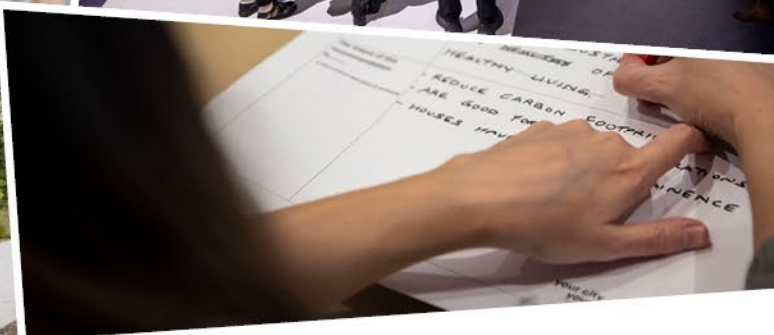
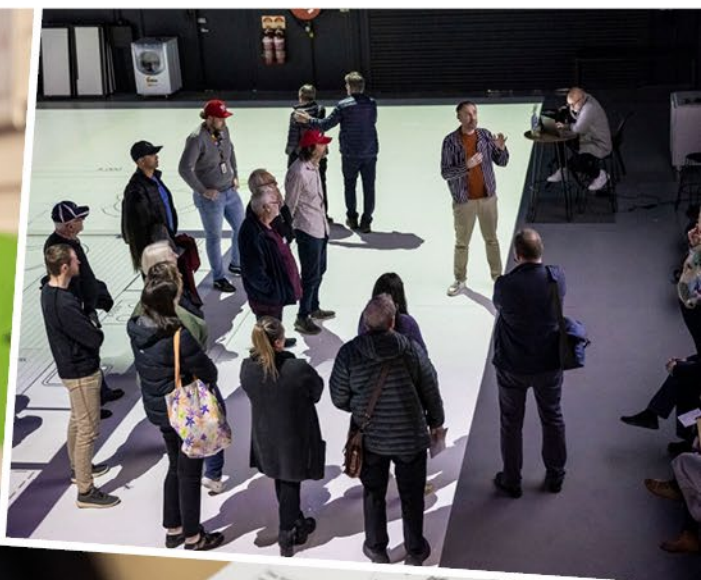


Community Advisory Panel

Engagement summary report

What does 'a city with housing for all' look like?

2024



1. Introduction

1.1 Preparation of a housing strategy

Council officers are currently preparing a housing strategy for the municipality in consultation with the community and councillors. This Strategy will guide future planning for housing change to ensure that the municipality's housing needs are met.

It will take into consideration the needs of future residents who will live in Moonee Valley, the type of housing needed, the capacity of the land including its proximity to shops and services, and its zoning and built form controls to supply housing. The Housing Strategy will be a tool for Council to guide change in areas that are appropriate, and balance housing demand with other considerations like sustainability and neighbourhood character.

Housing is an important policy area for the community, and it has a significant impact on the residents and neighbourhoods of Moonee Valley. It is also a complex topic, which encompasses a variety of different themes such as architecture, design, economics, affordability and sustainability. Given this, deliberative engagement is an appropriate form of consultation given this is a deeper form of engagement enabling richer dialogue and feedback to occur. For this reason, the Community Advisory Panel process was used to formally commence engagement on the Housing strategy.

1.2 The Community Advisory Panel

On 13 September 2022, Moonee Valley City Council created a Community Advisory Panel (the Panel) reflective of the diverse community of Moonee Valley. The purpose of this Panel was to engage about the key policies of Council.

The housing Panel was the third Community Advisory Panel facilitated by Moonee Valley City Council. The task was to prepare recommendations to Council on the key outcomes that can be considered to underpin the preparation of a new Housing strategy for the municipality. The Panel was given a defined scope for the recommendations, to outline which policy outcomes can be achieved by Council, and what aspects Council has limited influence over, like Victorian Government policies. The Panel was given a remit to consider:

MV2040 set the vision: 'A city with housing for all'.

What does 'a city with housing for all' look like?

This key question guided the Panel through four sessions held during April and May 2024. The Panel presented its recommendations to the Mayor and councillors at a Council meeting held on Tuesday, 28 May 2024.

This report explains the methodology, selection and design of the Panel and outlines the Panel's recommendations.

