

ATTACHMENT 1

ELTHAM MAJOR ACTIVITY CENTRE: PRECINCTS 1-11



ELTHAM MAJOR ACTIVITY CENTRE STRUCTURE PLAN: IMPLEMENTATION PLAN 2013-2020

Abbreviations

Units:

SEP (Strategic and Economic Planning), PS (Planning Services), ID (Infrastructure Development), AC (Arts and Community), CLS (Community and Leisure Services), IM (Infrastructure Maintenance), PLC (Community Participation, Learning and Culture), G (Governance), PP (People and Place), AP (Assets and Property), RS (Regulatory Services)

Sources:

ESP (Eltham MAC Structure Plan Implementation Plan 2006), NSTSS (Nillumbik Major Activity Centres: Sustainable Transport Study and Strategy Implementation Plan 2011), ECPS (Eltham Car Parking Strategy 2013)

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
<p>Action 1: Work with property owners, developers and business associations to encourage and promote investment in retailing, offices and housing in the Eltham MAC, in accordance with the Structure Plan. Consider developing a package of promotional materials for this purpose.</p> <p>Action 1 will implement the following actions and strategies recommended by the Eltham MAC Structure Plan (or supporting documents):</p>				
<p>a) Take a pro-active approach with relevant property owners to encourage new retail development in Pryor Street and Commercial Place, Arthur Street and Dudley Street.</p>	<p>ESP1.3A</p>	<p>SEP,PS</p>	<p>On-going</p>	<p>Council encourages new retail as opportunities arise. For example, Council has facilitated a new café/restaurant in the Eltham Town Square.</p>

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
b) Ensure that new developments have active frontages where appropriate.	NSTSS	SEP,PS	On-going	<p>Council encourages active frontages where opportunities arise. For example, Council has recently been in discussion with owners of land between Dudley and Arthur Streets and also the new owners of land at the corner of Main Road and Cecil Street regarding potential mixed used developments and has been encouraging the provision of active frontages at both locations.</p> <p>Council is currently designing a pattern book which will be used to assist land owners and developers to visualise and understand the preferred design outcomes for the Eltham Activity Centre, including the provision of quality active frontages.</p>
c) Monitoring private redevelopment proposals of land adjacent to the Eltham Town Square with the intent of creating a new pedestrian link between the square and Main Road.	ESP1.27 (A&B)	SEP, PS	On-going	No development opportunities have yet been presented.
d) Enhance existing laneways and pedestrian arcades	NSTSS 1a	SEP, PS	On-going	This action is being implemented where possible. For example, Council's re-development of the Eltham Town Square has improved pedestrian access around the town square.
e) Encourage the implementation of the urban design objectives of the Eltham MAC Structure Plan in the Bridge Street Business Area by liaising with relevant property owners and monitoring any redevelopment proposals.	ESP8.4(B), 8.5(B), 8.6, 10.1(B)	SEP,PS	On-going	Council produced draft urban design guidelines for the Bridge Street Business Area in 2013-2014 and these are already assisting officers in liaising with property

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				<p>owners regarding the urban design objectives of the Eltham MAC Structure Plan.</p> <p>Council is currently revising the urban design guidelines with a view to commencing an amendment which will implement the urban design provisions through the Nillumbik Planning Scheme. See Action 2 a. below for a further explanation of the proposed amendment.</p>
<p>f) Liaise with property owners to encourage mixed residential and small office development on the north side of Luck Street.</p>	<p>ESP 2.1</p>	<p>SEP, PS</p>	<p>On-going</p>	<p>No other development opportunities have been presented in the subject area in the update period. However, Council officers are currently liaising with the owners of a nearby site at the corner of Cecil Street and Main Road regarding future use and development of the site</p> <p>Further, in December 2016, Council resolved to confirm its intention to sell land at 22 Luck Street and to request officers to appoint architects and other required consultants to prepare a town planning permit application for the development of the site in accordance with the Activity Centre Zone.</p>

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
<p>g) Liaise with property owners to encourage medium density housing between Cecil and Dudley Streets generally within 100 metres of Bible Street.</p>	ESP 2.2	SEP, PS	On-going	<p>Council officers liaise with property owners as opportunities arise and have been liaising since the last update with owners and developers regarding a number of properties to encourage quality medium density housing within the area in question.</p> <p>Further, Council is currently designing a pattern book which will be used to assist land owners and developers to visualise and understand the preferred design outcomes for the Eltham Activity Centre, including design objectives for medium density housing.</p> <p>More broadly, in support of Action 1.g), Council successfully negotiated the approval of an amendment (C106) which has placed the Eltham Town Centre in the Activity Centre Zone (ACZ). The ACZ is a zone which provides particular scope to Council to encourage preferred land uses, such as medium density housing, in desired locations.</p>
<p>h) Encourage proposals for the development of a landmark building on the corner of Main Road and Cecil Street.</p>	ESP 2.12	SEP, PS	On-going	<p>The vacant site has recently been purchased and Council officers have been liaising with the new owners regarding future development on the site.</p>
<p>i) Liaise with Coles and other relevant landowners to improve the Main Street façade of the supermarket, including through articulation and</p>	ESP 1.5	SEP, PS	On-	<p>No improvement opportunities have been</p>

