



Brimbank
City Council

Transforming Brimbank

SUNSHINE PRIORITY PRECINCT VISION 2050

LEADING WITH VISION: A CITY READY TO SHINE

APRIL 2021

MAYOR'S MESSAGE

The *Sunshine Priority Precinct Vision 2050* is a landmark document for our Council and our community. It is the result of extensive community and stakeholder engagement which has identified a shared vision for the Sunshine Priority Precinct.

The vision sets out a framework for leveraging unprecedented infrastructure investment to double the resident and business jobs population in the precinct and to become the powerhouse of Melbourne's west.

The vision identifies key focus areas to make sure that these projects act as a catalyst to bring lasting positive change for our community and the greater western region.

To achieve this, we need to continue to work together across all levels of government, in our community, with local service providers, business and industry and other institutions.

We want to build a city of opportunity and prosperity that is sustainable and innovative, and that builds on the unique character of Sunshine and the west – proud, welcoming and diverse.

Located at the geographical heart of the western region and linking with Melbourne Airport and CBD, as well as Werribee, Cobblebank and Footscray employment precincts, Sunshine is uniquely positioned to serve as Melbourne's western CBD.

As we focus on responding to climate change and recover from the impacts of COVID-19, delivering the *Sunshine Priority Precinct Vision 2050* provides a pathway for success.

Cr Ranka Rasic

Mayor, Brimbank City Council



ACKNOWLEDGEMENT OF COUNTRY

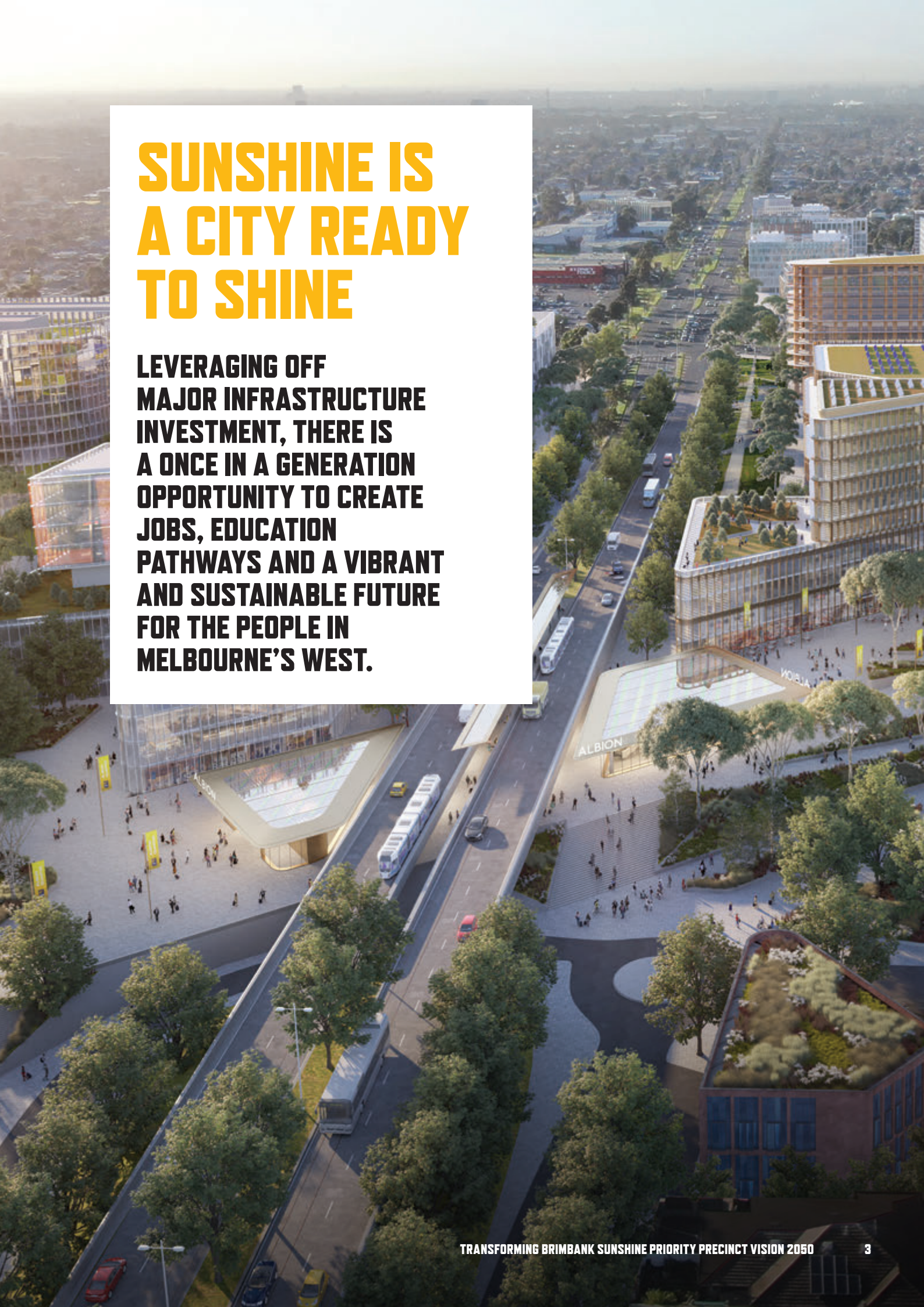


Brimbank City Council respectfully acknowledges and recognises the Kulin Nation, including the Wurundjeri, Bunurong and Boon Wurrung Peoples as the Traditional Owners of this land and waterways and pays respect to their Elders past, present and future. Council also acknowledges local Aboriginal and Torres Strait Islander residents of Brimbank and their Elders for their ongoing contribution to the diverse culture of our community.

For the Traditional Owners, the lands in the City of Brimbank have always been a significant trading and meeting place. Brimbank has a rich physical and cultural Aboriginal heritage. The municipality contains 427 known places of cultural heritage significance that are listed on the Victorian Aboriginal Heritage Register, managed by Aboriginal Victoria and protected through the *Aboriginal Heritage Act 2006*. These places, objects and landscapes are representative of the complex and changing lifestyles of Aboriginal people over thousands of years.

SUNSHINE IS A CITY READY TO SHINE

**LEVERAGING OFF
MAJOR INFRASTRUCTURE
INVESTMENT, THERE IS
A ONCE IN A GENERATION
OPPORTUNITY TO CREATE
JOBS, EDUCATION
PATHWAYS AND A VIBRANT
AND SUSTAINABLE FUTURE
FOR THE PEOPLE IN
MELBOURNE'S WEST.**



WHAT IS THE SUNSHINE PRIORITY PRECINCT?

POPULATION

65,500

in 2016

LOCAL JOBS

20,000–30,000

local workers

LOCAL BUSINESSES

2,800+

LAND AREA

3,000_{ha}

- Sunshine
- Sunshine West (part of)
- Sunshine North
- Ardeer
- St Albans
- Braybrook (City of Maribyrnong)
- Identified as a 'National Employment and Innovation Cluster' and a 'Major Activity Centre' in *Plan Melbourne*

SUNSHINE PRIORITY PRECINCT: POWERHOUSE OF THE WEST

Identified as a 'Priority Precinct', 'Metropolitan Activity Centre' and 'National Employment and Innovation Cluster', Sunshine is rising.

The precinct's jobs, and resident population, are expected to double by 2050. It has the land, linkages and location required to service the western region as a major employment and skills centre.

IF SUNSHINE THRIVES THE WEST THRIVES.

The region is growing to become the size of Adelaide and Sunshine has a vital role to play as part of a well-connected network of precincts that includes Footscray, Werribee and Cobblebank.

Sunshine
Station Square



Sunshine
Station Square



Sunshine
Station Square



Sunshine
Station Square



WHY IS THE SUNSHINE PRIORITY PRECINCT IMPORTANT?

- **THE MELBOURNE AIRPORT RAIL AND SUNSHINE SUPER HUB WILL BRING UNPRECEDENTED INVESTMENT INTO SUNSHINE.**
- **THIS INVESTMENT CAN SHIFT GENERATIONAL DISADVANTAGE AND DELIVER RECORD JOBS AND EDUCATION GROWTH TO MELBOURNE' WEST.**
- **THE SUNSHINE PRIORITY PRECINCT HAS THE CAPACITY TO DOUBLE THE RESIDENT AND JOBS POPULATION BY 2050.**
- **PLANNED COLLABORATIVELY, THE PRECINCT CAN DELIVER A CITY OF OPPORTUNITY AND PROSPERITY THAT IS SUSTAINABLE AND INNOVATIVE AND THAT BUILDS ON THE UNIQUE CHARACTER OF SUNSHINE AND THE WEST — PROUD, WELCOMING AND DIVERSE.**
- **IF SUNSHINE THRIVES, THE WEST THRIVES.**

MELBOURNE'S WEST

SUNSHINE IS GEOGRAPHICALLY LOCATED IN THE CENTRE OF MELBOURNE'S WEST. IT'S LAND, LINKAGES AND LOCATION MAKE IT A HUB FOR THE VISITOR ECONOMY AND KEY SPOKE TO CONNECT THE WESTERN REGION.

- The region is particularly important to Victoria's economy when it comes to the manufacturing, transport/warehousing and construction industries.
- The region is home to a large number of residents employed in professional services, but the majority work outside the region. Combined with a heavier reliance of driving to work than greater Melbourne, commute times in the western region are longer than in other areas of Melbourne. Commute times can be up to two hours, and without intervention, this will increase.
- New employment hubs have emerged in Footscray, Sunshine, Werribee and Melton (Cobblebank) primarily focussed on education, health and logistics. Additionally, creative industries are emerging in the municipalities of Maribyrnong, Hobsons Bay and in Brimbank.
- Current estimates indicate an additional 100,000 jobs are needed in the region before 2030 to fully meet the expanding job and skill needs of the rapidly increasing population, over and above naturally occurring job growth.
- The rapidly growing population in Melbourne's west is creating an unprecedented and unmet demand for educational and medical services and facilities.
- The west of Melbourne is a culturally rich and diverse population with over a quarter of the population born overseas.

POPULATION

964,259

- Forecast to reach 1.75 million by 2051 with potential for even greater numbers
- The fastest and largest growing region in Australia
- Melbourne's west will be comparable to the city of Adelaide.

EXTRA JOBS

138,000–317,000

needed in the west to limit commuting.

- Need more local jobs
- Melbourne's west is underserved with local jobs with less than half the jobs compared to the rest of Melbourne
- Western Melbourne; 243 local jobs per 1,000 local residents
- Rest of Melbourne (including city); 434 local jobs per 1,000 local residents
- Suburban Melbourne; 321 local jobs per 1,000 residents.

INDUSTRY: GROSS REGIONAL PRODUCT (GRP)

Melbourne's west accounts for almost

10% of Victoria's GRP, and has grown more quickly than Victoria's GRP between 2006 and 2018.