2. Methodology

A Community Advisory Panel is a deliberative engagement process that involves community members in decision making. The deliberative process is built around several principles:

- A random sample of everyday citizens affected by the decision is selected to participate.
- Participants are provided with detailed, in-depth information from a range of sources that helps them to understand the issues and options associated with the final recommendations.
- Participants are given the time and support they need to consider and discuss information and ideas, weigh up issues and options, and agree on recommendations.
- Participants write their own report, which is then presented directly to decision makers: in this case the Moonee Valley City Council.
- The group usually meets over several days, and their discussions are supported by professional independent facilitators.
- The group is in place for a short period of time, to deliberate a particular topic.



2.1 Selecting the panel

Invitations to register an expression of interest were sent to 15,000 randomly selected households in Moonee Valley. Any member of the household over the age of 16 was encouraged to register their interest.

Interested community members could also self-nominate. This was promoted on the Council webpage, Your Say engagement platform and social media.

Two hundred and fifty-two expressions of interest were received. All applications were assigned a random number, and demographic filters were used to randomly select the people who expressed an interest in participating. This was to ensure that the final, selected group of panel members was representative of the broader demographics of the community. For some Panel members, the housing panel was their first time participating in a Community Advisory Panel. Others had been involved in the previous panels facilitated by Council regarding customer experience and biodiversity.

At the end of the selection process, a group of 43 members were selected for this panel aiming to be broadly representative of the Moonee Valley community.

The final make-up of the panel is in **Table 1**.

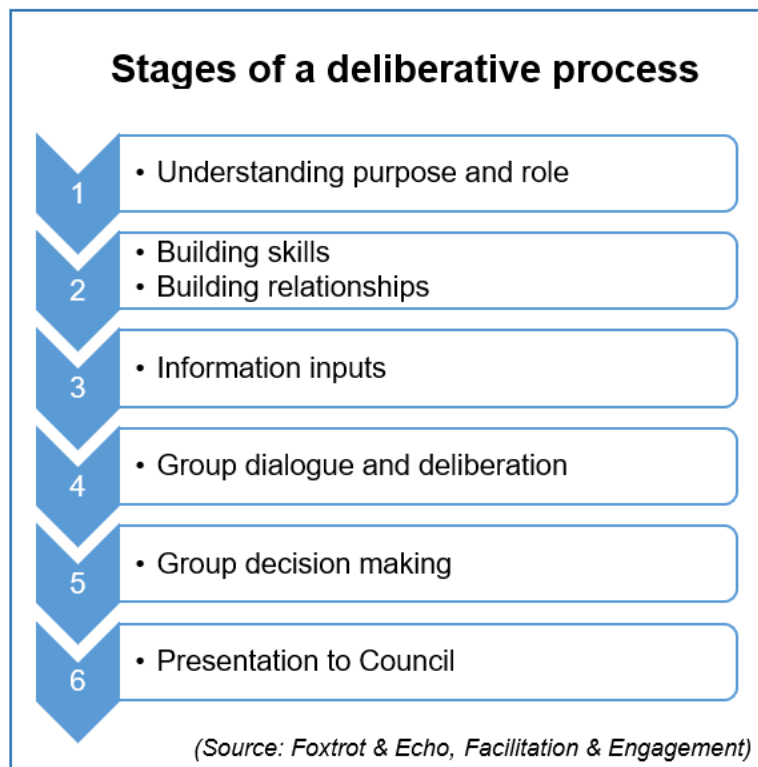
Table 1: Panel demographics

	Moonee Valley	Panel	
Male	48.6%	47.1%	
Female	51.4%	52.9%	
Non-binary	0%	0%	
16-24	12.0%	2.9%	
25-34	15.2%	17.6%	
35-49	21.3%	32.4%	
50-49	13.0%	5.9%	
60-69	10.3%	20.6%	
70+	12.5%	20.6%	
Non-indigenous	96.1%	100%	
Indigenous	0.5%	0%	
Speaks English at home	67.9%	76.5%	
Usually speaks another language at home	28.4%	23.5%	
Born in Australia	68.5%	67.6%	
Born overseas	27.8%	32.4%	
Buckley	30.7%	41.2%	
Myrnong	33.9%	32.4%	
Rose Hill	35.4%	20.6%	
Outside Moonee Valley	0%	5.6%	

2.2 Panel design

A key component of the Community Advisory Panel process is ensuring that the Panel are given the time, support and information needed to think critically about ideas and options. This ensures that Panel members can deepen their understanding of the problem, before working together to draft recommendations.

An external facilitator worked with Council to design a program based on the deliberative panel process below.



