

28th June 2021

Planning Panels Victoria
Level 5, 1 spring street,
Melbourne
Victoria 3000

RE: Objection to amendment C168 and C224 - Final Submission

Dear Recipient,

After being part of the hearing and receiving further information from the council and proponent we are still strongly opposed to the amendments C168 and C224.

We would like to comment and respond to several items as part of our final submission:

Response to Proponents Part A Submission to the panel Ref 15018:

Page 11 – Community consultation - “Mr Rea held a list of 30 residents who wanted to buy a residential lot in the proposed development”:

- This is not reflected in the number of submissions supporting the development and given the passage of time is not relevant to current potential demand.
- Furthermore, Stuart has many relatives in the town and supporters via the Toolamba Fishing club (which he donated the land to) who may have shown support at the time but have not continued that support officially.

Page 14 – “A Total of 23 submissions were received from residents, some being duplicates of the individual residents from the one property”.

- This needs to be confirmed by the panel however I do not believe this statement is accurate. I know of one family from Old Toolamba who submitted 3 letters, all with different arguments. I.e. – Environmental, the School capacity, and the wish for a young family member to purchase property and raise a family in Toolamba to the manner of which he was brought up.

Response to the Stuart Rea’s - Appendix A – Proponent Panel Statement – Page 1:

“Currently, during times of heavy rainfall, the west end of Toolamba experiences blackwater events due to overflowing septic tanks and poor drainage”.

- Is there any documented evidence of this? Was it raised with the council? What was the response?
- With sewage only being supplied to the new development, how will this repair this issue?

In General - Bringing sewage to Toolamba is for environmental reasons:

- Stuart is the major land holder in and around Toolamba. This includes land from Toolamba to Old Toolamba and continuing along Bitcon road, while claiming that this development is structured primarily around environmental concerns, it would be remiss for the planning panel to not consider the large business case and financial benefit by such a high density

development, with the potential to develop further land which the Rea family own but not currently listed for development.

- Currently the school would be the largest concentrated use of septic waste. There are currently almost 200 students at the primary school (plus approx 60 kids at kindergarten / 3-year-Old/ and occasional care), adding another 200 – 400 students to the school will increase environmental concerns when the school will still remain utilizing a septic system.
 - The hotel will be our next largest contributor to septic waste. The increased growth in the town will also put a strain on the hotels septic system, which will also negatively impact the environment.
-

Response to council Part A Submission

Page 25 - Table 9 Key themes from pre-draft consultation:

Theme	Valued elements:	Desired improvement
Housing	Small size, spaciousness and rural feel, sense of safety, larger blocks	Increased variation in housing supply

The desired improvement “increase variation in housing supply” **is not what the community asked for.**

On the 9th of May 2019 “Post it notes” community consultation, 54% of responses **specifically** said they wanted to **retain “Large Blocks”**. A similar number said they wanted to retain “lifestyle, open space and to uphold the small-town feel”. – Refer attached Post it note details.

There was only one person who wrote “variable block size” however, the same submitter also wrote “Space – larger blocks”.

Page 26 -

“Council received 42 written submissions via email, post, or via the online submission form, and **18 informal submissions** at the Community Drop-in session via post-it notes and completed hard-copy forms”.

This is incorrect, there were 4 subjects that the community could place sticky notes on:
They were:

1: “What Do you Love about the Toolamba Township?”

- This had 38 sticky notes on it with 148 comments.

2: “What changes would make Toolamba Township even better in the long term”?

- This had 55 sticky notes and 128 comments

3: “What physical characteristics would you like to see retained in the future?”

- This had 37 sticky notes with 94 comments

4 “What words describe how you imagine Toolamba township in 2050”

- This had 31 sticky notes and 91 comments.

I have attached details re point 3 and, also have the other details if the panel wishes me to produce them. It is concerning that the councils’ details about community feedback do not reflect the actual results from the community consultation.

Page 28:

“While more recent planning regulations prohibit blocks under 4000m², 31% of the existing housing stock within Toolamba’s Township Zone are less than 2000m² in area, and 47.7% are less than 4000m²”.

- There are also blocks greater than 4000m² as mine and my neighbouring blocks fit into this category.
- I do not believe the statistics include the blocks in the new Meadow wood estate which are all over 4000m²
- We can assume by the above statement that 69% of blocks are over 2000m². The result of the new development will totally flip the percentages and consequently the structure and feel of the town which the community are trying to retain.

Page 28 –

“The Growth Plan ***does not propose to redesign the existing features or style of the town***, but rather seeks to guide its inevitable growth in ways that minimise negative impacts and mitigates issues that may arise in the future”.

- There is no way that the proposed high-density development **will not** affect the existing features or style of the town.
-

In response to councils Part B – Submission:

Page 10 Councils responses to submissions:

“The proposed Amendment includes a variety of lots of approximately 800-1200m² in size. This is consistent with the existing house lots seen along Wren Street immediately to the north”.

- The percentage of 800-1200m² blocks is no longer the norm in Toolamba. These are **old blocks**.
- Toolamba grew significantly when larger block sizes were offered and consequently indicates that the market is wanting larger block sizes. i.e., McNamara Road, Wheelhouse Court, Toolamba Forest estate, Meadow wood estate. These all sold rapidly once the lifestyle blocks were offered, Meadow wood estate sold very fast which indicates the “Small Village Feel” of Toolamba is in high demand.

Page 11 –

“Concerns regarding shortfalls in existing infrastructure are outside the scope of the Amendments. The Toolamba Township Community Plan Steering Committee is the most appropriate avenue to advocate for improvements to a lack of existing infrastructure”.

- Community’s concerns about shortfall of infrastructure are based on history. We currently deal with the council via the steering committee and the primary school board. They are very poor at providing adequate responses and actions to community needs.

General comments:

I cannot see anything addressing issues about increasing the size of the school. Currently, the school has almost 200 students while the town has approx 130 houses. The proposed development of 280 houses could potentially lead to an **additional** 200 to 400 students. As said in our previous submission, the school was designed to meet growth capacity to 200 students, it is now at capacity. The school is very popular and is held in high regard in the Goulburn valley. Increasing the school will only place more portable buildings in school sport and recreational areas. This will change the school to something similar in metropolitan Melbourne, not something which is desired in rural Victoria.

Whilst the proponent plans to include infrastructure to the development, we rely on council to meet the concerns in the existing township. We cannot be confident that the council will address the towns requirements in a timely manner.

There are many concerns raised by the community that the council has not answered clearly. I.e., “we undertake analysis of the supply and demand for residential and industrial land every two to five years” or, “this is outside the scope and should be addressed to the Toolamba steering committee”. These are genuine concerns placed by residents of Toolamba, I do not believe the council has done anything to satisfy us that the development will meet our expectations and concerns raised in our submission.