LOCAL COUNCILS

- Brimbank
- Maribyrnong
- Hobsons Bay
- Wyndham
- Melton
- Hume
- Moonee Valley

VISITOR ATTRACTIONS

- Werribee Zoo
- Werribee Mansion
- Scienceworks
- Organ Pipes National Park
- Brimbank Park
- Bowery Theatre
- Calder Park

MAJOR CENTRES

- **Sunshine CBD**
- St Albans
- Sydenham — Watergardens
- Deer Park
- Brimbank Central
- **Footscray**
- Braybrook Central West
- Maribyrnong Highpoint
- Moonee Ponds
- Ascot Vale-Union Road
- Flemington-Racecourse Road
- Niddrie-Keilor Road
- North Essendon
- Airport West
- Altona North
- Williamstown
- Altona
- **Werribee**
- Werribee Plaza
- Point Cook
- Hoppers Crossing
- Williams Landing
- Manor Lakes
- Tarneit
- **Cobblebank**
- Melton
- Caroline Springs

REASONS TO INVEST IN SUNSHINE

PRIDE OF THE WEST

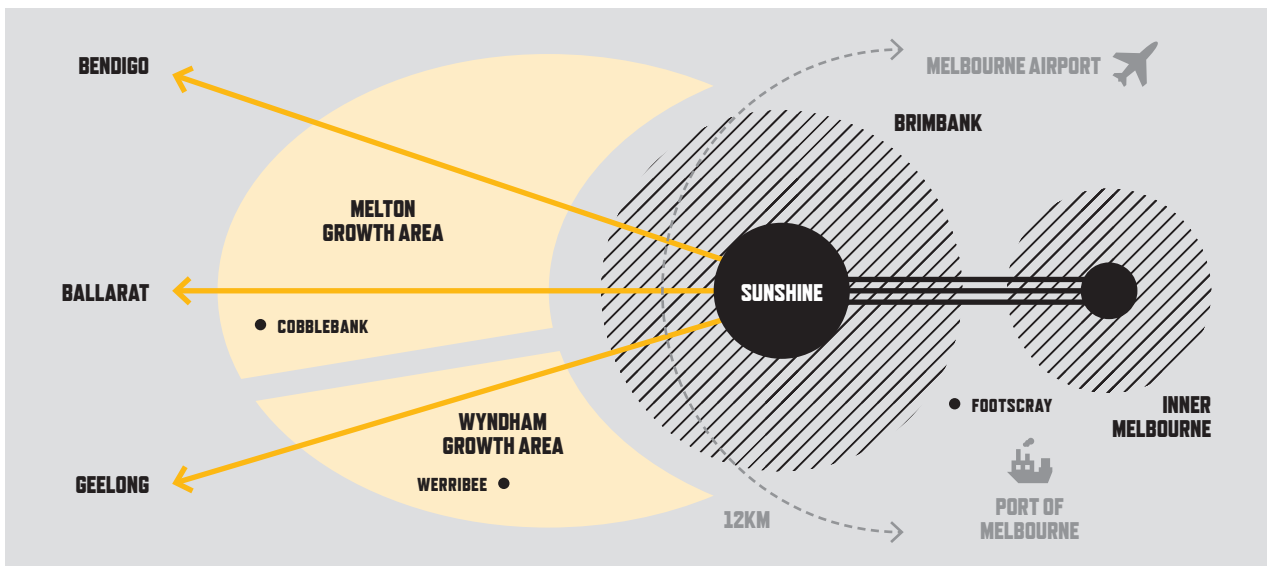


THE WESTERN REGION OF MELBOURNE IS AN EXCEPTIONALLY STRONG COMMUNITY: PROUD, WELCOMING AND AUTHENTIC. THE REGION IS A MELTING POT OF CULTURES, NEIGHBOURHOODS, FAITH AND LIVED EXPERIENCES.

A fair go, hard work and mateship are the hallmarks of the west. It has an identity steeped in Australian history, with the Sunshine Harvester Decision setting the basis for Australia's minimum wage system.

The growth of Sunshine and the west must be delivered in an inclusive and participatory way to ensure benefits are shared and local aspirations are achieved.

SUNSHINE IS GEOGRAPHICALLY LOCATED IN THE CENTRE OF MELBOURNE'S WEST



THE SUNSHINE PRIORITY PRECINCT IS ALREADY HOME TO SEVERAL STATE GOVERNMENT REGIONAL OFFICES INCLUDING VICROADS, EPA, DEPARTMENT OF HEALTH AND THE SUNSHINE LAW COURTS.

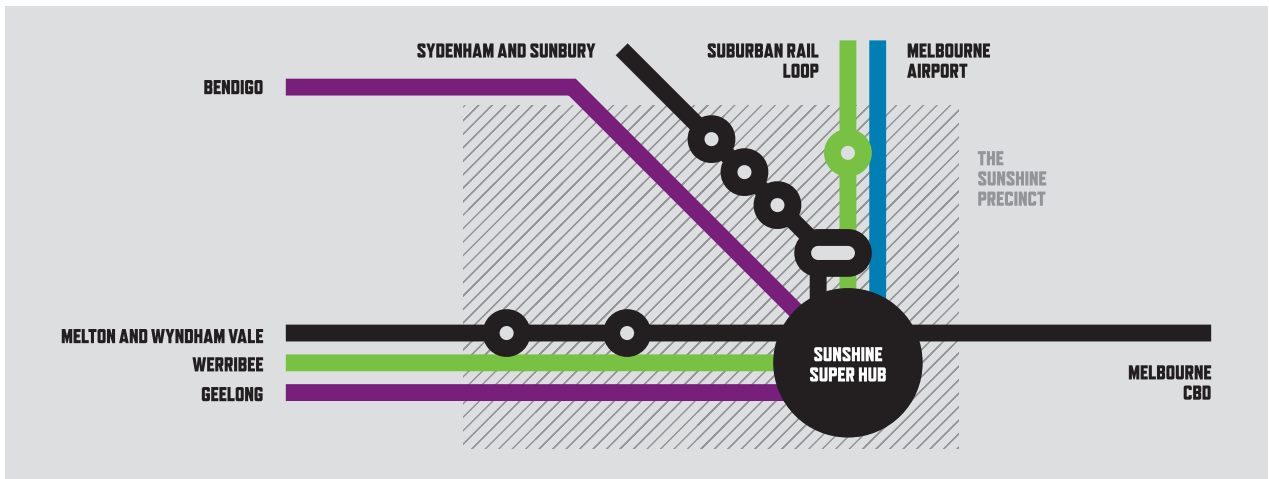
The precinct is also home to the Sunshine Hospital and Joan Kirner Women and Children's Hospital. Sunshine Private Hospital is preparing for construction. Victoria University has campuses in Sunshine and St Albans, as well as a presence at the Sunshine Hospital alongside Melbourne University.

The Sunshine Priority Precinct has the existing infrastructure, services and land capacity to accommodate a huge increase in jobs.

Areas for employment growth include professional office jobs, health, education, government and legal services as well as new opportunities with hospitality, tourism and advanced manufacturing.

REASONS TO INVEST IN SUNSHINE (CONT.)

THE MOST CONNECTED SUBURBAN CENTRE



- New airport rail
- Suburban rail loop connecting Sunshine with the northern and eastern suburbs, as well as Werribee
- Connections to the Melbourne CBD and the eastern suburbs via the new metro line
- Connection to Sunbury
- Future electrified rail extended to Wyndham Vale and Melton
- Connections to Ballarat, Bendigo and Geelong
- Future light rail services connecting Sunshine to the wider region

Sunshine CBD has two metro stations — Sunshine Super Hub at the south and Albion Station at the north. A future light rail network to service the Sunshine Priority Precinct is also needed. This network will connect key destinations within the precinct, as well as the local employee and residential catchment.

ONCE THE FUTURE TRANSPORT NETWORK IS COMPLETE, UP TO 45-MINUTE TRAIN TRIP FROM SUNSHINE MAY REACH A 50 PER CENT OF METROPOLITAN MELBOURNE'S POPULATION, WITH UP TO 4 MILLION PEOPLE AND 2.3 MILLION WORKERS.

SUNSHINE IS A MAJOR HUB IN THE MELBOURNE AIRPORT RAIL



THE SUNSHINE STATION WILL BECOME A REGIONALLY SIGNIFICANT HUB.

Opportunities include new hotels, convention and business centres, co-working offices, hospitality and retail outlets. There is also development potential for a state significant art gallery or museum and a state significant stadium. The Sunshine Priority Precinct is a short drive to the airport, with transport, postal and warehousing sectors development potential.

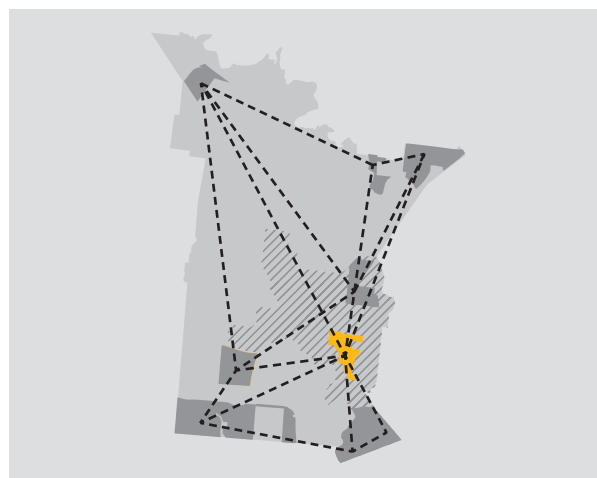
A LARGE CBD PRIME FOR DEVELOPMENT



SUNSHINE CBD IS COMPARABLE IN SIZE TO MELBOURNE'S HODDLE GRID AND SYDNEY'S PARRAMATTA AND LIVERPOOL CITY CENTRES.

Sunshine is mostly undeveloped, although it comprises a cluster of strong government facilities, such as Victoria University campus, Sunshine Magistrates Court and VCAT, Brimbank Council Offices, VicRoads and EPA offices.

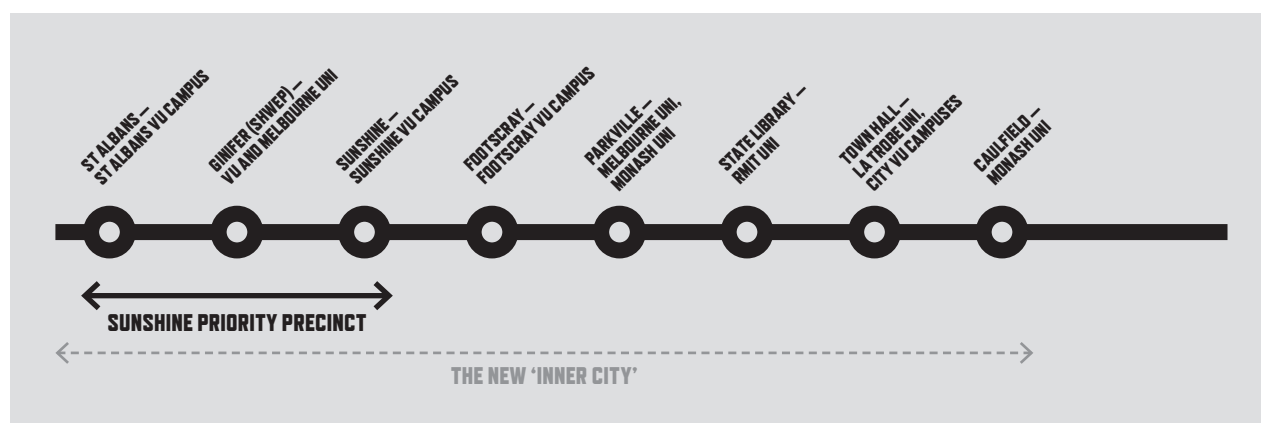
MANUFACTURING STRENGTH



Investing in advanced manufacturing capabilities is needed and requires cross-government planning in state significant industrial areas that sit within and surround the Sunshine Priority Precinct. Sunshine CBD also has a role to play as a prime location for corporate offices of companies in the field of manufacturing, logistics and construction.

THE PROXIMITY OF THE SUNSHINE CBD AND THE SURROUNDING PRODUCTIVE INDUSTRIAL PRECINCTS WILL CONNECT THE 'MUSCLE' AND THE 'BRAIN'.

BECOMING A UNIVERSITY CITY



MELBOURNE METRO WILL CONNECT NINE MAJOR UNIVERSITY CAMPUSES BETWEEN SUNSHINE AND CAULFIELD.

With existing Victoria University (VU) campuses in Sunshine and St Albans and the University of Melbourne located at the Sunshine Hospital, alongside VU, the greater Sunshine area has a strong foundation to expand and grow its tertiary offering.