The Panel was held over four Saturdays in April and May 2024 and a two-hour online orientation was held on the Thursday night prior to the first session. A handbook was prepared for Panel members, advising them of their role, their task and relevant background on housing in Moonee Valley.

The first two sessions focused on informing the Panel members so that they had a common knowledge base to draw upon when drafting their ultimate recommendations. The Panel took the opportunity to ask further questions in these sessions.

The variety of activities ensured information was provided to the Panel in accessible and engaging ways. The Panel's journey is displayed in the diagram overleaf.



PANEL JOURNEY



Orientation

Thursday, 18 April 2024

A two-hour zoom introducing the housing strategy, and the scope and remit of the panel



Session 1: Building skills & inform

Saturday, 20 April 2024

Activities exploring internal bias and what makes a good panel member.

Information input on housing markets, supply and demand.



Session 2: Inform

Saturday, 4 May 2024

Speed dialogue with housing and urban planning experts.

Bus tour to 'Future Homes' exhibition and Flemington public housing redevelopments.



Session 3: Consolidate insights

Saturday, 11 May 2024

Presentations on housing preferences and the scope of the panel.

Drafting recommendations.



Session 4: Deliberation & decision

Saturday, 18 May 2024

Drafting and finalising recommendations.

Voting on final recommendations for the report.



Council Meeting

Tuesday, 28 May 2024

Community Panel members presented the report containing 22 recommendations to the Mayor and Councillors.

3. Planning concepts and definitions

The topics the panel received information on were:

Affordable housing

Housing suitable for the needs of a range of low to moderate income households and priced (whether bought or rented) so these households can meet their other essential living costs.

Architecture and housing design:

The design principles, aesthetics, and functionality of residential buildings, exploring how architecture can reflect and influence community values and needs.

Developer perspectives on housing:

Insights from property developers on the housing market, including the challenges and opportunities they face in the viability of construction in the current climate.

Environmentally sustainable design (ESD):

Standards aiming to reduce environmental impact, increase efficiency, and maintain water quality through sustainable development practices.

Future Homes:

A Victorian government initiative providing standard designs for 'gentle density' three-storey apartment developments in suburban Melbourne, streamlining the planning permit process.

Greenfield and infill development:

Comparison between new development on undeveloped land (greenfield) and development within existing urban areas (infill).



Housing choices:

Discussion on the variety of housing options available within a community and what different needs and preferences exist.

Housing economics, supply and demand:

Examination of factors influencing housing markets, including the dynamics of supply and demand and the capacity of land to meet demand.

Housing strategy basics:

An introduction to the objectives of a housing strategy, covering the role of strategic planning and how policies are formulated to meet community housing needs.

Innovative housing models:

Examination of non-traditional housing concepts and designs, such as co-housing and build-to-rent models, that can offer new solutions to housing challenges.

Liveability:

Discussion on the factors that make a neighbourhood desirable and functional for its residents, including safety, accessibility, environmental quality, and community amenities.

Medium density housing:

Includes townhouses, duplexes, and low-rise apartment complexes that contribute to diverse housing options.

Neighbourhood character:

The look and feel of a residential area, defined by its distinctive traits and aesthetic qualities.

Politics and housing:

How housing is influenced by political decisions and policy-making, including the role of governments and the impact of elections on housing policies.

Social housing:

Rental housing provided or managed by the government or not-for-profit organisations to assist those with low incomes, encompassing both public and community housing.

Urban design and public Spaces:

The design and utilisation of public spaces such as parks, streets, and community areas, highlighting their role in enhancing urban living.

Urban planning:

Overview of the process and strategies involved in planning the development of urban areas, including zoning, land use planning, and infrastructure integration.



4. Activities

Presentation from Strategic Planning

Focus area:

- *Housing strategy basics*

Council officers provided a housing strategy overview for the panel. This presentation explained what strategic policy challenges are addressed in a housing strategy, flagged key themes, and helped connect the panel's remit to the housing strategy.

