

2 March 2018

Minister for Planning
c/o Kate Morris
Harwood Andrews

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Bcc: Parties according to the distribution list

Dear Minister for Planning,

Fishermans Bend Planning Review Panel: Draft Amendment GC81

We refer to the Minister for Planning's Part A response of 19 February, 2018. In Section 9 of that response, the Minister seeks to respond to the preliminary list of key issues provided by the Planning Review Panel of 20 December, 2017.

Question 4 asked:- "What is basis (sic) of the assumed 80,000 people and 80,000 jobs? Should a different target be set?"

Paragraph 156 of Section 9 states:-

"156. These factors, coupled with many background reports summarised in the draft Framework and the earlier work by Places Victoria in 2012 and 2013 (public records available at www.fishermansbend.vic.gov.au) have contributed to arriving at the optimal population of 80,000 residents by 2050."

The Fishermans Bend Ministerial Advisory Committee's submission to the Planning Review Panel on 1 March, 2018 (Document 57) stated at page 16:-

"Estimates of about 80,000.00 residents and 40,000 workers by 2050 in the four initial FB precincts were determined based on the initial work undertaken by Places Victoria in 2012/13 (particularly work on transport, employment land and market take up)."

In our submission the response to Question 4 of the Planning Review Panel's preliminary issues is unsatisfactory.

In particular we note the following documents are included on the government's website dealing with previous studies and reports, namely:-

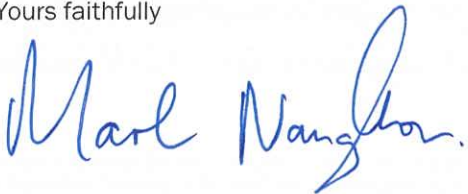
- Community Engagement Report (Places Victoria December 2013)
- Community Infrastructure Plan (Final Report – SJB Urban July 2013)
- Fishermans Bend Baseline Utility Assessment Report
- Arterial Road Connection Feasibility Study (Parsons Brinckerhoff June 2013)
- Light Rail Options Assessment
- Traffic Survey (GHD July 2013)
- Walking and Cycling Report (GTA Consultants July 2013)
- Heritage Study (Biosis June 2013)
- Historical Account (Biosis June 2013)
- Buffer Study (GHD June 2013)
- Affordable Housing Options Paper (Judith Stubbs & Associates June 2013)

- Economic and Employment Study (SGS Economics and Planning November 2012)
- Transport Issues and Opportunities Study (Aecom December 2012)
- Preliminary Contamination Study (Golder Associates June 2012)
- High Level Geotechnical Input (Golder Associates June 2012)
- Preliminary Community Infrastructure Needs Assessment (ASR Research December 2012)
- Real Estate Market Assessment (Macroplan Demasi December 2012)
- Existing Land Budget (GHD Places Victoria February 2013)
- Fishermans Bend Demographic Profiling (Places Victoria June 2013)
- Infrastructure Assessment (GHD December 2012)
- Metro Rail Technical Feasibility Study (Raylink July 2013)

Respectfully, please specify which of the above is relied upon by the Minister as demonstrating the "*optimal population of 80,000*".

We request that this information be provided by close of business on Wednesday, 7 March, 2018.

Yours faithfully

A handwritten signature in blue ink that reads "Mark Nangdon". The signature is fluid and cursive, with a large initial 'M' and 'N'.

Planning & Property Partners Pty Ltd