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
provision of windows, entries, verandas, retail activity and displays.			going	presented in the update period.
Action 2: Complete the Bridge Street Business Area Planning Area Project				
The Bridge Street Business Area (BSBA) Planning Project is currently developing a series of planning provisions to implement the Eltham MAC Structure Plan in the Bridge Street Business Area. Completing the project will implement the following actions recommended by the Eltham MAC Structure Plan (or supporting documents):				
a) Consider appropriate rezoning of Precinct 8 to encourage low impact uses such as offices, health centres and recreation venues on the edge of the precinct.	ESP 8.1(A)	SEP	Medium	It is anticipated that Council will exhibit an amendment, Amendment C107, in the first half of 2017 which will apply the Activity Centre Zone (ACZ) to the Bridge Street Business Area (BSBA). More specifically, this zone will seek to apply new land use and urban design provisions which will better implement the Eltham Structure Plan in the BSBA. It is anticipated that this will include provisions regarding building heights, setbacks, landscaping, external appearance, car parking etc. Further, the ACZ will support the land use objectives of the Eltham Structure Plan, such as objectives regarding the preferred uses in every precinct.
b) Review the interim Eltham MAC Policy as it applies to the Bridge Street Business Area.	ESP 8.1(B)	SEP	Medium	The application of policy to the BSBA is currently being reviewed as part of work to prepare Amendment C107 (discussed at Action 2 a. above).
c) Prepare a Parking Precinct Plan and, as part of this action, investigate:	ESP8.3(A), 9.3(A), 11.2	SEP, ID	Medium	A study of parking and other existing traffic conditions was completed as part of the

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
<ul style="list-style-type: none"> formalising car parking along Susan Street implementing a public car park funded through a special rates scheme 				Bridge Street Business Area Planning Project in 2014. The study will be used to further consider and scope a Parking Precinct Plan for the BSBA.
<p>d) Consider the development of a DDO to encourage the urban design recommendations of the Eltham MAC Structure Plan in the Bridge Street Business Area, such as:</p> <ul style="list-style-type: none"> Larger buildings along Susan and Brougham Streets Smaller scale offices along Brougham Street Site consolidation and larger stores along Bridge Street Landmark buildings on the western corners of Bridge and Susan Streets. 	EPS8.4(A), 8.5(A), 9.2(A), 9.8(A), 10.7(A),	SEP	Medium	It is anticipated that the proposed Amendment C107 (see the comment for action 2 a. above) will seek to apply the Activity Centre Zone (ACZ) to the BSBA. The ACZ will apply urban design controls, such as those that would otherwise be provided by a DDO. More specifically, it is anticipated that these urban design controls will provide provisions pertaining to such matters as building heights, setbacks, landscaping and the vehicle parking and access ways.
<p>e) Investigate the creation of a focal point at the intersection of Bridge and Silver Streets</p>	9.7(A)	SEP	Medium	It is anticipated that the proposed Amendment C107 (see point 2 a. above) will provide guidelines to support the development of the focal point.
<p>f) Investigate and monitor opportunities to enhance pedestrian links to and from the proposed focal point at the intersection of Bridge and Silver Streets. For example, pedestrian links from Peel Street and other areas of Precinct 11.</p>	9.4, 11.4	SEP, ID, PS	Medium	Opportunities were investigated by the Bridge Street Business Area Planning Project in 2013-14. It is anticipated that supporting guidelines will be provided in the proposed Amendment C107 (see point 2 a. above).
<p>g) Implement the Urban Design Framework for the BSBA, including by</p>	9.6(A&B)	SEP,PS	On-	An urban design framework will be

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incorporating elements into the Nillumbik Planning Scheme and applying appropriate planning permit conditions.			going	implemented by the proposed Amendment C107 (see Action 2 a. above).
h) Investigate, prepare and initiate an amendment to conduct the rezoning to achieve the land use outcomes recommended by the Eltham MAC Structure Plan in the BSBA.	10.1(A), 10.2(A), 9.1(A), 8.1(A), 10.1	SEP	Medium	It is anticipated that the proposed Amendment C107 (see point 2 a. above) will seek to rezone the Bridge Street Business Area to ACZ. Significantly, the ACZ will provide the opportunity for Council to tailor the permitted suite of land uses to match the land use objectives of the Eltham Structure Plan for the BSBA.
i) Investigate an additional access point to Sherbourne Road from Precinct 10 as part of residential development.	10.5(A)	SEP, ID, VicRoads	Completed – not feasible	This action was investigated by the Bridge Street Business Area Planning Project in 2013-2014 with the outcome that residential development in Precinct 10 and the associated need for an access road on Sherbourne Road are no longer considered feasible given the significant flood issues in that section of the Eltham Activity Centre and the expected impact on the amenity of any residences from surrounding traffic and industrial uses.
<p>Action 3: Complete the Eltham Town Square Re-development Project</p> <p>Completion of the Eltham Town Square will implement the following strategies and actions recommended by the Eltham MAC Structure Plan (or supporting documents):</p>				
a) Undertake a feasibility study for the establishment of alternative uses on	ESP 1.17	SEP, ID	Completing	The Eltham Town Square Redevelopment