Textra activity: Housing Demand Study

Focus area:

- *Housing economics, supply and demand*

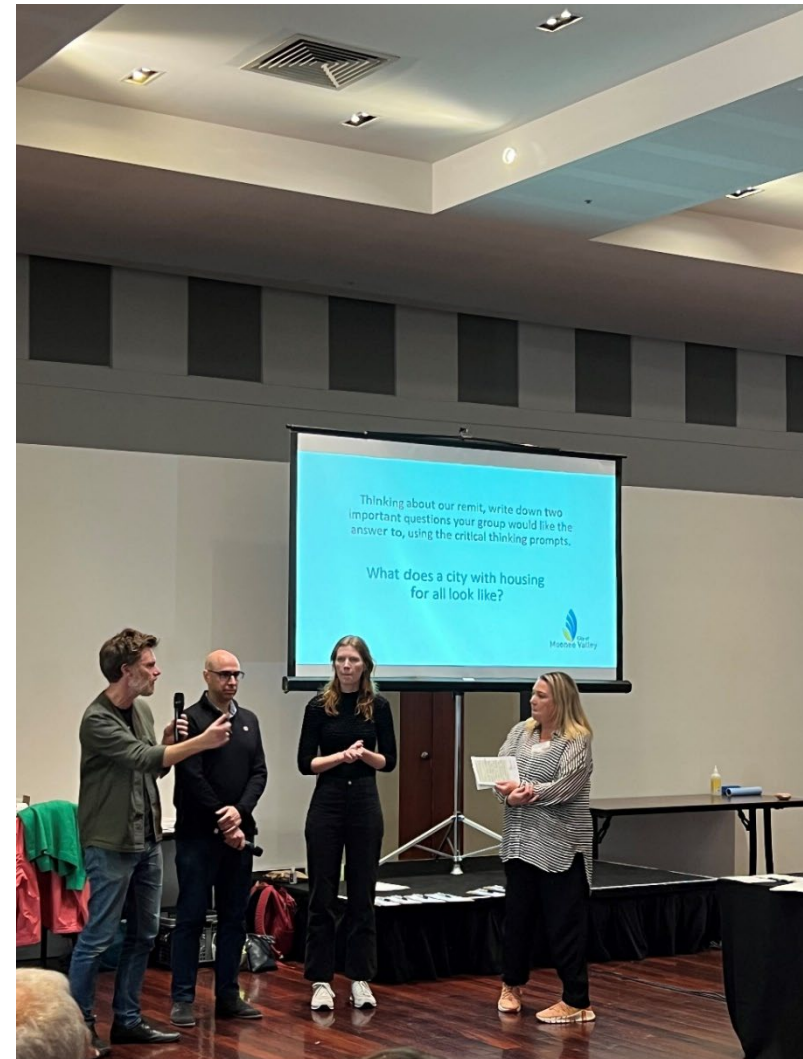
The panel was broken up into groups, and each assigned sections of a housing demand study in what is called a 'textra'. The groups then presented on their section of the study to share key information.

Pecha Kucha presentations

Focus areas:

- *Urban design and public spaces*
- *Architecture and housing design*
- *Neighbourhood character*

'Pecha Kucha' is a presentation style with 20 slides for 20 seconds each, with only images. Three technical experts were invited to speak from Kennedy Nolan Architecture, Ratio Planning Consultants and the Urban Design Forum.



Homework Review – ‘Urban Bingo’

Focus areas:

- *Neighbourhood character*
- *Liveability*

Between sessions 1 and 2, panel members were asked to play ‘urban bingo’ by finding examples of different development types around their neighbourhood and take photos to present back to the group. On session 2, the photos were presented to facilitate a discussion about housing and what makes for quality housing development.

Speed dialogue

Focus areas:

- *Affordable housing*
- *Innovative housing models*
- *Urban planning*
- *Developer perspectives on housing*

The panel broke up into five groups, and each got assigned a expert for fifteen minutes. At the end of each segment, the experts rotated to the next group. Half of the session was spent with the speakers explaining their role and expertise, and the other half was question and answer.

The speakers were from Assemble Communities, Property Collectives, RMIT University, and Merri-bek and Hume City Councils.

Creating a perfect neighbourhood

Focus areas:

- *Neighbourhood character*
- *Liveability*

Panel members were provided Lego, poster paper and various construction materials to build their ‘perfect neighbourhood’. Density, infrastructure, open space, parking and transport were key focus areas.



Bus tour: Future Homes at Big Plans

Focus areas

- *Architecture and housing design*
- *Medium density housing*

The Panel travelled by bus to the Big Plans warehouse, where life-size plans are projected onto the walls and floor to showcase the Victorian Government's 'Future Homes' program.

The Panel heard from representatives from the Department of Transport and Planning, and the Office of the Victorian Government Architect.



Bus tour: Social housing

Focus areas:

- *Architecture and housing design*
- *Environmental sustainability*
- *Social housing*

The bus tour continued with a visit to recent housing developments including Victoria Street, Flemington and Dunlop Avenue, Ascot Vale. This showed the contemporary architecture and sustainability elements of recent housing built in Moonee Valley.



