



Point Lonsdale Civic Association Inc.

PO Box 28 Point Lonsdale VIC 3225

Reg. No. A0017883S

plcasecretary@gmail.com

www.plca.org.au

Representing Point Lonsdale Residents since 1910

28/08/2020

To: BoQ Mayor – Cr. Ross Ebbels;
BoQ Councillors - Cr. Boyce Pizzey, Cr. Susan Salter, Cr. Rob Minty, Cr. Bob Merriman.

CC. Mr. Martin Gill - CEO BoQ;
CC. Phil Carruthers - General Manager Organisational Performance & Community Services;
CC. Johann Rajaratnam - General Manager Planning & Infrastructure;

SUBMISSION IN RESPONSE TO PLANNING PERMIT APPLICATION 2020/030 QUEENSCLIFFE HUB

Dear Mayor, Councillors, & Officers

In respect to the Queenscliffe Hub Planning Application 2020/030, we offer the following, in brief:

1. The removal of all but 2 trees in Field Park is a significant concern for the Association. These trees provide a green landmark in Hesse Street that is familiar and welcoming to visitors.

In the Associations opinion, the trees in Field Park are iconic to The Borough, and are part of the towns general ambience along with the vistas of the Rip and Swan Bay, Queenscliff Pier, Vue Grand Hotel, and Fort Queenscliffe to name just a few.

We therefore request that the design be modified to retain all the shade trees in Field Park as part of the Hub design process.

2. The proposed contemporary building facade/exterior in the Associations opinion is NOT in keeping with present heritage streetscape.

The site of the Hub project is an integral part of the heritage of Hesse Street, Queenscliff. We have seen many of iconic heritage building lost to development, and much of the original heritage streetscape of north Hesse Street and adjoining streets is now gone, replaced by new construction.

The Association therefore feels it is important to ensure the new Queenscliffe Hub design reflects the importance of the towns existing character and is sympathetic to its existing key heritage buildings, like the adjoining Post Office, Queenscliff Library and the Vue Grand on the west side of Hesse Street.

3. The proposed relocation of public toilets inside the Library is a mistake in the Association's opinion. Many visitors to the town are day trippers, who need unrestricted and easy access to rest room facilities.
 4. We note that there has been no Landscape Plan provided to date. The Association would like to see an acceptable and community agreed plan included as part of the current planning process.
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5. Finally, the lack of a Traffic Management Plan is a concern for the Association. Given the very restricted car parking available coupled with the projected patronage of the complex we believe a traffic assessment is warranted.

Thank you for giving the Association an opportunity to make a submission to this very important project.

Your Sincerely,

David Kenwood - PLCA President

Ref: 280820BOQDKHUB