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
<p>the existing vehicle carriageway along the eastern boundary of the Eltham Town Square, including the following matters:</p> <ul style="list-style-type: none"> • Consideration of potential retail uses and their impact on existing commercial activities • Removing the existing one-way vehicle access and providing safer pedestrian access • Construction of public toilets including disabled access • Improvements of public amenity, tree canopy and landscaping. • Estimates of construction costs, lease income and financing arrangements 			ed	Project, including this action, is complete.
<p>b) Monitor and encourage proposals for the development of a café on land adjacent to the Eltham Town Square</p>	ESP 1.4A, ESP 1.25	SEP, ID	Completed	Re-development of the Eltham Town Square included the construction of a premises which can be used as a café/restaurant and the premises is now being used for that purpose.
<p>c) Liaise with the Eltham Chamber of Commerce and Industry and other stakeholders to encourage businesses to the Town Square which will contribute to a vibrant and active square.</p>	1.26(A)	SEP, ID, PS	On-going	<p>A café/restaurant has been established in the new commercial premises constructed in the Eltham Town Square by the Eltham Town Square Redevelopment Project.</p> <p>Council has continued to liaise regularly with the Eltham Chamber of Commerce and Industry regarding the objectives of the Eltham Structure Plan.</p>

Action 4: Support implementation of Council’s Art in Public Places Policy (2007) and Cultural Plan (2011-2017) in the Eltham MAC

Action 4 will implement the following actions recommended the Eltham MAC Structure Plan (or supporting documents):

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
<p>a) Investigate the feasibility of installing significant artwork, preferably by local artists, at appropriate locations in the Eltham MAC.</p>	<p>ESP5.7(A), 5.8A and 4.14(A)</p>	<p>AC</p>	<p>On-going</p>	<p>The adopted Eltham MAC Urban Design Guidelines promote artwork being incorporated into new developments.</p> <p>Two public artworks were installed at the Eltham Town Square in Oct 2015. They are both part of the Nillumbik Shire Public Art Collection and include:</p> <ol style="list-style-type: none"> 1. Tom SANDERS Wall of the Moon (Homage to Miro) 1968 earthenware tiles, glazes 270cm x 650cm mural framed 2. KALEMBA & REED (w Felicity Gordon + Secondary Students) The Symbiogenesis Project: Laughing Waters 2011 plywood, acrylic paint, steel frame 245cm x 900cm framed
<p>b) Undertake the Performing Arts Centre Feasibility Study with a view to supporting the Community and Reception Centre and the Living and Learning Centre to work more closely together as a campus/complex for arts and learning.</p>	<p>EPS7.2(A)</p>	<p>CALS, PLC</p>	<p>Completed</p>	<p>The feasibility study has been completed. The project has been included in the Major Projects Plan, and implementation will be subject to external grant funding.</p> <p>Construction of a stand-alone Performing Arts Centre was abandoned due to its projected cost being prohibitive and also because of the construction of a major performance venue at Eltham High School.</p>

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
				However funding through the State Government's Growing Suburbs Fund and Council contribution has enabled an upgrade to the Eltham Community and Reception Centre which will cater for performances and also major art exhibitions.
<p>Action 5: Maintain and upgrade the provision of leisure facilities in the Eltham MAC</p> <p>Action 5 will implement the following remaining actions recommended by the Eltham MAC Structure Plan (or supporting documents):</p>				
a) Investigate providing additional seating facilities and other facilities in Precinct 5 (Town Park) to make the park area more attractive for passive recreation.	ESP5.11(A)	L&SI	On-going	Additional seating has been provided through an upgrade of the playground.
b) Monitor on-going maintenance and management of Alistair Knox Park.	ESP5.15 (A)	IM	On-going	The park, playground and surrounds are monitored and maintained on a regular basis.
c) Consider a Master Plan for the Alistair Knox Park.	ESP5.15 (B)	L&SI	Long	Council's Recreation Strategy recommends completion of a Master plan for Alistair Knox Park and Community and Leisure Services are planning to put in a new initiative to support this work in 2017/18
d) Investigate re-designing the park area adjacent to the library to ensure the area can be readily used for outdoor community events.	EPS5.1(A)	L&SI	On-going	The area continues to be well-utilised during the Eltham Fair and the Eltham Community Craft and Produce Market.

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
				There isn't currently a project to redesign this space.
e) Monitor usage of the skateboard park facility in Precinct 5 (Town Park) with a view to supporting and providing for activities that complement the facility.	EPS 5.2(A)	L&SI	On-going	<p>Activities and programs at the skate park are facilitated by Youth Services.</p> <p>A Litter Hot Spot Grant was awarded to Council and in conjunction with local youth, a new rubbish depository/quarter pipe was designed and constructed. In addition, there was community involvement in artwork for the site.</p>
f) Continue to support active sports use in Precinct 6 (Eltham Oval)	ESP6.1(A)	L&SI	On-going	The sports ovals are monitored and maintained on a regular basis.
g) Investigate the shared use of the Eltham Oval and clubrooms by a wide range of sporting groups.	EPS6.2(A)	L&SI	On-going	Council continues to encourage community use during the day in partnership with seasonal tenants. The facilities are being used to capacity during peak times (4pm-10pm weekdays and 8am-10pm on the weekend).
h) Continue to progressively improve the Eltham Leisure Centre, including by implementing a staged building upgrade of the centre.	EPS7.4(A)	L&SI	<p>Underway</p> <p>Expected completion of construction late 2017</p>	The \$19.35M project to re-develop the aquatic facilities at the Eltham Leisure Centre commenced on 1 August 2016 as a result of a \$3.8 million boost from the State Government's Growing Suburbs Fund and \$3 million from the State Government's Community Facility Funding Program – Better Pools.