CREATING A SHARED VISION WITH COMMUNITY AND STAKEHOLDERS

THIS VISION FOR SUNSHINE HAS BEEN CREATED THROUGH EXTENSIVE COMMUNITY AND STAKEHOLDER ENGAGEMENT

STATE GOVERNMENT ANNOUNCES WESTERN RAIL PLAN AND MELBOURNE AIRPORT RAIL

BRIMBANK DEVELOPS RESPONSE STRATEGY TO THE WESTERN RAIL PLAN

A KEY ACTION OF THE RESPONSE STRATEGY IS TO UNDERTAKE COMMUNITY ENGAGEMENT TO UNDERSTAND THE COMMUNITY ASPIRATIONS FOR THE PROJECT

COMMUNITY ENGAGEMENT: 1,400 ITEMS OF FEEDBACK RECEIVED

COUNCIL UNDERTAKES BUILDING BRIMBANK ENGAGEMENT AND DEVELOPS A COMMUNITY VISION FOR MAJOR INVESTMENT:



**INCLUSIVE AND
INTEGRATED
TRANSPORT**



**SAFE AND
ACCESSIBLE
PLACES**



**HIGH QUALITY
AND SUSTAINABLE
DEVELOPMENT**



A THRIVING CITY



**CELEBRATING
CULTURAL
IDENTITY**



A GREEN FUTURE

COUNCIL REVIEWS OVER 50 STRATEGIES AND PLANS AND ALIGNS KEY ACTIONS TO COMMUNITY ASPIRATIONS. DEVELOPS DRAFT LEADING WITH VISION DOCUMENT

STAKEHOLDER ENGAGEMENT: BRIEFINGS WITH OVER 600 PEOPLE

COUNCIL CONSULTS WITH OVER 50 STAKEHOLDER GROUPS, INCLUDING COMMUNITY AND ENVIRONMENT GROUPS. BUSINESS, INDUSTRY, DEVELOPERS AND INVESTORS, LANDOWNERS AND GOVERNMENT TO REFINE A SUNSHINE PRIORITY PRECINCT VISION.



SUNSHINE PRIORITY PRECINCT VISION 2050 — LEADING WITH VISION: A CITY READY TO SHINE (APRIL 2021)

STRONG ENGAGEMENT FOCUS

The extensive consultation that has been undertaken to develop the Sunshine Priority Precinct highlights the true strengths of Melbourne's west. Working together, we will achieve great things.

Key stakeholders involved in the development of the *Sunshine Priority Precinct Vision 2050* include:

The Brimbank community at large, and:

- Members of Parliament and offices
- Government Departments and entities
- Landowners from across the Sunshine Priority Precinct
- Strategic stakeholders; from across the peak body and regional economic, education, health and wellbeing sectors
- Brimbank local community leaders, representatives and organisations
- Building Brimbank participants
- Brimbank's COVID-19 Business Taskforce
- Brimbank Social Justice Coalition and Community Safety Roundtable
- Brimbank Disability Action Network
- Brimbank environmental and sustainability stakeholders
- Brimbank Youth Council and Youth Sector representatives
- Culturally and Linguistically Diverse (CALD) stakeholders and sector representatives
- State-wide and regional Sport and Recreation stakeholder representatives
- Transport and Active Transport stakeholder representatives
- Neighbouring and regional local government areas and councils

"Brimbank Council's *Leading with Vision: Transforming Brimbank Future Priorities 2050* demonstrates a clear pathway for economic and social recovery by clearly articulating opportunities for future investment in Melbourne's west."

**VICTORIA CHAMBER OF COMMERCE
AND INDUSTRY**

SUPPORT FOR COUNCIL'S VISION:

"...a ground-breaking proposal and very exciting for Brimbank and Melbourne's West."

**WOMEDA (WEST OF MELBOURNE ECONOMIC
DEVELOPMENT ALLIANCE)**

"We believe that *Leading with Vision: Transforming Brimbank Future Priorities 2050* is an exciting and ambitious proposal that will greatly benefit the Brimbank municipality, and young people in particular. Its key visionary projects and precincts will put Brimbank on the map; making itself known as the powerhouse for the western region."

BRIMBANK YOUTH COUNCIL

"Victoria University welcomes and supports the directions outlined in Brimbank City Council's *Leading with Vision: Transforming Brimbank Future Priorities 2050* document."

VICTORIA UNIVERSITY

"Sunshine Super Hub should be a transformative project that uses the opportunity to rebuild the area and not just pasting a new station into the existing location."

"The super-hub must be an activated space that is open, inviting and well integrated with the surrounding environment. It should be rich with nature and environmental elements — large trees, bushes, grass, lounge areas for a morning coffee and open space for community events."

BRIMBANK RESIDENT

"Sunshine is at risk of becoming a location of transit, where people only pass through. Transport developments do not inherently encourage interest in the local surrounds. Investment in infrastructure needs to include investment in local cultural significance. Focus on creatives, community groups, entrepreneurship, public space, food, markets, nightlife and art. Enrich the immediate surrounds. Develop Sunshine as Melbourne's cultural heart so people have good reason to stop and explore."

BRIMBANK RESIDENT

RECENT AND COMMITTED INVESTMENT IN THE WEST

SUNSHINE CBD TO SUNSHINE HEALTH, WELLBEING AND EDUCATION PRECINCT (SHWEP)



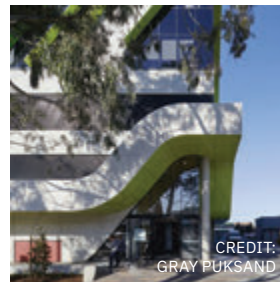
CREDIT:
SUNSHINE PLAZA

CBD DEVELOPMENT PIPELINE **\$680 MILLION**

\$180 M BUILT OR UNDER CONSTRUCTION
\$520 M IN PIPELINE



ALEXANDRA AVENUE CHILD CARE **\$1.4 MILLION**



CREDIT:
GRAY PUKSAND

VICROADS THE HUB @ SUNSHINE **\$25 MILLION**



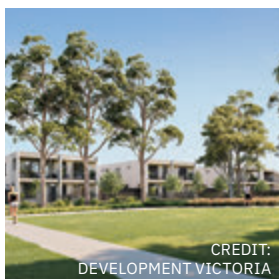
VU CONSTRUCTIONS FUTURES TRAINING FACILITY, SUNSHINE CAMPUS **\$42 MILLION**



BRIMBANK COMMUNITY AND CIVIC CENTRE **\$52 MILLION**



SUNSHINE HOSPITAL **\$350 MILLION +**



CREDIT:
DEVELOPMENT VICTORIA

DEVELOPMENT VICTORIA LUMA (FORMER CITY WEST WATER SITE) **300 NEW DWELLINGS**



HAMPSHIRE ROAD MASTER PLAN **\$10 MILLION**



SUNVALE COMMUNITY PARK **\$3.6 MILLION**

- **MELBOURNE AIRPORT RAIL AND SUNSHINE SUPER HUB**
\$10 BILLION
- **SUBURBAN RAIL LOOP**
- **5 HOTELS PROPOSED IN SUNSHINE CBD**
500 ROOMS +
- **VU SUNSHINE SKILLS HUB**
\$35 MILLION
- **SUNSHINE PRIVATE HOSPITAL**
\$100 MILLION
- **MB LYNCH MEMORIAL GARDENS**
\$1.2 MILLION
- **SUNSHINE LAW COURTS AND JUSTICE PRECINCT REDEVELOPMENT**
\$25 MILLION
- **CARY STREET PARK**
\$1.2 MILLION
- **CBD DEVELOPMENT PIPELINE (COMMERCIAL DEVELOPMENT)**
140,000 M²
21,000 M² BUILT OR UNDER CONSTRUCTION
121,000 M² IN PIPELINE
- **HARVESTER ROAD SHARED USER PATH**
\$1.15 MILLION
- **UPPER STONY CREEK TRANSFORMATION, SUNSHINE NORTH**
\$11.60 MILLION
- **PARSONS RESERVE SPORTING PAVILIONS**
\$8 MILLION
- **LLOYD RESERVE SPORTS PAVILION**
\$2.3 MILLION
- **DEMPSTER PARK OASIS**
\$2 MILLION
- **DAWSON STREET UPGRADE**
\$1.25 MILLION

BROADER SUNSHINE PRIORITY PRECINCT



BOWERY THEATRE AND ST ALBANS COMMUNITY CENTRE
\$8.9 MILLION



ST ALBANS HEALTH AND WELLBEING HUB
\$60 MILLION



GLENGALA ROAD 20-MINUTE NEIGHBOURHOOD PROJECT

- DEER PARK LEVEL REMOVALS
\$2 BILLION
- VU ST ALBANS CYBER SECURITY CENTRE JOINT FUNDED WITH CISCO
- BRAYBROOK REGENERATION PROJECT
- DEVELOPMENT VICTORIA CAIRNLEA
3,100 DWELLINGS
- PRINCESS STREET UPGRADE
\$1.12 MILLION



MAJOR RAIL INVESTMENT
\$1 BILLION



RIVER VALLEY PRECINCT SUNSHINE NORTH
\$222 MILLION



ALFRIEDA STREET CIVIC PLAZA
\$1.67 MILLION

GREATER BRIMBANK AND THE WESTERN REGION

- BRIMBANK PARK AND ORGAN PIPES PARK UPGRADES
- BRIMBANK CREATING BETTER PARKS
\$35 MILLION
- CALDER PARK INTERCHANGE
\$50 MILLION +
- OUTER METROPOLITAN RING ROAD CORRIDOR PRESERVATION
\$5 MILLION
- WESTERN RAIL PLAN
\$130 MILLION
FOR PLANNING AND BUSINESS CASE
- FAST RAIL GEELONG-MELBOURNE
\$2 BILLION
- WESTGATE TUNNEL PROJECT
\$6 BILLION +
- REGIONAL RAIL LINK
\$3.6 BILLION
- WESTERN INTER-MODAL FREIGHT PRECINCT
- EAST WERRIBEE EMPLOYMENT PRECINCT
- WATERGARDENS
\$50 MILLION +
- WATERGARDENS (FUTURE WORKS)
\$600 MILLION
- WERRIBEE ZOO UPGRADE
\$84 MILLION
- FOOTSCRAY HOSPITAL
\$1.5 BILLION
- NEW MELTON HOSPITAL
\$75 MILLION
TOWARDS BUSINESS CASE
- WHITTON OVAL REDEVELOPMENT
\$36.6 MILLION
- WESTERN UNITED FOOTBALL CLUB (TARNEIT PRECINCT)
- VIETNAMESE MUSEUM
\$17.5 MILLION

A SHARED VISION FOR SUNSHINE

THE FIVE VISION STATEMENTS AND FOLLOWING 15 KEY ACTIONS REPRESENT A BOLD AND AMBITIOUS 30 YEAR VISION FOR THE SUNSHINE PRIORITY PRECINCT.

THIS VISION IS SHARED BY COMMUNITY, COUNCIL AND KEY STAKEHOLDERS.

PROUDLY SUNSHINE

Sunshine will be a vibrant, proud and diverse urban hub where local communities and visitors celebrate the culture, grit and unique entrepreneurial history of the area through arts, exhibitions and urban experiences.



CAPITAL OF MELBOURNE'S WEST

Sunshine will be the indisputable capital of the economic powerhouse known as Melbourne's west — the fastest-growing region in Australia — and offer everyone the opportunity to enjoy the benefits of its place.



FUTURE GREEN CITY

Sunshine will be a green and sustainable city promoting a positive balance between economy and ecology and offering a clean, healthy and safe environment for current and future generations.



