growth areas
AUTHORITY

Creating Liveable New Communities

Checklist for Liveability Planning

Prepared for the Growth Areas Authority

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Creating Liveable New Communities

CHECKLIST FOR LIVEABILITY PLANNING

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ACKNOWLEDGEMENTS

Creating Liveable New Communities Checklist

This checklist has been designed as a tool to support Precinct Structure Planning for creating liveable new communities in Melbourne's growth areas. It has been designed for multiple users including developers, local government, State Government agencies, other key providers of infrastructure and services and the Growth Areas Authority.

Liveability goals for new communities in Melbourne's five growth areas are set out in the Growth Area Authority's *Strategic Framework for Creating Liveable New Communities.* Three priorities are set out under each goal and indicators are then linked to each priority. The indicators were developed following a review of international literature and consultation with the GAA and their key stakeholders. The ones included in the strategic framework were chosen because they assist those developing or assessing Precinct Structure Plans to know whether the future liveable of the community is being considered in the planning process.

This checklist is modelled on the indicators contained in the strategic framework and have been turned into a series of questions for developers, local government, State Government agencies and the Growth Areas Authority to address.

Liveability Goal 1:

High quality jobs and a thriving local economy

Indicators: we know we are creating liveable communities when a Precinct Structure Plan demonstrates plans for…

Checklist Questions:

A mix of well linked, mutually supportive industries and businesses

Does the intended ratio of industry/ business land and residential land zoning meet Victorian standards? (An appropriate benchmark is yet to be developed).

Will local employment opportunities be connected to where people live through the planning and early provision of cycle, pedestrian and public transport links?

Is the plan underpinned by a rigorous economic impact assessment undertaken with the involvement of all key stakeholders and does it include targets for local employment? (An appropriate benchmark for *local* employment is yet to be developed and an appropriate scope and objectives for social economic impact assessments require further development.)

High quality education and training opportunities and a well skilled workforce

Have education and training opportunities been identified in neighbouring communities to identify gaps and plan for future provision?

Have partnerships been established to plan for, and secure, the timely provision of educational facilities and lifelong learning opportunities (including child care, early learning, schools, community and vocational education and locally relevant specialist education)?

High quality and integrated infrastructure

Has the infrastructure needed for fast broadband internet and up to date telecommunications services for homes, organizations, schools and businesses been planned?

Will accessible and well linked roads be provided and has the early delivery of public transport been planned?

Will good connections be provided to adjacent communities, services, employment and retail areas for pedestrians, cyclists and public transport?

Liveability Goal 2:

Healthy, safe and socially connected communities

Indicators: we know we are creating liveable communities when a Precinct Structure Plan demonstrates plans for

A well serviced community.

Checklist Questions:

Is the plan underpinned by a 'Community Plan' that includes:

- Demographic projections and needs analysis.
- Regional and local social impact assessment.
- Consultation with community, service providers, government agencies and the private sector.
- A plan for the timely delivery of accessible, well integrated and flexible community services and social infrastructure including meeting spaces.
- Costs, delivery timeframes, governance and implementation responsibilities.
- Identification of (funding and other) partners?

(An appropriate scope and objectives for community plans and social impact assessments require further development.)

Is the *Infrastructure and Services Plan* linked to priority social and community needs identified in the Community Plan?

Will planned activity centres respond to the diverse needs of new residents and are they well located and integrated into the development in terms of pedestrians, cyclists and public transport?

Attractive, well designed and well connected buildings, facilities and open spaces.

Will an interconnected network of pedestrian paths and on and off street bicycle paths be provided throughout the community and provide easy and convenient access to key locations and destinations (especially schools) within the community and adjacent neighbourhoods?

Has active and passive surveillance over the public realm been taken into account?

Have facilities and open space been planned consistent with agreed standards and models that reflect local and state government benchmarks, strategies and policies?

Fostering community pride and belonging

Will the development of a "local identity" reflect the physical and cultural values of the existing land and community?

Have people in communities surrounding or near the Precinct site been engaged in the Precinct Structure Plan development process, as well as future residents, where possible?

Is the design road and rail sensitive and will transport management systems foster safe vehicle, pedestrian, cycle movement and public transport whilst ensuring that the quality of pedestrian realm is not overly compromised?

Liveability Goal 3:

Affordable living

Indicators: we know we are creating liveable communities when a Precinct Structure Plan demonstrates plans for ...

Checklist Questions:

Affordable housing

A diversity of lot sizes are planned (prior to land purchase if required) to support housing diversity, a mix of densities with increased density near activity centres.

The proportion of housing lots planned to be delivered to the market at an affordable purchase price for low income households meets the Victorian growth area standards. (An appropriate benchmark is yet to be developed)

Affordable housing has been planned in consultation with key stakeholders (including all level of governments) and includes:

An assessment of projected housing affordability.

Plans for social housing provision.

(An appropriate scope and objectives for affordable housing plans require further development)

Access to affordable transport

The provision of public transport has been planned to maximise efficient delivery, affordability, access and connectedness for people.

Inter-modal exchanges will provide access to key regional services.

Regional facilities and services will be accessible by people with no or limited access to a car.

Affordable food, water and other household essentials

People will have the opportunity to shop locally for fresh fruit and vegetables and other household essentials.

People will have the opportunity to grow, produce and sell local foods.

Liveability Goal 4:

Checklist Questions:

Sustainable Built and Natural Environments

Indicators: we know we are creating liveable communities when a Precinct Structure Plan demonstrates plans for…

Healthy urban design

Will local destinations (activity centres, schools and community facilities and public transport) be spread around the community providing several destinations within a 400m distance of every residence?

Will a variety of open spaces (parks, gardens, plazas, reserves) each with its own distinctive range of uses, be evenly spread around the community with all residences within a short walk to at least one natural public open space?

Sustainable water use

Has sustainable water use been planned for including:

- An overall layout that supports on-site water use especially for public purposes,
- Domestic and business water recycling.
- Public open space irrigation to be supplied by alternative water sources.
- On site retardation of storm water and stormwater treatment to achieve pollutant load reductions
- Building design guidelines encourage sustainable living? e.g. Lochiel Park.

Sustainable energy and waste management

Will the carbon footprint of the development's infrastructure be minimised and have carbon emissions reduction targets been established?

Does the initial and maintenance urban design include a strategy to maximize tree planting and native vegetation use in open spaces?

Do the requirements of builders include the reuse and recycling of their waste when appropriate?