



## **Appendix 2**

### **17.2 Borough of Queenscliffe Draft Coastal and Marine Management Plan**

*Borough of Queenscliffe Draft  
Coastal and Marine Management Plan*

# **Ordinary Meeting of Council**

Wednesday 24 November 2021 at 7:00pm

Queenscliff Town Hall



# DRAFT COASTAL AND MARINE MANAGEMENT PLAN

Borough of Queenscliffe



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## 2. Vision

### 2.1 Community Vision

In 2021, working in partnership with local residents and ratepayers, Council created the Borough of Queenscliffe Community Vision 2021 – 2031.

*The Borough is a special and restorative place, renowned for its distinctive coast, rich living heritage and vibrant culture.*

*Our community is caring, and welcoming to visitors.*

*We have a deep respect for the Wadawurrung People and are taking action to protect Country.*

In addition to this statement there are five supporting pillars. These pillars identify the aspirations of the community and the goals we want to achieve in partnership with our community and other organisations.

A number of these pillars align with the purpose of the Coastal and Marine Management Plan and have provided a framework for the actions developed in this document. The two key pillars are:

#### Enhancing health and wellbeing

- Our community encourages an active and outdoor lifestyle and nurtures the welfare of all

#### Protecting Country and our natural environment

- We mitigate and adapt to the risks of climate change and preserve our ecosystems and biodiversity

The Community Vision emphasises the importance of our coastal environment and the need to proactively manage and protect our coast.



## 2.2 A Vision for Marine and Coastal Crown land within the Borough of Queenscliffe

Building on the Community Vision, Council has developed a statement of intent to guide the development of the Coastal and Marine Management Plan:

Located on Wadawurrung Country, the Queenscliff–Point Lonsdale foreshore continues to be popular with local people and visitors who recognise it as one of the most attractive and varied on the Victorian coast, rich in history, and with easy access and many recreation opportunities.

Facilities are attractive and suited to the coastal environment. They include, caravan parks, sports ovals and reserve areas well suited to walking, relaxing, socialising, sightseeing, beach going and boating. Much of the building stock on the foreshore however, is now requiring refurbishment or redesign, having been constructed in the latter part of the 20th century when the Borough was a smaller, more secluded settlement that does not experience the high number of tourists and part-time residents it now enjoys.

The well-used coastal walking path from Point Lonsdale lighthouse to Queenscliff and Swan Bay provides excellent access to the coast and fine views across the Rip and Bay from numerous viewing points.

Major design improvements at key sites, particularly the Point Lonsdale lighthouse area, Rip View carpark, Ocean View carpark/Shortlands Bluff and Princess/Citizens parks have made these areas popular destinations for residents and visitors, widely recognised as tourism icons on the Bellarine Peninsula.

The natural values of the foreshore are generationally and widely appreciated. As a result local community groups have adopted sections of the coast, working closely with the Council and other agencies to continue to remove weeds and enhance indigenous vegetation. The future survival of stands of Coastal Moonah Woodland and other indigenous vegetation communities is now assured.

The Council has adopted a strong custodial role for the foreshore, it has worked with the Traditional Owners to implement the vision and objectives of the Wadawurrung Healthy Country Plan – *Paleert Tjaara Dja*. Council has also forged partnerships with adjacent coastal managers, state government agencies, and the community to make the coast one of the best managed in Victoria.



## 3. Scope of plan

### 3.1 Study area

Located at the heads of Port Phillip Bay, the Borough of Queenscliffe is the smallest local government area within Victoria.

It has a variety of rare flora and fauna within and, in close proximity to, its boundaries. It also contains rich pre and post-contact living cultural and ecological heritage despite its small geographic size. Most of this heritage is contained within the coastal edge of the Borough.

This plan aims to assist in managing the coast and its many important values. The plan covers all publicly owned marine and coastal Crown land, managed by the Borough of Queenscliffe, and as defined by the *Marine and Coastal Act 2018*.



Figure 1 – Borough of Queenscliffe Local Government Area

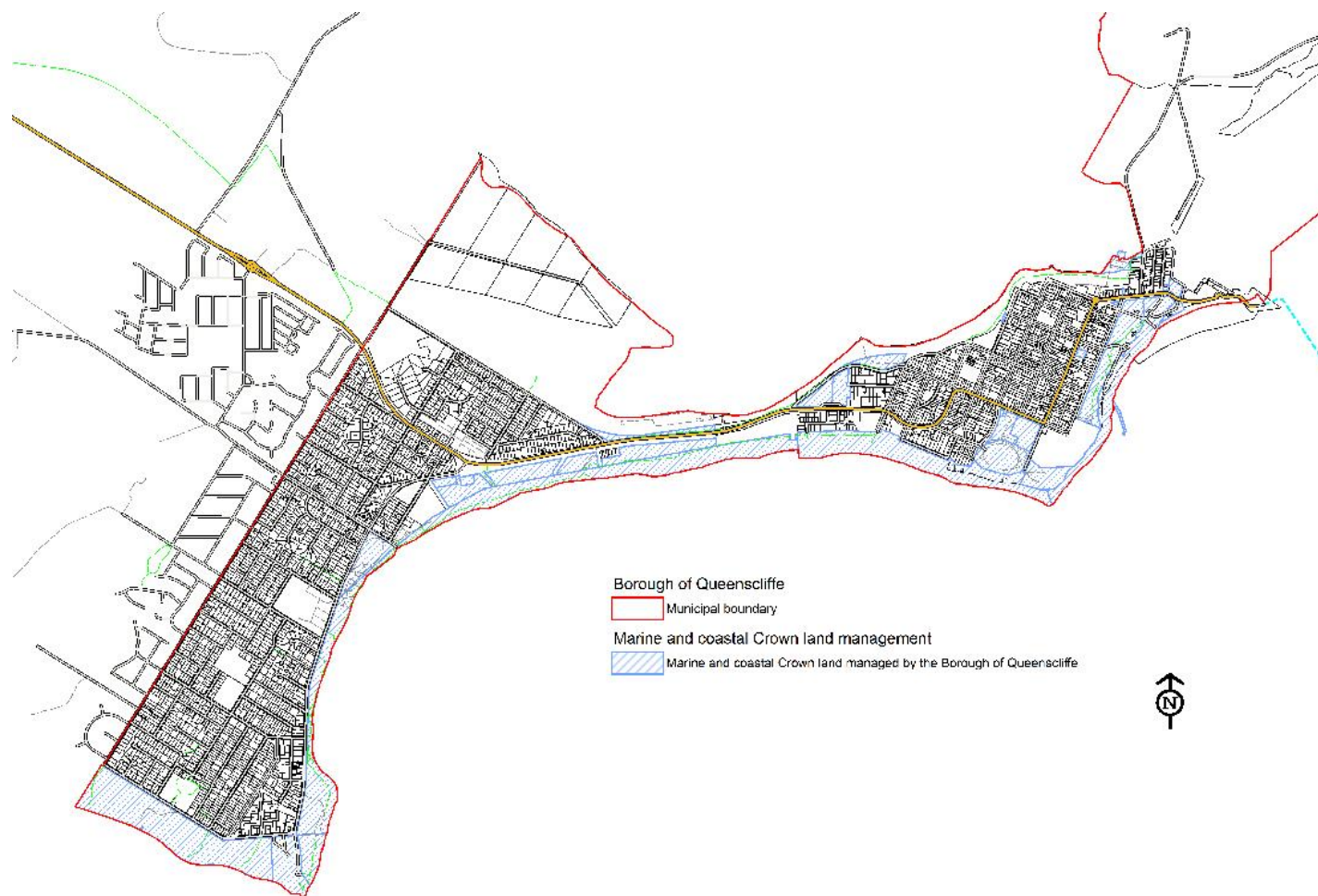


Figure 2 – Marine and coastal Crown land managed by the Borough of Queenscliffe





Borough of Queenscliffe  
Coastal and Marine Management Plan  
Draft for consultation – October 2021

Other agencies and organisations also have responsibility for specific areas within the coast of the Borough. These areas vary widely in their values, uses and management standards. Some areas are leased to user groups, including, for example, the Pt Lonsdale Bowling Club, and Camp Wyuna.

The following section details individual land managers within these spaces.



### 3.2 Land managers and other Stakeholders

The Borough of Queenscliffe is the nominated land manager for approximately 115 hectares of marine and coastal Crown land, which accounts for just over 10% of the total land area of the municipality.

The Borough of Queenscliffe Coastal and Marine Management Plan covers all of the Marine and Coastal Crown land within the Borough for which the Council is the nominated land manager.

As noted previously, whilst Council manages most of the marine and coastal Crown land within the Borough, other land owners and managers include Parks Victoria, the Commonwealth Department of Defence, Department of Education and Training, Victoria Police, Department of Primary Industries and Vic Track.