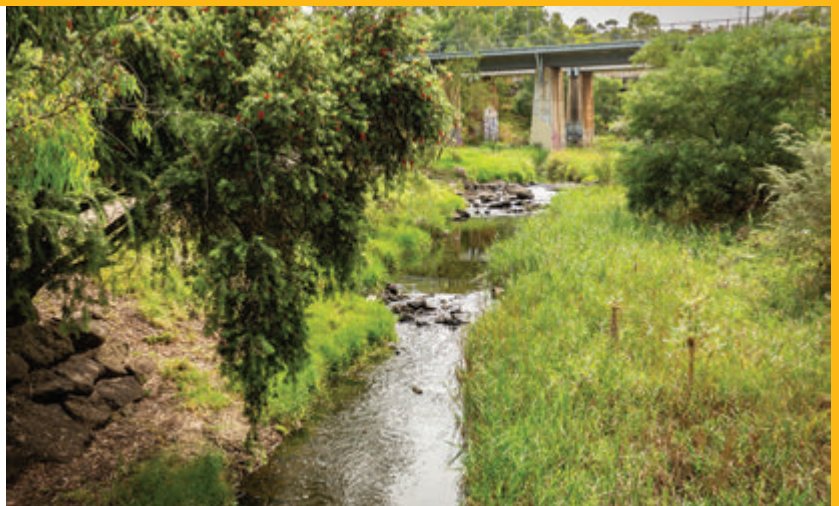
GATEWAY TO THE WORLD

Sunshine will be a gateway to the world. The pivot point where people and businesses invest time and capital and a destination where people stop, enquire, stay and explore.



CARING FOR THE LAND AND WATERWAYS

Sunshine will be a place where the land and waterways are respected, nurtured and cared for and Traditional Owner groups are able to transfer cultural knowledge to preserve and maintain country.



KEY FUTURE OUTCOMES TO INFORM POSITIVE CHANGE IN THE SUNSHINE PRIORITY PRECINCT

THERE ARE 15 KEY ASPIRATIONAL OUTCOMES OUTLINING WHAT THE SUNSHINE CBD AND SUNSHINE PRIORITY PRECINCT COULD LOOK LIKE IN 2050.

These future outcomes show an ambitious and aspirational view of what Sunshine may look like in 2050. It is intended that these future outcomes will be used by all stakeholders in the Sunshine Priority Precinct to inform and guide all future investment, planning and projects.

The future outcomes described in this document are derived by aligning existing Council and State Government adopted policy, community and stakeholder engagement and the vision for the Sunshine Priority Precinct.

To achieve real transformational change in Sunshine it is important that all future investment is aimed at achieving this common and shared vision. This document is intended to guide the coordination of the various investment opportunities and projects in Sunshine Priority Precinct over the next 30 years. This may be achieved through various ways, including through cross-government precinct planning and strategic planning, as well as formal and informal partnerships and strong working relationships.

Positive change in the Sunshine Priority Precinct will be driven by many stakeholders, be seen through many projects and happen over the next 30 years. It will occur through a range of scales, including major infrastructure projects, such as Melbourne Airport Rail and Western Rail Plan, as well as private development and urban renewal. Smaller projects like street and park upgrades, tree plantings and new shops also have a role to play.

As part of the realisation of the Sunshine Priority Precinct, further analysis and refinement will need to be carried out by relevant parties. Further analysis would include identifying risks and issues including (but not limited to) contamination, existing land use and infrastructure, transport impacts, population growth and affordable housing and open space provision etc.



SUNSHINE CBD TO SUNSHINE HEALTH, WELLBEING AND EDUCATION PRECINCT (SHWEP)

- 1. A TRULY MIXED USE, VIBRANT SUNSHINE CBD.**
- 2. SUNSHINE SUPER HUB IS AN INTEGRATED DEVELOPMENT, KNITTING BOTH SIDES OF THE RAIL CORRIDOR TOGETHER, CREATING A TRUE HUB.**
- 3. SUNSHINE CBD IS AN INTERNATIONAL, REGIONAL AND LOCAL VISITOR DESTINATION.**
- 4. ALBION QUARTER: THE REDEVELOPED ALBION STATION IS THE CATALYST FOR THE TRANSFORMATION OF THE NORTHERN END OF SUNSHINE CBD.**
- 5. SUNRISE DISTRICT: A UNIVERSITY CITY FOCUSSED ON RESEARCH, INNOVATION, STUDY AND ENTERPRISE.**
- 6. HAMPSHIRE ROAD IS A CIVIC HEART THAT CELEBRATES OUR MULTICULTURAL COMMUNITY.**
- 7. BALLARAT ROAD GROWTH AND ACTIVITY CORRIDOR.**
- 8. SUNSHINE ENERGY PARK IS TRANSFORMED INTO ONE OF THE WESTERN REGION'S PREMIUM PARKS.**
- 9. THE SUNSHINE HEALTH, WELLBEING AND EDUCATION PRECINCT (SHWEP) IS THE PREMIER LOCATION FOR HEALTH FACILITIES, WELLBEING AND EDUCATION SERVING THE WESTERN REGION.**

BROADER SUNSHINE PRIORITY PRECINCT

- | | |
|---|--|
| 10. A 21ST CENTURY ZERO-EMISSIONS SUSTAINABLE PRECINCT. | 13. AN 'INNER CITY' MULTI-MODAL TRANSPORT NETWORK FOR THE WEST. |
| 11. COMMUNITY FOCUSSED NEIGHBOURHOODS. | 14. A THRIVING ST ALBANS COMMUNITY. |
| 12. A GREEN AND COOL NETWORK OF WATERWAYS, PARKS AND PATHWAYS. | 15. STATE LEADING CIRCULAR ECONOMY, INDUSTRIAL AND MANUFACTURING DESTINATION. |

1. A TRULY MIXED USE, VIBRANT SUNSHINE CBD.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. The Sunshine CBD is transformed with streets served by a mix of modes, including light rail, dedicated bus lanes, cycle paths and wide pedestrian pathways.
- b. There is a new network of streets and laneways which are integrated, linked and have active ground floor frontages for retail and commercial activities.
- c. Street level car parking is relocated into new multi-deck car parks, which are strategically located within the precinct.
- d. An attractive walking and cycling trail is created along the green spine, which runs along the railway from Energy Park in the north to Matthews Hill Reserve to the south.
- e. Streets in Sunshine CBD are people-friendly and are designed to priorities pedestrians, cyclists and public transport.

SAFE AND ACCESSIBLE PLACES

- a. A green spine connects a number of parks from Energy Park and Stony Creek corridor in the north, to Barclay Reserve, H.V. McKay Memorial gardens, R T Pollard Gardens in the centre, to Parsons Reserve and Matthews Hill Reserve to the south.
- b. Stormwater and recycled grey water from adjacent buildings are harvested for reuse for watering open spaces.
- c. Sunshine CBD has a number of parks and gardens within walking distance to provide refuge, all of which have their own distinct character, including H.V. McKay Memorial Gardens, R T Pollard Gardens, M B Lynch Memorial Gardens, Sunvale Community Park, Dempster Park, K Wheelahan Gardens, Barclay Reserve and Sunshine Energy Park.
- d. The large trees within Sunshine CBD have been protected for local habitat and proving high amenity and aesthetic value.
- e. The Sunshine CBD has over 30 per cent canopy cover making the CBD cooler and more attractive.
- f. Streets and roads in the CBD are designed to use water-sensitive urban design to capture and reuse water to sustain nature strip trees and increase groundwater infiltration and reduce impacts on local creeks and waterways.
- g. New urban parks have been created to serve the Sunshine CBD with solar access protected from surrounding development.
- h. Development height and design protects solar access to Hampshire Road, specifically Hampshire Square and Hampshire Green.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. New development is focussed within the CBD to create a thriving area with the right mix of office, residential, community and retail uses.
- b. Opportunities for development in the Sunshine CBD are maximised while ensuring amenity impacts are limited.
- c. Rooftops in Sunshine CBD are seen as assets, being used as brown roofs for native grasslands and fauna, rooftop farms, sustainable power generation, water harvesting and places for communal activity.

A THRIVING CITY

- a. Sunshine CBD is a focus for professional employment with a large number of corporate and government offices taking advantage of its strategic location.
- b. The retail and entertainment offer in Sunshine CBD is of great quality, and the broad range of experiences attract visitors from across the western region and beyond.

CELEBRATING CULTURAL IDENTITY

- a. A variety of social, affordable and community focussed housing options are delivered to support localised need, delivered by public, private and not for profit sectors, including as part of key residential development.
- b. Culturally relevant and place-specific art is common throughout the CBD, integrated into built form and the public realm and delivered by both the public and private sectors.
- c. Multilingual wayfinding signage is integrated across the Sunshine CBD.
- d. The culturally diverse community contributes to competitive industry growth across the precinct.
- e. Sunshine CBD is framed by the two silo buildings at its southern and north ends.
- f. Aboriginal history and interpretative signage of key Aboriginal landmarks in surrounding areas are displayed across the CBD.
- g. Heritage buildings and the history of McKay is celebrated across the centre, creating a heritage tourism experience.
- h. Multiple community and health services and hubs are provided Sunshine CBD as a place that has great public transport access from across Brimbank and the western region.

A GREEN FUTURE

- a. Large development sites in the CBD are designed to create a 21st Century zero-net emission sustainable precinct, with world-leading green buildings, as well as high amenity green streets which priorities sustainable transport.
- b. Sunshine continues its agricultural legacy by leading in rooftop urban farming.
- c. Critically endangered flora and fauna species — including grasslands — are protected, providing places of refuge, interest and learning.



2. SUNSHINE SUPER HUB IS AN INTEGRATED DEVELOPMENT, KNITTING BOTH SIDES OF THE RAIL CORRIDOR TOGETHER, CREATING A TRUE HUB.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. The primary station entries provide direct and integrated linkages that provide a great pedestrian experience, including access to Hampshire Road and City Place.
- b. There are multiple pedestrian connections leading to the Sunshine Station and across the railway corridor; these are integrated, activated and accessible for all.
- c. Any replacement bridge over the rail corridor is provided south of the Sunshine Super Hub in a location that ensures optimal connectivity for all transport modes. It must be sited and designed to deliver urban amenity, safety and connectivity and minimise negative impacts on the community.
- d. Regional cycle connections are integrated across the Sunshine Super Hub, and a large secure bike parking facility has been provided.
- e. Premium public transport options, including light rail and dedicated bus lanes, serve the Sunshine CBD and connects with Ballarat Road, creating a north-south public transport spine connecting the Sunshine Station with the Albion and SunRISE Districts to the north.
- f. The bus interchange is treated like a 'station platform' and integrated within the Sunshine Station.

SAFE AND ACCESSIBLE PLACES

- a. The Sunshine Super Hub, including bus interchange and public realm, is supported by a range of activities day and night to promote safety and vibrancy.
- b. Streets are prioritised for pedestrians, cycling and public transport, with limited car use.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Integrated development provides a CBD presence at Sunshine Super Hub and creates an attractive visitor journey between the station concourse and Hampshire Road.
- b. Development at Sunshine Super Hub provides a visual landmark for the Station and Sunshine CBD through award-winning architecture and place-based design.

A THRIVING CITY

- a. An integrated development within and surrounding the Sunshine Super Hub, delivering office, retail, hotels and community use.

CELEBRATING CULTURAL IDENTITY

- a. The restaurant street life and character along the southern end of Hampshire Road is protected and promoted.
- b. Sunshine Station redevelopment into the Super Hub creates a 'sense of place distinctive of Sunshine and representative of the future CBD'.
- c. The Sunshine Super Hub and surrounds provides public places for all ages to sit, converse, meet and play.

A GREEN FUTURE

- a. The Sunshine Super Hub is home to an iconic green building.



