

City of Melton Background Report 2017-2021

Consultation Draft

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1.0 Introduction

1.1 Background

The City of Melton is an outer-west municipality on Melbourne's rural-urban fringe. The City has a rich Aboriginal heritage which goes back over 40,000 years. Three different but related language groups, each made up of a number of individual clans, lived in the areas now covered by the western region Councils. These language groups were called Woiwurrung (Wurundjeri), Wadawurrung and Boonwurrung.

European pastoralists started settlements in the City of Melton in the 1830s and 1840s, attracted to the flat western plains and now endangered volcanic grasslands. Melton was first incorporated as a District on 16 September 1862, and became a Shire on 24 May 1871. A majority of the Municipality was absorbed by three large pastoral holdings - Exford, Rockbank and Greenhills. These properties left a legacy of elegant homesteads and outbuildings, dams, dry stone walls, historic roads, fords and bridges.

In the 1970's Melton Township was declared a satellite city by the State Government, and has undergone tremendous change from this time.

Since 2006, the City of Melton has been one of the fastest growing local government areas in Victoria. The Municipality is rapidly growing. Amidst this ongoing change, the retention of our invaluable heritage is a high priority for Council. Heritage places and structures present a connection to the past that creates a sense of local identity that must be maintained amongst the change and preserved into the future.

1.2 Purpose of the Background Report

To ensure that post-contact heritage is appropriately managed and protected through the constant change in dynamic, Council has undertaken a review of the *Melton Heritage Strategy 2013-2017* to inform the new *Melton Heritage Strategy 2017-2021*. The Strategy will provide a whole of Council document which will not only identify the framework for the implementation and monitoring of heritage features, sites and assets in the municipality but also educate the community on what heritage is and what it means for the City of Melton.

This report has reviewed the following, and made recommendations to the content of the *Melton Heritage Strategy 2017-2021*:

- The *Melton Heritage Strategy 2013-2017*;
- Current legislation;
- Local Strategies and Studies that have been completed during the timeframe of the *Melton Heritage Strategy 2013-2017*;
- Plans for new urban development over the past four years; and
- Consultation findings from workshops and an online survey.

This *Background Report* has been prepared to assist in the preparation of the new Strategy. The report reviews the legislative context in relation to heritage, assesses the achievements of the previous strategy and considers a number of strategies and plans adopted since the last Strategy was prepared.

2.0 Review of the Melton Heritage Strategy 2013-2017

2.1 Structure of the Melton Heritage Strategy 2013-2017

The Department of Environment, Land, Water and Planning has created a toolkit called *Municipal Heritage Strategies: A guide for Councils*. This toolkit was developed to help Council's to prepare a Heritage Strategy for its municipality.

The toolkit recommends that heritage strategies should include actions under the following four themes:

- Knowing;
- Protecting;
- Supporting; and
- Communicating and Promoting.

Each theme identifies a goal for that theme, objectives to achieve the goal and then actions which can be implemented by Council. The toolkit provides a template to follow which includes a vision statement, strategy context, challenges and opportunities, achievements and a strategy action plan. The *Melton Heritage Strategy 2013-2017* used this template.

It is recommended that the *Melton Heritage Strategy 2017-2021* use the template, as this has proved to be a logical way to structure a heritage strategy.

2.2 Format and Content of the Melton Heritage Strategy 2013-2017

Legislative references

A quarter of the pages in the *Melton Heritage Strategy 2013-2017* outlined the relevant State and Local Legislation and Policies. A review of the content found that some of the references were out of date, as the State Government had reviewed its legislation, and therefore outdated references were stated in the Heritage Strategy.

Based on the review of this strategy and consultation feedback, it is recommended that references will be provided of relevant legislative and policy frameworks rather than quoting the policy in the strategy. This will minimise the risk of redundant legislation being listed.

Action review

A review was undertaken of the 21 actions listed in the *Melton Heritage Strategy 2013-2017* (**Appendix One**).

Most of the actions in the Strategy were commenced, and some have been completed. The review found that many of the actions were given a target date for completion, however most of these were ongoing actions hence a target date is not relevant.

The table in **Appendix One** identifies actions that should, and should not, be carried through to the revised strategy. No timeframes will be provided, as most of the actions will be ongoing.

Format

A review was undertaken on the table format for the actions in the Heritage Strategy. Comments were received that the table format over complicated the content. It is therefore recommended that the revised strategy simplify the content, providing a goal for each theme, followed by objectives and actions.

3.0 Review of Legislative and Policy Context

There are a number of key legislative and policy frameworks that apply to heritage at a National, State and Local level.

These frameworks dictate, oversee or influence how we manage heritage at a national, state, and local level, here in the City of Melton.

3.1 National Level

Australia is a signatory to the international Council on Monuments and Sites (ICOMOS). In 1979 Australia ICOMOS adopted the *Burra Charter* to provide a practice standard for managing cultural heritage places in Australia. The *Burra Charter* (updated 2013) outlines best-practice guidelines and principles for heritage practice in Australia.

There have been no changes to the Legislative or Policy Frameworks since the 2013-2017 Strategy was prepared.

3.2 State level

Melton City Council is required to refer to the following Legislative and Policy Frameworks at State level that provide heritage direction in Victoria:

- The Planning and Environment Act 1987
- Heritage Act 1995
- Aboriginal Heritage Act 2006
- Victorian Planning Provisions
- Plan Melbourne 2017-2050

A review of State legislation & policy has identified the following key changes which have been introduced since the 2013-2017 Strategy was prepared:

- The Victorian Heritage Act has been reviewed in 2015. The key changes are:
- The Heritage Bill has been passed by the Victorian Government in 2016 and will come in effect on 1 November 2017
- Improvements to the Heritage Registration Processes
- Simplification of the Heritage Permit and Consent Processes
- Strengthening of Compliance and Enforcement Measures
- Improvements to the operation of the Heritage Fund

The changes to the Victorian Heritage Act relate mainly to the operations of Heritage Victoria and therefore do not affect the content of the Melton Heritage Strategy.

- Plan Melbourne Refresh 2017-2050.

