to be fair or reasonable. We don't accept the new zones, and consider them inappropriate for the Barwon Heads township. We repeat our defence of the town boundaries, but don't consider that this protection of non-urban breaks should then have the consequence of over development within the town and significantly increased densities.

- Barwon Heads does not appear to conform with the criteria that define the purpose and likely application of the RDZ. It is hard to understand how the principles that have been published can be deduced from its application in Barwon Heads. Its application to such a large area has the potential for perverse outcomes.
- Our close proximity to the river and the risk of climate change requires careful consideration of the cumulative impacts of the developments of allowing even a moderate growth of housing and density. We question the ad hoc application of the GRZ and consider that the NRZ would be more appropriate for the residential core of Barwon Heads.
- Clarification of the zones and their implementation with the addition of clear guidelines and controls to protect residential amenity and vegetation is a high priority.

We do not believe that the taskforce has published its findings yet.

### **9 Bridge Rd Barwon Heads**

This is the first time the BHA has put in an objection to a planning application in a long time. We objected following significant community discussion and concerns about the scale of the development and the threat to a perceived heritage house. This was also the first time we had seen an application under the new RGZ in a residential area. Our objection focused on the over development of the site and the poor precedent of a development of this scale in a residential neighbourhood. There was also significant concern about the house on the site. The house at 9 Bridge Road is not currently subject to a heritage overlay. This has evolved into a discussion of heritage, however has highlighted to risks of the new RGZ, and has helped inform the community of these risks.

The house was initially identified as a 1930's interwar bungalow in the Stage 1 Assessment of the Outer Areas Heritage Study in 1998. It was proposed to be part of the Flinders Heritage Precinct. In Stage 2 the precinct was reduced in size and the property fell outside the precinct. Some individual properties had overlays applied but this one was not carried forward into the final study or the subsequent Amendment C49.

One of our members undertook research on the history of the existing single storey weatherboard building and found photographs that appear to date the house to the 1890's, much older than previously thought.

The Barwon Heads Association commissioned RBA Architects and Conservation Consultants to review the site's heritage values.

- RBA's report of May 2016 has found the subject house is likely to have been built circa 1890 during the first major wave of development in Barwon Heads and as such is amongst the earliest surviving houses in the town.
- The Barwon Heads Association wrote to Council on 1 June 2016 to "urgently request the Council to acknowledge the historical and aesthetic values of this property and apply for interim heritage controls with a view to introducing an individual heritage overlay in the near future."
- Council officers engaged heritage consultants Context Pty Ltd to peer review the RBA report in June 2016.
- The Context heritage assessment has established the threshold of 'Local Significance' for the house and cypress tree at 9 Bridge Road for their historic, architectural and aesthetic values. Context advise the site warrants the application of interim heritage controls.
- Based on this new information the Council has requested a Ministerial amendment for an interim heritage overlay and has advertised for a permanent heritage listing.

This matter is ongoing.

### **Native Vegetation**

We have witnessed significant removal of native vegetation throughout Barwon Heads and became aware that developers facing impediments to vegetation removal use the bush fire exemption as a catchall justification to remove everything in site. We supported the Geelong Council in its attempts to seek an amendment to the current rules by the Minister for Planning.

We have all learned from a situation in Warrenbeen Court that our faith in restrictive covenants and the CoGG to protect native vegetation appeared to be misplaced. It seemed to us that the purpose of the restrictive covenant over properties in Warrenbeen is quite clear, to have dwellings set within a bush land setting, with limited views of individual dwellings from adjoining properties. It is obvious that the restrictive covenants intention is to prevent the removal of vegetation other than within the defined building envelopes. The Council is now meeting its commitment in the 2010 Structure Plan to conduct further investigations in the areas between Ewing Blyth and Golf Links Road and also Warrenbeen Court, for their ecological and aesthetic values is important to the community. "Whilst the landscape qualities of these areas are evident, it is appropriate that Council undertake a further Landscape Assessment study, prior to application of an Overlay. Such a study would be required to:

- Investigate the vegetation setting and quality of the vegetation;
- Investigate the built form;
- Identify landscape elements to be protected, in regard to built form and vegetation;
- Provide recommendations regarding the appropriate application of planning scheme controls (including site coverage, building height and siting, vegetation removal and enhancement, materials and built form); and
- Develop guidelines for the assessment of future development applications. We are pleased that this obligation has been acknowledged and is now back on the council agenda.

### **Traffic & Pedestrian Safety**

We are pleased that the pedestrian crossings project is happening. We know this will make Barwon Heads safer for pedestrians, locals and visitors. We continue to express our concern about the speed of motorists through Barwon Heads and note that there is not agreement about the reduction of speed to 40 – which is now common throughout Melbourne and about to be implemented in Geelong.

### **Acknowledgements**

We continue to form close relationships with other community groups. In particular the Barwon Heads Sustainability Group; the Barwon Heads Traders; the Barwon Heads Arts Council; Save Barwon Heads Alliance; the Barwon Heads Senior Citizens (for friendship & the use of their facility) and the Ocean Grove Community Association. We also have strong working relationships with Barwon Coast and the City of Greater Geelong.