Figure 3 – Marine and coastal Crown land managed by other land managers



### 3.3 The Queenscliffe Planning Scheme

#### Character of the area

There are a number of elements that contribute to the character of the Borough of Queenscliffe (the Borough). These include its intimate size, coastal location and direct frontage to the waterbodies of Bass Strait, Port Phillip Bay and Swan Bay.

The Borough contains natural environment areas of local and international significance. Swan Bay contains marine and terrestrial environments, foreshore areas and islands protected by international treaties. The Borough's foreshore and marine environments contribute to significant landscapes in the municipality.

The two major towns are Queenscliff and Point Lonsdale. These towns are located on a series of dunes and sandy limestone ridges, which fall towards Port Phillip Bay to the east, Bass Strait to the south and Swan Bay to the north. Queenscliff's character is formed by its historic buildings and formal streetscapes. Vegetation, the coastal environment and informal streets form Point Lonsdale's unique character.

The Narrows, a slender sand dune isthmus, separates Port Phillip Bay from Swan Bay and connects the two towns, both of which have a very distinctive urban character. Fellows Road in Point Lonsdale forms the municipal boundary between the Borough and the City of Greater Geelong.

Tourism is the Borough's major economic activity with retail, commercial and service sectors being prominent. Several government and private institutions are major employers, including the Department of Defence, which has facilities at Swan Island and Fort Queenscliff.

The Borough's population is expected to grow marginally from 3,058 to 3,360 by 2031. The Borough has an ageing population, decreasing household sizes, substantial numbers of temporary residents and limited opportunities for housing growth.

The Borough's population swells considerably during seasonal holiday periods through tourist stays and part-time residents. There is a considerable non-permanent population who own property and holiday or live part-time in the Borough.

Source: Borough of Queenscliffe Planning Scheme, Clause 21.01-1



## Land Use Zones

The majority of the marine and coastal Crown land for which the Borough of Queenscliffe is responsible is zoned Public Park and Recreation Zone (PPRZ) or Public Conservation and Resource Zone (PCRZ).

The common element in the purpose of both zones is the protection and conservation of areas of significance, however, the PPRZ recognises the primary land use as recreation and open space whilst acknowledging limited opportunities for commercial uses.

The land zoned PCRZ is applied where land is to be protected from development as a result of significant historic, scientific, landscape or cultural values.

Other zones include the Special Use Zone (SUZ) and Public Use Zone (PUZ). Both zones have been applied to select parcels of marine and coastal Crown land in recognition of the use and development of land for special or public purposes. Examples of the application of the SUZ or PUZ include the Barwon Water tank north of Fort Queenscliff (PUZ), Queenscliff Harbour (SUZ) and the Queenscliff Kindergarten (PUZ).

## Planning Overlays

A number of different overlays have been applied to marine and coastal Crown land within the Borough of Queenscliffe. These include the Significant Landscape Overlay (SLO), Heritage Overlay (HO), Design and Development Overlay (DDO), Bushfire Management Overlay (BMO), Areas of Cultural Heritage Sensitivity Overlay (ACHS), Vegetation Protection Overlay (VPO) and the Environmental Significance Overlay (ESO). The overlays serve to protect and conserve both marine and terrestrial habitats for their natural or cultural significance.

Zones and Overlays may trigger the requirement to obtain a planning permit for any use, buildings or works proposed within marine and coastal Crown land. The complexity of the approvals process will be dependent upon what is being proposed and the provisions of the Queenscliffe Planning Scheme.



## 4. Borough of Queenscliffe Council Plan 2021 - 2025

### 4.1 Council plan

The *Borough of Queenscliffe Council Plan 2021 – 2025* (Council Plan) was developed following the adoption of the 10 year Community Vision. The Council Plan is built around five (5) Portfolios and corresponding strategic objectives:

#### Health and Wellbeing

- To support community wellbeing and encourage and active lifestyle

#### Environment

- To protect our environment and address climate change issues

#### Local Economy

- To support a prosperous and diverse local economy

#### Heritage, Planning and infrastructure

- To protect our distinctive coastal, cultural and built environment, and provide sustainable, suitable infrastructure

#### Governance and finance

- To provide a financially viable Council that is accountable, transparent and practices good governance

Each Portfolio includes priorities, indicators and intended actions that define the Council work plan for the next four years. The priorities and intended actions in the Council Plan specific to the development and delivery of the Coastal and Marine Management Plan are:

#### Portfolio 2: Environment

Strategic Objective: To protect our environment and address climate change issues	
Priority 1	Align Council policies and plans with the Wadawurrung <i>Healthy Country Plan</i>
Indicators	Council is working to support the shared future vision of the Wadawurrung people and Country and reduce the identified threats.
Intended actions	Review Council strategy, policy and operational documents and amend to incorporate the objectives of the Wadawurrung <i>Healthy Country Plan</i> .



Priority 3	Protect our coastal and public areas including their ecosystems and biodiversity
Indicators	Coastal areas are protected and enhanced in line with the objectives of the <i>Victorian Coastal Strategy</i> .
Intended actions	Implement the short-term actions in the Borough of Queenscliffe Coastal and Marine Management Plan
Priority 5	Regenerate and revegetate open spaces with indigenous plants and increase tree canopy coverage
Indicators	The percentage of tree canopy has increased from 2021 canopy coverage
	The proportion of indigenous plants planted by Council has increased from 2021
	There is a clear framework for the removal of trees on Council owned or managed land
	Apply for government environmental grants to assist community groups with vegetation programs

Portfolio 4: Heritage, planning and infrastructure

Strategic Objective: To protect our distinctive coastal, cultural and built environment, and provide sustainable, suitable infrastructure	
Priority 3	Identify and protect the Borough's distinctive coastal characteristics
Indicators	Completion of coast and coastal infrastructure projects
	The impacts of rising sea levels, erosion and inundation are being addressed
	New actions or infrastructure that protects our dunes, cliffs, beaches and bay shores are facilitated
Intended actions	Adopt a Coastal and Marine Management Plan
Priority 4	Maintain and promote military, maritime and historic features on Council-managed land
Indicators	Number of historic features improved by civil works or interpretation
Intended actions	Develop conservation management plans for heritage places such as the P1 huts, military and maritime structures and the Avenue of Honour



## 4.2 Marine Coastal Policy Objectives and Principles

The Borough of Queenscliffe CMMP has been written having regard to the Objectives and Principles for the planning and management of the marine and coastal environment, as defined in the *Marine and Coastal Act 2018*. They are as follows:

<b>OBJECTIVES</b>
a. to protect and enhance the marine and coastal environment
b. to promote the resilience of marine and coastal ecosystems, communities and assets to climate change
c. to respect natural processes in planning for and managing current and future risks to people and assets from coastal hazards and climate change
d. to acknowledge traditional owner groups' knowledge, rights and aspirations for land and sea country
e. to promote a diversity of experiences in the marine and coastal environment
f. to promote the ecologically sustainable use and development of the marine and coastal environment and its resources in appropriate areas
g. to improve community, user group and industry stewardship and understanding of the marine and coastal environment
h. to engage with specified Aboriginal parties, the community, user groups and industry in marine and coastal planning, management and protection
i. to build scientific understanding of the marine and coastal environment

<b>PRINCIPLES</b>
1. Integrated coastal zone management
2. Ecosystem-based management
3. Ecologically sustainable development
4. Evidence-based decision-making
5. Precautionary principle
6. Proportionate and risk-based principle
7. Adaptive management

Source: *Marine and Coastal Act 2018*, Part 2 Clauses 7 - 14



### 4.3 Marine and Coastal Policy decision making hierarchy

A component of the *Marine and Coastal Policy* (2020) is a ‘Planning and Decision Pathway’ (the Pathway). The Pathway attempts to map a considered and sustainable response to development on both public and private land along the Victorian coastline. The Pathway is a tool aimed at preventing single point-in-time decisions that do not effectively address relevant policy and often result in poor land use outcomes.

It is a requirement that the Pathway is used in developing a Coastal and Marine Management Plan. The Pathway is described in the Table 1 and Figure 4 below.

Documents/decision making under the <i>Marine and Coastal Act 2018</i>	Purpose	Applies to
Marine and Coastal Policy	Long-term policy guidance	Marine and coastal environment (including all public and private land)
Marine and Coastal Strategy	Actions to achieve policy	
Regional and Strategic Partnership (RASP)	Produce a product to respond to an identified regional issue affecting the marine and coastal environment.	
Environmental Management Plans	Actions to improve water quality, protect beneficial uses and address threats	Marine environment
Coastal and Marine Management Plans	Translate marine and coastal policy and strategy to on-ground action	Marine and coastal Crown land
Consent provisions for use and development on marine and coastal Crown land	Assess proposals against policy and strategy and ensure public values are protected.	