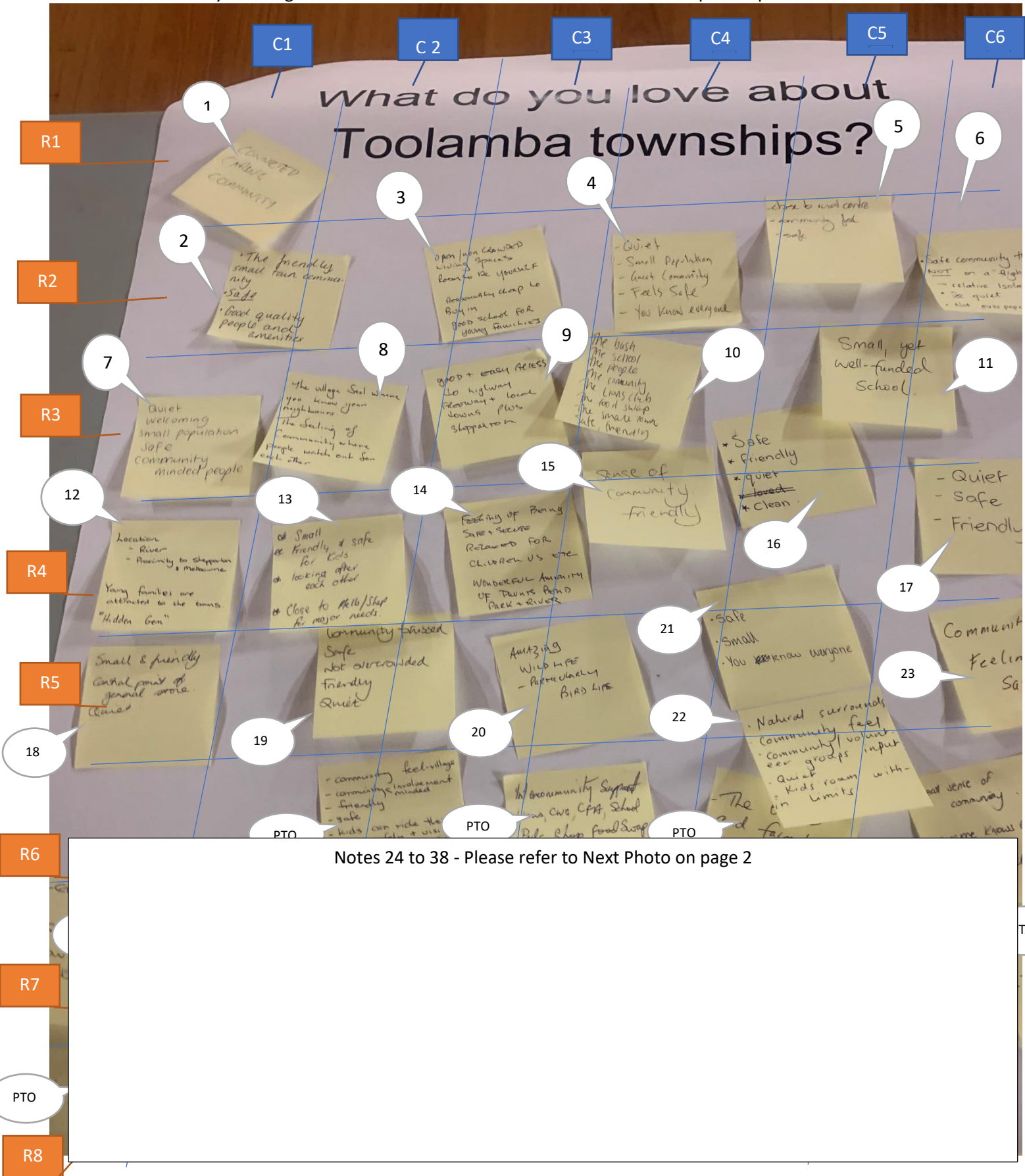
In Conclusion:

We would like to reiterate that we are not apposed to development within the town. We were supportive of the three surrounding and recent developments in the town, as they were “in keeping with the current structure and style”.

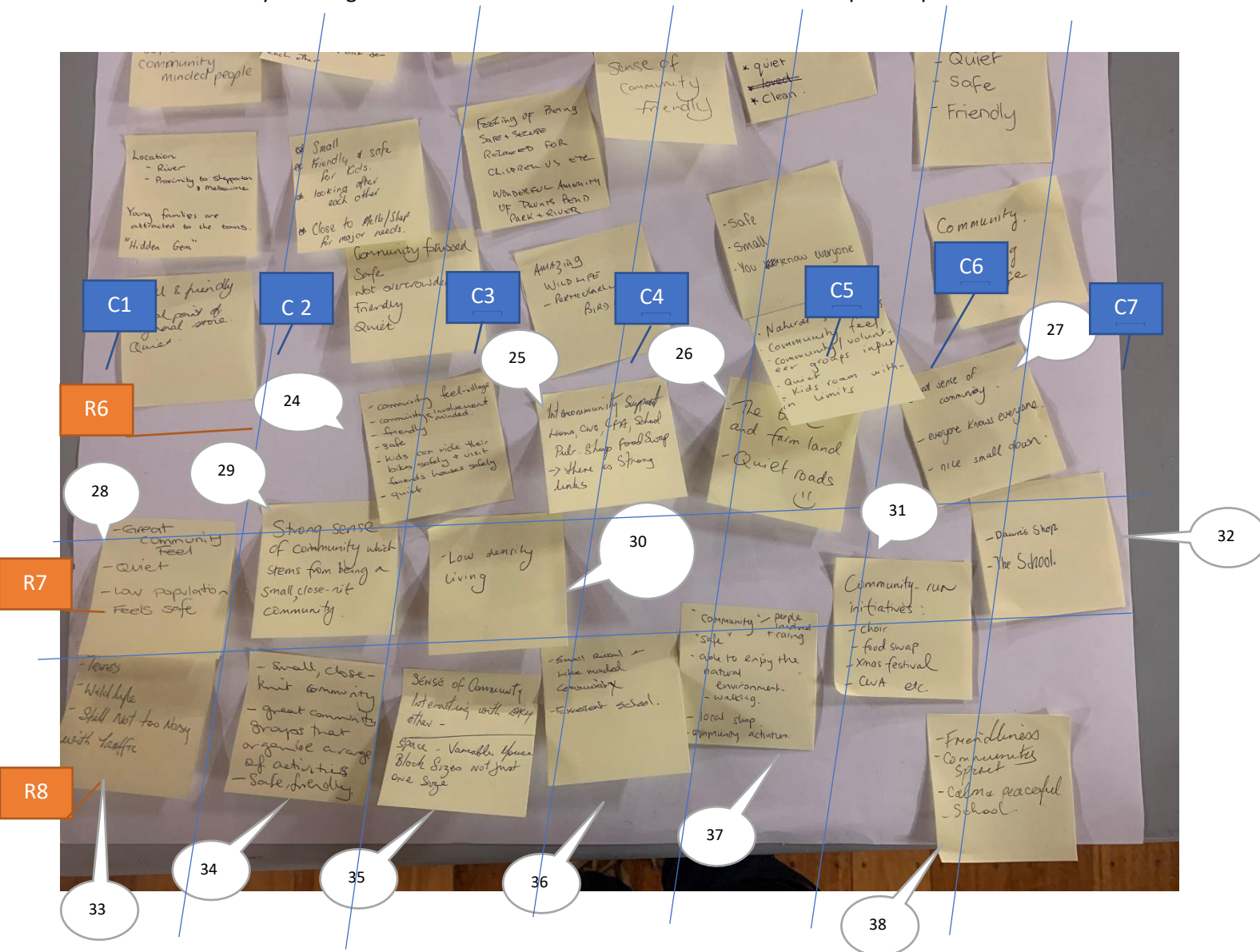
The proposed development is at complete odds with recent growth in the town. The community have largely responded that they do not want the development to proceed, coupled with this there has been zero submissions (other than Mr Rea’s) in support of the development. The council has consulted poorly with the community and has ultimately gone against their wishes.