3. SUNSHINE CBD IS AN INTERNATIONAL, REGIONAL AND LOCAL VISITOR DESTINATION.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Sunshine Super Hub is fully integrated into the domestic and international visitors' experience, allowing 'check-in', luggage storage and waiting lounges.
- b. Sunshine Super Hub is the regional transport super hub as it is served by the Suburban Rail Loop, Metro Line, Melton and Wyndham Vale lines, Melbourne Airport Rail, VLine and XPT, VLine buses, SkyBus.
- c. Sunshine Super Hub connected to Melbourne Airport 24/7 by the Airport Rail and also SkyBus.
- d. Sunshine Super Hub is served.
- e. Suburban Rail Loop provides fast and efficient access from Sunshine Super Hub to key visitor destinations such as Werribee Zoo and Mansion.
- f. Sunshine CBD becomes a University City and a local base for university students either studying at institutions in the Sunshine Priority Precinct or at close by campuses accessible by public transport.
- g. A high-quality range of public and active transport options is available to visitors visiting Sunshine CBD to ensure that they can get to their destination in a reliable, fast, safe and enjoyable manner.
- h. Electric hire cars are available to rent from Sunshine Super Hub.
- i. A train station at Calder Park allows visitors to attend events at Calder Park and also visit Organ Pipes National Park and Sydenham Park.
- j. The Melton and Wyndham Vale rail corridors are electrified in the short term to improve regional access to jobs and education.

SAFE AND ACCESSIBLE PLACES

- a. The Sunshine Super Hub is a safe and attractive place to be, with active cafés, restaurants, shops and offices, particularly at night.
- b. Culturally relevant and place-specific art is common throughout the CBD, integrated into built form and the public realm and delivered by both the public and private sectors.
- c. Multilingual wayfinding signage is integrated across the Sunshine CBD.
- d. High-quality visitor facilities are provided at Sunshine Super Hub, such as Changing Places toilet facilities, baby change rooms, high-quality toilets, travel aid rooms, visitor information centre, lockers, and bike storage.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Sunshine CBD has been proactively planned and coordinated to ensure that it maximises its potential as a visitor destination, including coordinating the provision and location of: Hotels; Conference and meeting facilities; Hospitality; Travel services for visitors; Shopping and retail; Transport services connections; Cultural/ interactive attractions; Events and markets.
- b. There is a focus on high-quality design across all public realm projects, civic and government building projects and private development.
- c. Street level car parking is relocated into new electric vehicle supportive multi-deck car parks, which are strategically located to other locations away from the Sunshine Super Hub.
- d. Buildings in the Sunshine CBD are of high award-winning architectural excellence, helping the centre to become a strong visitor destination.

A THRIVING CITY

- a. Sunshine Super Hub is a catalyst for a strong visitor economy in Sunshine CBD.
- b. Sunshine Super Hub and Sunshine CBD act as a visitor hub, where Sunshine's great transport connections allow for easy access to key visitors destinations across the western region.
- c. Full-service international hotels and more short-term accommodation is located around the Sunshine Super Hub and Hampshire Road restaurant precinct.
- d. Sunshine CBD has state significant key visitor destinations such as an art gallery, museum or performing arts centre.
- e. Sunshine Energy Park has a state significant sports stadium that acts as a key visitor destination while also providing for local and regional sporting needs.
- f. Sunshine CBD offers high-quality conference and business events centres fit for a global audience.
- g. Sunshine is a destination for eco-tourism due to the connection of the natural parklands, waterways and corridors, within and adjacent to Sunshine Priority Precinct, including Brimbank Park, Sydenham Park, Organ Pipe National Park and Maribyrnong River and Kororoit Creek.
- h. Partnerships with university and hospitality businesses provide a pathway for local jobs in the visitor economy.
- i. Sunshine Priority Precinct or can easily travel by the Melbourne Metro line or Suburban Rail Loop to access most major universities.
- j. The visitor economy in the Sunshine CBD with new hotels, hostility and convention facilities is integrated with the university through research, education and training.



CELEBRATING CULTURAL IDENTITY

- a. Sunshine is a major visitor destination and is known as the multicultural capital of the Melbourne.
- b. A visitor centre is provided at the Sunshine Super Hub that's showcases the multicultural destinations of Sunshine and Melbourne's West, helping to make Sunshine CBD a launching pad for visitors to Melbourne.
- c. A fresh food market provides a place to buy healthy, local and fresh food but is also a cultural and visitor destination that reflects the multicultural strengths of Sunshine.
- d. Artwork is integrated within the Station Precinct and more widely in the Sunshine CBD, which celebrates Aboriginal and Torres Strait Islander history and the multicultural strength of the west.
- e. Aboriginal history and interpretative signage of key Aboriginal landmarks in surrounding areas are displayed across the CBD.
- f. Heritage buildings and the history of McKay is celebrated across the centre, creating a heritage tourism experience.
- g. Eco-tourism trails within parklands and along natural corridors have artwork and signage. Traditional are engaged through ongoing dialogue to ensure that interpretive spatial outcomes are supported by Aboriginal people with cultural connections to this place.

A GREEN FUTURE

- a. Sunshine CBD becomes a visitor hub where it is easy to experience wider Melbourne and regional Victoria without the need for a car, thanks to the incredible public transport options available.
- b. Sunshine Super Hub is integrated with public transport options and support of the 'last km' connections such as e-mobility bikes and scooters.

4. ALBION QUARTER: THE REDEVELOPED ALBION STATION IS THE CATALYST FOR THE TRANSFORMATION OF THE NORTHERN END OF SUNSHINE CBD.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Albion Station is redeveloped as a holistic-integrated station precinct with surrounding land and is a 'second Sunshine CBD' station serving the northern precinct.
- b. Ballarat Road is a multi-modal corridor, including light rail, dedicated bus and cycle lanes and a tree-lined boulevard with high pedestrian amenity.
- c. St Albans Road is extended to unlock the development potential of Albion Quarter while establishing a high amenity pedestrian spine between Albion Station and the Sunshine CBD.
- d. A new station concourse creates a station entry and pedestrian crossing over the railway and aligning with Ferguson Street and the new east-west street in Albion Triangle.
- e. Traffic congestion at the Anderson Road/ McIntyre Road intersection with Ballarat Road is addressed.
- f. Ballarat Road bridge underpasses are significantly upgraded to includes space for bikes and pedestrians and has station entries on either side for a bus and light rail interchange.
- g. There are direct multi-modal transport connections between Albion Quarter and Sunshine Super Hub that ensures Albion Quarter benefits from the rich transport connections, including train, light rail, rapid bus, dedicated bike and walking connections.
- h. Large development sites provide high-quality pedestrian connections and green links from Albion Station to the broader parts of the Sunshine CBD, including new east-west connections on both sides of Ballarat Road, through to Victoria University Campus, other parts of the Albion Quarter, Energy Park and the Hampshire Road.
- i. There are direct physical connections from Albion station and Albion Quarter to the university campus and Sunrise District, particularly via walking and cycling and the light rail through to Sunshine Super Hub.
- j. There are direct physical connections from Albion station and Albion Quarter to the core of Sunshine CBD, particularly via walking and cycling, and the light rail through to Sunshine Super Hub.
- k. All four corners of Albion Quarter are connected through high-quality pedestrian and cycle connections, crossing under Ballarat Road Bridge and over the railway line.
- l. A high quality, direct connection between Ballarat Road and Albion Station platform by creating a station entrance on either side of the road connecting directly between public transport stops at the top of the bridge and Albion Station's island platform.
- m. There is a precinct-wide approach to parking, with new multi-deck car parking structures located in strategic locations, connected by the public transport network and providing for car share and electric vehicle charging.
- n. Albion Quarter is a very cycle-friendly precinct, with slow pedestrian-focused streets, and great cycle paths through Energy Park, along the railway line and along Ballarat Road.
- o. Albion Station is integrated with public transport options and support of the 'last km' connections such as e-mobility bikes and scooters.

SAFE AND ACCESSIBLE PLACES

- a. A great pedestrian experience is created between Albion Station and SunRISE District through campus-style redevelopments of large sites, creating a quality urban environment that attracts a business mix that contributes to ground level activation and pedestrian movement.
- b. An Albion Station western forecourt is created in between the station and the Flour Mill building, where cafés and activity can spill out.
- c. An Albion Station eastern forecourt is created by removing traffic in between the station and St Albans Road extension, with integrated buildings allow for cafés and activity to spill out.
- d. The Albion Station Forecourts are continued through the Ballarat Road underpasses to create wide, safe and inviting pedestrian and cycle connections under the bridge.
- e. A great pedestrian experience is created between Albion Station and Energy Park.
- f. Development is facilitated around Albion Station to provide an active urban environment where day and night-time uses provide a sense of safety.
- g. Safe pedestrian and cycle crossing points are created at Anderson Road, Ballarat Road and McIntyre Road to continue the new network of streets.
- h. Local streets and roads used water-sensitive urban design to capture and reuse water to sustain nature strip trees and increase groundwater infiltration and reduce impacts on local creeks and waterways.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Albion Quarter has been proactively planned and coordinated to ensure that the precinct maximises its potential, given its large urban renewal precinct located within the Sunshine CBD and Priority Precinct and on the Metro Line and in close proximity to Sunshine Super Hub.
- b. The redevelopment of the Albion Quarter development precinct has been enabled by investing in key projects, including; A holistic-integrated station precinct around a redeveloped Albion Station; Investigation and resolution of impediments to growth, including the depressurisation of gas, management of contamination and buffer distances from existing industries; High-quality urban plazas, spaces — such as the Stony Creek — the public realm and pedestrian connections; Zurich-style shared parking facilities assist in making the car park management for the precinct efficient and affordable; Naturalisation of Stony Creek corridor.
- c. The extension of St Albans Road to Foundry Road and the introduction of a finer grain street and block pattern has facilitated the redevelopment of strategically important sites.
- d. New structures and buildings protect views and provide a sensitive interface to heritage-listed assets, including the John Darling and Son Flour Mills.
- e. Key development sites have been enabled through investment into the public realm, the depressurisation of gas, management of contamination and naturalisation and activation of Stony Creek.
- f. There is a strong focus on affordable housing and student housing within Albion Quarter and the SunRISE District.



A THRIVING CITY

- a. Redevelopment of the urban renewal area within Albion Quarter has been critical in realising the job growth associated with Sunshine becoming a vibrant CBD and the Capital of the West.
- b. SunRIse District and Albion Quarter combine to create a University City concept, enabled by a new metro University line along the rail corridor, that effectively provides access to, and links, a range of university campuses from St Albans to Caulfield.
- c. The Albion Quarter has a strong commercial, education and innovation focus, particularly at lower levels and at key employment areas, to continue the objectives of the SunRIse District.
- d. The Albion Quarter is the gateway to a number of key Sunshine CBD precincts — including the SunRIse District — the Sunshine CBD central and Energy Park. As such, it seeks to provide great pedestrian connections to these destinations while incorporating their objectives as appropriate.
- e. Albion Quarter has directly benefited from direct transport connections to Sunshine Super Hub, with business and offices, hotels, event venues, hospitality and institutions all located within the Quarter.

CELEBRATING CULTURAL IDENTITY

- a. The restoration and sensitive reuse of the Darling Flour Mills has activated Albion Quarter, with the potential for outdoor dining or similar activation activity.
- b. Albion Quarter and Albion Station as the key connection point to Sunshine Energy Park, the SunRIse District and Sunshine CBD, has a focus on hospitality and acts as the 'meeting spot.'
- c. The Albion Silos are enhanced and celebrated.
- d. Albion Quarter is served by a number of hotels, event venues, cafés and restaurants.
- e. Urban art is integrated into the Albion Quarter to create a sense of place.

A GREEN FUTURE

- a. The naturalisation of Stony Creek corridor has occurred where possible, restoring the riparian and indigenous vegetation and habitat, where it is not possible to naturalise, the creek has been reinterpreted, creating a green civic spine with the delivery of linear trails alongside, particularly in the Sunshine CBD.