Table 1: Reproduced from *Marine and Coastal Policy* (DELWP, 2020) – page 15





# Planning and Decision Pathway

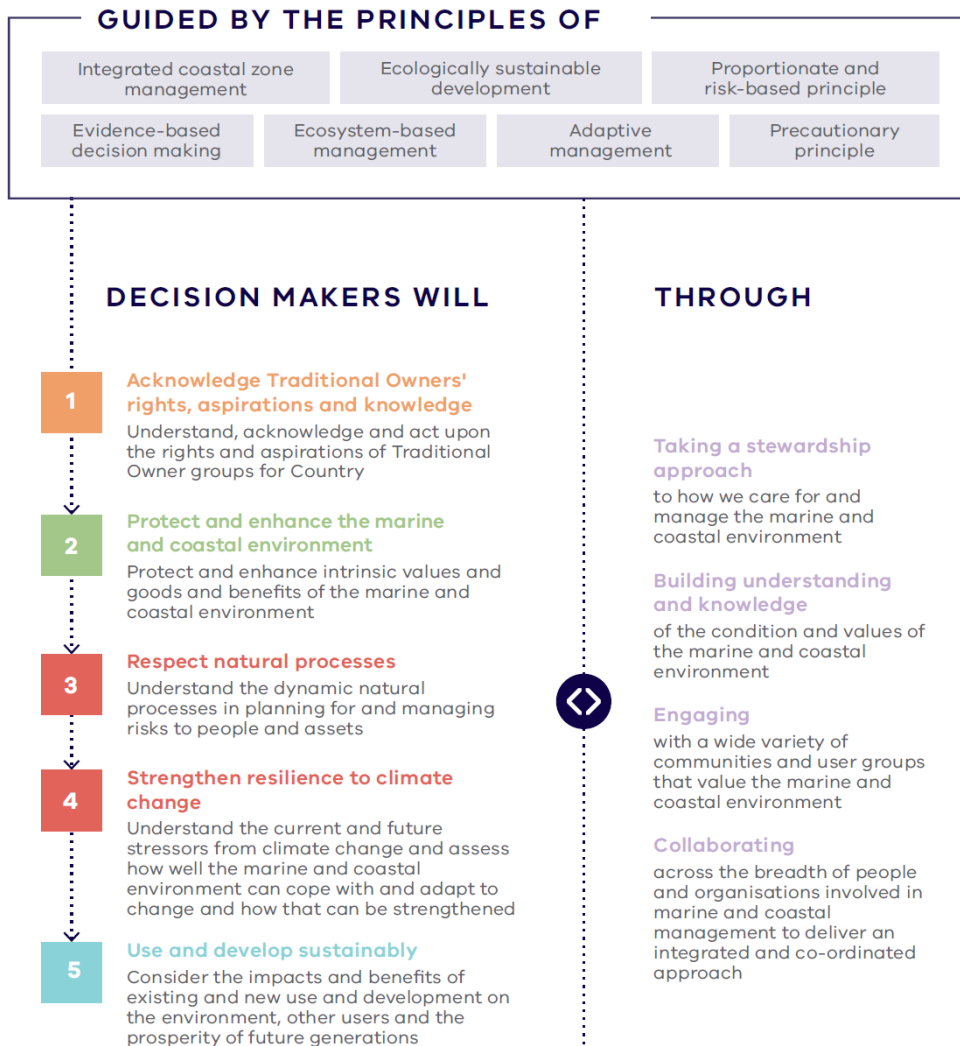


Figure 4: Reproduced from *Marine and Coastal Policy* (DELWP, 2020) – page 16



## 4.4 Draft Marine and Coastal Strategy (July 2021) – Priority Actions

Victorians value our coast and ocean - choosing to live nearby, visit often and experience everything our coast and ocean has to offer. Coastal and marine-dependent industries like fishing, tourism, ports and shipping support and create jobs for Victorians. These industries make significant contributions to local and regional economies. DELWP is leading the development of a Marine and Coastal Strategy (the Strategy). The Strategy will identify the priority actions for the next five years to lay the foundations for achieving long term outcomes for our marine and coastal environment.

### Highlights of the Strategy

The draft Strategy will:

- Empower Traditional Owners to fully integrate cultural values, uses and practices in the healing and ongoing management of Country.
- Build the foundations for long term climate adaptation in Victoria's marine and coastal environment.
- Improve integration and co-ordination across governments, industries, and communities when planning and managing marine and coastal areas.
- Build the skills and capability of communities, managers, and governments to effectively plan and manage for a healthy and resilient marine and coastal environment.

### It will do this by implementing six priority actions

<b>Action 1.</b>	Traditional Owners determine how their rights and obligations are embedded into planning and management of the marine and coastal environment.	<b>Action 4.</b>	Adapt to impacts of climate change by: <ul style="list-style-type: none"> <li>• normalising public conversations about climate change</li> <li>• applying knowledge and science of climate impacts in the planning of adaptive responses</li> <li>• creating and adopting a state-wide approach to improve long-term resilience and adaptation to coastal hazards.</li> </ul>
<b>Action 2.</b>	Improve the condition and connectivity of habitats and respect and care for marine and coastal areas.		
<b>Action 3.</b>	Support sustainable use and development of the marine and coastal environment by: <ul style="list-style-type: none"> <li>• encouraging industries and recreational activities that are sustainable and adaptable</li> <li>• providing access to information and building skills of decision makers.</li> </ul>	<b>Action 5.</b>	Implement integrated planning of the marine environment.
		<b>Action 6.</b>	Identify resource needs and funding for sustainable marine and coastal management.

Figure 5 – Draft Marine and Coastal Strategy – priority actions



## 5. Issues

### 5.1 Coastal Hazards

The Borough of Queenscliffe, due to its geographic location at the heads of Port Phillip Bay, is vulnerable to coastal hazards including inundation through storm surge and sea level rise, erosion and contamination of groundwater. Council has been working with the State Government to identify and manage these issues, particularly where they are directly relevant to the ongoing management of marine and coastal Crown land.

Sea level rise has been identified in the Wadawurrung Healthy Country Plan – *Paleert Tjaara Dja*, as very high threat to the values of:

- Wadawurrung cultural sites and places
- Sea Country
- Bus tucker medicine and resources
- Coastal Country

In 2016, the *Bellarine Peninsula – Corio Bay Local Coastal Hazard Assessment – Inundation report* was released. The report tabled results of the Local Coastal Hazard Assessment commissioned by the City of Greater Geelong, the Department of Sustainability and Environment (now the Department of Environment, Land, Water and Planning), the Corangamite Catchment Management Authority, Bellarine Bayside Foreshore Committee of Management, Barwon Coast Committee of Management and the Borough of Queenscliffe. The report graphically outlined the extent of impact of coastal inundation within the Borough of Queenscliffe (see figures 6 and 7 on the following page).

The report recommended that further work be undertaken including an assessment of assets to determine those that are 'at risk' of damage or permanent loss and investigation of potential engineering, environmental and legislative options to mitigate the cumulative impacts of climate change. The CMMP acknowledges the requirement for the further work, either at a municipal level or within relevant precincts.

This work is likely to require assistance from the state government progress.

Further exploration of risks specific to erosion was undertaken in 2020, in conjunction with the Department of Environment, Land, Water and Planning (DELWP). The project worked toward identification of coastal erosion as part of a suite of projects on climate change/emergency. The study, titled *Extreme Weather Case Study Report – Coastal Erosion (Borough of Queenscliffe)* made six recommendations including that the study be incorporated into the CMMP. Whilst a number of recommendations relate to sharing of information, aerial photography and datasets, several recommendations have been included



in the CMMP including placement of a series of bores across the Narrows to determine the geological composition of the land in this location.

In addition to the above, consideration of the risks of coastal inundation and erosion is a requirement of Clause 13.01-25 of the Queenscliffe Planning Scheme. Specifically, planning for a sea level rise of 0.2m over the current 1 in 100 year flood level may be used for new development and planning should ensure that future development is not at risk of coastal hazards including inundation, erosion and landslip/landslide.

Decision makers will need to be aware of the implications of these Hazards as identified in current documents as well as work towards capturing data to inform future decision making around hazards.