Consequently, after hearing the proponents and councils’ final submissions, we still object to the proposed amendments and do not wish the development to proceed as per C168 and C224.

Andrea & Shayne Tolley
290 McNamara Rd
Toolamba Vic 3614
0428 655 247



Toolamba Community Meeting – “What Do You Love about the Toolamba Township?” Responses 09-05-19



[illegible]

			Community Response to question :	What Do you Love about the Toolamba Township?											
Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Refer to Block size, Low density	Refer to Quiet, Small Tn Feel, Low Population:	Referenc e to Safe Friendly:	"Commun ity" general:	"Commun ity groups:	Shop/Pub	Refer to young family and kids:	Afforda bility:	School:	Location: close to rural centre, Bush, River, Wildlife, Farmland:	Location to: Highway, Shepparton, Melbourne	Un - readabl e?
7	3	1	Quite		1										
7			Welcoming		1										
7			Small population		1										
7			safe			1									
7			community minded people				1								
8	3	2	The village feel where you know your neighbours				1								
8			Thee feeling of community where the poeple watch out for each other			1	1								
9	3	3	Good and easy access to highway, freeway and local towns plus shepparton											1	
10	3	4	The bush										1		
10			The school								1				
10			The peoply				1								
10			The community				1								
10			The Lions Club					1							
10			The Food Swap					1							
10			The small town		1										
10			Safe,friendly			1									
11	3	5	Small, yet well - funded school		1							1			

[illegible]

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[illegible]

[illegible]

			Community Response to question :	What Do you Love about the Toolamba Township?											
Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Refer to Block size, Low density	Refer to Quiet, Small Tn Feel, Low Population:	Referenc e to Safe Friendly:	"Commun ity" general:	"Commun ity groups:	Shop/Pub	Refer to young family and kids:	Affordability:	School:	Location: close to rural centre, Bush, River, Wildlife, Farmland:	Location to: Highway, Shepparton, Melbourne	Un - readabl e?
34	8	2	small, close knit community		1		1								
34			great community groups that organise a range of activities					1							
34			safe			1									
34			friendly			1									
35	8	3	Sense of community				1								
35			Interacting with each other				1								
35			space, variable house block sizes not just one size	1											
36	8	4	Small Rural	1											
36			Like minded community				1								
36			Excellent school									1			
37	8	5	Community -				1								
37			People involved				1								
37			Caring				1								
37			Safe			1									
37			able to enjoy the natural environment											1	
37			walking											1	
37			local shop						1						
37			community activities					1							
38	8	6	Friendliness			1									
			community spirit				1								
			calm and peaceful		1										
			school									1			

			Community Response to question :	What Do you Love about the Toolamba Township?											
Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Refer to Block size, Low density	Refer to Quiet, Small Tn Feel, Low Population:	Reference to Safe Friendly:	"Community" general:	"Community groups:	Shop/Pub	Refer to young family and kids:	Affordability:	School:	Location: close to rural centre, Bush, River, Wildlife, Farmland:	Location to: Highway, Shepparton, Melbourne	Un - readable?
			Total	7	36	28	34	10	5	4	1	7	13	3	0
Total Comments Submitted:			148												
			No of people who have at least One single entry in each column	5	21	22	25	5	4	4	1	7	9	3	
No. Of Readable "Post it Notes" 38			Percentage of respondents who have at least One comment in this column	13.16%	55.26%	57.89%	65.79%	13.16%	10.53%	10.53%	2.63%	18.42%	23.68%	7.89%	

"What Do you Love about the Toolamba Township"?

Please note, the post notes all appear to be different hand writing.

The data indicates:

65.8% Loved the aspects of the community.

57.9 % Loved the safe friendly nature of the town.

55.3% Loved the quiet, small town feel.

23.7% liked the closeness to the bush, river, wildlife and farmland.