Outcome 4 focuses on preserving our sense of place and identity so Melbourne remains a distinctive and liveable city with quality design and amenity.

It is recommended that the Vision for the new heritage strategy for the City of Melton should be worded to create a strong and enduring sense of community identity amongst significant growth.

3.3 Local Level

Melton City Council is required to refer to the following Local Policies that provide heritage direction in the City of Melton:

- *Melton Planning Scheme*
- *Melton Heritage Study 2007*
- *Melton City Council and Wellbeing Plan 2017-2021*
- *Western Plains North Green Wedge Management Plan 2014*
- *Melton Dry Stone Wall Study 2011*
- *Significant Landscape Features Strategy 2016*

A review of local policy has identified the following key changes which have been introduced since the 2013-2017 Strategy was prepared:

3.3.1 Melton City Council and Wellbeing Plan 2017-2021

Melton City Council is committed to strategically and inclusively planning for the future and as part of this, has developed a *Council and Wellbeing Plan* to be the base of the City's policy development, decision making and community accountability.

The *Council and Wellbeing Plan* provides direction to Council, its staff, the community, stakeholders, local service providers and other levels of government. The Local Government Act states that Council's must produce a four-year Council Plan in the year after a general Council election and the Plan is made up of themes, strategic, outcomes, objectives, strategies, and performance indicators.

Council has adopted a new *Council and Wellbeing Plan 2017-2021*. A major theme from the Plan that relates to the Melton Heritage Strategy is *Theme 3 - A well planned and built city*.

The objective for this is *a city that strategically plans for growth and development*.

Two of the strategies that arise from this objective relate to heritage outcomes:

- *Undertake integrated open space planning to ensure new neighbourhoods have timely access to reserves, parks, gardens, heritage places and natural assets.*
- *Support the conservation and restoration of heritage places.*

The development of the *Melton Heritage Strategy 2017-2021* is therefore considered to be supported by the *Council and Wellbeing Plan 2017-2021*.

3.3.2 Western Plains North Green Wedge Management Plan 2014

The *Western Plains North Green Wedge Management Plan* (WPNGWMP) has been developed since the completion of the previous *Melton Heritage Strategy 2013-2017*.

The WPNGWMP provides a framework to support sustainable land use, land management, and development of the green wedge in the northern part of the City of Melton.

The WPNGWMP recommended that Council should do more to promote the dry stone wall driving trail, and to consider additional measures to protect heritage assets along the driving trail.

It is recommended that the following action be included in the *Melton Heritage Strategy 2017-2021*:

- Provide more signage and information of heritage significant places within the Western Plains North Green Wedge.

3.3.3 The Melton Heritage Study 2007

The *Melton Heritage Study* and the *Melton Dry Stone Walls Study* still have outstanding actions within them. It is therefore recommended that the *Melton Heritage Strategy 2017-2021* include the following actions:

- Continue to implement the actions from the *Melton Heritage Study, 2007*; and
- Continue to implement the actions from the *Melton Dry Stone Walls Study, 2011*.
- Review the environmental history from the *Melton Heritage Study (2007)* to be consistent with *Victoria's framework of Historical Themes*, which were adopted by Heritage Victoria in 2009, and now form the basis of heritage studies being developed in Victoria.
- Investigate, identify and assess thematic gaps and underrepresented places in the City's existing heritage studies and heritage overlay schedule such as Indigenous, Post WW2 and Industrial places.

3.3.4 The Significant Landscape Features Strategy 2016

The *Significant Landscape Features Strategy* has been developed since the completion of the previous *Melton Heritage Strategy 2013-2017*.

The *Significant Landscape Features Strategy* identifies significant landscapes in the City of Melton and recommends measures to better protect and manage these areas.

The Strategy highlights the significance and protection of the native grasslands, volcanic cones and waterways that make up the cultural landscape of the Municipality. Many heritage sites are located in these areas thus the protection of landscapes is integral towards the protection of the buildings, structures and objects of heritage value that may lie within.

The Strategy recommended that the size of the Significant Landscape Overlay schedules applied to three of Melton's volcanic cones should be increased to provide improved protection of the cones from development, and changes to the Environmental Significance Overlay schedules applied to woodlands, grasslands, wetlands and waterways should be reviewed to afford better protection to these areas from development.

There are no direct actions from the *Significant Landscape Features Strategy*, however the additional protection of key landscapes and the placement of greater controls for waterways will protect heritage values overall.

4.0 Review of Development in Growth Areas

4.1 Overview

Precinct Structure Plans (PSPs) which are growth area plans developed by the Victorian Planning Authority (VPA), together with Melton City Council, have a significant effect on heritage in areas that are zoned under the Urban Growth Zone (UGZ).

The PSP documents have a vision, objectives, requirements and guidelines that have are informed by background reports, expert evidence and consultation.

PSPs include heritage features. PSPs have a heritage section which includes objectives, requirements and guidelines. A summary of heritage related content extracted from the relevant PSPs is explored in **Appendix Two**.

4.2 Recommendations

The review of PSPs has identified actions that should be included in the *Melton Heritage Strategy 2017-2021* to provide guidance on improving the identification, retention and interpretation of heritage in PSP areas along with encouraging a sense of place:

1. The development of a cultural heritage trail along the Kororoit Creek has been identified in the Kororoit PSP and surrounding areas. This trail will interpret the natural, Aboriginal and post-contact heritage of the area. The Kororoit Creek trail should be extended beyond the Kororoit PSP area.
2. The investigation of a potential cultural heritage interpretation trail within the Mt Atkinson Volcanic Cone Reserve has been identified in the Mt Atkinson PSP.
3. Develop guidelines / factsheets that demonstrate how dry stone walls could be retained and incorporated into the design of new developments.
4. Conduct information sessions at community centres in new estates and suburbs to provide new residents with a brief heritage overview of the area they reside in (could include natural history, and Aboriginal and Post-Contact history and heritage places).
5. Continue to advocate for protection, adaptation and conservation of heritage places, dry stone walls and landscapes in growth areas with State Government Departments and agencies.

5.0 Consultation

5.1 Consultation Process

Consultation has been important in identifying what internal and external stakeholders, and the community, think about heritage and the *Melton Heritage Strategy 2013-2017*.