Presentation on housing preferences

Focus areas:

- *Housing choices*
- *Greenfield and infill development*

In response to a request from the Panel, Kath Phelan from Infrastructure Victoria provided a presentation on their research on housing preferences.

This presentation also explained the cost of greenfield as compared to infill development relevant to Moonee Valley.



Interview with current councillors

Focus areas:

- *Housing challenges*
- *Politics and housing*

This was a moderated session with some councillors where they were asked about their experiences dealing issues and policies in the housing space.



5. What themes did the panel deliberate on?

After each activity, the panel would take notes on 'insight cards' about what that particular activity had made them think about the task of a housing strategy. After all information input sessions were complete, the insight cards were grouped into themes to help facilitate the drafting of recommendations.

The main themes from the insight cards were:

- Building quality and design
- Housing diversity and models
- Infrastructure and neighbourhoods
- Collaboration and planning policies
- Community and environment.



6. Final recommendations

The final recommendations were voted on during the fourth session of the panel.

Each recommendation had to be passed by a majority of 80 per cent of the Panel to be adopted into the final report.

Recommendation	Intent
MVCC to advocate to the Victorian government that the State should work more closely with local planning authorities to ensure greater local influence in planning and enforcement of planning laws.	Ensures input from local communities who are best placed to influence local planning strategies. Ensures all building/planning applications meet State planning, regional planning, planning and design codes, environment and infrastructure requirements, character preservation, design standards, building envelope plans, heritage standards, and sustainability requirements that are outside Council's remit.
MVCC to establish clear, measurable goals and principles which assess developments to ensure they follow best practice for a liveable community.	- Protects the interests of the community - MVCC figures out how to hold developers accountable for liveability of the community - Improve the neighbourhood/community for the greater good - Allow community to have a say in what happens in their neighbourhood

Council to develop design principles and parameters that new builds and significant renovations are assessed against.	Housing is built for the myriad needs of community, without reducing liveability, beauty and connection to natural habitat. Housing and planning should meet the needs of the community it exists for, noting it can vary across different parts of the municipality. Design principles should include the following (BUT this is not an exhaustive list):- • Ensuring minimal impact from external noises • Shared common spaces (internal and external) • Beauty (green space and environment including the use of green walls and roofs) • Building adaptability (to ensure housing can be modified for all stages of life) • Amenities – services (medical, shopping etc) • Access to natural light
MVCC to take accountability and responsibility to strengthen systems that building standards are enforced and met in a timely matter.	Improve in quality of housing for the present and into the future.
MVCC to ensure the development of a range of diverse flexible housing options commensurate with existing residential design, character, aesthetics and streetscape	– Catering for different income, age group, lifestyle – Mix of dwellings to cater for the different demographics – Multi-level to include a range of 1, 2, 3 and 4 bedroom dwellings to create equity and access to facilities (within reason)

	– Multi-complex dwellings to be built in
Identify and publish the key characteristics of each area that is important to the community and ensure compliance for new designs to implement such characteristics, honouring neighbourhood history and heritage.	1. Neighbourhood characteristics should be published so that the community can develop building design and plans to reflect community value. 2. Retain existing heritage facades and colours
MVCC should engage with the community to encourage the understanding of the needs and benefits associated with housing diversity, good design and high sustainability standards.	To help shift community perceptions and attitudes towards housing diversity. So that residents can visualise solutions at plan and build stages. To showcase business models, cooperative building versus individual builds. To make this process accessible utilise public spaces to display and model best practice housing design.
MVCC to implement clear planning criteria, timelines (trackable and adherence to timelines) and transparent planning processes.	Quicker processing, cost effective process. Enhanced communication between the various stakeholders (planning department, developers, public/community, utilities). Commonsense to override regulation. Communication with the State and Federal and local government with planning and development.

Plan, design and build multi-level residential, and commercial developments with adequate shared community facilities and infrastructure that can also be accessed by the broader community.	Improve amenities and reduce isolation for the broader community
Higher density housing to be concentrated in activity centres.	Provide better access to services such as transport, medical services, shops. Provides growth opportunities for local businesses.
Ensure that dwellings have adequate and flexible parking options to meet the intents stated below	1. Parking needs in different areas varies and should be considered when designing new dwellings according to proximity to public transport. 2. Not at the expense of living space 3. Remove congestion on the road and reduce need to use public space for private parking
Ensure new builds are 'sustainable' homes that are of high quality and provide healthy and comfortable internal environment	– Reduce embodied and operational carbon footprint – Are versatile enough to accommodate future generations' needs – Built with minimised maintenance requirements – Affordable to run (energy efficiency, water efficiency, longevity of material, etc.)