C1

C 2

C3

C4

C5

C6

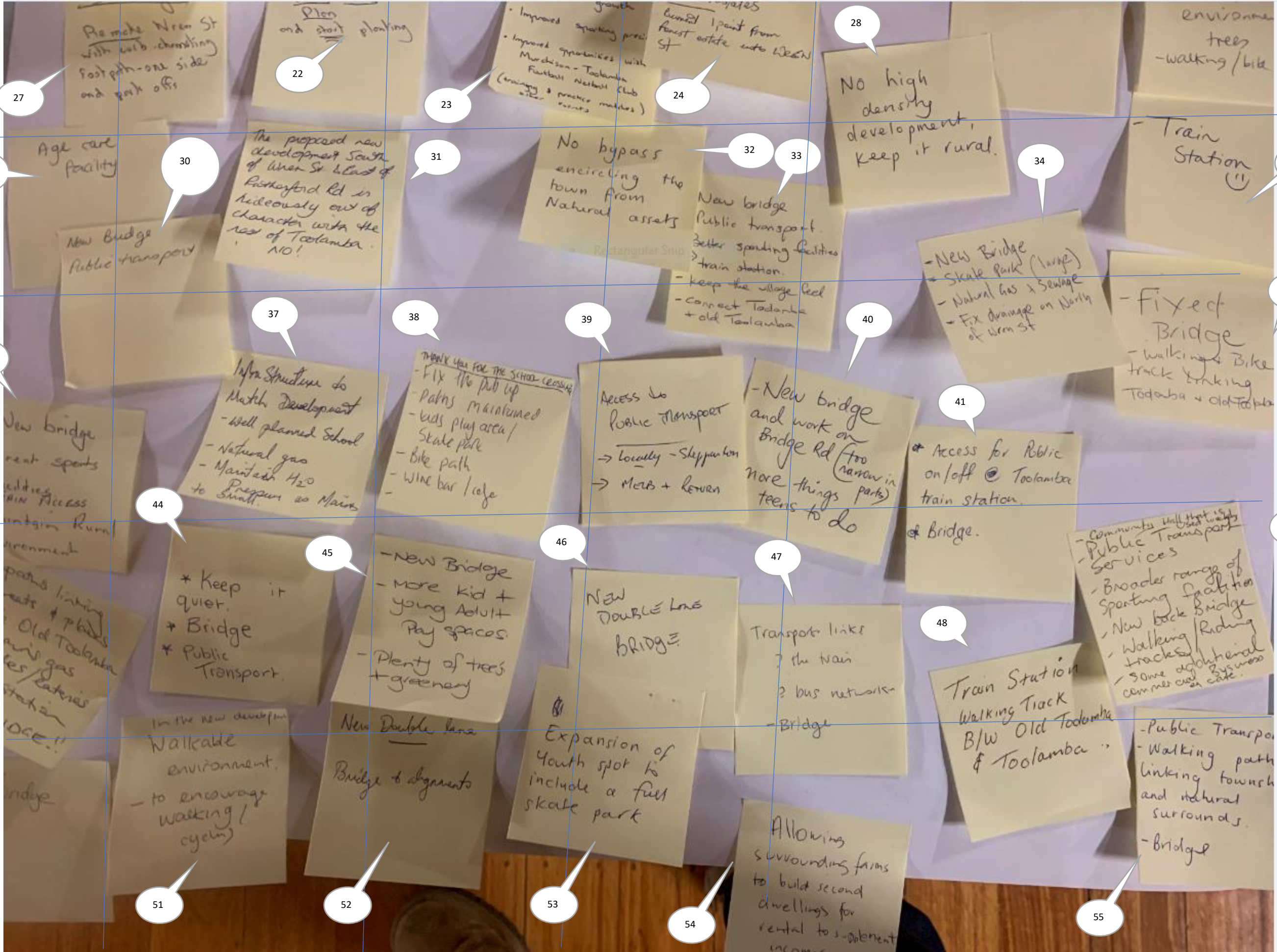
R6

R7

R8

R9

R10



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			Community Response to question :	What changes would make Toolamba Township even better in the long term?															
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Rural Blocks, Rural Lifestyle, Village Feel Quiet	Uphold natural, rural environment,	Infrastructure Services Water, Sewage Gas, Drainage Footpaths	Link Old Timba with Timba	Public Transport	Bridge Improvements	Roads - improve, Plan,	No Bypass	Train station	Shops, Café, Pub/ Commercial	Sport, Rec, Facilities Walking Riding	Community Facilities/ Hall Playgnd Skate Part	Public services, aged care,	School, Larger,	strategic plan, council involvement.	Unreadable?
12	2	5	Small new estates with Large Blocks	1															
12			New Bridge						1										
12			upgraded community hall												1				
13	3	6	Meeting spaces for all ages											1					
13			Footpaths - accessibility			1													
14	3	1	Footpaths			1													
14			Natural gas			1													
14			sewage			1													
15	4	1	?																1
16	3	2	New Toolamba Bridge with two lanes and bus access						1										
17	4	3	Train station									1							
18	4	4	Pave pogue road - due to increase traffic burden							1									
19	4	4	? Development must fit in with the close knit community	1															
20	4	5	Footpaths			1													
20			sporting facilities											1					
20			bridge improvements						1										
20			train station									1							

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22	5	2	Street tree plan and start planting											1					
23	5	3	Future planning for school growth														1		
23			Improved sporting precinct											1					
23			Improved opportunities with Murchison - Toolamba Football/netball club											1					
23	6	3	(Training, practice matches other events)											1					
24	5	4	Multiple exit points from estates							1									
24			Current 1 point from forest estate into Wren street,							1									
25	5	5	Connect Bitcon Rd to Bridge Rd							1									
26	5	6	Maintain natural environment, trees		1														
26			Walking/Bike (paths?)				1												
27	6	1	Re Make Wren St,							1									
27			Curb and Chelling							1									
27			Foot path - one side			1													
27			Parking opposite			1													
28	6	5	No High Density development	1															
28			keep it rural	1															
29	7	1	Age care facility													1			

[illegible]

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Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Rural Blocks, Rural Lifestyle, Village Feel Quiet	Uphold natural, rural environment,	Infrastructure Services Water, Sewage Gas, Drainage Footpaths	Link Old Tlmba with Tlmba	Public Transp ort	Bridge Improve ments	Roads - improve, Plan,	No Bypass	Train station	Shops, Café, Pub/ Commer cial	Sport, Rec, Facilities Walking Riding	Community Facilities/ Hall Playgnd Skate Part	Public services, aged care,	School, Larger,	strategic plan, council involveme nt.	Unreadable?
37	8	2	Infrastructure to match development															1	
37			Well planned school														1		
37			Natural Gas			1													
37			Maintain H2O as pressure to mains too small			1													
38	8	3	Thankyou for the school crossing																
38			Fix the pub up										1						
38			paths maintained			1													
38			Kids play area													1			
38			Skate part													1			
38			Bike path											1					
38			Wine bar / café										1						
39	8	4	Access to public transport					1											
39			Locally - shepparton																
39			Melb and Return																
40	8	5	New Bridge						1										
40			Work on bridge road (Too narrow in parts)							1									
40			More things for teens to do													1			
41	8	5	Access for public on/off @ Toolamba Train station									1							
41			Bridge						1										
42	8	6	Fix Bridge						1										
42			Walking and Bike track linking Toolamba and Old Toolamba				1							1					

			Community Response to question :	What changes would make Toolamba Township even better in the long term?															
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Rural Blocks, Rural Lifestyle, Village Feel Quiet	Uphold natural, rural environment,	Infrastructure Services Water, Sewage Gas, Drainage Footpaths	Link Old Timba with Timba	Public Transport	Bridge Improvements	Roads - improve, Plan,	No Bypass	Train station	Shops, Café, Pub/ Commercial	Sport, Rec, Facilities Walking Riding	Community Facilities/ Hall Playgnd Skate Part	Public services, aged care,	School, Larger,	strategic plan, council involvement.	Unreadable?
43	9	1	Footpaths linking ? Old Toolamba				1							1					
43			Mains Gas			1													
43			Cafes/Eateries										1						
43			Train Station									1							
43			Bridge!!						1										
44	9	2	Keep it quiet	1															
44			Bridge						1										
44			Public Transport					1											
45	9	3	New Bridge						1										
45			More kid and young adult play spaces												1				
45			Plenty of trees and greenery		1														
46	9	4	New Double lane bridge						1										
47	9	5	Transport links -					1											
47			Train									1							
47			Bus network					1											
47			Bridge						1										
48	9	5	Train station									1							
48			Walking track B/W old Toolamba and Toolamba					1						1					

[illegible]

			Community Response to question :	What changes would make Toolamba Township even better in the long term?															
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Rural Blocks, Rural Lifestyle, Village Feel Quiet	Uphold natural, rural environment,	Infrastructure Services Water, Sewage Gas, Drainage Footpaths	Link Old Timba with Timba	Public Transport	Bridge Improvements	Roads - improve, Plan,	No Bypass	Train station	Shops, Café, Pub/ Commercial	Sport, Rec, Facilities Walking Riding	Community Facilities/ Hall Playgnd Skate Part	Public services, aged care,	School, Larger,	strategic plan, council involvement.	Unreadable?
			Total	10	2	17	4	11	24	11	1	9	5	17	9	1	3	4	2
Total Comments Submitted:			128																
			No of people who put at least One single entry in each column	8	2	10	4	9	24	10	1	9	4	15	8	1	3	3	
No. Of Readable Notes	54		Percentage of respondents who have at least One comment in this column	14.81%	3.70%	18.52%	7.41%	16.67%	44.44%	18.52%	1.85%	16.67%	7.41%	27.78%	14.81%	1.85%	5.56%	5.56%	0.00%

"What changes would make Toolamba Township even better in the long term"?