The following consultation activities took place:

- A postcard with information on how to complete a heritage survey via Survey Monkey was mailed out to Heritage Overlay owners and the survey was advertised at Heritage Week, community events, libraries and the front counter at Council;
- Internal meetings with City Strategy, Planning Services, Capital Projects and Engineering;
- External meeting with the Heritage Advisory Committee; and
- Council Briefing session.

Questions were developed to facilitate responses at the workshop sessions with stakeholders:

1. Do you have any comment around the structure, formatting or content of the existing strategy?
2. What do you think is working well and what are the opportunities for heritage?
3. What do you think is not working well and what are the challenges for heritage?
4. What do you think the community's opinion is towards heritage within the community?
5. Do you think Council provides adequate support to heritage related groups and organisations?

5.2 Recommendations

Based on feedback from the workshops and online community survey, the general consensus was heritage may be seen as a barrier for Heritage Overlay owners rather than an opportunity.

Appendix Three provides a detailed Consultation Report. It is recommended the following be included in the *Melton Heritage Strategy 2017-2021*.

1. The existing format of the Heritage Strategy 2013-2017 is a good foundation which can be built on and also condensed and simplified.
2. Need to investigate, identify and assess underrepresented places identified in the City's existing heritage studies and the Heritage Overlay Schedule.
3. Continue to document heritage places which are identified by the community as being of significance.
4. Engage with local history groups, indigenous groups, and traditional owners and draw on their expertise when undertaking research on local heritage places, people and events.

5. Develop better online tools to educate the community about our heritage places and stories.
6. Work more closely with user groups of Council's heritage assets to improve understanding and interpretation of these significant places.
7. Investigate conducting information sessions at community centres in new estates and suburbs to provide new residents with a brief heritage overview of the area they reside in.
8. Continue to work across Council business units to achieve good design, repair, conservation and adaptation outcomes for heritage places, dry stone walls and landscapes.
9. Promote the practicality of retaining heritage places and features in newly developed areas and encourage their use.
10. Continue to advocate and advertise Council's Heritage Assistance Fund to landowners and community groups responsible for heritage places in the City of Melton.
11. Continue to provide free heritage advice and financial incentives to property owners to assist them to conserve and manage their heritage properties.
12. Ensure the ongoing development of Council's website and other tools as a means of disseminating information on heritage programs, activities.
13. Continue to support Council staff, Councillors and the Heritage Advisory Committee to make good heritage decisions with best practice advice and support.
14. Provide annual educational and professional development opportunities tailored to Council staff/business units wanting to develop their knowledge of heritage practice and principles.
15. Support the community desire for access to local venues to display history stories and historical collections.
16. Develop guidelines for developers/owners and information for communities, to encourage interpretation and engagement with heritage places

6.0 Challenges and Opportunities

The following key challenges and opportunities have been carried forward from the *Melton Heritage Strategy 2013-2017* with additional challenges and opportunities sourced from the Precinct Structure Plans Report (**Appendix Two**) and Consultation Report (**Appendix Three**).

- Increasing staff and Councillor awareness of heritage.
- Improving the understanding and education of the community towards heritage.
- Managing collections of artefacts and stories.
- Protecting and adapting heritage through urban design.
- Identifying gaps in studies and working to close them.
- Integrating heritage into future urban development and growth areas.
- Linking heritage/history groups and promoting recruitment.
- Engaging the community through interaction and digital platforms.
- Developing opportunities for tourism.
- Promoting existing heritage initiatives and services.

These challenges and opportunities should underpin the development of the *Melton Heritage Strategy 2017-2021* to provide a clear link between the themes, objectives and actions of the Strategy, and the background and consultation work undertaken.

Appendix One

Review of the Melton Heritage Strategy 2013-2017

KNOWING - Knowing is the identification, assessment and documentation of heritage places.

Objective	Action	Progress / Recommendation
Further explore thematic environmental history	Focus future work on specific elements that are not yet covered by heritage studies such as migration, natural environment	Not yet prepared. Carry through to revised Heritage Strategy 2017-2021
Prepare Indigenous Cultural Heritage Study	Investigate the feasibility and prepare an Indigenous Cultural Heritage Study	Not for Melton Heritage Strategy. Work to be undertaken by Council's ATSI Community Engagement Officer
Review Council owned asset register	Review the existing asset register to ensure it includes Council owned heritage sites	Completed action. Do not carry through to revised Strategy
Continue effective input of heritage data into Council's Geographic Information System (GIS)	Ensure there is support for the GIS team to continue to input heritage data into the GIS system	Ongoing action. Carry through to revised Heritage Strategy 2017-2021

PROTECTING - Protecting is the statutory protection, policy development and appropriate management of Heritage.

Objective	Action	Progress / Recommendation
Investigate scope for collection of artefacts and stories	To investigate the scope for a policy for the collection of artefacts and stories to ensure that they are appropriately managed.	Carry collection of stories through to the revised Heritage Strategy 2017-2021 Change of legislation happening for artefacts. Do not carry through.
Update Council Heritage Sites into Assets Management Register	Ensure the continual update of Council's Asset register to ensure sites are documented and managed.	Completed action. Do not carry through to revised Strategy
Review of existing heritage studies, guidelines and the Heritage and Significant Landscape Overlays	Ensure review and update of existing heritage documents and protections to ensure the information is accurate	Completed action. Do not carry through to revised Strategy
Increase Staff and Councillor awareness of Heritage places	Develop a training program that will be delivered to all Council staff as a training program of heritage places and statutory protection within the municipality	Ongoing action. Carry through to revised Heritage Strategy 2017-2021
Ensure appropriate guidelines and management practices are in place for all Council's Heritage assets.	Prepare Conservation Management Plans (CMP) for Council's Heritage assets	Carry through to revised Heritage Strategy 2017-2021
Appropriately protect Conservation Desirable Sites	Initiate process of assessing the conservation desirable sites identified in the Melton Heritage Study 2009 and include them in the Heritage overlay if appropriate	Carry through to revised Heritage Strategy 2017-2021
Implement actions from Dry Stone Wall Study	Continue implementation of actions from Dry Stone Wall study by initiating a planning scheme amendment to protect dry stone walls in precincts, and undertake assessments of the significance of walls in other precincts identified for further investigation.	Carry through to revised Heritage Strategy 2017-2021

SUPPORTING - Supporting is the assistance, advice and incentives to help conserve heritage places.

