

21.05

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INFRASTRUCTURE AND TRANSPORT

This clause provides local content to support Clause 18 (Transport) and Clause 19 (Infrastructure) of the State Planning Policy Framework.

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Infrastructure

The efficient delivery of infrastructure is a fundamental element in providing affordable and diverse housing, generating economic growth and tourism and ultimately in managing the municipality in a sustainable manner.

The Shire's economic productivity and attraction rely on the provision of high quality roads, freight and public transport systems, water, electricity networks, natural gas infrastructure and telecommunications facilities. The role of emerging communications technology will be equally important in facilitating this activity.

It is important that new residential development is provided with essential infrastructure to contribute to a functional and attractive living environment, and to ensure that environmental quality is maintained. There is currently no coordinated approach to the cost, maintenance and provision of new key shared infrastructure, particularly in new greenfield development. The lack of overall drainage strategies for many townships are good examples of this gap in strategic infrastructure provision. In this context, Council supports the introduction of Development Contribution Plans to ensure that required services and infrastructure are funded and provided.

The provision of water to development is a fundamental requirement to sustaining life. It is essential that water infrastructure is provided in a planned and coordinated manner throughout the municipality. Where reticulated infrastructure cannot be provided, the water needs of users must be addressed in the development approvals process.

The Shire is also well placed to take advantage of new renewable energy industries, particularly wind energy.

Objective 1

To maximise the use of existing infrastructure.

Strategies

- 1.1 Facilitate development in and around the Shire's townships in accordance with structure plans, to ensure the efficient and effective delivery of infrastructure.

Objective 2

To provide for the infrastructure needs of the agricultural and tourism industries.

Strategies

- 2.1 Facilitate appropriate infrastructure to support agricultural, commercial and tourism uses and growth in these sectors.
- 2.2 Improve infrastructure in rural areas.

Objective 3

To ensure new uses and development of land have access to adequate services.

Strategies

- 3.1 Provide appropriate water infrastructure to service the reticulated water and sewerage needs of the local community.
- 3.2 Ensure that all existing and future residential development, including low density residential development, is serviced with reticulated sewerage (where available), water, electricity and drainage.
- 3.3 Ensure that all roads that service a residential development are fully constructed and sealed.
- 3.4 Ensure that environment and water quality downstream of urban development is not affected.

- 3.5 Use the Infrastructure Design Manual in assessing residential development and subdivision applications, where relevant.
- 3.6 Protect existing trees and natural landscape features in providing overhead and underground infrastructure.
- 3.7 Require development to provide an alternative water source, such as a dam, community water supply system, access to permanent river or stream or a water bore capable of supplying 4,500 litres of potable water per day, where reticulated supply is not available.
- 3.8 Facilitate the provision of reticulated water and sewerage, where commercially feasible.

Objective 4

To support the establishment and expansion of renewable energy industries.

Strategies

- 4.1 Facilitate the establishment and expansion of renewable energy facilities.

Objective 5

To support the establishment and ongoing operation of wastewater treatment facilities.

Strategies

- 5.1 Avoid sensitive land use and development within the buffer area of wastewater treatment facilities.

Implementation

These objectives and strategies will be implemented in the planning scheme by applying the Infrastructure Design Manual.

Further strategic work

- Investigate the need for Development Contributions Plans.
- Prepare a Public Open Space Strategy and consider opportunities to implement its findings into the planning scheme.
- Investigate options to provide land use buffer areas around wastewater treatment plant facilities.

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Transport

The Princes Highway and Great Ocean Road are significant road assets that provide integral connection within and beyond the Shire. These connections are supported by an extensive road network between townships and rural areas. The state of the Shire's roads is variable and further investment is required to upgrading the road network to improve connectivity and safety and support economic development opportunities.

The Shire's public transport network includes fixed rail services to Camperdown and Terang on the Warrnambool-Melbourne rail line, as well as a network of bus services which support other townships and provide connections to Ballarat and other areas beyond the Shire. The low frequency and hours of operation of these services is a limiting factor to the movement of the Shire's residents, workers and visitors. Improving the frequency and operation of these services is important to facilitating economic development and tourism opportunities within the Shire.

Objective 1

To develop a safe and efficient traffic, transport, freight and pedestrian network.

Strategies

- 1.1 Integrate and co-ordinate transport connections in the Shire.
- 1.2 Facilitate ongoing road network upgrades that improve access from rural areas to the Shire's townships.
- 1.3 Provide connectivity through local streets and open spaces to link with employment, retailing, education, transport and community uses.
- 1.4 Integrate land use and transport planning to facilitate better use of the transport network.

- 1.5 Require that new development provide an efficient road network that incorporates opportunities for walking and cycling infrastructure.

Objective 2

To ensure the transport network supports economic opportunities.

Strategies

- 2.1 Facilitate and maintain a functional, safe and efficient rural road system that supports the maintenance of rural character as well as meeting the demands of both rural and urban residents and economic activity.
- 2.2 Establish and maintain an efficient tourist road network.

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Aviation and Airfield Management

The aviation industry supports the tourism and agricultural industries within the Shire. In the context of these industries, aviation provides significant economic growth opportunities.

The 12 Apostles and other coastal features attract land, sea and air tourism, with a number of tourism operators providing scenic flights to the attractions from various helipad locations throughout the Shire (predominantly Princetown and surrounds) and beyond.

The Cobden airfield is graded with an all-weather asphalt surface which allows for commercial fixed wing aircraft, including the Air Ambulance, to land and take off locally.

There is a need to protect the ongoing operations and future expansion opportunities of the aviation industry within the Shire by preventing noise-sensitive uses from establishing close to airfields and helipads. Equally, there is a need to ensure that aviation operations are conducted in a manner that protects the surrounding area's amenity, landscape and environment.

Objective 1

To recognise the role of the aviation industry in supporting the tourism and agricultural sectors.

Strategies

- 1.1 Support the expansion of aviation and related operations that support the agriculture and tourism industries.

Objective 2

To ensure land use and development in proximity to airfields and helipads does not adversely impact its operation.

Strategies

- 2.1 Avoid noise-sensitive land uses from establishing in proximity to the Cobden airfield.

Objective 3

To manage the impacts of aircraft operations on surrounding land and the environment.

Strategies

- 3.1 Require applications to extend airfield, helipad or other aviation operations to demonstrate how impacts on surrounding land uses, the landscape and the environment will be managed.

Further strategic work

- Investigate opportunities to protect the Cobden Airfield asset through appropriate planning controls.