Please note, the post notes all appear to be different hand writing.

The data indicates:

44.5% of respondents want the Bridge upgraded or improved. This high number could have been influenced by the recent bridge closure and consequent poor access to the town.

28% believed better sporting facilities including walking and riding tracks would be valuable long term improvements.

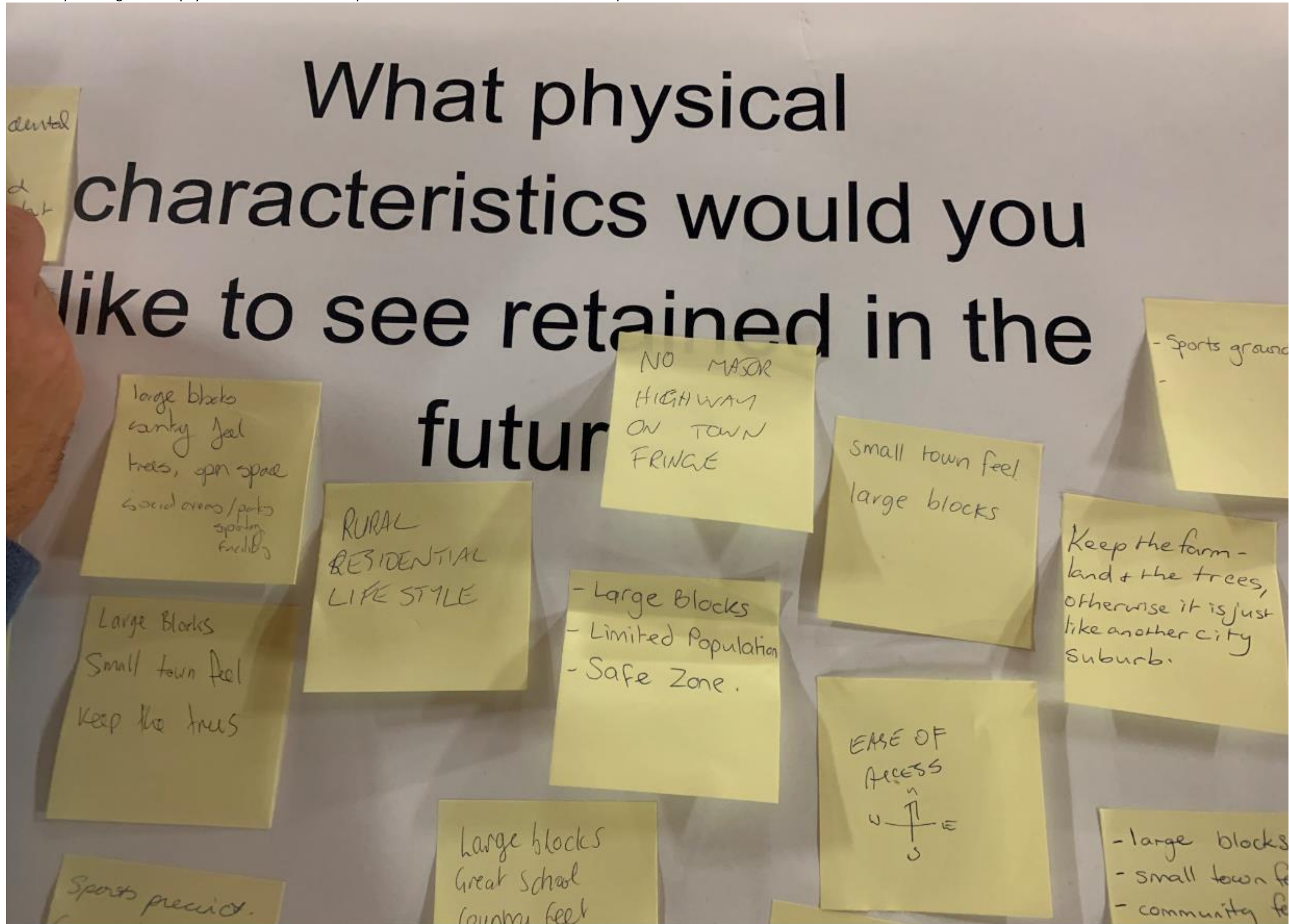
18.5% wanted better infrastructure and services such as sewage, Gas, Drainage. Footpaths rated high also.

18.5% said road improvements. (Also most likely influenced by recent bridge closure and poor town access).

14.5% of respondents wanted the retainment of Large, rural blocks with a quiet village feel.

14.8% wanted better community facilities such as Hall improvements, playgrounds and skate parks.

Other minor responses (Less than 10%) included themes such as Upholding the natural environment, Shops, cafes and commercial business, Aged care facilities, School improvements, and more involvement by council.



R1

R2

R3

R4

R5

C1

C2

C3

C4

C5

C6

6

Refer second photo
“Sports Ground”

1

large blocks
canby feel
trees, open space
social events/parks
sports
friendly

2

RURAL
RESIDENTIAL
LIFE STYLE

3

NO MAJOR
HIGHWAY
ON TOWN
FRINGE

4

Small town feel
large blocks

5

Keep the farm-
land + the trees,
otherwise it is just
like another city
suburb.

7

Large Blocks
Small town feel
Keep the trees

8

9

- Large Blocks
- Limited Population
- Safe Zone.

10

EASE OF
ACCESS
N
E
S
W

11

13

Large blocks
Great school
Country feel
friendliness
The bush

14

- Large blocks
- Small Town
Feel.
- Lots of Trees
- Quiet
- Low Traffic

15

- large blocks
- small town feel
- community feel
- sports precinct
→ tennis courts
→ oval
→ hall
→ walking tracks

12

Sports precinct.
Community Hall.
large blocks

17

- Large blocks
- Excellent
facilities at
school (size)

18

- LARGE-MED BLOCK
SIZE
- PARKLAND
- WALKING TRACKS
- OPEN SPORT AREAS
-

19

Maintain rural
environment - paddocks
trees.