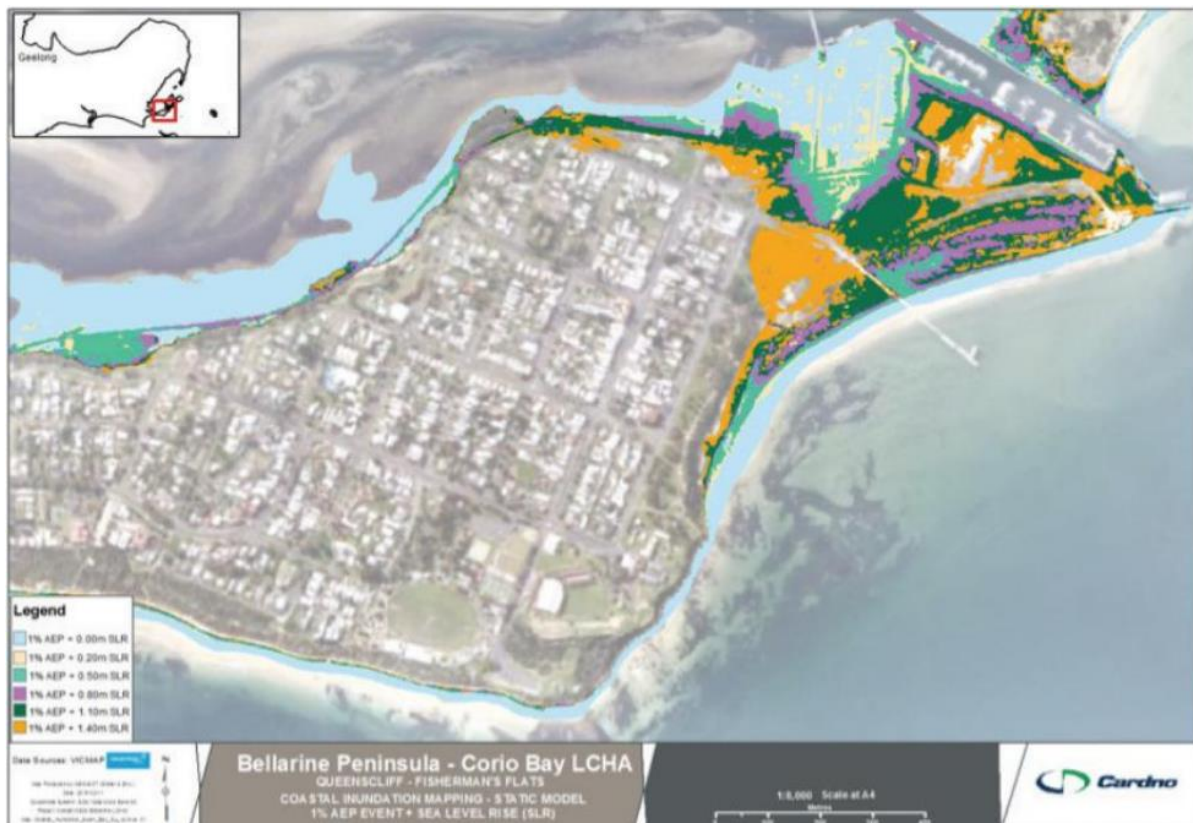


Figure 6 – Coastal hazard map Queenscliff



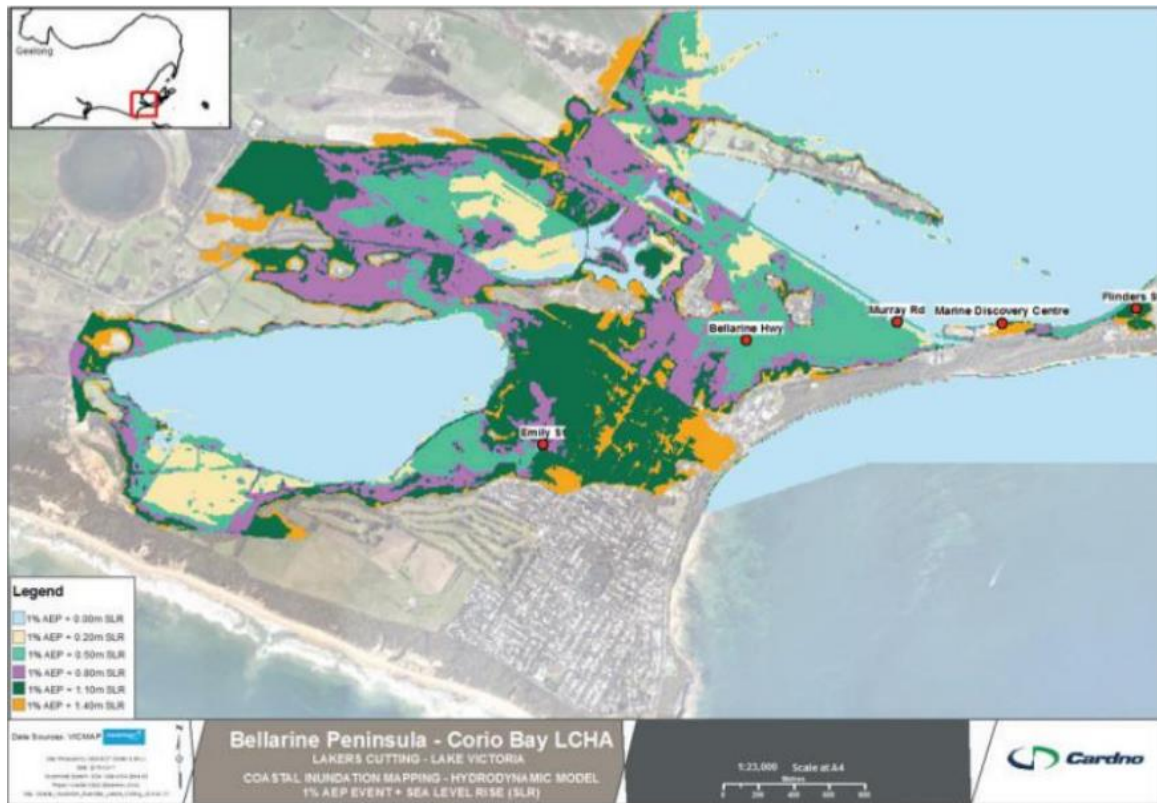


Figure 7 – Coastal Hazard Point Lonsdale

## 5.2 Climate Change

Climate change will have a significant impact on coastal locations over time and is a significant issue into the future for the Borough of Queenscliffe. Key issues that relate to climate change in coastal areas for the Borough of Queenscliffe include:

- Coastal inundation as a result of sea level rise around the Fisherman’s Flats and Murray Road as outlined in previous sections.
- Erosion especially in areas near ‘the Narrows’.
- Increased frequency and severity of storm events and associated storm surge and flooding.
- Modification to marine and terrestrial environments as a result of higher temperatures.
- Increased salinity and level rise in groundwater.
- Increased bushfire risk in areas of remnant native vegetation, particularly in the dunes system.
- Increased interaction between marine animals (particularly birds) and urban environments especially in an around the Ramsar listed Swan Bay.



In March 2020, the Victorian Government Department of Environment, Land, Water and Planning (DELWP) released the *Marine and Coastal Policy*. The policy clearly sets out a 'pathways' approach to decision making in areas that are acknowledged as at risk of impacts as a result of climate change. The Borough of Queenscliffe CMMP will need to assess both existing and proposed development within marine and coastal Crown land against the preferred outcomes nominated in the *Marine and Coastal Policy*.

The draft *Marine and Coastal Strategy* (July 2021) is currently on exhibition, with consultation on the document scheduled to close on 10 September 2021. The strategy will be the first developed since the introduction of the *Marine and Coastal Act* in 2018. Critically, and for the purposes of the CMMP, the strategy identifies a series of actions relating to climate change ranging from data collection to the development of a state-wide coastal hazard adaptation framework.

In addition, recently exhibited draft CMMP's have focussed on development of Climate Change Coastal Adaptation Plans (CCCAP).

Projects such as *Our Coast* have helped inform the Borough of Queenscliffe about climate change challenges related to coastal inundation. Coastal inundation alone raises significant complex issues. The Borough of Queenscliffe will be focussed on guidance for dealing with these matters from the State Government in combination with the work on Council's own Climate Emergency Response Plan (CERP).

### 5.3 Pollution and contaminants

Increased urban development surrounding the bay and greater usage of the bay for boating, swimming and fishing all increase the potential for litter (including plastics), sewage and stormwater entering the bay. With recent initiatives to increase the efficiency of the boat ramp in Queenscliffe, these types of recreational uses are expected continue to trend upwards.

Stormwater is of particular concern as it brings increased nutrients, litter and other pollutants into the marine environment through stormwater outlets and via overland flow. A number of the contaminants that enter Port Phillip Bay present risks to both marine and human life.

The Borough of Queenscliffe Coastal and Marine Management plan signals the need for a better understanding of the impact stormwater has on the marine environment. In addition, Council recognises the need to put in place infrastructure and educational programs that improve stormwater quality prior to it entering the marine environment. To this end Council has identified the need for further data on its stormwater infrastructure and its serviceability so it can work towards best practice engineering solutions for storm water retention and treatment. The collection and collation of the data is an action nominated in the CMMP.