Objective	Action	Progress / Recommendation
Continue the Heritage Advisory Committee	To ensure that the continued Heritage Advisory Committee	Ongoing action. Carry through to revised Heritage Strategy 2017-2021
Continue Heritage Advisor services	Continue to seek ongoing support from Heritage Victoria for funding for the position	Ongoing action. Carry through to revised Heritage Strategy 2017-2021
Ensure there is support for heritage places and structures to undertake minor works and heritage conservation	Investigate fee waiver for minor heritage works	Assistance Fund contributes to fulfilling this action. Carry through to revised Heritage Strategy 2017-2021
Enhance relationship between Council and Local Heritage organisations	Ensure a positive relationship between Council and local heritage organisations through the support of the Heritage Advisory Committee Provide opportunities for local heritage organisations to input into heritage strategies	Ongoing action. Carry through to revised Heritage Strategy 2017-2021
Continue Heritage Assistance Fund	Continue financial support for the Heritage Assistance Fund	Ongoing action. Carry through to revised Heritage Strategy 2017-2021

COMMUNICATING AND PROMOTING - Communicating and promoting are the measures to raise awareness and appreciation of the heritage of the area.

Objective	Action	Progress / Recommendation
Implement Staff and Councillor training	Create a training program that is implemented as part of induction to ensure Council staff awareness of heritage	Ongoing action. Carry through to revised Heritage Strategy 2017-2021
Heritage Week	Ensure the continued support for Heritage Week and its associated activities	Ongoing action. Carry through to revised Heritage Strategy 2017-2021
Continue annual Heritage Award	Ensure the continued financial support of Council's Heritage Award	Ongoing action. Carry through to revised Heritage Strategy 2017-2021
Improve Heritage information on Council website	Review heritage section and update information regularly and provide links to relevant studies	Ongoing action. Carry through to revised Heritage Strategy 2017-2021
Enhance Heritage Information and Publications	Continue the review of existing heritage information and ensure publications are made available in community facilities to support cultural tourism	Ongoing action. Carry through to revised Heritage Strategy 2017-2021

Appendix Two

Review of Precinct Structure Plans

Between 2013 and 2017, six Precinct Structure Plans (PSP) have been developed. Of which, three have been approved, and the other three are nearing completion and are expected to be approved shortly.

PSPs are high level master plans created for whole communities in areas subject to the Urban Growth Zone in the City of Melton (this is the area between Melton Township and Melton's Eastern Corridor).

PSPs layout roads, shopping centres, schools, parks, housing, employment and connections to transport. They generally resolve the complex issues of biodiversity, cultural heritage, infrastructure provision and Council charges.

PSPs are prepared by the Victorian Planning Authority, which area a statutory authority responsible for preparing PSPs in Melbourne's growth areas and advising the Minister for Planning on their approval.

Below is a summary on how PSPs developed between 2013 and 2017 have addressed heritage matters.

Toolern Park PSP

Toolern Park PSP was approved in October 2014.

No heritage assets were found within this PSP.

There are no specific actions arising from the Toolern Park PSP that should be included in the *Melton Heritage Strategy 2017-2021*.

Paynes Road PSP

Paynes Road PSP was approved in March 2016.

Paynes Road is a small PSP which used to form part of Toolern PSP.

There are a limited number of heritage assets within this PSP. A dry stone wall was identified in the cultural heritage report, which is not proposed to be retained. There are no heritage objectives, requirements, or guidelines in the Paynes Road PSP.

There are no specific actions arising from the Paynes Road PSP that should be included in the *Melton Heritage Strategy 2017-2021*.

Rockbank PSP

The Rockbank PSP was approved in November 2016.

A significant proportion of original dry stone walls are present within the precinct which represent the early European settlement in the area. Most of these dry stone walls are included in a Heritage Overlay schedule, and the PSP includes an objective to retain them as part of development.

Several historic buildings survive in the area including Paynes Cottage, the Rose & Crown Hotel and the Mechanic's Institute; these structures are all protected under the Heritage Overlay.

The PSP includes the following objective:

O4	Encourage a strong sense of place accented by local cultural landmarks through the protection of dry stone walls and heritage buildings.
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The following heritage requirements requires development adjoining a heritage place to be respectful of the place that is subject to the Heritage Overlay:

R5	Development of land adjoining a heritage site identified under the Heritage Overlay must be respectful of scale, form, siting and heritage significance of the place or building.
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There are four standard requirements that relate to the retention of dry stone walls. These requirements are standard in PSPs in the City of Melton:

R6	<p>Dry stone walls illustrated on Plan 2 must be retained unless otherwise agreed by the responsible authority. Dry stone walls to be retained must:</p> <ul style="list-style-type: none"> • Be situated within a public open space or road reserve to the satisfaction of the responsible authority • Have a suitable landscape interface • Be checked by a suitably qualified dry stone waller for any loose stones that are to be reinstated in the wall in secure positions • Retain post-and-wire or post-and-rail fences situated within the walls, with any wire protruding beyond the vertical face of the wall reinstated to its original position or removed • Be incorporated into subdivision design to minimise disturbance to the walls (e.g. utilisation of existing openings for vehicle and pedestrian access).
R7	Reinstatement or repair of walls must be undertaken by a suitably qualified dry stone waller and is to be consistent with the construction style of the original wall.
R8	Installation of services across the alignment of retained dry stone walls must be undertaken by boring rather than open trenching. If open trenching or disturbance to the wall is unavoidable, a minimum section of wall may be temporarily removed and then reinstated to original condition under the supervision of a suitably qualified dry stone waller to the satisfaction of the responsible authority.
R9	<p>Reinstatement of walls must use stone from (in order of priority):</p> <ul style="list-style-type: none"> • The original wall in that location (including fallen stone adjacent to the wall) • A nearby section of wall approved to be removed • Any adjacent paddock containing wall parts that can be recovered.