5. SUNRISE DISTRICT: A UNIVERSITY CITY FOCUSSED ON RESEARCH, INNOVATION, STUDY AND ENTERPRISE.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Albion Quarter, including the Albion Station redevelopment and new light rail, reposition Sunshine as a University City.
- b. The SunRISE Quarter is served by the light rail and strongly connected to Albion Quarter.
- c. There is a precinct-wide approach to parking, with new multi-deck car parking structures located in strategic locations, connected by the public transport network and providing for car share and electric vehicle charging.
- d. SunRISE District is integrated with public transport options and micro-transit options such as e-mobility bikes and scooters.
- e. There is direct physical connections from the university campus and Sunrise District to the Albion station and Albion Quarter, particularly via walking and cycling, and the light rail through to Sunshine Super Hub.
- f. There is direct physical connections from the university campus and Sunrise District to the core of the Sunshine CBD, particularly via walking and cycling, and the light rail through to Sunshine Super Hub.

SAFE AND ACCESSIBLE PLACES

- a. Sunshine has a highly-attractive knowledge and university district, SunRISE District, with a positive student experience.
- b. Public space in and surrounding SunRISE District provides a mix of green and cool civic spaces and sporting reserves to serve the Quarter and wider community and includes Dempster Park and Phoenix Street Reserve.
- c. Early delivery of public realm improvements encourages private investment in development.
- d. Local streets and roads are designed to use water-sensitive urban design to capture and reuse water to sustain nature strip trees and increase groundwater infiltration and reduce impacts on local creeks and waterways.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. The Quarter captures both sides of Ballarat Road, with the already strong university presence in the north expanding south of Ballarat Road.
- b. Sites are developed in a campus-style providing generous public realm and pedestrian prioritised streets through the large blocks.
- c. SunRISE District has been proactively planned and coordinated to ensure that the precinct maximises its potential.
- d. There is a strong focus on affordable housing and student housing within Albion Quarter and the SunRISE District.

A THRIVING CITY

- a. SunRISE District has a strong focus on skills for the west, including training in advanced manufacturing and future energy production.
- b. Leading companies head-quarter offices and research bodies are located within the Quarter, including the fields of advanced manufacturing, construction, logistics and energy.
- c. SunRISE District includes the full breadth of education sectors, including VCAL, university, TAFE and training.
- d. All trade focussed regional High Schools are integrated or linked with the SunRISE District to provide pathways to local employment.
- e. Federal and State Government locate major agencies and regional services in this district.
- f. There is a clustering of major government, business, education and legal services north of Foundry Road.
- g. The office, education and legal market is anchored by early development of State Government land.
- h. Sunrise District and Albion Quarter combine to create a University City concept, enabled by a new metro University line along the rail corridor that effectively provides access to, and links, a range of university campuses from St Albans to Caulfield.
- i. The clustering of government, business, health, education and services, along with transformational investments in public transport and attractive street network, are important drivers of jobs growth in the Sunshine CBD.
- j. Sunrise District has an integrated approach to vocational and higher education and research to meet the workforce needs of the future jobs of the west.
- k. University and research bodies within the Sunrise District collaborate closely with local businesses and manufacturers to build the locally advanced manufacturing capability through education and research.
- l. Victoria University is a major driver of the success of the Sunrise District thanks to its part in the location of the Mitchell Centre for Jobs, The West of Melbourne Manufacturing Alliance, as well as its existing Convention Centre services, research, education and training in hospitality and the visitor economy.

CELEBRATING CULTURAL IDENTITY

- a. Student accommodation is provided within the quarter to provide ease of accessibility, street life and energy.
- b. Student focussed eateries and retailers are located along pedestrian routes between SunRISE and Albion Quarters.
- c. A new green-star architecturally designed Courthouse is a civic and economic anchor.
- d. There are international standard conference and business events centres.

A GREEN FUTURE

- a. New facilities within SunRISE District are leading in sustainable design and innovation to demonstrate the intent of the area.
- b. Sunrise District is a world-leading environmentally sustainable precinct due to the collaboration between university, research bodies, government and industry.



6. HAMPSHIRE ROAD IS A CIVIC HEART THAT CELEBRATES OUR MULTICULTURAL COMMUNITY.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. 'Hampshire Road Green Link' creates a pedestrian focussed rambla/street/spine the length of Hampshire Road connecting the Sunshine Station with SunRISE District.
- b. A protected north/south bicycle connection is provided.
- c. Hampshire Road (south of Devonshire and the Sunshine Super Hub) has high-quality public realm with a people focus and limited car use.
- d. New and improved pedestrian connections and laneways are formed, including along Clarke and Dawson Street and new links through to Hampshire Road.

SAFE AND ACCESSIBLE PLACES

- a. Hampshire Square and Hampshire Green (located between Hertford and Devonshire Roads) is multifunctional and continues to be transformed into a large community space where events, markets and performances are held.
- b. MB Lynch Memorial Gardens is widened to make it a 'rambla' for pedestrians and cyclists.
- c. A new, wide pedestrian bridge spans over Ballarat Road from Hampshire Road.
- d. Hampshire Road is activated at night with a range of activities for all ages, including central 'hawker-style' street markets and farmer markets.
- e. Hampshire Road is transformed into a large community square and green where events are held.
- f. Hampshire road is designed to use water-sensitive urban design to capture and reuse water to sustain nature strip trees and increase groundwater infiltration and reduce impacts on local creeks and waterways.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Pedestrian and footpath trading is prioritised with wide footpaths.
- b. Traditional strip shops and building scales along Hampshire Road are protected from changing use and development.
- c. Community outcomes are maximised on remaining Council-owned land, including the Clarke Street site, to achieve outcomes such as community facilities and office employment.
- d. The solar access to the Hampshire Square and Green is protected from development.

A THRIVING CITY

- a. Co-working spaces have significantly expanded to serve as a 'local office hub' for local residents who are working remotely from the CBD.

CELEBRATING CULTURAL IDENTITY

- a. A new multi-purpose community and leisure centre will serve the future Sunshine CBD and surrounds.
- b. A new state significant art gallery or museum is a significant attractor of visitors to the precinct.
- c. Sunshine Library and VISY Youth Hub continue to be at the centre of the civic precinct.
- d. A high-quality entertainment experience within the Cinema, food and retail complex will attract visitors from across the western region and beyond.
- e. Culturally relevant and place-specific art is common throughout the precinct, integrated into built form and the public realm.
- a. H.V. McKay Memorial Gardens provides a green refuge from the urban life within the Sunshine CBD.
- b. Heritage buildings and the history of McKay is celebrated across the centre, creating a heritage tourism experience.
- c. The social fabric of Sunshine has been retained and enhanced, with the transformation of the CBD providing new opportunities for community and a sense of belonging.
- d. The fresh food market offer provides a key visitor destination, which showcases the healthy food offerings sourced locally and from Victoria's west.

A GREEN FUTURE

- a. Hampshire Road is a cool and green street and is covered with a large tree canopy along its length.
- b. Civic buildings lead the way in terms of environmentally sustainable design, and this ambition is replicated by private development.



7. BALLARAT ROAD GROWTH AND ACTIVITY CORRIDOR.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Ballarat Road is a multi-modal corridor, including light rail, dedicated bus and cycle lanes and a tree-lined boulevard with high pedestrian amenity.
- b. Intersections are improved, and additional pedestrian connections are provided along Ballarat Road for safety, to reflect a growing resident and working population and to offer amenity improvements and reduce the barrier for walking and cycling movements.
- c. A new St Albans Road extension eases traffic congestion and unlocks the development potential of the Albion Triangle.
- d. A dedicated cycling and e-bike path is provided on the road along Ballarat Road to enable travel to the city and northern suburbs from the west.

SAFE AND ACCESSIBLE PLACES

- a. Beautification and recreational upgrades to and along, Jones and Kororoit Creeks provide better cycling and walking shared paths.
- b. A new pedestrian bridge over Ballarat Road from Hampshire Road connects SunRISE District.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Renewal along the Ballarat Road corridor is facilitated by encouraging mixed-use development that contributes to amenity and activation.

A THRIVING CITY

- a. Business parks and commercial uses sit adjacent to the Western Ring Road, benefiting from its location next to the Sunshine CBD, state significant industrial areas and key transport routes.

CELEBRATING CULTURAL IDENTITY

- a. The visitor journey is considered along Ballarat Road by increasing the street amenity and encouraging award-winning buildings that mark the Sunshine CBD.

A GREEN FUTURE

- a. Access to electric vehicle charging is provided with key locations along Ballarat Road.



8. SUNSHINE ENERGY PARK IS TRANSFORMED INTO ONE OF THE WESTERN REGION'S PREMIUM PARKS.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Sunshine Energy Park has a strong connection to the Sunshine CBD, the SHWEP and surrounding areas via public transport, which includes: a redeveloped Albion Station to the south and a new public transport station to the north, rapid transit such as light rail and a frequent and reliable bus network.
- b. A new public transport station at the northern end of Sunshine Energy Park, served light rail, frequent and bus network and potentially trains, is delivered to serve the park, new stadium, SHWEP and new residential areas to the east.
- c. Car parking in Sunshine Energy Park can double as commuter/ overflow parking for SHWEP and Sunshine.
- d. Connections with the road networks into Energy Park has improved integration with surrounding residential and employment hubs within Albion and Sunshine North.
- e. The Energy Park is a key visitor destination, connected by active transport through a high-quality path and trail network, which connects with key destinations such as Sunshine CBD and Albion Quarter, Albion and Ginifer Train Stations, Sunshine Hospital, St Albans and Luma and Cairnlea Development Sites and the wider neighbourhood.
- f. The Energy Park provides a critical connection point in the regions path and trail network, as it's at the cross point of a number of key active transport corridors, including Jones Creek, Stony Creek, Kororoit Creek, the railway line, the Ausnet power easement, Western Ring Road, Ballarat Road and St Albans Road.

SAFE AND ACCESSIBLE PLACES

- a. Sunshine Energy Park serves as the premier green space for the Sunshine CBD and has high quality and numerous pedestrian and bike connections.
- b. Considered development of rail infrastructure has improved vehicle, pedestrian and cyclist accessibility of Sunshine Energy Park.
- c. Active and passive sporting and recreational facilities on and surrounding the Energy Park site has contributed to the vibrancy, activation and accessibility of the park for all members of the community.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Albion Quarter and Sunshine Energy Park are integrated, facilitating ease of movement between the two.
- d. The transformation of the Ballarat Road growth corridor creates a contemporary and high-quality interface to Energy Park and provides a new user catchment for the Park.

A THRIVING CITY

- a. Sunshine Energy Park has developed into a successful '21st Century Parkland', balancing local community open space and recreational needs while providing a regionally significant tourism draw-card, putting Brimbank 'on the map'.
- b. Sunshine Energy Park is a state significant visitor destination that benefits the businesses and visitor economy of Sunshine CBD and the wider region.

CELEBRATING CULTURAL IDENTITY

- a. Sunshine Energy Park has a state significant sports stadium which acts as a key visitor destination and brings broader market investment.
- b. Sunshine Energy Park contains sports grounds and facilities to service local and regional needs.
- c. Sunshine Energy Park hosts a regional indoor sports facility.
- d. Traditional Owners are engaged through ongoing dialogue to ensure that interpretive spatial outcomes along the creeks, wetlands and natives grasslands are supported by Aboriginal people with cultural connections to this place.
- e. The ancestral tie between the land or 'mother nature', the waterways and the Aboriginal and Torres Strait Islander Peoples are recognised, and the Indigenous culture celebrated.
- f. Sunshine Energy Park acknowledges the unique and complex industrial heritage of the site and wider precinct and promotes its significance for future generations to understand and enjoy.