21

Large blocks
Safe feel with
children playing in
the neighbourhood

20

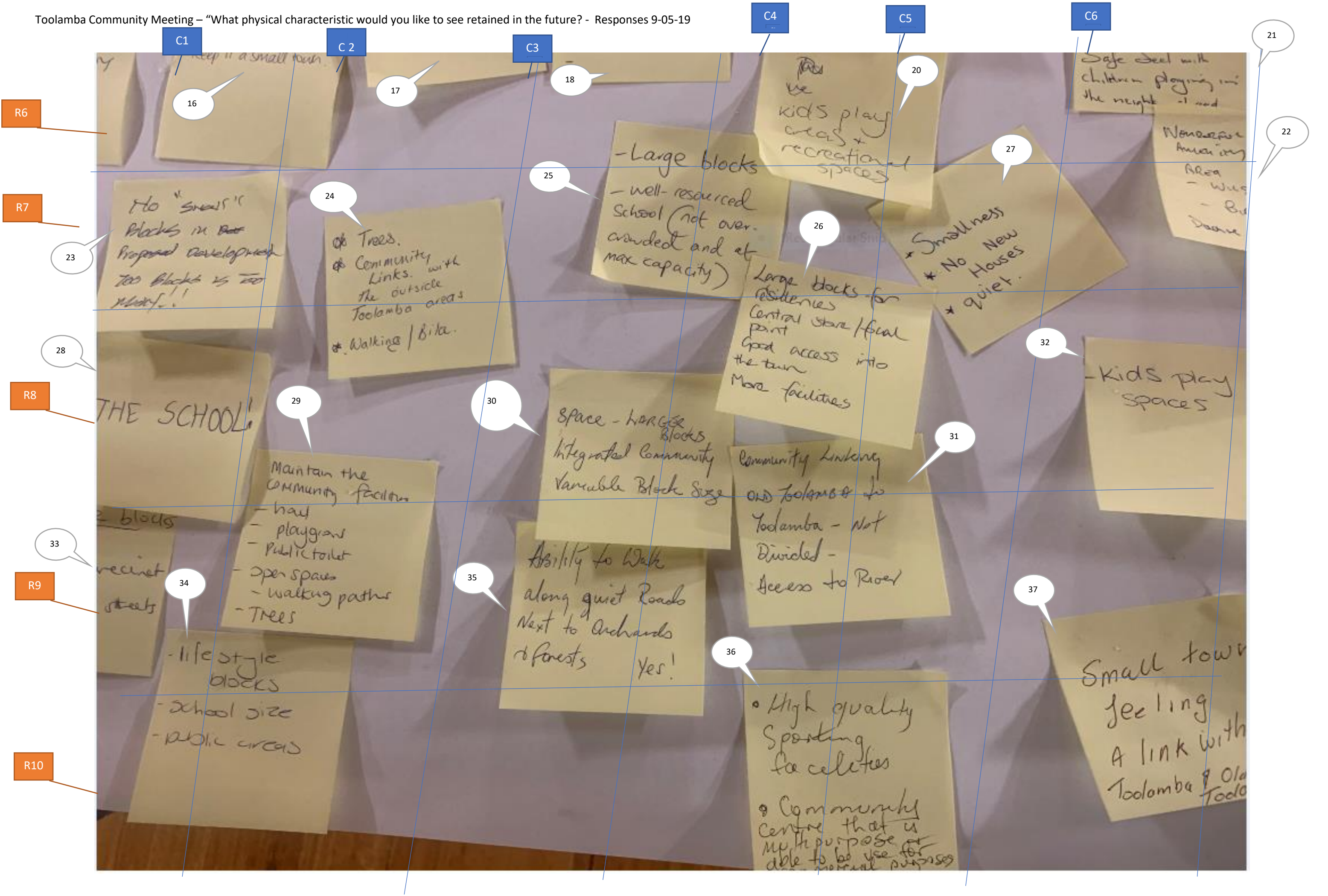
we
kids play
areas +
recreation

22

Wonderful
American

PTO

PTO



			Community Response to question :	What physical characteristics would you like to see retained in the future?											
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Blocks,	Small Blocks Variable block size	Lifestyle, Open space, Uphold Small Tn Feel, Low Population Low Traffic	Safe, friendly,	Parkland, Trees, Bush	Sport, Rec, Facilities Walking tracks Kids Play zone	Comm unity/S ocial/	School	Roads, Access, I nfrastruct ure.	Integration of Toolamba with Old Toolamba	Other	Unrea dable?
1	1	1	Note Blocked - Can not read												1
2	1	1	Large Blocks	1											
2			? Feel			1									
2			Trees, Open Space			1									
2			Social Area							1					
2			Parks						1						
2			Sporting Facilities												
3	1	2	Rural Residential Lifestyle			1									
4	1	4	No Major Highway on town fringe			1									
5	1	5	Small town feel			1									
5			Large blocks	1											
6	1	6	Sportsground						1						
7	2	1	Note Blocked - Can not read												
8	2	1	Large blocks	1											
8			Small town feel			1									
8			keep the trees					1							
9	2	3	Large blocks	1											
9			Limited population			1									
9			Safe Zone				1								
10	2	4	Ease of access									1			
11	2	6	Keep the farm land and the trees,			1									
11			otherwise it is just another city			1									
12	3	1	Sports precinct						1						
12			Community hall							1					
12			Large Blocks	1											
13	3	3	Large Blocks	1											

			Community Response to question :	What physical characteristics would you like to see retained in the future?											
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Blocks,	Small Blocks Variable block size	Lifestyle, Open space, Uphold Small Tn Feel, Low Population Low Traffic	Safe, friendly,	Parkland, Trees, Bush	Sport, Rec, Facilities Walking tracks Kids Play zone	Comm unity/S ocial/	School	Roads, Access, I nfrastruct ure.	Integration of Toolamba with Old Toolamba	Other	Unrea dable?
13			Great school								1				
13			Country Feel			1									
13			Friendliness				1								
13			The Bush					1							
14	3	4	Large Blocks	1											
14			Small Town Feel			1									
14			Lots of Trees					1							
14			Quiet												
14			Low Traffic			1									
15	3	6	Large Blocks	1											
15			Small Town Feel			1									
15			Community Feel			1									
15			Sports precinct						1						
15			Tennis courts						1						
15			Oval						1						
15			hall							1					
15			Walking Tracks						1						
16	4	1	Large Blocks	1											
16			Small town			1									
17	4	2	Large Blocks	1											
17			Excellent facilities at school (Size)								1				
18	4	3	Large - Med Block size	1											
18			Parkland					1							
18			Walking tracks						1						
18			Open sport area						1						
19	4	6	Maintain rural environment			1									
19			Paddocks			1									
19			Trees					1							
20	5	4	Kids play area						1						
20	6	1	Recreational spaces						1						