There are no specific actions arising from the Rockbank PSP that should be included in the *Melton Heritage Strategy 2017-2021*.

Mt Atkinson and Tarneit Plains PSP

The Mt Atkinson and Tarneit Plains PSP was released in December 2016 is currently being finalised by the VPA, and is expected to be approved later this year.

Four historical heritage places were identified within the PSP area, namely one house and associated buildings, two cobbled roadways, and dry stone walls. Dry stone walls represent the early European settlement in the area and should be retained as part of development and a number of walls are also protected under the HO.

The most notable historic building in the PSP is the Mt Atkinson Homestead, located on Greigs Road. The building, trees and associated driveway will be retained within the proposed town centre and are protected under the HO.

Heritage related objectives:

O3	Encourage a strong sense of place through the protection, enhancement and interpretation of places of post-contact cultural heritage significance including Mt Atkinson Homestead (HO112), the Greigs Road former goldfields route and dry stone walls of high significance.
O4	Identify, retain and celebrate Aboriginal cultural heritage places, including the Mt Atkinson Volcanic Cone.
O5	Investigate the opportunity for a cultural heritage interpretation trail within the Mt Atkinson Volcanic Cone Reserve and interpret places of Aboriginal cultural heritage.

The heritage requirements include the four standard dry stone wall requirements (identified in the Rockbank PSP earlier), and the following requirements for this PSP:

R6	Any subdivision and/or development of land adjoining a heritage site identified under the Heritage Overlay in the Melton Planning Scheme and/or of post-contact cultural heritage significance must have regard to the heritage significance of the site and provide a sensitive interface.
R7	Prior to the commencement of development not associated with the existing planning permit at 65-543 Greigs Road East Truganina (HO112), temporary fencing must be erected to protect the significant fabric of the heritage site.
R8	The cobbled roadway within Greigs Road reserve and Meskos Road reserve must be retained within Public Open Space.
R13	Housing and other development must where possible front the historic Greigs Road reserve and minimise sideage unless otherwise agreed by the responsible authority.
R14	The existing eucalypt and peppercorn trees associated with 65-543 Greigs Road East Truganina (HO112), must be conserved and protected until such time as natural attrition removes them, and integrated with the Mt Atkinson Specialised Town Centre design and adjacent open space links. Any trees removed through natural attrition should be replaced by a suitable species to the satisfaction of the responsible authority.

There are guidelines in the PSP that state that subdivision design should respond to local heritage and topography.

The investigation of a potential cultural heritage interpretation trail within the Mt Atkinson Volcanic Cone Reserve should be included as an action in the *Melton Heritage Strategy 2017-2021*.

Plumpton PSP

The Plumpton PSP was released in June 2016 is currently being finalised by the VPA, and is expected to be approved later this year.

The vision includes references to the heritage of the area. The vision seeks to ensure the Aboriginal history of the area will be celebrated through protection of significant places and through signage and information relating to this history. The area's post-contact history will be remembered through retention of significant dry stone walls and other heritage sites identified below, which will help develop a sense of place for the growing community.

Heritage related objectives:

O2	Identify, retain and celebrate Aboriginal cultural heritage places within the Precinct.
O5	Encourage a strong sense of place through the protection, enhancement and interpretation of places of post-contact cultural heritage significance, in particular Beattys Road former goldfields route, Melton Highway House (HO68) and dry stone walls.

The heritage requirements include the four standard dry stone wall requirements (identified in the Rockbank PSP earlier), and the following requirements for this PSP:

R6	Any subdivision and/or development of land adjoining a heritage site identified under the Heritage Overlay in the Melton Planning Scheme and/or of post-contact cultural heritage significance, must have regard to the heritage significance of the site and provide a sensitive interface.
R7	Beattys Road Reserve must be retained for public use with connector road and local road functions as per concept plans in Figure 1 to Figure 5 and as per sections located on Plan 8 and in Appendix D, with a continuous off-road shared path and local parks and community uses at designated locations, and dry stone walls retained as required by this PSP.
R12	Housing and other development must front Beattys Road Reserve unless agreed by the responsible authority.

There are no specific actions arising from the Plumpton PSP that should be included in the *Melton Heritage Strategy 2017-2021*.

Kororoit PSP

The Kororoit PSP was released in June 2016 is currently being finalised by the VPA, and is expected to be approved later this year.

The vision for the Kororoit PSP includes the following section about heritage *Significant Aboriginal heritage places along Kororoit Creek will be protected through respectful siting of new bridges which link communities to the south and north of the Creek. The Deanside Homestead Complex will become a treasured and more visible part of the local landscape through its proximity to a local park and the Kororoit Creek shared paths. Landscape links to related parts of its history, such as the dam wall to its north and the old walking track to the south, will cement its role in the post-contact development of the Kororoit PSP area.*

Heritage related objectives:

O2	Identify, retain and celebrate places of Aboriginal cultural heritage significance within the Precinct, including along the Kororoit Creek.
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O3	Encourage a strong sense of place through the protection, enhancement and interpretation of places of post-contact cultural heritage significance, in particular the Deanside Homestead Complex (VHR H0810/HO4), the Rockbank Headstation Dam (HO118), Stoneleigh Homestead (HO128), and dry stone walls in the Precinct.
O4	Create a cultural heritage trail along the Kororoit Creek which interprets places of Aboriginal and post-contact cultural heritage, which is integrated with the existing cultural heritage trail network to the east in Caroline Springs and Burnside.

The heritage requirements include the four standard dry stone wall requirements (identified in the Rockbank PSP earlier), and the following requirements for this PSP:

R6	Any subdivision and/or development of land adjoining a heritage site identified under the Heritage Overlay in the Melton Planning Scheme and/or of post-contact cultural heritage significance, must have regard to the heritage significance of the site and provide a sensitive interface.
R11	Any subdivision and/or development of land on or adjoining the Deanside Homestead Complex heritage site must have regard to the heritage significance of the site, provide a sensitive interface, and respond to Figure 1 and Appendix D.