MVCC advocates for the upgrading, improvement and extension of the necessary infrastructure beyond the current activity centres.	• Increasing housing density without these will lead to overload of existing infrastructure • We will need to ultimately provide greater density of housing across many more areas of the municipality • Increasing public transport is critical to reducing congestion in existing areas and improving movement and accessibility • Other services also need to be provided (e.g. medical, schools, childcare, shops/supermarkets, aged care and other community centres, parks etc....)
Encourage diverse developments and designs that provide for residents of different financial means, occupancy and family structures, physical needs and life stages.	Provide different housing types to ensure affordability and to accommodate different family types or people living on their own. Could also help reduce costs if people can keep living in the same house whilst their needs change over time.
Develop realistic targets and guidelines for new building developments to ensure access to green spaces.	To promote health, wellbeing and community connectedness Increases biodiversity and community spaces Adds appeal to neighbourhoods, making them inviting places to live Work towards achieving MVCC 2040 plan to increase canopy cover to 30% target.
Medium and high density housing (e.g., apartments) include shared spaces (e.g., rooftop gardens, and	Medium and high density housing promotes a healthy environment and facilitates a sense of community for residents and will appear appealing for prospective residents.

entertaining areas) to provide a quality living environment for residents.	
Council commits to engage with relevant bodies to encourage the development of diverse models of AFFORDABLE options for housing for all.	Identify, invest in and promote different models including: build-rent-buy, rent to buy, mixed dwellings/tenancies (ie. Social and market rate etc), tiny houses and small secondary dwellings. Encourage partnerships between Council and organisations that offer different/more affordable housing models. To demonstrate / educate residents about these models, their advantages, their costs, and their practicality and liveability.
Council to work with the state government to provide residents with free access to resources and experts in the fields of sustainability and good design.	1. Enables incorporation of good ideas into planning 2. Residents are empowered with knowledge of current sustainable design practices for low-cost living. 3. Information and resources to be used for both existing and new dwellings.
To ensure planning processes are cost efficient and have shorter timelines.	To ensure planning processes are cost efficient and have shorter timelines. • Applicants know cost delays to reduce this extent, or factor in costs • Lower planning costs may incentivise more developments

	• Shorter timelines facilitate quicker housing for all
Planning and development applications consider existing infrastructure limitations and impacts.	• All permits ensure appropriate and sustainable infrastructure and development that meets future residential needs, for example: ○ sewers, water and electricity ○ roads and parking can accommodate additional vehicles ○ public transport and frequency is aligned to the demand of additional population growth • There is adequate public greenspace, park, garden
Ensure that adequate community and social housing options are available and meet the same liveability standards as market housing and foster social inclusion	– To ensure high quality and compliant builds regardless of housing type – To ensure holistic support to improve the outcomes of people living in social / community housing or at the risk of homelessness – To ensure public housing is integrated into the surrounding area in a way that ensures the residents are part of the community
Develop and apply 'liveability standards' for new and renovations of existing housing.	Liveable includes but not limited to: • Natural light for all residences in the development • Ventilation – access to fresh air from outside • Adequate space and functionality for all stages of life • Green areas etc.... • Align standards between local, state and private organisations wherever possible

7. Next steps

The panel presented the Community Advisory Panel report (including the Panel's recommendations) to the Mayor Cr Pierce Tyson and the councillors on Tuesday, 28 May 2024. Council has written to the panel members to let them know how we will be responding to their recommendations.

Preparation on the Housing strategy is underway, with a draft housing strategy anticipated to be released in 2025. There will be community engagement on various inputs into the housing strategy before the draft is released.

Council is committed to developing a strategy that reflects the needs of the Moonee Valley community.



Representatives from the Community Advisory Panel with the Mayor Cr Pierce Tyson, presenting the panel's recommendations



Moonee Valley Language Line

العربية	Arabic	9932 1471	Ελληνικά	Greek	9932 1474	Español	Spanish	9932 1477
廣東話	Cantonese	9932 1472	Italiano	Italian	9932 1475	Türkçe	Turkish	9932 1478
Hrvatski	Croatian	9932 1473	Somali	Somali	9932 1476	Tiếng Việt	Vietnamese	9932 1479

All other languages 9932 1480

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