			Community Response to question :	What physical characteristics would you like to see retained in the future?											
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Blocks,	Small Blocks Variable block size	Lifestyle, Open space, Uphold Small Tn Feel, Low Population Low Traffic	Safe, friendly,	Parkland, Trees, Bush	Sport, Rec, Facilities Walking tracks Kids Play zone	Comm unity/S ocial/	School	Roads, Access, I nfrastruct ure.	Integration of Toolamba with Old Toolamba	Other	Unrea dable?
21	5	6	Large blocks	1											
21	6	6	Safe feel with children playing in the neighbourhood				1								
22	6	6	Wonderful?												1
22			Amenity												1
22			Area -												1
22			Wils?												1
22			Bridge?												1
22			Daunte?												1
23	7	1	No "Small" Blocks in proposed developoment	1											
23			700 blocks is TOO Many!												
24	7	2	Trees					1							
24			Community links with outside Toolamba Area							1			1		
24			Walking/Bike						1						
25	7	3	Large Blocks	1											
25			Well resourced school (Not over crowed and at Max capacity)			1					1				
26	7	4	Large Blocks for residence	1											
26			Central store/ Focal point							1					
26			Good access into the town									1			
26			More facilitied						1						
27	7	5	Smallness	1											
27			No new houses				1								
27			quite				1								
28	8	1	The School!								1				
29	8	2	mountain the community facilities							1					
29			Hall						1						
29			Playground						1						

			Community Response to question :	What physical characteristics would you like to see retained in the future?											
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Blocks,	Small Blocks Variable block size	Lifestyle, Open space, Uphold Small Tn Feel, Low Population Low Traffic	Safe, friendly,	Parkland, Trees, Bush	Sport, Rec, Facilities Walking tracks Kids Play zone	Comm unity/S ocial/	School	Roads, Access, I nfrastruct ure.	Integration of Toolamba with Old Toolamba	Other	Unrea dable?
29			public toilet									1			
29			open spaces			1									
29			Walking paths						1						
29			Trees					1							
30	8	3	Space - Larger Blocks	1		1									
30			integrated community							1					
			Variable block size		1										
31	8	4	Community linking Old Toolamba to Toolamba - Not Divided										1		
31			access to river					1							
32	8	6	Kids Play Spaces												
33	9	1	Large Blocks	1											
			? Precinct												1
			? Streest												1
34	9	1	Lifestyle Blocks	1											
34			School size			1									
34			Public Area							1					
35	9	3	Ability to walk along quiet roads next to Orchards and Forest			1									
35			Yes											1	
36	10	4	High quality sporting facilitied						1						
36			Community centre that is multi purpose or able to be use for commercial purpose							1					
37	9	6	Small Town feeling			1									
37			A link with Toolamba and Old Toolamba										1		

Community Response to question :			What physical characteristics would you like to see retained in the future?												
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Large Blocks,	Small Blocks Variable block size	Lifestyle, Open space, Uphold Small Tn Feel, Low Population Low Traffic	Safe, friendly,	Parkland, Trees, Bush	Sport, Rec, Facilities Walking tracks Kids Play zone	Comm unity/S ocial/	School	Roads, Access, I nfrastruct ure.	Integration of Toolamba with Old Toolamba	Other	Unrea dable?
			Total	19	1	25	3	8	17	9	4	3	3	1	9
Total Readable Comments Submitted:			93												
			No of people who put at least ONE single entry in each column	19	1	19	3	8	10	9	4	3	3	1	2
No. Of Readable "Post it Notes"			35	Percentage of respondents who have at least ONE comment in this column	54.29%	2.86%	54.29%	8.57%	22.86%	28.57%	25.71%	11.43%	8.57%	8.57%	2.86%

Please note:
Hand writing appears different on each Post it Note.
I have one colomn dedicated to "large blocks", this way no interpretation of data is required regarding community preference.

The data indicates:
19 out of 35 readable, or **54.29%** of respondents specifically said they want to see the retainment of **Large blocks**,
1 person said they want / variable size blocks but this same person said they want to retain large blocks.

0 people said they want to retain small blocks

19 people, or 54.29% also said they wanted to uphold the small town feel, low population and Open space.

27.8% want to retain sporting and recreational facilities including walking tracks.
27.8% want to retain the community infastructure such as the hall, public and social spaces retained.

What words describe how you imagine Toolamba townships in 2050?

C1

C2

C3

C4

C5

C6

1

2

3

4

5

7

6

8

9

10

11

12

PTO

PTO

DESIRABLE
ACCESS
N/A
GOOD QUALITY
WELL DESIGNED

Desirable
Clean
Good quality
WELL DESIGNED

- Safe
- Similar
- Not overpopulated
- Community minded
- Nice small town

- * Small
- * quiet
- * clean
- * Safe

Hopefully

as is - some
small growth
+ facilities
but no having
developments beyond
currently planned ones