The investigation of a potential cultural heritage trail along the Kororoit Creek that connects to the trail in Caroline Springs and Burnside should be included as an action in the *Melton Heritage Strategy 2017-2021*.

Review of Implementation of PSPs

Council has undertaken a review of the issues that Council officers face when implementing PSPs.

Council officers reported that they commonly faced the following problems:

- Many landowners and developers found it difficult to imagine how heritage places that were identified for retention could be incorporated into the design of new subdivisions.
- Many landowners and developers found it difficult to imagine how heritage places that were identified for retention could be used in new subdivisions. There is a policy shortfall in Council which provides direction on adaptive reuse of heritage places.
- Many landowners and developers struggle to incorporate dry stone walls into the design of new subdivisions. Council officers are being commonly asked for information on how dry stone walls can be meaningfully retained, improved, and interpreted in new subdivisions.
- There is a lack of understanding of the history of Melton by new residents, particularly on the history and heritage of the estate that they have moved into. More could be done to provide new residents information on what the historical land use of their estate, and the heritage places in close proximity to their new home.

It is recommended that actions be included in the *Melton Heritage Strategy 2017-2021* to address these concerns.

Appendix Three

Consultation Report

Extensive consultation was undertaken to ensure involve as many stakeholders through the process as possible.

The following engagement activities were offered to get stakeholder comment on the review of the existing *Melton Heritage Strategy 2013-2017*, and to inform the format and content of the *Melton Heritage Strategy 2017-2021*:

- A link to a short heritage survey was mailed out to Heritage Overlay owners and was advertised at Heritage Week events, and My City My Say events;
- A postcard was created which was placed in Council libraries and at the front counter at the Melton Civic Centre;
- Three internal workshops were held with the following:
 - City Strategy;
 - Planning Services; and
 - Capital Projects, Engineering Services and Property Services.
- Attended a Heritage Advisory Committee meeting; and
- Attended a Councillor briefing.

The following questions were asked at the workshop sessions with internal and external stakeholders:

1. Do you have any comment around the structure, formatting or content of the existing strategy?
2. What do you think is working well and what are the opportunities for heritage?
3. What do you think is not working well and what are the challenges for Heritage?
4. What do you think the community's opinion is towards heritage within the community?
5. Do you think Council provides adequate support to heritage related groups and organisations?

Below is a summary of each of the engagement sessions and the information collected has informed the preparation of the *Melton Heritage Strategy 2017-2021*:

Heritage Advisory Committee Workshop (HAC) - 20/04/2017

The HAC liked the existing structure, formatting and content of the existing strategy. They liked the layout as it was simple to navigate and read, they recommended that the new strategy be modelled on the structure and format of the 2013-2017 strategy.

The HAC identified that more work should be done to communicate and promote heritage in the City of Melton. They recommended that more should be done to educate residents in the City of Melton on heritage places in the City.

The HAC also identified that it is a challenge to get people to apply for funding through the Heritage Assistance Fund, and it was hard to get people to nominate the Heritage Award.

The HAC suggested that more should be done to communicate with heritage place owners, and the timelines for their promotion should be reviewed to increase their uptake.

Planning Services Workshop - 21/04/2017

Planning Services were positive about the structure, formatting and content of the existing strategy.

Planning Services liked the local and state legislation being listed in the Heritage Strategy, as well as themes from the Council Plan as they are useful in identifying triggers on whether a planning permit is required.

Planning Services suggested that a map displaying the location of the Heritage Overlays, and key heritage features would be useful.

The following comments were made about what is working well and opportunities for improvement:

- More should be done to promote and encourage adaptive re-use so owning a heritage place is not viewed by the landowner as a burden.
- More should be done to promote to heritage place landowners the advantages of owning a heritage place.
- More should be done to promote support for heritage place landowners, as many of them only see the restrictions that are placed on use and development of their property.
- More training and education should be provided for staff, so there is less reliance on the heritage advisor.
- The heritage advisor was acknowledged as being essential to heritage services functionality and she provides heritage expertise that is used by many departments across Council.
- More should be done to promote heritage in the City of Melton for tourism purpose.
- More should be done to capitalise and promote the adaptation and practical reuse of heritage buildings for a wider variety of uses such as accommodation and medical centres etc.

Planning Services identified that the greatest challenge to heritage in the City of Melton was that heritage was being perceived as a barrier, restriction and control rather than opportunity or potential for a practical and presentable example. They thought that Heritage Overlay landowners might see heritage as a burden due to cost and maintenance and restriction on land, whereas the wider community might have a more positive view of the heritage places.

City Strategy Workshop - 28/04/2017

City Strategy made the following comments on the structure, format and content of the existing Strategy:

- The inclusion of text from Acts and Policies was viewed as a risk as Legislation can be changed and the references in the Strategy could become redundant. City Strategy recommended that it would be useful for relevant Acts and Plans to be named in the *Melton Heritage Strategy 2017-2021*, but their content should not be included in the Strategy.

- The progress and outcome columns from the Action Plan were not found to be relevant. City Strategy recommended that the table format for actions should be removed, and timeframes for actions should be deleted, particularly where an action was ongoing.
- City Strategy liked the extensive use of images in the existing Strategy.

City Strategy were positive about the following actions that Council are doing:

- Council is doing well in identifying places and structures to be included in the Heritage Overlay.
- The Dry Stone Wall driving trail and walking trail are great initiatives but need further promotion and attention.
- The existing heritage database is good, but we need to include further information for Council staff on Council's intranet, in meeting rooms and hallways so that all staff have increased access and exposure to information.

City Strategy thought the greatest challenges to heritage were:

- Absentee landlords.
- Lack of awareness of the community on the rich history of Melton, and the number of, and importance of, its heritage places.
- Heritage listed buildings falling to ruins.
- Limitations in the ability to carry out planning enforcement.

City Strategy identified the following about the community's perception of heritage in Melton:

- Heritage is seen as burden, and the application of the Heritage Overlay is seen as a limitation rather than an opportunity.
- There is a lack of awareness from the broader community on the rich history of Melton and its heritage places.
- A platform is required to advise new residents about HO information and the history of Melton and the surrounding area.
- Council's newsletter, Moving Ahead, should be used more to showcase heritage.

