

NOVEMBER 2020

Highett Gasworks

Project update



JOIN A WEBINAR SESSION
DETAILS ON PAGE 2



Artist impression

Planning the future of Highett Gasworks

In August 2020, Development Victoria asked the community for feedback on key themes as part of the early planning work for the Highett Gasworks site at 1136-1138 Nepean Highway, Highett.

We are now using this feedback to help develop a draft Development Plan for the site. This project update provides an overview of what we heard and how we are responding.

Project background

Our vision is for Highett Gasworks to become home to a diverse and connected community. Spaces will be designed to benefit the local community as well as future residents of this iconic site.

To guide what happens on the site, we are preparing a Development Plan. The Development Plan will provide increased clarity about future uses and development that can be expected on the site. All future planning permits approved for the site will need to comply with the Development Plan. However, this does not determine specifics such as detailed architectural design or construction details.

To learn more about the project history and previous planning phases visit the project website: development.vic.gov.au/highett-gasworks

What we heard

A total of 126 people participated through online information sessions or via an online survey. Most participants were Highett residents or nearby neighbours of the site.

We heard high levels of support for:

- a diverse community delivered through housing options, apartment design and well designed public open spaces
- active ground floor and open space uses that invite people into the neighbourhood and help people connect with each other
- improved pedestrian friendly transport within the site with improved linkages to Sir William Fry Reserve and the local Highett shops.

We received useful feedback around:

- planning for future commercial uses with concern expressed around the potential lack of demand for commercial spaces and any impacts on parking in the local area
- transport and parking and how it may further impact existing congestion on the Nepean Highway, road safety and parking supply.

During the first phase of engagement we sought feedback on key themes to help refine a Development Plan. Below is what we heard:

Create cooler temperatures in the warmer months by:

- planting and retaining trees where possible
- retaining and treating stormwater.

Provide new public spaces with:

- areas for all ages and abilities such as play areas, picnic areas and a community garden
- landscaping and use of native plants.

Reduce the need to drive by:

- prioritising walking and cycling pathways with wayfinding and water bottle filling stations
- providing resident and visitor bicycle parking
- embedding the design principles of a 20-Minute Neighbourhood.

Improve connections to the site by:

- providing sufficient onsite parking
- creating easy pedestrian, cycle and vehicle connections to the surrounding areas.

Celebrate historical and cultural values by:

- storytelling through public art, wayfinding signage and landscaping

- investigating traditional owner design principles in public spaces
- restoring the chimney.

Promote environmental sustainability by:

- investigating opportunities for onsite renewable energy and energy-efficient buildings
- building climate change resilience into the design
- using landscaping to promote ecology and biodiversity.

Promote community activity by:

- designating ground floor uses that promote activity
- designing balconies to overlook public spaces
- creating opportunities for the community to connect with each other.

Provide diverse housing options by:

- exploring the right mix of housing types and sizes to encourage a diverse mix of residents
- determining what level of affordability is needed
- identifying the future needs of residents.

Project timeline



JOIN A WEBINAR SESSION



We invite you to join a live webinar to hear more about what we heard, what we've been working on and how we are responding.



THURSDAY 3 DECEMBER
6.00pm-7.00pm



SATURDAY 5 DECEMBER
10.00am-11.00am



This webinar will be recorded and shared if you can't join us live.

Learn more and register for a webinar

Visit: development.vic.gov.au/highett-gasworks

Call the project hotline: 03 9021 0601

Email: Highett.GW@development.vic.gov.au



Scan to register for
a Webinar Session