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
				The centre is expected to open in late 2017.
i) Encourage recreation providers in Susan Street and the Leisure Centre to hold structured recreation activities in the park adjacent to Susan Street and monitor use of the park to this end.	EPS7.6(A)	L&SI	On-going	Recreation groups now using the oval, include: <ul style="list-style-type: none"> • The Eltham Football Club • Eltham Cricket Club • Eltham Rugby Club All of these groups have large memberships and the grounds are currently being used at capacity during peak times.
j) Invite recreation providers in Susan Street and the Leisure Centre to hold some of their programs in the Pitt Street Park and monitor use of the park to this end.	ESP8.2(A)	CLS	On-going	The park is being used in winter for rugby by the Eltham Rugby Club and in the summer for touch football.
<p>Action 6: Progress the Eltham MAC Precincts 3 and 4 Redevelopment Project</p> <p>The Eltham MAC Precincts 3 and 4 Redevelopment Project was commenced in May 2012 by Council and will implement the following actions and strategies recommended by the Eltham MAC Structure Plan (or supporting documents):</p>				
a) Liaise with Public Transport Victoria, VicRoads, bus companies and other stakeholders to re-design the bus interchange and access arrangements onto Main Road	ESP1.11 (A&B), 3.7, 3.8, 3.14	SEP, ID	Medium	Stage 1 of the Eltham MAC Precincts 3 and 4 Redevelopment Project (the Precincts 3 and 4 Project) identified substantial community and stakeholder

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
				(PTV, Bus Companies) support for re-design of the bus interchange, including the access arrangements. Stage 2 of the Project is currently scoping a re-design of the bus interchange and its access arrangements. Most recently, Stage 2 produced a draft Framework Plan for Precincts 3 and 4 and Council then liaised with key stakeholders, such as PTV and VicRoads, regarding the plan.
b) Investigate opportunities to improve pedestrian access between the retail core (Precinct 1) and Precinct 4, including to re-locate the pedestrian lights further south on Main Road.	ESP 1.20(A) 4.9(A), NSTSS 1b	ID, SEP	Medium	Stage 2 of the Eltham Precincts 3 and 4 Project recently produced a draft Framework Plan which includes proposals to improve pedestrian access. Targeted consultation was recently conducted on the draft Framework Plan.
c) Advocate to Public Transport Victoria, to re-develop the commuter car parking areas directly abutting Main Road as key commercial development sites.	ESP3.1(A) and 3.16(A)	SEP	Medium	Advocacy to Public Transport Victoria on this matter has continued during Stage 2 of the Project.
d) Investigate the opportunity to relocate a new multi-purpose centre at the southern end of Youth Road.	ESP3.4 and 4.5	SEP, CLS	Medium	Stage 2 of the project is further investigating this matter, with particular attention to a specific location, connections to surrounding uses and potential uses.
e) Consider improving access to the Diamond Creek parkland by relocating one tennis court to create forecourt and access way adjacent to the	ESP3.5(A)	CLS,SEP	Medium	Stage 1 of the Precincts 3 and 4 Project did not support further consideration of this

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
tennis clubrooms.				action.
<p>f) Investigate opportunities to improve pedestrian access between Main Road, the railway station and Youth Road, including:</p> <ul style="list-style-type: none"> • To construct another pedestrian crossing through the centre of the station connecting Youth Road to Main Road. • Widen St Laurence Lane and construct an elevated footbridge over the station to Youth Road. • Improving the existing pedestrian underpasses by widening and opening to natural light wherever possible. • Retain and improve the links between Main Road and the car parks adjacent to the railway line, south of the station. • Linking Panther Place and Youth Road via a 6 to 7 metre wide access road, which allows for separate and improved pedestrian access and limited vehicle access. 	ESP3.6(A), 3.11(A), 3.12(A), 3.13(A), 4.8(A) and 4.12 (A,B and C), NSTSS1a	SEP, ID, Public Transport Victoria	Medium	Stage 2 of the Project has produced a draft Framework Plan which proposes a response to all these matters. For example, it proposes (at a conceptual level) a pedestrian bridge between Main Road, the railway station and Youth Road. The draft Framework Plan has been discussed with key stakeholders and has generally been warmly received, whilst still receiving suggestions for improvement. The feedback received will assist in future work for the project.
<p>g) Investigate formalising the pedestrian access through the informal car park between the Library and station, adjacent to the railway line and installation of speed control devices to slow traffic and give way to pedestrians.</p>	ESP3.9(A) and 3.18(A)	ID, SEP and PTV	Medium	Stage 2 of the Project has developed a draft Framework Plan, which proposes pedestrian and cycling access at a conceptual level. The draft plan has been discussed with key stakeholders. The feedback received will assist in future work for the project.
<p>h) Investigate options for providing community services on the site of the former Eltham Shire offices.</p>	ESP4.2(A), 4.7, 1.7(A)	SEP, PP, AP	Medium	This action is currently being investigated by Stage 2 of the Project. Council recently completed an extensive round of