City Strategy was of the view that Council was doing well in supporting heritage groups and organisations, as Council was providing them with places to meet. However, there may be more Council could do to better organise community groups and push for heritage champions. Further funding opportunities and sharing of information could improve the function of heritage groups.

Capital Projects, Engineering, and Property Services Workshop - 4/05/2017

This workshop identified the following about the format, structure and content of the existing Strategy:

- The Legislation and Council themes don't need to be listed in the new strategy.
- The inclusion of a map of some kind should be included to allow the user/reader to identify heritage places.

The following matters were working well:

- Council's heritage advisor, Sera-Jane, was highlighted as being essential to the management of heritage in the City of Melton, however her hours should be increased.
- The dry stone walls were mentioned as being well-protected.
- Eynesbury was mentioned as being a great example of how heritage can be incorporated and celebrated into a new community or development.
- Council is providing significant support and money for the work budget and operation function of heritage places that Council owns.

The following challenges were identified:

- The awareness of heritage within the municipality is lacking internally. Training and induction sessions should be formalised to include heritage components and should be consistent.
- Council needs to hold itself accountable through policy and guidelines when dealing with heritage to ensure minimal conflicting and differing perspectives and decisions amongst officers across the time.
- Beattys Road should have part of it retained and restored with plaques.
- There is a need to encourage developers to protect / use heritage places that might not be protected under planning controls.

The workshop participants said the following about the community:

- People within the community are blasé about heritage, because history is watered down and differing perspectives arise on what is correct or incorrect.
- People say they aren't concerned about heritage until it affects them.
- Developers are annoyed about retaining poor quality dry stone walls and heritage buildings, because they view them as being unusable or unappealing.

Councillor Briefing - 9/05/2017

Comments received at the Councillor Briefing emphasised the importance of education and awareness. The following comments were made about education and awareness:

- Not many residents are aware of the history of the municipality and some of the significant buildings, structures and places that are within its boundary, such as the Exford Homestead which is one of the oldest houses in Victoria.
- The Heritage Advisory Committee is working well.
- There is a lack of awareness around the grants and the Heritage Assistance Fund.
- The Heritage Assistance Fund requires more work.
- Council should introduce education tools towards the re-use of heritage buildings and places.
- Residents may be fearful or hesitant to make an application to the Heritage Assistance Fund.
- Internal politics and lack of cooperation mar the linkage between history/heritage groups.

The following comments were made about the community's attitudes to heritage:

- The Willows, Morton Homestead etc. should be better marketed and promoted, as many residents aren't aware that they exist or what their relevance/importance is.
- Heritage is not high on the typical resident's agenda, and it only is realised when it affects them e.g. application of the Heritage Overlay to their property.
- Resident's aren't aware that the municipality has much heritage, as they compare the amount of heritage to that of City of Melbourne, Yarra etc.

The following comments were made on what Council can do to better promote heritage:

- Awareness needs to be increased within schools and the education system of our City's history and heritage places.
- We should work more with the community to promote an improved perception of heritage.
- We should benchmark what we do with heritage with the programs that other growth area councils are doing.
- There should be a greater emphasis on appealing to the younger generations to join heritage groups and initiatives before it is too late.
- We should create a fold-out brochure that identifies key heritage sites and areas to reach out and educate the community in a simple and effective way.

Heritage Strategy Survey 2017-2021

A survey for Heritage Overlay owners and the wider community has been set up on Survey Monkey to capture the perspective of residents of the community and any other interested stakeholder. In total 58 responses were received, 12 of the responses (16%) were from outside the municipality.

290 postcards were sent out to Heritage Overlay property owners with a link to the survey.

The survey was actively promoted at Heritage Week events, and at Council's *My City My Say* events. The survey period was extended to include all Heritage Week activities.

Survey response statistics:

- 35% respondents were residents that had been living in Melton for 20+ years.
- 45% of the respondents were 25-49 years old.
- 4 of the respondents identified that they owned a property that was subject to a heritage overlay.

Survey Responses

The following provides details of responses received through the survey. It should be noted that questions 1 – 4 were demographic data and not heritage specific.

5. *What is your vision for heritage in the City of Melton in the future?*

People were asked to select statements that they agreed with (and could select more than one).

(Responses ranked in order):

- Melton is a place where heritage is protected, managed and enjoyed (67%)
- Future generations know local stories, and can see local places that have shaped Melton (63%)
- The community understands and celebrates the history of this place (56%)
- Maintain the current level of protection of heritage (30%)
- There is less heritage protection in the future (6%)

People could also add other comments to this question. Responses included:

- Investing in the restoration of buildings
- More work is needed to respect heritage values
- Improve the current levels of heritage protection
- Where a heritage place is being removed, its history should be recorded
- Melton's history and heritage is supported by a viable, vigorous and welcoming historical society
- Use indigenous knowledge and heritage
- Encourage strong community pride and association with the 'place' or Melton

6. *Which of the following aspects of heritage do you value most?*

People were asked to rank statements in order of importance, and the ranking is provided below:

- Old Buildings and Infrastructure
- Rural Landscapes
- Dry Stone Walls
- Historical Collections
- Family and Local History
- Heritage and History Groups

7. *Council has a number of heritage initiatives and places it cares for. Which ones are you aware of? (People could chose more than one)*

- The Willows Historical Park (83%)
- Melton Courthouse (81%)
- Melton Heritage Week (77%)
- Melton Cemetery (69%)
- Dry Stone Wall Workshops (58%)
- Morton Homestead (58%)
- Mechanics Institute (52%)
- Local Heritage Collection at Melton Library (48%)

- Melton Heritage Advisory Committee (48%)
- Darlingsford Barn (44%)
- Melton Heritage Award (42%)
- Melton Heritage Assistance Fund (37%)
- Mount Cottrell Volcanic Cone (29%)

8. *Which of the following would most improve heritage in the community? (People could choose more than one)*