## 5.4 Pests, weeds and vegetation management

The Borough of Queenscliffe is located within the Otway Plain Bioregion. (<https://www.environment.vic.gov.au/biodiversity/bioregions-and-evc-benchmarks>).

Most of the native vegetation on the Bellarine Peninsula has been cleared for agriculture and settlement. While much of the foreshore in the Borough has not been cleared, it has suffered from disturbance and in some parts, significant weed invasion. There are, however, some relatively undisturbed sites with high values including sites on the islands providing habitat for the Orange Bellied Parrot, Swamp Skink and Rare Bitterbush. Swan Bay is protected under international agreements (Ramsar, CAMBA and JAMBA).

Several plant communities occur along the foreshore of the Borough of Queenscliffe. They include:

- *Coastal Dune/Coastal Dune Grassland Mosaic*, which extends along much of the coast from Point Lonsdale Back beach to Shortlands Bluff, and;
- *Coastal Alkaline Scrub*, which occurs mainly inland from the Dune community and north of the Point Lonsdale Lighthouse (see Figure 7 below).
- EVC 3 Damp sands Herb-rich woodland,
- EVC 302 Coastal Saltmarsh/Mangrove Shrubland Mosaic
- EVC 74 wetlands (fresh-water)

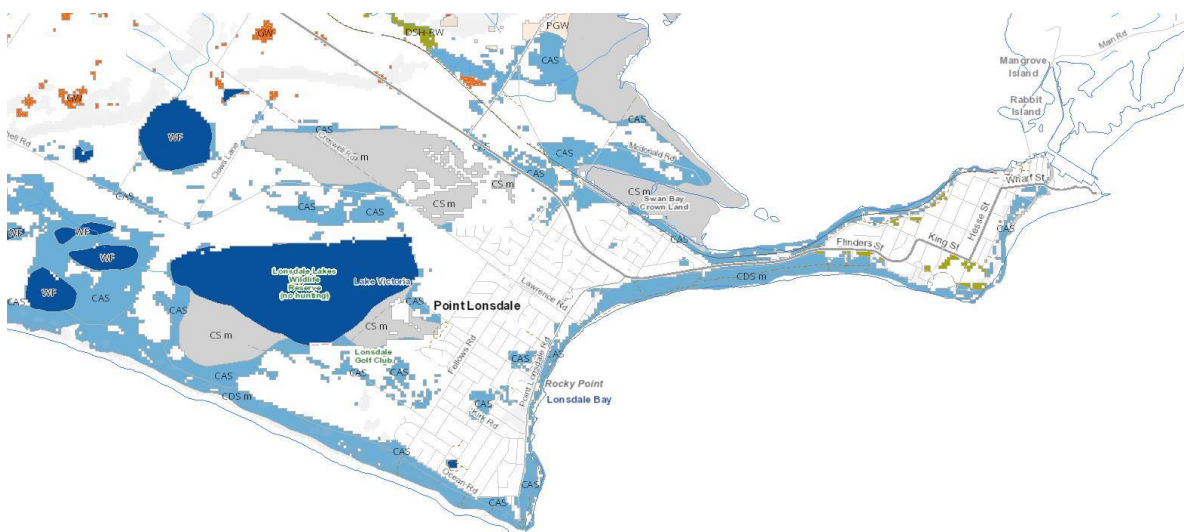


Figure 8 - EVC mapping



Plants listed on the *Flora and Fauna Guarantee Act 1988 Threatened List, June 2021* and potentially found within the Borough of Queenscliffe include:

- Annual Fireweed (*Senecio glometatus*)
- Austral Crane's-bill (*Geranium solanderi* var. *solanderi*)
- Dune Groundsel (*Senecio spathulatus* var. *latifructus*)

Most faunal species in the area are relatively common in Port Phillip Bay. The Hooded Plover – listed on the Schedule of the *Flora and Fauna Guarantee Act 1988* – is known to breed on the ocean beach and dune areas, particularly in Point Lonsdale.

The marine areas adjacent to the foreshore reserves carry diverse marine life and a large section around Point Lonsdale Lighthouse is part of the Port Phillip Heads Marine National Park. Swan Bay is also included in the marine national park.

In the context of the Coastal Marine Management Plan, Council needs to ensure it understands where these species are located to put in place active management plans to reduce threats. Assessments of the existing flora and fauna within the marine and coastal Crown land have been nominated as actions in the CMMP.

## 5.5 Conflicting uses

The risk associated with the approval conflicting uses is managed by the legislative framework around which applications for development within marine and coastal Crown land are assessed. This includes State Government policy and the *Marine and Coastal Act 2018* itself.

There are however, a number of existing examples of use and development within marine and coastal Crown land in the Borough that do not accord with the outcomes sought in the *Marine and Coastal Act* or the associated *Marine and Coastal Policy*. These include the Country Fire Authority (CFA) shed located on the southern side of Point Lonsdale Road and the informal BMX tracks through Moonah woodland in Point Lonsdale.

A better understanding of existing buildings and uses of marine and coastal Crown land is an action of this plan. However, it must be acknowledged that removing non-coastal dependent uses are not always possible in the Borough, in part, due to its long history of settlement and use of the coastline and the lack of available alternate sites. As such Council will pursue a flexible, consultative approach in working with affected users and relevant agencies to relocate non-coastal dependent users.





## 5.6 Population change

According to the Australian Bureau of Statistics (ABS) the number of persons who nominated the Borough of Queenscliffe as their permanent home in 2019 was 2,940, although the population increases to approximately 17,000 over holiday periods, particularly Christmas/New Year and Easter.

In addition, The Point development, which sits within boundary of the City of Greater Geelong, is predicted to accommodate approximately 570 dwellings and a retirement village which incorporates a minimum of 170 independent units. Using an assumed household occupancy rate of two per dwelling/retirement unit, the estimated permanent population of The Point development will add 1,480 persons to the geographical area.

The implications of this to the CMMP is twofold. Firstly it creates a degree of inequity between user groups. One pays for the upkeep of asset through their rates while another enjoys the same assets without any financial contribution to its upkeep.

The second challenge it creates relates to expected standards of service between those that reside within the municipality on a permanent basis that and populations that are semi-permanent from outside the municipality. In most instances, the standards of maintenance and upkeep sought by non-residents are similar to that experienced in inner metro municipalities. However, in light of the Borough of Queenscliffe's small rate base, this standard of service is not something that can be easily met in a sustainable way because of cost.

## 5.7 Visitor Numbers

The popularity of the coast and coastal townships, particularly in warmer months, continues to place pressure on coastal crown land. The Victorian Environmental Assessment Council's *Assessment of Victoria's Coastal Reserves – Final Report* acknowledges that impacts of population growth need to be actively managed along with the associated pressures of increased visitor numbers to the Victorian coast.

The growth of the G21 Region and the accessibility of the region from Melbourne continues to drive high visitation to Queenscliff and Point Lonsdale.

The Borough of Queenscliffe has a high non-permanent population of approximately 50% and the concentration of non-permanent residents at peak holiday times also intensifies impacts on the coastal spaces. The pressure from increased use of coastal facilities includes:

- Increased pressure on existing facilities e.g. beach access points, car parking, toilet/shower facilities, BBQ/picnic facilities.
- Increased waste.



- Expectation regarding immediate access to the beach/water.
- Increased demand for retail offerings close to the beach/water.
- Damage to vegetation.
- Negative human interaction with the marine environment/both flora and fauna.
- Demand for increased coastal caravan park capacity, layout, access and facilities.
- High expectations in relation to service levels.

The issues described above create complexities for Council to meet expectations of visitors whilst acknowledging the local communities desire to minimise change and the scale of development in coastal settings.

## 5.8 Infrastructure development

The level of infrastructure present within coastal Crown land is varied and there are inconsistencies in knowledge about what assets are present, their condition and who is responsible for their management. The range of infrastructure associated with marine and coastal Crown land includes beach access points, pathways, picnic areas, car parks, toilet and shower facilities and stormwater assets through to major recreation facilities and historic buildings and features such as gun/searchlight emplacements and lighthouses.

In the Borough of Queenscliffe some of the infrastructure present is coastal dependant whilst other facilities are less coastal dependant (e.g. recreation facilities, kindergartens and clubs) however these generally have an historic context back to the early 1900s.

The Borough of Queenscliffe relies on a range of existing assets in coastal Crown land. The Borough of Queenscliffe CMMP has an opportunity to better recognise what assets are present and who manages these based on precincts to help prioritise opportunities for improvement.

Collection of asset data and the introduction of appropriate asset management strategies are nominated as actions in the CMMP.