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
				consultation with relevant stakeholders regarding this action and Council is currently conducting further work on the matter.
i) Investigate options to ensure new development on the former Eltham Shire offices site is exemplary quality.	ESP4.15(A)	SEP, AP	Medium	Stage 2 of the Project is having careful regard for Council's objective to provide development which is of exemplary quality at the site.
<p>Action 7: Conduct environmental, landscaping and building maintenance works to improve the amenity and environmental values of the Eltham MAC.</p> <p>Action 8 will implement the following strategies and actions recommended by the Eltham MAC Structure Plan (or supporting documents):</p>				
a) Prepare a streetscape plan for the major activity centre	ESP 3.	IM, SP	Medium	<p>The relevant policy, the Nillumbik Tree Management Policy and Tree Management Guidelines, was endorsed by Council in September 2015 following a period of public consultation.</p> <p>In addition, landscaping guidelines to support the Eltham Activity Centre in the Eltham Town Centre are currently provided by the adopted Eltham MAC Urban Design Guidelines</p> <p>It is anticipated that landscaping guidelines for the Bridge Street Business Area will be provided by the proposed Amendment</p>

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
				C107 (see Point 2 a. above).
b) Undertake planting in accordance with Council's proposed streetscape for the major activity centre	ESP 3b	IM	On-going	<p>Planting has been undertaken in accordance with Council's landscaping policy and objectives, including:</p> <ul style="list-style-type: none"> • Promoting 'live local, plant local' • Supporting functional objectives, such as providing shade for pedestrians. • Landscaping guidelines in the Eltham MAC Urban Design Guidelines.
c) Provide additional shade trees in car parks	ESP 4A	IM	On-going	See above comment.
d) Prepare and implement a landscape strategy for the Diamond Creek and its environs in consultation with relevant Friends Groups	ESP6A, 5.10(A) and 6.7(A)	ID, IM, Friends Groups	On-going	Environmental works have continued in collaboration with Friends Groups at parks within the Diamond Creek corridor adjacent to the Eltham Town Centre. These works include revegetation, weed control and rabbit control.
e) Limit vegetation in the Main Road central median to shrubs less than 1 metre high and canopy trees to maintain visibility for drivers and pedestrians.	ESP1.8A	IM	On-going	Regular maintenance is occurring as recommended.

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
f) Minimise graffiti and enhance public safety through the Town Park Precinct (Precinct 5) by implementing Council's graffiti policy.	ESP5.3(A)	RS	On-going	Council is working with police to identify graffiti hotspots to assist with enforcement programs. Council has continued to remove all graffiti reported within 7 days.
g) Apply Council's graffiti policy to maintain the appearance of the Eltham Railway Station	ESP3.17(B)	RS	On-going	Council continues to work with, and advocate to, the relevant transport authorities for the prompt attention to graffiti removal and clean up on station and rail infrastructure.
h) Review and if appropriate, reduce the vegetation density on the corner of Main Road and Bridge Street to improve the views into the Alistair Knox Park.	EPS5.13(A)	ID and IM	On-going	Removal of vegetation on one side of the intersection has occurred. This will be replanted with low growing ground cover. Vegetation on the opposite side will be removed and replaced.
<p>Action 8: Implement the actions of the NSTSS, Eltham MAC Structure Plan and Nillumbik Trails Strategy to improve accessibility in the activity centre for cyclists and all pedestrians.</p> <p>Action 8 will implement the following actions recommended by the Eltham MAC Structure Plan (or supporting documents):</p>				
a) Upgrade and improve the pedestrian and cycling link along the Diamond Creek and integrate with the Yarra Trail.	ESP5.6 and 6.3	ID, CLS	On-going	<p>Sections of the trail have been upgraded. For example, a new trail bridge has been constructed across the Diamond Creek at Brougham Street.</p> <p>Renewal activity will continue to be</p>

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				prioritised via the trail audit process.
b) Upgrade vehicle and pedestrian cycling pathways through Precinct 6 (Eltham Oval)	EPS6.4(A)	ID, CLS	On-going	<p>Stage 2 of the Precincts 3 and 4 Project is investigating how best to improve cycling and pedestrian linkages between the Eltham Town Centre and the Eltham Oval area.</p> <p>Sections of shared trails through Precinct 6 have been upgrade and further stages are planned in the coming years.</p>
c) Develop heads-up pedestrian way finding signage, which provides concise information for accessing a destination by walking.	NSTSS 1c	ID, SEP	Medium	It is expected that Stage 2 of the Eltham Activity Centre Precincts 3 and 4 Redevelopment Project, which is currently underway, will investigate the provision of way-finding signage in its study area.
d) Install weather protected street furniture and other pedestrian facilities at 60 metres intervals.	NSTSS 1d	ID, SEP, PS	On-going	<p>Installation has not commenced, but it is intended that Stage 2 of the Precincts 3 and 4 Project, which is currently underway, will design for the provision of this infrastructure in 2017.</p> <p>Council has an on-going maintenance program for the upgrade and provision of street furniture.</p> <p>A proposed amendment (C107), which regards the Bridge Street Business Area, will support the provision of pedestrian facilities in the Bridge Street Business Area</p>

