

SEPTEMBER 2021

Latest news on Knoxfield



Artist impression

Welcome to our Spring Newsletter with an update on our exciting Knoxfield project. We've been working hard on the next steps for this great project in Knoxfield, which will bring much needed housing and open spaces to the area. We are committed to delivering great outcomes for the community, residents, and the environment, and we are pleased to share our progress here.

PLANNING UPDATE

Following extensive master planning and community consultation, we have now lodged permit applications with Knox City Council for the first stages of the residential subdivision and the proposed wetland. This includes our target to include 10% affordable housing in the development. These are important steps for the development and we've been working closely with Council through this process.

We are delighted by the interest in the project overall and we know many people are keen to know when the works will start on site. This all depends on the planning process but subject to a range of approvals, sales and construction are planned to commence in mid-2022. We will continue to keep you updated on the progress of our application and next steps.

Here's an updated [project timeline](#). If you want to stay in touch with the project, please register [here](#)

The new wetlands

There's been lots of interest in our proposed wetland at Knoxfield and what it will mean for the community and the environment.

We encourage you to take a look at our website, where you will find plenty of information about the project and the wetlands to help you understand what we are proposing.

You may not know that when we first started our master planning for the Knoxfield project our first consideration was to try to keep the existing dam, as we knew it was important to the community. Importantly, we knew it was already home to a number of different species including the Blue-billed Duck.

We asked expert ecologists and hydrologists to review the existing dam and the options available. We asked them to consider community safety, the ecological and environmental contribution of the dam and other features required by the development. The advice was clear and recommended the removal of the unsafe existing dam and the development of new wetlands to enhance the current

habitat for fauna, and to provide an accessible and safe experience for the community. The proposed wetlands design was also recommended to mitigate flooding and provide stormwater treatment to help improve the health of our waterways.

One thing is clear and that is our commitment to deliver wetlands that will be good for the community and the environment, that will protect and enhance the natural habitat, including that of the endangered Blue-billed Duck, and provide safe access for the community.

We want to give the Blue-billed Duck and other species the best opportunity to thrive on site. To achieve this, the new wetlands have been designed with the ducks at front of mind, backed by comprehensive advice of experts in this area.

Please take a look at our website for more information.

development.vic.gov.au/knoxfield

Development Victoria's Commitment to the Environment

We have a strong track record of delivering projects that incorporate best practice water-sensitive urban design while also delivering benefits for local flora, fauna and the community. It is something we are committed to, as well as passionate about, and are proud of the many projects that bring this to life - smart, adaptable, beautiful places where both people and the environment can thrive.

If you want to see some of our works, please watch our latest video [here](#)

You can also read more about our Sustainability Strategy [here](#)

Site safety audit and works

We recently undertook a safety audit of the site to ensure it was safe and protected from unauthorised entry. As a result, we've been undertaking some upgrade works to the fencing around the site and also installing some additional safety signage to continue to warn people that the site and the dam are not safe or open to the public.

Monitoring of flora and fauna

Our consultants have continually monitored the various flora and fauna present at the site for a number of years and will continue to do so. We've also recently undertaken detailed aquatic surveys of the dam, which have revealed that there are very limited aquatic fauna present.

We will continue to analyse the results of our monitoring and surveys and will update the community on a regular basis.



TIMELINE

WE ARE
HERE

DEVELOPMENT
VICTORIA
ACQUIRES SITE

2018

BROAD
COMMUNITY
ENGAGEMENT

MID-LATE
2019

COMMUNITY
ENGAGEMENT ON THE
DRAFT MASTER PLAN

MID
2020

COMMUNITY INFORMATION
ON PROJECT AND
WETLANDS

MID
2021

SALES AND
CONSTRUCTION BEGINS
INCLUDING WETLANDS
(SUBJECT TO APPROVALS)

2022

For more information and to register for updates

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If you require information in another language, please call us on 9280 0755