I thank all of the Committee for their efforts this year. Jeremy has been a very supportive Vice President, Geoffrey an amazing keeper of the purse and membership records, and Sarah a very able Secretary with IT skills none of us have. Judith has continued her passion for Barwon Heads and makes a very valuable contribution. She and Geoffrey have represented the BHA on the Bellarine Safety Committee; Paul as a resident and local business person for his community interest and research/record keeping and support; Richard for his passion for the history of Barwon Heads and continued understanding in and involvement with the providers of public transport on the Bellarine; and a big welcome to our newest member Steve Paterson who has been a significant support especially with the Residential Codes review and in governance matters generally.

### **Our meeting program and guests**

**September 2015** – AGM

**October 2015** – Angelo Ferrara Senior Sargeant Station Manager Bellarine Police Station; Jeff Brooks Chairman Barwon Heads Airport Corporation

**November 2015** – Helen Woods Captain Barwon Heads CFA, Ian Beswicke Operations Officer and Bernadette van Nourdenberg CFA community education

**December 2015** – Christmas drinks and discussion of general matters

**February 2016** – Margaret Griffith Chair and Austin Paterson deputy Chair of Bellarine for Refugees; also discussion of submission to the VEC re electoral boundaries; removal of native vegetation in Warrenbeen Crt

**March 2016** – Tim Hellsten Manager Planning Strategy & Urban Growth CoGG; Graham Neale Registered Building Practitioner Just Building Surveying Solutions Shelly Fanning environmental lawyer & planner

**April 2016** – joint meeting with Barwon Heads Sustainability Group

**May 2016** – Neighbourhood Watch, Andy Barlow; Barwon Heads Structure Plan

**June 2016** – joint meeting with Ocean Grove Community Association for candidates for Corangamite in federal election

**July 2016** – Save Barwon Heads Alliance Steve Wickham and Gabrielle Nagle

**August 2016** – general discussion on Structure Plan

Sandra Gatehouse

President Barwon Heads Association 2015 – 2016

19/09/16

## BARWON HEADS ASSOCIATION INC

### TREASURER'S ANNUAL REPORT 2016

#### BALANCE SHEET

	2013/14	2014/15	2015/16
<b>ASSETS</b> (from previous year)			
Cheque account			
<b>TOTAL bank balances</b>	<b>2077.80</b>	<b>1636.05</b>	<b>1486.79</b>
Operations 2015/16	Loss -441.75	-149.26	Surplus 1297.15
<b>EQUITY (Cash in Bank at 30 June 2016 )</b>	<b>1636.05</b>	<b>1486.79</b>	<b>2783.94</b>
<b>FIXED ASSETS (at cost)</b>			
BHA Banner	50.00	50.00	50.00
Data Projector	374.00	374.00	374.00
Tape Recorder	94.00	94.00	94.00
Printer	121.50	121.50	121.50
<b>TOTAL FXED ASSETS</b>	<b>639.50</b>	<b>639.50</b>	<b>639.50</b>
<b>TOTAL LIABILITIES</b>	0	0	0
<b>TOTAL MEMBER'S EQUITY</b>	<b>2275.55</b>	<b>2126.29</b>	<b>3423.44</b>
<b>Number of Paid Members</b>	<b>181</b>		

#### STATEMENT OF INCOME AND EXPENDITURE

	2013/14	2014/15	2015/16
<b>Income</b>			
Subscriptions	790.00	990.00	1390.00
Donations	545.00	490.00	7861.00
Donation from BH Film Society		100.00	
Bendigo Bank Grant for Website	1000.00		
<b>TOTAL</b>	<b>2335.00</b>	<b>1580.00</b>	<b>9251.00</b>
<b>Expenditure</b>			
Advertising in Talking Heads		238.00	35.00
ANZAC day wreath	55.00	129.50	60.00
Bank Transfer Charge			2.00
Candidates Meeting (with OGDGA)	140.00		
Corporate Affairs Fee	51.40	53.00	54.40
Committee Expenses			295.00
Consumer Affairs Model Rules Lodgement	75.20		
Data Projector/Printer/Tape Recorder	215.50		58.80
Donation to Festival of the Sea			100.00
Functions (Christmas Party)	14.40	244.00	280.00
Hall Hire	200.00	200.00	140.00
Photocopying		158.50	61.00
Planning Study & Report (Coastal)			1463.00
Planning Study & Report (Heritage)			4500.00
Printing of Membership Renewal form		163.90	
Supplies/Telephone/Stationery	281.75	202.36	84.65
Web site maintenance and development	1340.00	340.00	420.00
Old Web site hosting	137.50		
New Web site hosting	266.00		400.00
<b>TOTAL</b>	<b>2776.75</b>	<b>1729.26</b>	<b>7953.85</b>
<b>TOTAL SURPLUS/LOSS FOR YEAR</b>	<b>LOSS 441.75</b>	<b>LOSS 149.26</b>	<b>SURPLUS 1,297.15</b>