- Venues to display local history and collections (73%)
- Increasing knowledge of local history among new residents (62%)
- Recording more local stories (58%)
- More interpretation of heritage places (56%)
- Increase public access to the Willows Historical Park (50%)
- Increase awareness of indigenous stories and places (50%)
- More support for community groups involved in history and heritage (44%)
- Better use of online platforms for heritage (44%)
- Provide opportunities for sharing community stories (35%)

9. *Do you think Council does a good job of managing and protecting heritage?*

- Yes (55%)
- No (8%)
- I don't know (27%)
- Other (10%)

People who selected other could leave a comment. Here is a summary of the comments received:

- Yes – but can improve how it protects landscapes and historic places
- Fine words from Council, but land developers seem to have the last word
- Council's attempts at community consultation always ends up with the answers it wants (i.e. not real at all)
- More should be done to identify and protect local indigenous history and heritage

As the *Melton Heritage Strategy 2017-2021* deals with post-contact cultural heritage, the information pertaining to the need to improve the identification and protection of indigenous history and heritage has been passed to Council's Aboriginal and Torres Strait Islander (ATSI) Community Engagement Officer.

10. *What do you consider to be the biggest challenges to heritage? (People could choose more than one)*

- Lack of knowledge and appreciation of heritage (73%)
- New development in rural areas (51%)

- Population change (51%)
- Retention of existing heritage buildings and places (49%)
- Lack of volunteers in history and heritage groups (35%)
- Lack of collaboration between landowners and Council (16%)
- Too many planning controls (16%)
- Not enough planning controls (12%)

11. *Are you aware that Council protects heritage places through the Heritage Overlay?*

- Yes (80%)
- No (20%)

12. *Are you aware that Council provides a free heritage advisory service?*

- Yes (43%)
- No (27%)

This answer is reflective of low number of responses received from landowners who have a property that is subject to the Heritage Overlay.

Melton City Council has recently sent a factsheet to all landowners who own a property that is subject to a Heritage Overlay that promotes the free heritage advisory service.

13. *How can Council could further support heritage property owners / heritage groups?*

21 people provided comments, which are summarised below:

- Better engagement with the community on the significance of heritage places.
- Better promotion and use of heritage places and buildings of significance.
- Better protection of rural areas. Our rural areas should continue to be farmed and developed for tourism (such as wineries).
- More financial assistance and funding.
- Better promotion of what services and funds available to heritage property owners.
- Better use of the Melton Library for heritage and history groups (expanded hours).
- Expanding the existing digitisation program at the Melton Library.
- Provide more resources to the Melton Historical Society so they can develop a facility like the Gisborne Macedon Historical Society.
- Support the Melton Family History Group and Melton Historical Society to capture the stories of older residents, and their physical records they hold, before this information disappears.
- Provide officer support to implement a year-long history and heritage program.
- Allocate the Melton Family History Group a permanent room in the Library to manage its resources, conduct the digitisation program, and its work with community members.
- Have more interpretation signage put up around the municipality.

- Appreciate the initiatives taken by owners of heritage places.

The following comments were made on indigenous heritage, which will be provided to Council's ATSI Community Engagement officer:

- Work on Indigenous collaborations.
- Map indigenous sites, and provide information and interpretation signage.

14. *How can Council improve the way it communicates the history of our community?*

25 people provided comments, which are summarised below:

- Council should improve the use of:
 - the Willows Historical Park
 - the Old School House in Diggers Rest
 - the 'honey shack' opposite the Melton Civic Centre
- Promote the use of information and interpretation signage.
- Create places for people to stop and view photos of the history of Melton.
- Make better use of newsletters and local papers to promote the history of Melton and its heritage places.
- Create a picnic area that provides information to residents and tourists on the history of Melton.
- Better support community groups including the heritage and history groups.
- Look at relocating the Melton Historical Society to a more publicly accessible place such as the Library or the Old Courthouse.
- Provide funds towards a PHD or Masters Degree Scholarship through the Cooperative Research Centre for Australian History at Federation University to write some aspect of the history of Melton that is currently under researched.
- Provide more funds for the digitisation project at Melton Library.
- Co-ordinate the many people looking to volunteer.
- Get more young people involved in heritage.
- Develop an in-schools program using VCAL students to oversee a practical program at The Willows with help from the Men's Shed using trade teachers and their classes to investigate old practices such as blacksmithing, woodwork, and needlecraft.
- Ensure the Heritage Advisory group represents the community.
- Expand Heritage Week type events.
- Create more community events where people can learn about history and heritage in Melton.
- The community at large has no interest in heritage matters, and Council cannot change this, therefore Council should focus on core services needed from Council.
- Make better use of social media and webpages to promote local history and heritage matters.
- Make better use of the public art program to create art with a history / heritage focus.

- Create and promote local history / heritage competitions focussed at our children and young people.

Key Findings from the Survey

The poor awareness of some of Council's heritage initiatives, programs and assets suggest that the *Melton Heritage Strategy 2017-2021* should have actions in it that seek to improve the community's awareness of the history of the City of Melton, and its heritage places.

Whilst the general public may not know much about the Melton Heritage Assistance Fund, people who own a place that is subject to a Heritage Overlay are provided with information annually on the Assistance Fund.

It is recommended that the *Melton Heritage Strategy 2017-2021* include actions that:

- Improve communication to the community and heritage landowners on what Council does to manage, improve and protect heritage places in the City of Melton.
- Communicate to heritage property owners how Council can assist them to manage and improve their property.
- Improve the communication of the history of Melton and its heritage places to the community.
- Communicate what Council is doing to protect and manage heritage places.
- Manage the retention and interpretation of heritage places in Council's development areas.
- Provide assistance for the recording of stories and making them available to the community.
- Manage the retention and interpretation of heritage places in Council's development areas.
- Building improved relationships with Melton's history and heritage groups.
- Building improved relationships with the owners of heritage properties.
- Make better use of social media to communicate the history of Melton and its heritage places to the community.
- Provide improved signage to communicate the history of Melton and its heritage places to the community.
- Make better use of local newspapers, newsletters, and websites to communicate the history of Melton and its heritage places to the community.
- Create more local events to communicate the history of Melton and its heritage places to the community.