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
				and a friendlier pedestrian environment generally. A fuller explanation of Amendment C107 is provided at Action 2 a. above.
<p>e) In new developments provide weather protection of footpaths.</p>	NSTSS 1f	ID, SEP, PS	On-going	<p>The adopted Eltham MAC Urban Design Guidelines support this outcome being achieved in approved development proposals. The objective is being supported in the assessment of relevant planning permit applications.</p> <p>The proposed Amendment C107 (see Action 2 a. above) will strengthen support for this objective in relation to the Bridge Street Business Area.</p>
<p>f) Investigate and implement the priority cycling network improvements shown in Figure 5-5 and 5-6 of the Nillumbik Major Activity Centres: Sustainable Transport Study and Strategy.</p> <p>In addition, concentrate improvements to safety and surface treatments discussed in the NSTSS on this network.</p>	NSTSS-2a&b	ID, CLS, VicRoads	Long	<p>The Eltham MAC Precincts 3 and 4 Redevelopment Project is investigating design improvements to the cycling network in and around Precincts 3 and 4. A draft Framework Plan was recently produced which proposes improved cycling linkages through the west side of the Eltham Town Centre. Council conducted targeted consultation on these proposals and the proposals were warmly received. However, there are certain technical matters which need to be resolved regarding the proposed cycle linkages. The feedback received will assist in future work</p>

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				for the project.
g) Ensure intersections accommodate cyclists either through signal phasing, bike lanes or appropriate kerbing.	NSTSS-2c	ID, VicRoads	On-going	This action will be considered in any re-development of intersections, such as any re-design of intersections being considered by Stage 2 of the Precincts 3 and 4 Project, or as part of the Principle Bicycle Network implementation.
h) Undertake a pedestrian audit of Precinct 1 (Commercial Core) with a view to improving walkability and accessibility in the precinct.	Eltham MAC Development Forum and ESP 1.21 (A&B)	SP, ID	Medium	This action is proposed, but pending capacity and funding. It is worth noting that the Eltham Town Square project has improved the walkability and accessibility of that area.
i) Prepare a signage and furniture strategy to create integrated themes across the major activity centre	ESP7	SP, ID	Medium	A signage and furniture strategy is currently provided for the Eltham Town Centre by the adopted Eltham MAC Urban Design Guidelines. Signage and furniture guidelines for the Bridge Street Business Area will be provided by the proposed Amendment C107 (see Action 2 a. above).
<p>Action 9: Advocate and liaise for improvements to State Government assets and infrastructure</p> <p>Action 9 will implement the following strategies and actions recommended by the Eltham MAC Structure Plan (or supporting documents):</p>				
a) Advocate to VicRoads that Bolton Street be declared an arterial road and, as part of any upgrade, restrict car parking on the east side of	ESP10.3(A)	ID	On-going	The State Government announced in November 2016 its intention to declare Bolton Street an arterial road, which means

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
Bolton Street.				<p>the road will be managed and financed by the State Government.</p> <p>The action is close to completion pending a suitable upgrade to the road.</p>
<p>b) Liaise with and advocate to VicRoads to improve the amenity, efficiency and safety of Main Road through the Eltham Town Centre, particularly with regard to:</p> <ul style="list-style-type: none"> • Improving traffic flow and safety at intersections between Main Road and connecting streets, such as the intersection of Pryor Street and Main Road • Improving pedestrian access and safety across Main Road • Improving the efficiency and safety of bus movements onto and off Main Road • Enhancing key entry points into the Eltham Town Centre 	ESP1.13(A)	ID	Medium -Long	<p>The Eltham Structure Plan recognises that Main Road has a key bearing on the character, safety and prosperity of the Eltham Town Centre and finds that there is significant need to:</p> <ul style="list-style-type: none"> • Improve the safety and convenience of pedestrian access across Main Road • Improve the flow and movement of traffic between Main Road and Luck, Pryor, Arthur and Dudley Streets • Improve the efficiency and safety of bus movements between Main Road and the bus interchange. • Create a clear and positive sense of arrival into the Eltham Town Centre <p>The structure plan primarily recommends achieving the above by better locating pedestrian crossings and by modifying access arrangements between Main Road, the bus interchange and the surrounding</p>

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
				<p>road network. A number of recommended changes have already been implemented, such as signalling the intersection of Main Road and Cecil Street</p> <p>Other recommended improvements are currently being progressed. For example, Stage 2 of the Eltham MAC Precincts 3 and 4 Project is currently considering the best design for improving access between the bus interchange and Main Road and also for improving pedestrian access across Main Road. As part of this work, Council has been monitoring how best to improve the intersection between Main Road and Pryor Street and the best option may be to signalise the intersection in tandem with retaining the roundabout at Luck Street.</p> <p>However, any physical improvement to Main Road is dependent on VicRoads funding and support, as VicRoads is the responsible authority for Main Road. Recognising this, Council is actively liaising with to VicRoads regarding its preferred improvements to Main Road. For example, Council recently liaised with VicRoads regarding design work recently undertaken by Stage 2 of the Precincts 3 and 4 Project.</p>
c) Advocate to Melbourne Water to reinstate the open creek which runs	ESP10.6(A)	IM	On-	The creek falls under Melbourne Water's