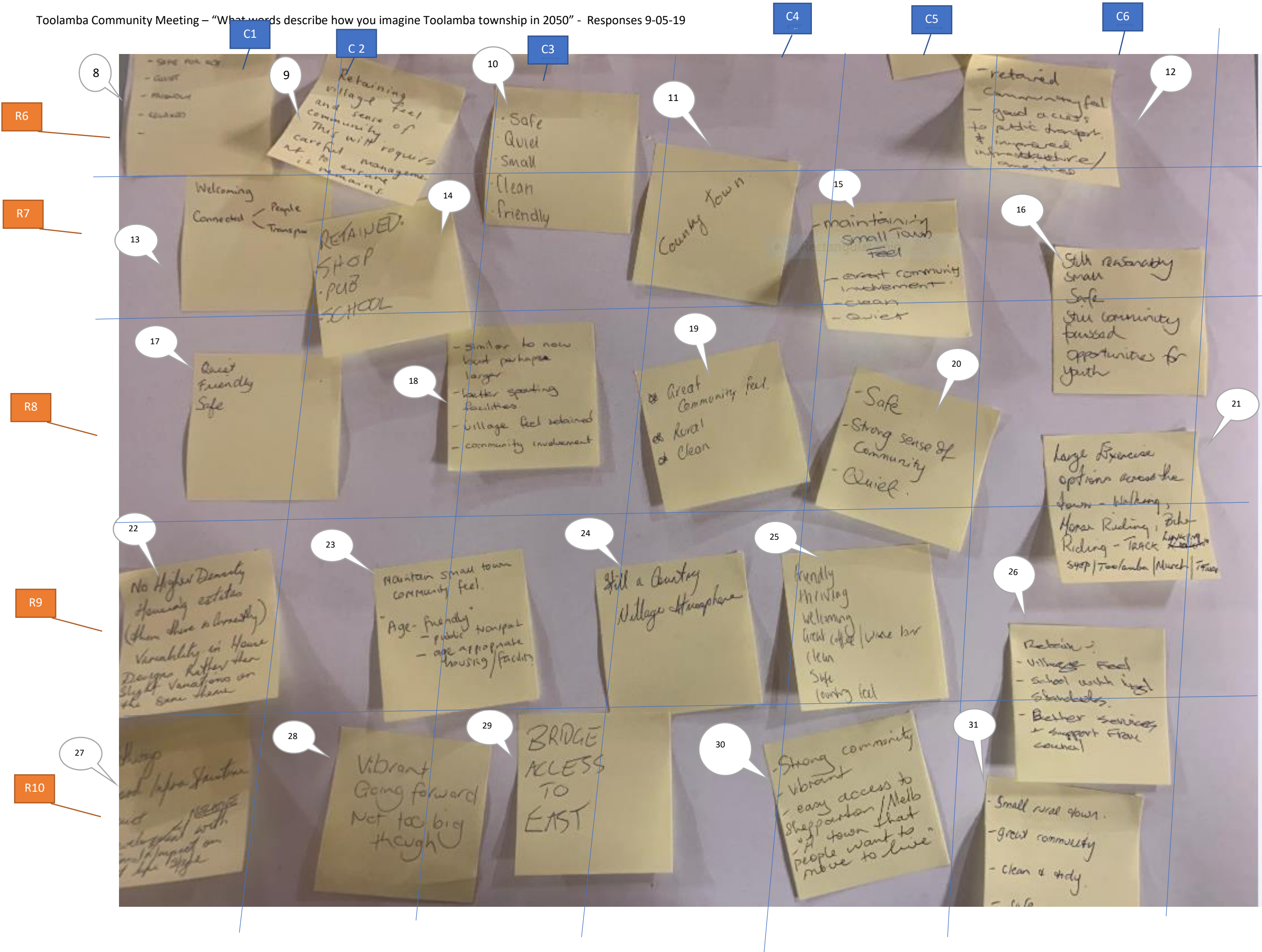
Rural
Safe
Community
minded

- Not over P
- Retain
- Not
- Small

Retaining
village feel
and sense of
community
This with

- Safe
- Quiet

- retained
- Community feel
- good access
to public transport
& improved



			Community Response to question :	What words describe how you imagine Toolamba township in 2050:								
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Rural , Open space, Retain Small Twn Feel, Low Population, Similar/Retained, Retain school.	Safe, Friendly Relaxed	Clean, Desirable, Quality Design	Public Transport, Infrastructure Services, Roads, Bridge	Sport, Rec, Facilities, Walk, Bike, Horse tracks	Shop/ café/Pub/F acilities	Community /Social	Kids youth	Un - readable?
1	3	1										1
2	4	1	Desirable			1						
2			Clean			1						
2			Good quality			1						
2			Well Designed			1						
3	4	2	Safe		1							
3			Similar	1								
3			Not Overpopulated	1								
3			Community Minded							1		
3			Nice Small Town	1								
4	4	4	Small	1								
4			quiet	1								
4			Clean			1						
4			Safe		1							
5	3	5	As Is - Same	1								
5			Small growth	1								
5			? Facilities									1
5			But no housing developments beyond currently ? Ones	1								
6	4	5	Rural	1								
6			Safe		1							
6			Community Minded					1				

			Community Response to question :	What words describe how you imagine Toolamba township in 2050:								
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Rural , Open space, Retain Small Twn Feel, Low Population, Similar/Retained, Retain school.	Safe, Friendly Relaxed	Clean, Desirable, Quality Design	Public Transport, Infrastructure Services, Roads, Bridge	Sport, Rec, Facilities, Walk, Bike, Horse tracks	Shop/ café/Pub/F acilities	Community /Social	Kids youth	Un - readable?
7	3	6	Not over populated	1								
7			retain?	1								
7			comm?									1
7			Not?									1
8	6	1	Safe for kids		1							
8			quiet	1								
8			Friendly		1							
8			relaxed		1							
9	6	2	Retaining village feel and sense of community. This will require careful management to ensure it remains.	1								
10	6	3	Safe		1							
10			quite	1								
10			Small	1								
10			Clean			1						
10			Friendly		1							
11	6	4	Country Town	1								
12	6	6	Retained community feel	1								
12			good access to public transport				1					
12			Improved infrastructure/amenities				1					
13	7	1	Welcoming		1							
13			Connected - People - Transport				1					

[illegible]

		Community Response to question :		What words describe how you imagine Toolamba township in 2050:								
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Rural , Open space, Retain Small Twn Feel, Low Population, Similar/Retained, Retain school.	Safe, Friendly Relaxed	Clean, Desirable, Quality Design	Public Transport, Infrastructure Services, Roads, Bridge	Sport, Rec, Facilities, Walk, Bike, Horse tracks	Shop/ café/Pub/F acilities	Community /Social	Kids youth	Un - readable?
20			Quiet	1								
21	8	6	Large Exercise option across the town:					1				
21			Walking					1				
21			Horse Riding					1				
21			Bike Riding					1				
21			Linking Shepp, Tlmba, Murch, Tatura					1				
22	9	1	No High Density housing estates (than there is currently)	1								
22			Variability in house designs rather than slight variations on the same theme	1								

			Community Response to question :	What words describe how you imagine Toolamba township in 2050:								
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Rural , Open space, Retain Small Twn Feel, Low Population, Similar/Retained, Retain school.	Safe, Friendly Relaxed	Clean, Desirable, Quality Design	Public Transport, Infrastructure Services, Roads, Bridge	Sport, Rec, Facilities, Walk, Bike, Horse tracks	Shop/ café/Pub/F acilities	Community /Social	Kids youth	Un - readable?
23	9	2	Maintain small town community feel	1								
23			Age - Friendly									
23			Public transport				1					
23			age appropriate housing / facilities				1					
24	9	4	Still country village atmosphere	1								
25	9	5	Friendly		1							
25			thriving									
25			welcoming		1							
25			great coffee/wine bar						1			
25			Clean									
25			Safe									
25			Country feel									
26	9	6	Retain Village feel	1								
26			Retain Shool with high standards	1								
26			Better Services and support from council				1					

[illegible]

			Community Response to question :	What words describe how you imagine Toolamba township in 2050:								
Post it Note No:	Row:	Column:	Comments - This is specifically what is written on the Post it Note:	Rural , Open space, Retain Small Twn Feel, Low Population, Similar/Retained, Retain school.	Safe, Friendly Relaxed	Clean, Desirable, Quality Design	Public Transport, Infrastructure Services, Roads, Bridge	Sport, Rec, Facilities, Walk, Bike, Horse tracks	Shop/ café/Pub/F acilities	Community /Social	Kids youth	Un - readable?
			Total	36	16	9	10	7	1	11	1	5
Total Comments Submitted:			91									
			No of people who put at least One single entry in each column:	24	5	6	8	3	1	9	1	4
No. Of Readable Notes: 30			Percentage of respondents who have at least One comment in this column	80.00%	16.67%	20.00%	26.67%	10.00%	3.33%	30.00%	3.33%	13.33%

"What words describe how you imagine Toolamba township in 2050:

Please note: - Hand writing appears different on each Post it Note.

The data indicates:

80% imagine Toolamba to have retained its small, Rural feel with low population and open spaces.

30% imagine the town to have retained its strong community and social network.

26.7% hope the town will have better roads, public transport and infrastructure with some of the respondents including better access and infrastructure for aged members of the community.

20% want the town to be clean, desirable with quality design

16.7% want the town to remain Safe, Friendly and relaxed (These comments could be blended in with the "Community" Column.