A GREEN FUTURE

- a. Sunshine Energy Park contributes to Brimbank's urban forest, with a focus on native species, biodiversity and enhancing urban ecology.
- b. Energy is produced at Sunshine Energy Park through interim renewal energy options, including solar, servicing the SHWEP and other local large energy users.
- c. Jones Creek is a nurtured and cared for landscape assets and riparian habitat with indigenous vegetation and habitat structures for local native fauna and by creating a green living spine and wetlands.
- d. Sunshine Energy Park and the surrounding precinct functions as an innovative and emerging sustainability hub, providing educational and community facilities for schools, local businesses and other groups to support sustainable living behaviours and technologies and facilitate local sharing economy and reuse.
- e. Sunshine Energy Park and the wider precinct is world-leading in demonstrating 21st Century sustainability principles and utilises these to facilitate economic prosperity for the wider Sunshine Priority Precinct.
- f. Native grasslands and wildflower reserves are a nurtured and cared for landscape asset and habitat for local native fauna.
- g. Integrated water management principles are used to capture and manage all water at Sunshine Energy Park.



9. THE SUNSHINE HEALTH, WELLBEING AND EDUCATION PRECINCT (SHWEP) IS THE PREMIER LOCATION FOR HEALTH FACILITIES, WELLBEING AND EDUCATION SERVING THE WESTERN REGION.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. New, reliable and convenient public transport connections connect the health precinct with Sunshine CBD and St Albans town centre.
- b. A new Energy Park public transport station, to the south of the health precinct, is located between Albion and Ginifer stations, with all existing stations remaining and operational.
- c. Wayfinding, connectivity and legibility improvements between St Albans University campus, local shops, Ginifer station and the health precinct demonstrate this significant cluster for health, wellbeing and education.
- d. A new link road is created between Furlong Road and St Albans Roads to play an important role in the arterial network, connecting to the Western Ring Road and allowing for a downgrading of Furlong Road to the west.
- e. SHWEP is connected to the Sunshine CBD by a high quality walking cycle connection through Sunshine Energy Park and also along Stony Creek.
- f. Pedestrian and cycle connectivity is provided from Ginifer Station, east along Furlong Road to Sunshine Hospital and the Western Ring Road, as well as north to Watergardens along St Albans Road.

SAFE AND ACCESSIBLE PLACES

- a. Furlong Road is upgraded to make a high-quality connection from Ginifer Station and the hospitals with public realm improvements that improve safety and support pedestrianisation and cycling for all ages and abilities.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Developed to become a mixed-use precinct that capitalises on the hospital with a mix of health, wellbeing and education use and supporting residential development for workers.
- b. A new road that is of high quality and amenity allows for the redevelopment of the key lands on either side.

A THRIVING CITY

- a. There is a strong network between Western Health, universities, research institutes, health providers and Council.
- b. In the longer-term industrial uses transition to high order commercial to respond to surrounding renewal and the opportunity for medical and health-related uses. Until this occurs, new land use and development must meet existing buffer requirements.

CELEBRATING CULTURAL IDENTITY

- a. The SHWEP is a state significant cluster of health services and is the premier location for regional health facilities in the Western Region.
- b. Community health, wellbeing and education outcomes are supported through the delivery of the Furlong Road Children's and Community Hub a multi-purpose community hub for all ages.

A GREEN FUTURE

- a. Stony Creek is restored into a riparian habitat with indigenous vegetation and habitat structures, creating a green living spine and improving health and wellbeing for local residents, patients and employees.
- b. Car use and car dependency is reduced by investing in walking and cycling infrastructure, including paths, wayfinding, signage and secure parking facilities.
- c. Native grasslands and wildflower reserves are a nurtured and cared for landscape asset and habitat for local native fauna.



10. A 21ST CENTURY ZERO-EMISSIONS SUSTAINABLE PRECINCT.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. There is 30 per cent tree canopy cover in appropriate locations across the precinct to facilitate urban cooling and greening.
- b. Enhancement of open space corridors supports a range of benefits, including potential integration with active transport, improved amenity, bio-diversity and stormwater quality.
- c. The Sunshine Priority Precinct is transformed through installing infrastructure for a range of transport modes on the key streets, creating a multi-modal street network where cars are only one of many transport modes.
- d. Sunshine Priority Precinct is an early adopter of electric vehicle and e-mobility infrastructure that is integrated with public transport.

SAFE AND ACCESSIBLE PLACES

- a. The Sunshine Priority Precinct is the focus for residential growth located in transport rich areas, with an opportunity to at least double the 2020 residential population.
- b. All development in the precinct is of the highest sustainable design and connects to a precinct approach to sustainability.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Buildings are designed to maximise natural systems, including passive solar heating and natural light, cross ventilation, capture rainwater and plants to clean air.
- b. Energy efficiency and renewable electricity generation are integrated into all larger buildings in the Sunshine Priority Precinct.
- c. Energy, water and waste performance of existing buildings are improved through environmentally sustainable development and energy efficiency upgrades.
- d. Buildings are designed to improve the recovery of waste and reduction of reliance on landfill through the use of communal facilities, bulk buying, on-site composting and other measures.
- e. Waste and resource recovery systems are designed to meet the logistical challenges of medium- and higher-density developments and to embed a circular economy.
- f. Rooftops on large buildings are seen assets, being used as brown roods for native grasslands and fauna, rooftop farms, sustainable power generation, water harvesting and places for communal activity.

A THRIVING CITY

- a. The Sunshine Priority Precinct is the focus for significant employment growth located in transport rich areas, with an opportunity to at least double the 2020 employment population.
- b. SunRISE District supports the industry cluster of renewable energy projects by having a strong focus on advancing future sustainable technologies such as future energy production.
- c. Moving towards the goal of achieving zero waste to landfill through the development of a road map to drive a transition to a local circular economy, identifying drivers such as construction and organic waste chains.

CELEBRATING CULTURAL IDENTITY

- a. The Sunshine Priority Precinct is transformed through a 'Green and Just' approach, which recognises the historical socio-economic and environmental disadvantage in the west.
- b. The development of a 21st Century zero-emissions sustainable city is championed by the community, business, industry and other key stakeholders.

A GREEN FUTURE

- a. There is a proactive precinct approach to sustainability as a key priority.
- b. There are zero net emissions.
- c. There are community renewable energy projects such as 'solar gardens' for temporary and permanent use throughout the precinct, including on Council land such as former landfills. These projects provide a market difference that will kick start broader market investment and clustering of industry with large take-up from local high energy users.
- d. Land and water contamination and other environmental matters brought about from Brimbank's industrial and environmental history and from current practices are collectively responded to and addressed with all contributing stakeholders.
- e. The development of an Urban Living Lab to amplify sustainability outcomes through monitoring, evaluation and continuous improvement. These findings can benefit the wider Brimbank and western region, where historically socio-economic factors combine with lack of public and active transport options and high urban heat.
- f. The Brooklyn Waste Precinct undertakes significant waste and resource recovery, just south of the Sunshine Priority Precinct, and has been identified as a hub of state importance.
- g. Electricity demand at a precinct level is aggregated to purchase renewable electricity collectively.
- h. Innovation in sustainable energy is driven by partnerships with the university for renewable energy and major sustainable projects, such as Energy Park, where university can partner on research, demonstration, work-integrated learning and community engagement.



11. COMMUNITY FOCUSSED NEIGHBOURHOODS.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Residential neighbourhoods are places where walking and cycling are prioritised for all ages and abilities.
- b. Low traffic, low-speed neighbourhood streets, where 'rat-running' is deterred through appropriate traffic management interventions (plays into Creating Better Streets program).
- c. Our local activity centres enjoy high frequency and reliable public transport services.
- d. A range of shared-use streets and linear trails provide walking and cycling linkages between the lower order and higher-order activity centres.

SAFE AND ACCESSIBLE PLACES

- a. Local streets and neighbourhoods are turned into 'Green Streets' that are walking and cycling friendly corridors with high levels of shade trees, vegetation, local food production, communal spaces and rain gardens.
- b. High quality communal and public spaces, create opportunities for community connection and social support.
- c. Our activity centres provide a range of quality housing choices for Brimbank's growing population.
- d. Our activity centres have a range of high-quality and accessible civic, community and educational facilities and services.
- e. Lighting, windows and entrances have increased activation of our streets and laneways.
- f. Our public works, community infrastructure and public lighting provide access and opportunity for all and are designed to improve natural surveillance and pedestrian safety.
- g. Existing and new residential areas have over 30 per cent canopy cover making them cooler and more attractive.
- h. Local streets and roads are designed to use water-sensitive urban design to capture and reuse water to sustain nature strip trees and increase groundwater infiltration and reduce impacts on local creeks and waterways.
- i. New residential neighbourhoods in the Sunshine Priority Precinct, such as Cairnlea, Luma and others, provide new open space, parks and gardens that serve the new and surrounding residents.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. A vibrant and inclusive mix of social, affordable and housing options are in place to meet the needs of lower-income households, current residents and key workers, thereby reducing the impact of 'gentrification' and preserving critical social and cultural connections.
- b. Non-traditional housing models are built: build-to-rent, rent-to-buy and other community-focused offerings.
- c. Housing designs maximise solar orientation, embrace the best sustainable measures, and create well-positioned yard space for gardens.
- d. Our local activity centres give people the ability to meet most of their daily convenience needs within a 20-minute walk from home.
- e. Our higher-order activity centres provide a diverse range of jobs, activities and housing accessible to people by a 20-minute walk, bike ride or public transport trip.

- f. New development has respected and enhanced the preferred local character and sense of place.
- g. The retention and sensitive reuse of heritage places have provided the precinct with a stronger urban form and sense of place.
- h. New residential neighbourhoods in the Sunshine Priority Precinct, such as Cairnlea, Luma and others, are designed as contemporary, community-focused, walkable and sustainable neighbourhoods.
- i. New residential neighbourhoods in the Sunshine Priority Precinct, such as Cairnlea, Luma and others, provide diverse housing types, including social, affordable, and community focused housing options, to provide a multi-faceted approach to local housing provision.

A THRIVING CITY

- a. A 'bottom-up' transformation that focuses on delivering outcomes for our local community, by our local community, is created through the use of community wealth building, community banks and community co-ops.
- b. Local activity centres provide a diversity of retail needs, particularly around food and drink premises, which provide vibrancy and activity.
- c. A range of shops and professional and community services located in our activity centres provide local jobs for local people.
- d. High-quality public realm and civic infrastructure support and complements the ongoing operation of local businesses.

CELEBRATING CULTURAL IDENTITY

- a. The rich, culturally diverse community is a key attribute for our community, business and visitors.
- b. Population growth retains and strengthens the culturally diverse community leading to a vibrant and dynamic city where residents live in harmony.
- c. Heritage residential areas that have a strong connection to the unique history of Sunshine and McKay, such as the Albion neighbourhood, are celebrated and are part of a heritage tourism experience.
- d. Community focused housing is developed where residents are encouraged to engage with each other and the wider neighbourhood.
- e. Our local activity centres provide a focus for local community activities, which build a sense of belonging and identity.
- f. Appropriately located and well-designed public spaces throughout the centre, including spaces suitable for community art, festivals, markets, outdoor dining and other activities.
- g. Public spaces provide the community with opportunities to connect to their history and identity.
- h. New developments fronting laneways and other public spaces incorporate public art.
- i. Local community-managed hubs, such as the Kororoit Creek Neighbourhood House, provide a diverse range of programs, workshops, activities and events to the communities while educating and promoting sustainable living.
- j. There is a range of affordable and social housing provided, which cater for those most vulnerable in the community.



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A GREEN FUTURE

- a. A place that supports water sensitive communities: where people have the knowledge and desire to make water-wise choices, are actively engaged in decision-making about water, and demonstrate positive behaviours such as conserving water at home, work and play.
- b. Organic waste is managed with local community-focused solutions. The production from this system (e.g. worm products) could be used to drive and deliver the fertility program for the urban forestry and urban greening programs.
- c. Our local activity centres enjoy access to quality public open spaces such as higher amenity streets and plazas and natural areas, particularly along the creeks and rivers.
- d. Council owned parks and gardens provide opportunities to reinforce the centres' sense of place through highlighting connections to the 'industrial garden suburb' past.