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
through the Bridge Street Business Area.			going	area of responsibility.
d) Advocate to public transport authorities to enforce park and ride car parking spaces in proximity of the Eltham public transport hub.	NSTSS 6e	ID	On-going	<p>The purpose of this action is to ensure designated commuter parking spaces are used only by commuters. Only public transport authorities have the capability to enforce proper use of these spaces.</p> <p>We are aware that some enforcement of the carpark area is being undertaken.</p>
e) Upgrade and improve management of the Diamond Creek	ESP 5.9(A)	IM Brad	On-going	<p>Melbourne Water is responsible for managing the bed and banks of the Diamond Creek. Environmental enhancement works continue to be implemented on Council's reserves in the Diamond Creek corridor in vicinity of the Eltham Activity Centre. These works include rabbit control, weed control and revegetation. In 2015/16, a budget of approximately \$77,000 was allocated towards the enhancement of these reserves, which included a significant allocation from external funding.</p>

Action 10: Implement the Eltham Car Parking Strategy

The Eltham Car Parking Strategy was adopted by Council in June 2013 to support the vision, objectives and recommendations of the Eltham MAC Structure Plan. Action 11 will implement the recommendations of the car parking strategy, including:

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
a) Maintain the existing balance of short-term and long-term occupancies within Precinct 1.	ECPS: Rec 1	ID, RS	On-going	On-going patrols of all time limited parking spaces are conducted on a daily basis ensuring restrictions are obeyed.
b) Better distinguish the current supply of “medium-term” three-hour parks within Precinct 1 (approximately 300 spaces) as both short-term, equal to or less than 2 hour parking for customers in the area and annual paid permit spaces for staff. This allocation should be consistent with the relevant policy guidelines which set priorities for customers over staff.	ECPS: Rec 2	ID	Medium-Long	Not yet commenced
c) Develop a signage strategy to highlight the existence of car parking both at Eltham Village (ground and basement levels) and the circulatory car parking areas along Arthur Street.	ECPS: Rec 3	ID	Medium-Long	Not yet commenced
d) Pedestrian guidance signage should be provided to highlight the existing north-south links to and from the Eltham Town Square and surrounding land uses within Precinct 1.	ECPS: Rec 4	ID	Medium-Long	Not yet commenced
e) Provide a greater balance of short-term parking for shoppers within Precincts 3 and 4 to encourage a higher turnover of vehicles by converting long-term parking (approximately 100 spaces) proximate to Main Road.	ECPS: Rec 5	ID, SEP, RS	Medium-Long	This action will be considered during Stage 2 of the Precincts 3 and 4 Project.
f) Commuters should be encouraged to park within available long-term parking around the Eltham oval.	ECPS: Rec 6	ID, SEP, RS	Medium-Long	This action is being considered by Stage 2 of the Precincts 3 and 4 Project.

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
g) Control the provision of staff parking within Precincts 3 and 4 with the use of appropriate permits (under a limited offer annual pay and display scheme).	ECPS: Rec 7	ID, SEP, RS	Medium-Long	This action will be considered by Stage 2 of the Precincts 3 and 4 Project.
h) As part of any future redevelopment of Precincts 3 and 4, provide adequate pedestrian connections and signage to highlight the various car parking areas and their intended use to encourage parking in areas which could be better utilised i.e. the Eltham Oval.	ECPS: Rec 8	ID, SEP	Medium-Long	This action is currently being considered by Stage 2 of the Precincts 3 and 4 Project.
i) Council prepare a Cycling Strategy for the Eltham study area to identify opportunities to provide, but not limited to, communal cycling facilities, improvements to cycling routes and cycling signage.	ECPS: Rec 9	ID, CLS	Medium-Long	Not yet commenced.
j) Review pedestrian connectivity and safety within parking areas which are currently experiencing lower demands.	ECPS: Rec 10	ID	On-going	This action is being considered by Stage 2 of the Precincts 3 and 4 Project. The extensive car parking areas around the Eltham public transport hub are within the subject area for the project.
k) Develop an overall car parking signage strategy for the Eltham area.	ECPS: Rec 11	ID	Medium-Long	Not yet commenced.
l) Continue parking enforcement patrols as currently occurs.	ECPS: Rec 12	RS	On-going	Ongoing patrols of all time-limited parking spaces are conducted on a daily basis.
m) Council should continually work with private car parking owners to ensure that car parking facilities meet with current design standards, and are maintained at an appropriate level.	ECPS: Rec 13	ID, RS	On-going	New car parking proposals are assessed to ensure they meet design standards. Issues with maintenance standards are raised with owners as required.

