

## Feedback on Draft Bellarine Peninsula Strategic Planning Policy

I wish to provide some brief comments in relation to the following domains:

### **Tourism, agriculture and natural resources**

### **Strategic Infrastructure**

### **Settlement**

#### Tourism, agriculture and natural resources

1. Due to the considerable area and location of the EIA's as indicated in Map 7 and the potential for harm arising from land use and natural resource development I believe strategy 6b.5 should be strengthened to ensure that harm does not occur at any time i.e. before, during or after the enterprise. I also consider that there is potential for impact upon other domains namely Tourism and Settlement

2. Whilst EIA and extractive resources are referred to on page 46, I believe it would be useful to have these definitions included in the Glossary. It should be noted that housing density terminology is defined on page 53 and is included in the Glossary.

#### Strategic Infrastructure

Community services and essential infrastructure are detailed as important components of the areas Strategic Infrastructure however they are not included at all in Map 8. In fact Map 7 (although significantly incomplete itself- i.e more golf courses than just Barwon Heads in the region) has more of these infrastructure details than Map 8 which is suppose to be reflecting the infrastructure of the region! If this document is going to be a reference document going forward surely we need more complete maps than these.

#### Settlement

Whilst it is commendable that the policy clearly outlines the direction for residential development going forward it is of concern that the potential for significant 'Increased housing diversity – substantial change' are around the activity centres for Barwon Heads and Ocean Grove. Whilst consideration needs to be given to the 'landscape and settlement character'(pg 53) the consequential population increase in these areas will impact across all other

domains. It is noted that the footprint for the activity centres in those areas does not change however the demand will place pressure on these areas. There is no strategy which reflects the need for the various housing density changes to consider the impact of all other domains, in particular environment and infrastructure.

Thanking you

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