## 5.9 Environment

Some areas of marine and coastal Crown land in the Borough of Queenscliffe have significant environmental features and values. For example, the northern coastal areas interact with the recognised Ramsar listed areas of Swan Bay. Issues of pest plants and animals, protection and enhancement of remnant vegetation and stormwater management can all have interaction through coastal Crown land.

The environmental values of the coastal areas are a key focus of the local community. The complexity of environmental issues in these spaces will potentially involve expertise beyond



that available with the Borough of Queenscliffe. Understanding the capacity for assistance from the State Government where significant environmental issues are evident will be important.

A better understanding of the environmental assets located within marine and coastal Crown land is an action resulting from this CMMP. In addition, once values are known the Borough will be able to better direct resources into the management of these areas.

### 5.10 Indigenous and Post Contact history

Wadawurrung People's connection to coastal areas is strong and the areas managed by the Borough remain important to Indigenous people, represented today by the Wadawurrung Traditional Owners Aboriginal Corporation. The *Aboriginal Heritage Act 2006* ensures the values of these areas are protected and provides a legislative framework to be considered when undertaking works. Connection with the Wadawurrung will be an important element of developing the CMMP. The coastal areas contain a rich legacy of their living cultural heritage, of which only a part is recorded in the Victorian Aboriginal Heritage Register (VAHR).

Maritime, defence and early recreation activities have resulted in key features along the coast including lighthouses, fortifications, piers and boating facilities. Some sites along the coast are included in the Victorian Heritage Register (VHR) which helps protect their historical context and also ensure a legislative frame work for consideration in delivering projects.

The legislative environments detailed above are important and respected. The legislative environments do create significant resource and funding burdens on development of on ground works and it is important that these are recognised in the CMMP. Assistance with the effective engagement with the Wadawurrung Traditional Owners Aboriginal Corporation and funding for heritage studies will be important for future delivery of possible CMMP outcomes.

The Borough of Queenscliffe will continue to actively engage with the Wadawurrung in the development of the CMMP including an action that nominates the development of an Aboriginal Cultural Heritage Values Assessment (VA) for Borough managed marine and coastal Crown land.



### 5.11 Multi agency responsibility, engagement and governance

As noted earlier, areas of marine and coastal Crown land in the Borough of Queenscliffe are also managed by other entities including Parks Victoria, the Commonwealth Department of Defence, Department of Education and Training, Victoria Police, Department of Primary Industries and Vic Track resulting in a greater diversity of management goals and outcomes. Ensuring connection and interaction with other land managers and with permanent lease holders such as sporting clubs is an important element of the CMMP.

Local community also have a strong connection to coastal spaces which provide important places that define the experience of living in the area and support varied recreation outcomes for residents.

In light of some of the complexity of particular parts of the marine and coastal Crown land (e.g. Point Lonsdale Lighthouse Reserve) there is an opportunity to establish clear and effective governance arrangements to help identify and manage issues where multiple agencies may have varied inputs and objectives.

Community engagement will be a critical element in preparing the CMMP and resourcing an effective engagement and consultation process will be an important foundation of the CMMP project.

A number of actions have been nominated in this CMMP that rely on the strengthening of relationships with other Crown land managers and clearly defining effective management strategies for marine and coastal Crown land.



## 6. Precinct Plans

The CMMP divides the land area for which the Borough of Queenscliffe is the nominated land manager into ten (10) precincts. The precincts have been identified based on topography, primary use, consistency of vegetation or existing property boundaries.

The precincts have been defined as a method of dividing the larger management area into smaller units to enable more focused actions and forward planning. The boundaries are not statutory boundaries or recognised more formally.

Specifically, the CMMP nominates a number of actions in the short, medium and long term that relate to the entire area of Borough managed marine and coastal Crown land or specifically to one of the ten (10) precincts. Actions that are relevant to more than one precinct have been included in an overall precinct plan.

## All Precincts

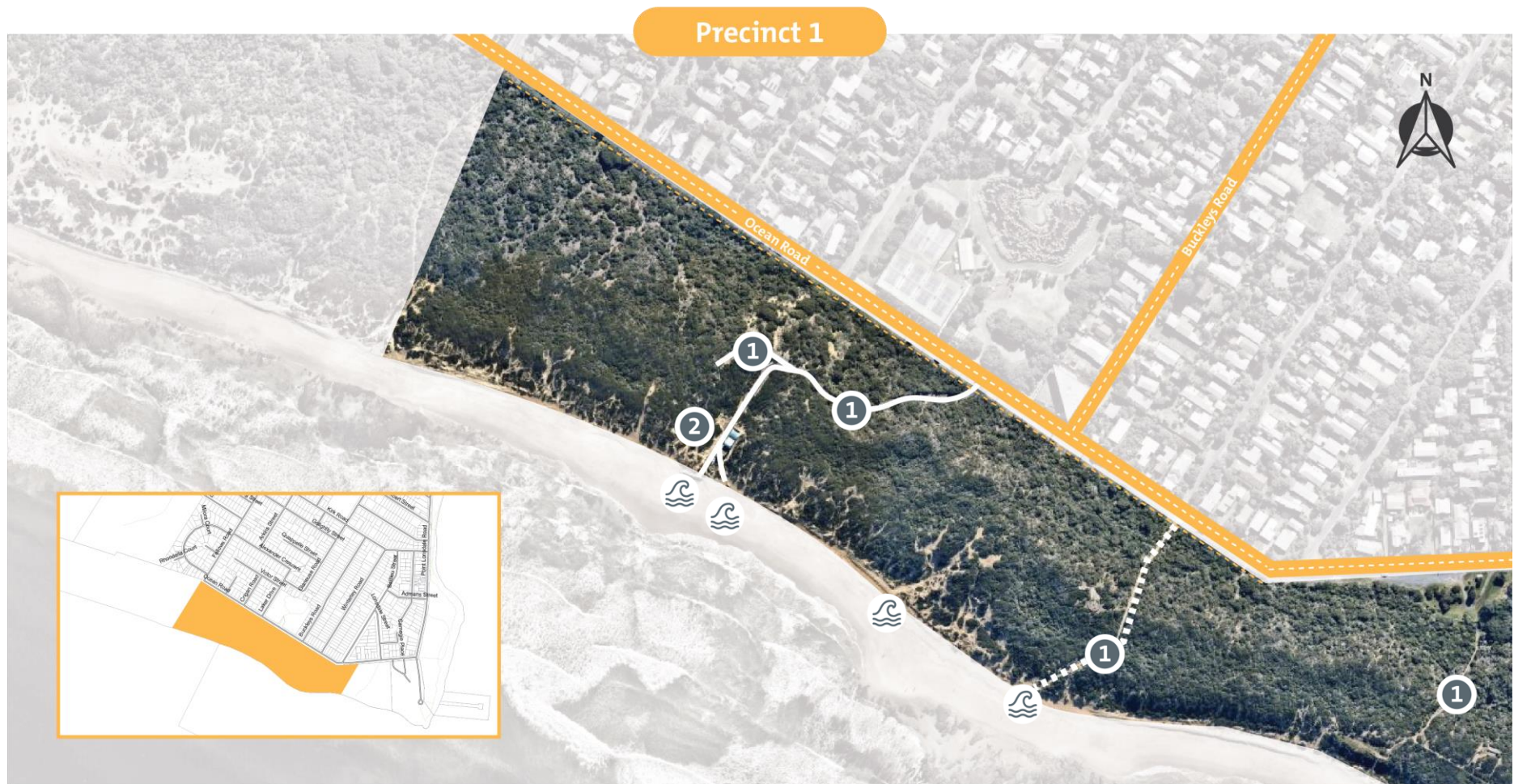


Action	Timeframe	Partners
1. Undertake an assessment of assets to determine those that are 'at risk' of damage or permanent loss and investigate potential engineering, environmental and legislative options to mitigate the cumulative impacts of climate change.	Short term (1-3 years)	
2. Create a pathway strategy/active transport strategy: <ul style="list-style-type: none"> <li>Linking all tourism and heritage sites within the Borough</li> <li>Specifying a hierarchy for paths</li> <li>That provides a design standard based on hierarchy</li> </ul>	Medium term (2-5 years)	
3. Develop a fencing plan that: <ul style="list-style-type: none"> <li>Audits fencing types within crown land being managed by Council</li> <li>Develop design standards for fencing</li> <li>Ensure replacement fencing takes into consideration design standards</li> </ul>	Medium term (2-5 years)	
4. Beach Access: <ul style="list-style-type: none"> <li>Audit beach accesses managed by Council.</li> <li>Develop design standards for beach accesses</li> <li>Ensure replacement beach accesses take into consideration design standards</li> </ul>	Medium term (2-5 years)	
5. Foreshore furniture <ul style="list-style-type: none"> <li>Develop design standards for all street furniture along the foreshore</li> </ul>	Long term (4-7 years)	
6. Signage <ul style="list-style-type: none"> <li>Audits all signs within the foreshore area</li> <li>Nominate and document a management authority for identified signage</li> <li>Retire signs that are no longer required and not serviceable</li> </ul>	Medium term (2-5 years)	
7. Develop a signage strategy that: <ul style="list-style-type: none"> <li>Clearly identifies tourism assets and infrastructure</li> <li>Acknowledges Wadawurrung cultural heritage in consultation with the Wadawurrung</li> <li>Promotes walking</li> <li>Is consistent with, and implements, any Active Transport Strategy related signage actions developed by the Borough of Queenscliffe</li> </ul>	Medium term (2-5 years)	Wadawurrung traditional owners Aboriginal Corporation
8. Develop an action plan in relation to the restoration and/or demolition of the gun emplacements found throughout the Borough	Medium term (2-5 years)	
9. Advocate for clarification, consolidation and realignment of Crown allotment boundaries to reflect existing conditions and management responsibilities.	Short term (1-3 years)	