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
n) Council to monitor unsealed parking areas, particularly around sporting ovals, to ensure these areas do not cause pedestrian and vehicle safety issues.	ECPS: Rec 14	ID	On-going	Unsealed parking is part of the regular inspection schedule.
o) Car parking rates to be applied to future commercial development as follows: <ul style="list-style-type: none"> • Restricted Retail 1.5 spaces per 100sqm NFA • Restaurant / Café 3.5 spaces per 100sqm NFA • Retail / Shop 3.5 spaces per 100sqm NFA • Office 3.0 spaces per 100sqm NFA • Supermarket 5.0 spaces per 100sqm NFA 	ECPS: Rec 15	SEP,PS	Completed	Reduced parking rates for the Eltham MAC were introduced into the scheme through a Parking Overlay as part of Amendment C51.
p) Car parking rates for residential developments are as follows: <ul style="list-style-type: none"> • 1 space per 1 and 2 bedroom dwelling • 2 spaces per 3+ bedroom dwelling 	ECPS: Rec 16	SEP,PS	Short-Medium	Is being progressed.
q) A reduction or waiver of residential parking requirements may be allowed for dwellings at the discretion of Council.	ECPS: Rec 17	SP	On-going	Residential parking reductions and waivers are considered as part of planning applications.
r) Allow future commercial development generated car parking to be accommodated in the following manner: <ul style="list-style-type: none"> • Provide car parking on individual development sites. • Utilise existing car parking vacancies available within the study area. • A combination of the above options. 	ECPS: Rec 18	PS, SP, ID	On-going	Considered as part of planning applications

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
<p>s) In considering the provision of car parking, consideration must also be given to:</p> <ul style="list-style-type: none"> • efficiencies gained from the consolidation of shared car parking spaces • any empirical car parking deficiency associated with the existing use of the land, but only where existing buildings are being reused • the equity of waiving the car parking requirement having regard to any historic contributions by existing businesses 	ECPS: Rec 19	PS, SEP, ID	On-going	Considered as part of planning applications
<p>t) Council require the adoption of a range of sustainable transport initiatives for each development including the preparation of a Green Travel Plan which would form a Planning Permit Condition.</p>	ECPS: Rec 20	SEP,PS	On-going	Considered as part of planning applications
<p>u) With respect to the potential redevelopment of existing car parking sites for future land use growth, it is recommended that Council consider options for managing the resource on a case-by-case basis.</p>	ECPS: Rec 21	ID, SEP, AP	On-going	Considered on a case by case basis.
<p>v) Nillumbik Shire Council is to undertake surveys of the Eltham study area every five years to ensure that car parking provision has increased in line with land use growth.</p>	ECPS: Rec 22	ID, SP	On-going	Council has conducted two extensive surveys of car parking supply and demand in the Eltham Town Centre in the last 5 years. Both surveys identified that there is an adequate supply of parking.
<p>w) That the strategy to manage the provision of future car parking demands be monitored and reviewed in approximately 5 years' time.</p>	ECPS: Rec 23	ID, SEP	On-going	Will be reviewed again in 2018
<p>x) Implement the recommended commercial and residential car parking</p>	ECPS: Rec	SEP	Short-	The recommended rates for commercial car parking have been implemented (see

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
rates within a Parking Overlay.	24		Medium	Action 10 o. above). The implementation of the recommended rates for residential car parking is being progressed.
<p>Action 11: Implement other actions from the Nillumbik Major Activity Centres: Sustainable Transport Study and Strategy</p> <p>These are actions recommended by the NSTSS which have not been detailed above, or discussed only superficially, in this implementation plan:</p>				
a) Support shared car parking opportunities	NSTSS - 4	ID, SEP, PS	On-going	Implementing this action is dependent on the nature of planning permit applications received.
b) Enable car parking to be on separate titles by: <ul style="list-style-type: none"> • Reducing parking requirements for buildings with parking able to sold separately to other floor space • Subdivide buildings/land with unbundled parking so that titles of car parking spaces and other floor area can be sold separately 	NSTSS -5a	ID,SEP,PS	On-going	As above
c) Apply additional regulation for nearby on-street parking to avoid spill-over problems from occupants parking off-site	NSTSS-5C	ID, RS	On-going	Reviewed on a case by case basis.
d) Requests for allocation outside the adopted hierarchy should be dealt with on a case by case basis under delegation to General Manager Infrastructure Services.	NSTSS-6e	ID, PS	On-going	As above
e) Introduce fees applied for trader parking permits in consideration of the cost of providing parking spaces.	NSTSS-7a	ID, RS	Medium-Long	This action requires on-going consultation and liaison with the business community.

ACTIONS	SOURCE	UNIT	TIMING	UPDATE or COMMENT
f) Introduce fees in parking spaces that are occupied more than 85% for 3 or more hours of the day.	NSTSS – 7b	ID, RS	Medium-Long	This action will be considered as part of a future study.
g) Locate future Park and Ride facilities to facilitate convenience and incidence of multi-purpose trips.	NSTSS - 9	ID	On-going	Location will be considered with any future park and ride facilities
h) Increase allocations of accessible (frequently used) parking bays in locations where accessible parking bay occupancy reaches over 85% at any point in the day.	NSTSS – 10a	ID	On-going	This action will be considered as part of a future study.
i) Bi-annually review occupancy levels of accessible car parking to determine if a greater number are required.	NSTSS - 10b	ID	On-going	Council conducted an extensive study of car parking occupancy in 2012 in the Eltham Town Centre for the Eltham Car Parking Strategy and more recently completed a similar survey in the Bridge Street Business Area.