12. A GREEN AND COOL NETWORK OF WATERWAYS, PARKS AND PATHWAYS.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Access to high quality and variety in open space contributes to liveability and social cohesion achieved through the provision for flagship parks, civic greens, conservation reserves and linear trails.
- b. Network of creeks and waterways in the Sunshine Priority Precinct provide a natural and green transport corridor to access Sunshine CBD and key destinations across and outside the Precinct.
- c. The green spine running along the railway corridor in Sunshine CBD provides a walking and cycle path that connects the two ends of Sunshine CBD but also connects Sunshine CBD to Footscray and Melbourne CBD.
- d. The creation of Sunshine Energy Park has filled the gap in Sunshine Priority Precinct's bicycle and walking network.

SAFE AND ACCESSIBLE PLACES

- a. Stormwater and recycled grey water from adjacent buildings are harvested for reuse for watering open spaces.
- b. The Sunshine Priority Precinct goes from less than 10 per cent canopy cover to 30 per cent, making the precinct cooler and more attractive.
- c. Enhancement of open space corridors supports a range of benefits, including potential integration with active transport, improved amenity, biodiversity and stormwater quality.
- d. Local streets and roads are designed to use water-sensitive urban design to capture and reuse water to sustain nature strip trees and increase groundwater infiltration and reduce impacts on local creeks and waterways.
- e. Sunshine Priority Precinct has a safe network of natural corridors for fauna.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. New buildings within the Sunshine Priority Precinct are highly water-efficient; reducing the need for water across the precinct could be effective in delivering greater water allocation to areas of the precinct that may be unable to be serviced by recycled water supply.
- b. Development sites are designed to significantly capture, store and reuse stormwater to increase groundwater infiltration and reduce the impacts on the precincts creeks and waterways.

A THRIVING CITY

- a. Partnerships with university and land managers help provide local job pathways and research into regenerative land management practices.

CELEBRATING CULTURAL IDENTITY

- a. Traditional Owner groups are able to transfer cultural knowledge to preserve and maintain country.
- b. Traditional Owners are engaged through ongoing dialogue to ensure that interpretive spatial outcomes along the creeks, wetlands and natives grasslands are supported by Aboriginal people with cultural connections to this place.
- c. The ancestral tie between the land or 'mother nature', the waterways and the Aboriginal and Torres Strait Islander Peoples are recognised, and the Indigenous culture celebrated.
- d. Aboriginal history is preserved and the cultural knowledge shared with others.
- e. Sunshine Priority Precinct is known for its border of waterways with Maribyrnong River to the north, Stony Creek running centrally, and Kororoit and Jones creeks running to the south and west.
- f. Creeks are a community asset that support community physical and mental health.
- g. The community in the Sunshine Priority Precinct are connected to nature.

A GREEN FUTURE

- a. Critically endangered flora and fauna species, including grasslands, are protected and link throughout the precinct, providing places of refuge, interest and learning.
- b. Land and water contamination and other environmental matters brought about from Brimbank's industrial and environmental history and from current practices are collectively responded to and addressed with all contributing stakeholders.
- c. Waterways are protected, activated and restored, offering natural beauty, habitat and urban cooling.
- d. The precinct serves as a water supply catchment, capturing and using a range of different and appropriate water sources at a range of different scales and delivered across the public and private realm, including for sport and leisure reserves.
- e. Waterways in the Sunshine Priority Precinct, including Maribyrnong River, Kororoit, Stony and Jones creeks, are a landscape asset and riparian habitat with indigenous vegetation and habitat structure for local native fauna, creating a green living spine and wetlands.
- f. Native grasslands and wildflower reserves are a nurtured and cared for landscape asset and habitat for local native fauna.
- g. Pollution is caught before entering the waterways.
- h. The indigenous flora and fauna species found in the natural corridors in Sunshine Priority Precinct are genetically diverse communities.



13. AN 'INNER-CITY' MULTI-MODAL TRANSPORT NETWORK FOR THE WEST.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. An inner-city multi-modal contemporary transport network that connects the Sunshine Priority Precinct, with places such as the Ballarat Road corridor, Footscray and Moonee Ponds, Maribyrnong Defence site, Luma, Energy Park, Sunshine Heath Precinct and St Albans, Deer Park and Caroline Springs, and Sunshine to Newport freight line light rail/ transit, facilitating Sunshine access with Melbourne Metro 2 and Fisherman's Bend.
- b. Premium public transport options, including light rail and dedicated bus lanes, serves the Sunshine CBD and connects with Ballarat Road, creating a north-south public transport spine connecting the Sunshine Station with the Albion and SunRISE Districts to the north.
- c. A multi-modal transport corridor connects with the Sunshine Station Super Hub, creating a true transport interchange with connections to trains that are direct, intuitive and walkable for all abilities.
- d. A balanced network of high-frequency, reliable and direct bus routes work in conjunction with the light rail network to provide for local and regional needs.
- e. There is a precinct wide approach to parking, with new multi-deck car parking structures located in strategic locations, connected by other transport modes and providing for car share and electric vehicle charging.
- f. The transport network has embraced societal and technological advances in an era where remote working and e-commerce could be the norm. The network will welcome and make provision for electric vehicles, shared autonomous vehicles, and mobility-as-a-service offerings.
- g. Sunshine Priority Precinct is a cycling-friendly precinct, thanks to its relatively flat area, the network of creeks and transport corridors connecting with Sunshine CBD, and the dedicated lanes provide on the street network.
- h. Cycling is the main form of transport for local trips within the Sunshine Priority Precinct, with provision for e-bikes and scooters within dedicated on-road lanes as well as a network of off-road pathways.

SAFE AND ACCESSIBLE PLACES

- a. Development is encouraged along light rail routes to provide a higher density of jobs and housing.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. Development is designed to encourage a reduction of private car use, such as having great cycling facilities for short trips, access to car share and high-quality access to great public transport.

A THRIVING CITY

- a. The light rail network is used to explore emerging and new technology such as trackless trams, which is led by the Sunshine Employment and Innovation Cluster and built through local advanced manufacturers.

CELEBRATING CULTURAL IDENTITY

- a. New and innovative transport solutions were first explored in the Sunshine Priority Precinct, such as rapid bus transit and now have helped define Sunshine's sense of place.

A GREEN FUTURE

- a. The light rail and bus network is carbon neutral powered through energy generation located across the precinct.



14. A THRIVING ST ALBANS COMMUNITY.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Improved transport connections exist between St Albans town centre, St Albans University, the health precinct and Sunshine CBD.
- b. Pedestrian paths and wayfinding signs encourage and facilitate access to open space along Jones Creek and the Gladstone wetlands.
- c. Pedestrian paths and wayfinding signs at the St Albans Train Station guide visitors to key attractions, including Alfrieda Street, the University, Bowery Theatre, the fresh food market, library and community centre.

SAFE AND ACCESSIBLE PLACES

- a. St Albans feels safe through its vibrant restaurant scene on Alfrieda Street, high-quality streetscape, lighting and murals.
- b. The Centre is well connected to the surrounding residential area so as to encourage access by cyclists and pedestrians.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. New housing development adds to the vibrancy of the centre.
- b. Streets are prioritised for pedestrians and cycling: the public realm is high quality and has a people focus. Significant investment throughout but particularly along Alfrieda Street, Main Road East/West, East Esplanade and St Albans sees a thriving heart of the centre.
- c. A great pedestrian experience is delivered from the station, to and along Alfrieda St, and to/from the Market/ Bowery Theatre precinct.

A THRIVING CITY

- a. The fresh produce and multicultural cuisine attracting customers from across the northern and western regions of Melbourne and beyond continues to be capitalised.
- b. A revitalised St Albans university provides a true campus experience, accessible from two train stations both within walkable distance.

CELEBRATING CULTURAL IDENTITY

- a. St Albans is renowned for its food industry, including a revamped market and regionally significant dining opportunities.
- b. A precinct for regionally significant arts and culture continues to be a key destination for visitors. Bowery Theatre continued to be a hub for community events and performances.
- c. St Albans Library is utilised by young and old alike; community spaces are welcoming, and a collocated youth hub is always thriving with kids of all ages.
- d. A new St Albans children's and community hub supports a healthy and happy growing community.
- e. Student housing, services and entertainment are connected to the Victoria University campus.
- f. Traditional Owners are engaged through ongoing dialogue to ensure that interpretive spatial outcomes along Jones Creek, Gladstone wetlands and natives grasslands are supported by Aboriginal people with cultural connections to this place.

A GREEN FUTURE

- a. St Albans is a single-use plastic-free centre, where takeaway containers, cutlery and straws are either reusable or made from eco-friendly compostable materials.
- b. St Albans businesses use a communal waste system, where food is composted, paper and cardboard recycled and waste reduced.
- c. Jones Creek and the Gladstone Street wetlands are nurtured and cared landscape assets and riparian habitat with indigenous vegetation and habitat structure for local native fauna, creating a green living spine and wetlands.
- d. Native grasslands and wildflower reserves, including Iramoo, are a nurtured and cared for landscape asset and habitat for local native fauna.



15. STATE LEADING CIRCULAR ECONOMY, INDUSTRIAL AND MANUFACTURING DESTINATION.

INCLUSIVE AND INTEGRATED TRANSPORT

- a. Public transport serves key employment and industrial areas across the Sunshine Priority Precinct, including at least one new Sunshine North train station on the Suburban Rail Loop, light rail and electrification of the Melton Rail Line.
- b. Ensure cross corridor connectivity is increased along the Jacana rail corridor, providing improved access to and connectivity between industrial areas.

SAFE AND ACCESSIBLE PLACES

- a. Keeps amenity front of mind with an allocation of open space, protection of biodiversity, accessible waterways and bike paths in industrial areas to support the health and wellbeing of workers and surrounding residents.

HIGH QUALITY AND SUSTAINABLE DEVELOPMENT

- a. High quality and appropriate development outcomes for all industrial precincts, have resolved development impediments, including land use conflicts, access to servicing and management of environmental values.

A THRIVING CITY

- a. Quality industrial land is protected within, and surrounding, the Sunshine Priority Precinct, with a range of options and locations on offer to support the development needs of Brimbank and Melbourne's west.
- b. SunRISE District has a strong focus on skills for the west, including training in advanced manufacturing and future energy production.
- c. Enterprise precincts that are 'job dense, economically diverse, affordable and accessible' have located with strong connections with Sunshine CBD and the SHWEP.
- d. Leading companies and research bodies in the fields of advanced manufacturing, construction, logistics, energy are located within the Precinct.
- e. The Orica commercial area is fully remediated and offers one of the key gateway entrances to the Western State Significant Industrial Precinct, providing higher-order business services and employment which are suitable within close proximity to surrounding major hazard facilities.
- f. With significant redevelopment expected to accommodate the employment and housing growth, the Sunshine Priority Precinct has the opportunity to become a leader in the circular economy.

CELEBRATING CULTURAL IDENTITY

- a. Industrial heritage is identified and protected as best as possible, with many heritage assets being reused for new industrial and commercial enterprises.

A GREEN FUTURE

- a. Local high energy users within the precinct are carbon neutral using local energy production such as solar farms on Sunshine Energy Park and other locations within the precinct.
- b. Leading local manufacturers spearhead the creation of new sustainable industries, creating the 'future jobs of the west'.
- c. Local manufacturer's works together to create a local circular economy, identifying drivers such as construction and organic waste chains, meaning waste and energy use is reduced while production is increased.
- d. The major electricity users in the Sunshine Priority Precinct utilises an aggregated demand management arrangement, which includes hard infrastructure such as batteries as well as software which optimising energy flows.



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LOCAL CALL COSTS APPLY

WHAT NEXT?

Brimbank Council will continue to work towards the vision and with government, industry and community to deliver great projects and outcomes for Sunshine, Brimbank and the western region.