Action	Timeframe	Partners
10. Prepare an Aboriginal Cultural Heritage Values Assessment for all marine and coastal Crown land	Medium term (2-5 years)	Wadawurrung traditional owners Aboriginal Corporation
11. Prepare an infrastructure audit and asset management strategy specific to physical assets located within marine and coastal Crown land	Short term (1-3 years)	
12. Undertake flora and fauna assessments and prepare associated management plans for each precinct	Medium term (2-5 years)	
13. Develop a weed management strategy which includes direction to manage weeds at stormwater outfall locations	Short term (1-3 years)	
14. Continue to work with State and other agencies to explore options for mitigating risks to coastal Crown land associated with climate change	Ongoing	DELWP, Parks Victoria
15. Undertake an audit of visitor numbers within the Borough	Short term (1-3 years)	
16. Develop a storm water management plan within the Borough to establish best practice solutions for discharge of water into Port Phillip Bay	Medium term (2-5 years)	





**Legend**

- - - - - Fencing
- ..... Unsealed Path
- Buildings
- Residential Street
- Beach Access
- Action number

**Description of the precinct:**

Precinct 1 is defined by a heavily vegetated series of dunes providing a formidable boundary between the urban development of Point Lonsdale and the wildness of Bass Strait. The precinct encompasses an area of approximately 16 hectares with Fellows Road marking the western boundary of the precinct and Point Lonsdale Road the east.

Informal and formal beach access points are available between Ocean Road and the beach, which is popular year round with residents and tourists. There are also remnants of gun and searchlight emplacements that stand as a testament to the importance of the area in the military and maritime history of Victoria.

The Point Lonsdale Surf Lifesaving Club (PLSLC) has a beach base located in Precinct 1, sited in the margin between the toe of the dunes and the water. The poor structural integrity of the building has resulted in it being abandoned for safety reasons. The PLSLC is keen to rebuild to ensure that they can safely continue their work in protecting beach users.

The precinct is a known nesting habitat for Hooded Plovers.

Action	Timeframe	Partners
1. Identify all paths and entrances within the precinct and ensure: <ul style="list-style-type: none"> <li>• Informal pathways and entrances are removed or remediated</li> <li>• Formal paths are inspected and maintained regularly</li> <li>• Unused infrastrcutur is removed and remediated.</li> </ul>	Short term (1-3 years)	
2. Assist in the refurbishment of the beach base in collaboration with the Point Lonsdale Surf Lifesaving Club, DELWP and Surf Lifesaving Victoria, having regard to all relevant legislation and the <i>Siting and Design Guidelines for Structures on the Victorian Coast</i> (DELWP, May 2020)	Short term (1-3 years)	Point Lonsdale Surf Lifesaving Club, DELWP

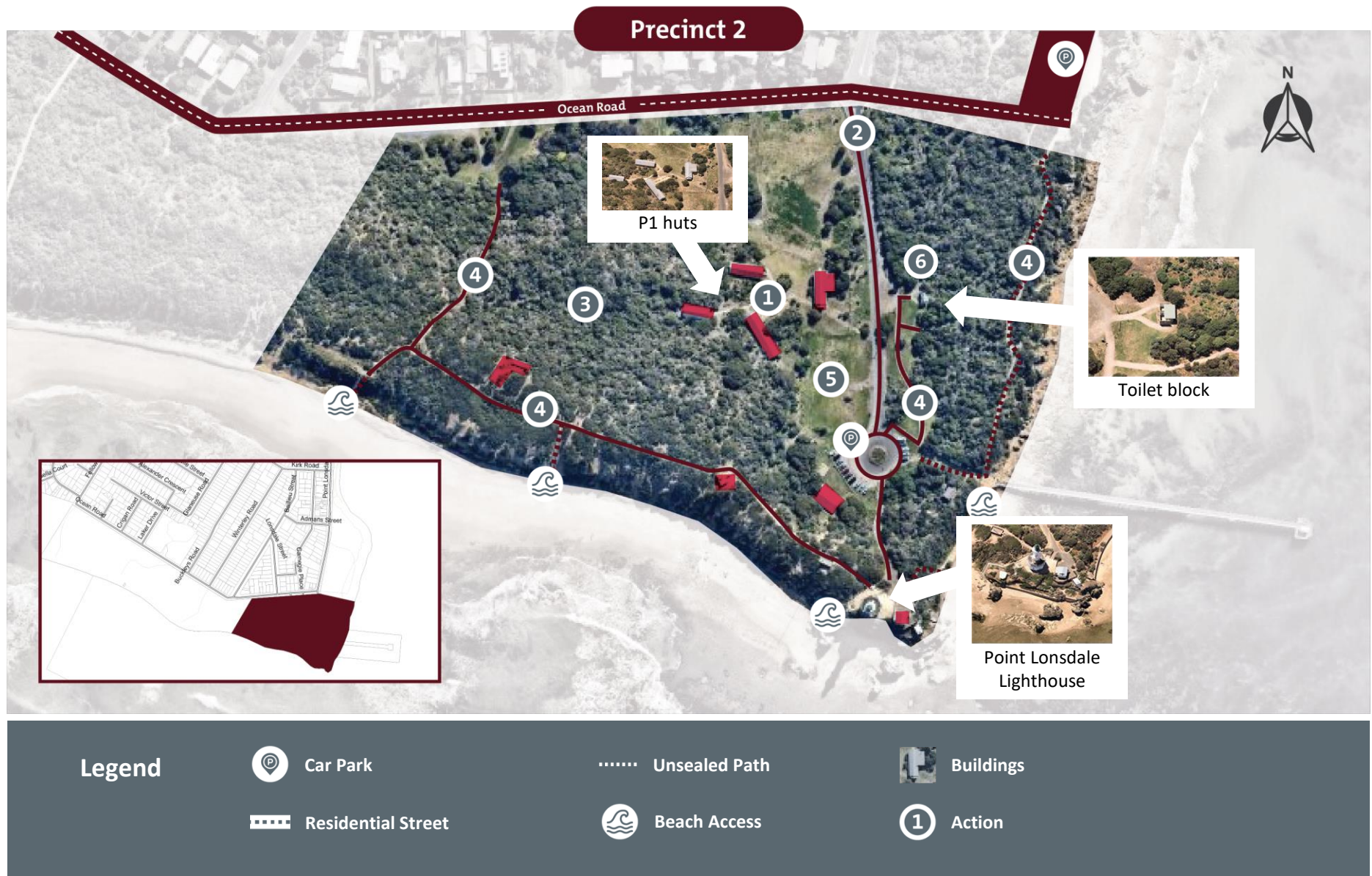
**Community Aspirations**

Respondents to the CMMP Stage 1 consultation saw the Point Lonsdale Back Beach as a primarily natural space but with a focus on exercise and recreation. Many respondents also saw the value of this beach as a draw card for visitors and groups to spend time together.

The community responded to questions about how Precinct 1 could be made even better with the following aspirations:

- Limiting access to the dunes to reduce erosion and protect habitats for flora and fauna
- Wildfire fuel reduction through removal of exotic weed species and replanting of indigenous 'fire tolerant' species
- Protect vegetation by closing the dunes to the public and only allowing beach access via defined tracks





### Description of the precinct:

The boundary of Precinct 2 aligns with the Heritage Victoria listed Point Lonsdale Defence and Maritime Precinct. The precinct is an area of approximately 10 hectares bounded by Ocean Road to the north, Port Phillip Bay to the east and Bass Strait to the south.

The precinct contains the Point Lonsdale lighthouse which marks the landmass on the western side of the entrance to Port Phillip Bay. A dune complex wraps around the southern and eastern side of the precinct which contains significant areas of remnant indigenous vegetation. The precinct also contains historic buildings and remain as a reminder of the strategic importance of the precinct to the establishment and defence of the colony of Victoria.

Action	Timeframe	Partners
1. Conserve the P1 huts on site in accordance with advice from Heritage Victoria and other relevant authorities	Short term (1-3 years)	Wadawurrung Traditional Owners Aboriginal Corporation, Heritage Victoria, other State Government agencies, local community
2. Develop a signage plan for the reserve to achieve signage that: <ul style="list-style-type: none"> <li>Has regard to any signage strategy developed by the Borough</li> <li>Has regard to signage installed at Point Nepean</li> </ul>	Medium term (2-5 years)	Local community
3. Celebrate the traditional owner values and fabric on the site in consultation with Wadawurrung.	Ongoing	Wadawurrung Traditional Owners Aboriginal Corporation
4. Develop a pathway plan that is consistent with any pathway plan developed by the Borough.	Short term (1-3 years)	
5. Prepare a cultural values assessment for the Point Lonsdale Defence and Maritime Precinct	Short term (1-3 years)	Heritage Victoria
6. Replace the existing public toilet located in the precinct with a new facility.	Short term (1-3 years)	
7. Develop a conservation management plan for the precinct	Medium term (2-5 years)	Heritage Victoria, Wadawurrung Traditional Owners Aboriginal Corporation, State Government, local community

### Community Aspirations

The striking natural features of the lighthouse and its surrounding area rated highly for respondents to the CMMP Stage 1 consultation, who also saw these features as a drawcard for tourists and visitors.

The community responded to questions about how Precinct 2 could be made even better with the following aspirations:

- New, cleaner toilets
- Restoration of vegetation
- Recognition of cultural and historic significance
- Wildfire fuel reduction through removal of exotic weed species and replanting of indigenous 'fire tolerant' species
- Protection from vandalism





### Legend

- Playground
- Residential Street
- Carpark
- Beach Access
- Buildings
- Action

### Description of the precinct:

Precinct 3 covers an area of approximately 10.5 hectares which runs north-south between the intersection of Point Lonsdale Road and Ocean Road in the south and Point Lonsdale Primary School in the north.

The precinct contains two of the caravan and camping parks that the Borough of Queenscliffe manages – Royal Park and Golightly. The Point Lonsdale Bowling Club is also within the precinct, perched on the clifftop above the waters of Port Phillip Bay with access via Point Lonsdale Road.

It can be argued that the key focal point of Precinct 3 is the Point Lonsdale front beach. The beach is a hub for residents and visitors that combines the retail and commercial centre of Point Lonsdale with easy access to the beach, promenade and playground facilities.

It is a popular area for BBQ's and picnics and is linked from the Point Lonsdale lighthouse to the township of Queenscliff by a path that extends along the cliff tops and down to sea level between the dunes and the waters of Port Phillip Bay. The Rip View carpark is a popular location for viewing ships entering and leaving Port Phillip Bay.

### Action

Action	Timeframe	Partners
1. Develop a master plan for the precinct with a view to: <ul style="list-style-type: none"> <li>• Consolidating street furniture and signage design in accordance with any relevant design guidelines as outlined in the 'all precincts' section of this plan</li> <li>• Enhancing landscaping</li> <li>• Framing and capturing views from the site towards the water</li> </ul>	Long term (4-7 years)	
2. Review the existing Master Plan for Royal Park having regard to: <ul style="list-style-type: none"> <li>• The need for a new changing room and viewing facilities</li> <li>• New fencing and lighting around the oval</li> <li>• The relocation of the Marconi memorial</li> <li>• Safe access to and from the caravan park</li> </ul>	Medium term (2-5 years)	
3. Undertake an assessment of current leasing and licensing of caravan park users to determine compliance with the <i>Leasing policy for Victorian Crown Land</i> (2018)	Short term (1-3 years)	
4. Continue education programs on protection of protected remnant indigenous vegetation (specifically orchids)	Ongoing	BCN
5. Prepare a vegetation management plan for the precinct	Long term (4-7 years)	BCN

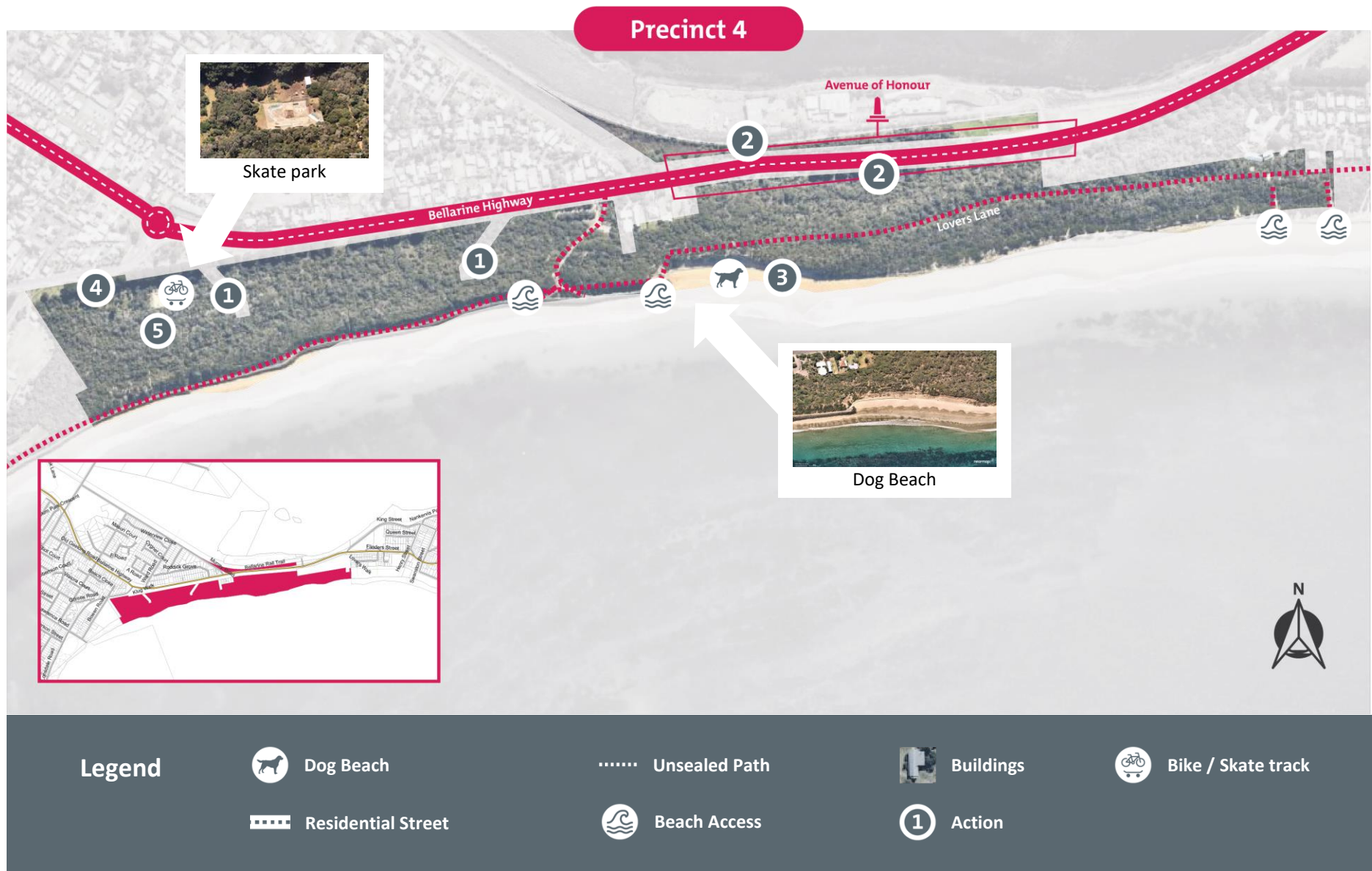
### Community Aspirations

Respondents to the CMMP Stage 1 consultation saw the Point Lonsdale Foreshore as one of the most family-friendly areas of the Borough's coastline, rating highly as a space for children, visitors and residents to socialise and spend time together. While natural features rated highly on all beaches within the Borough of Queenscliffe they were less prioritised in this area compared to other precincts.

The community responded to questions about how Precinct 3 could be made even better with the following aspirations:

- Protection of the remnant Moonah Woodlands
- Better maintenance of the Promenade to ensure uninterrupted public access
- Removal of exotic weed species and planting of indigenous vegetation
- Protection and conservation of the beachfront





### Description of the precinct:

Precinct 4 is an area of approximately 27 hectares, bounded by Point Lonsdale Primary School to the west, Bellarine Highway and Swan Bay to the north, Port Phillip Bay to the south and the YMCA Camp Wyuna to the east.

The predominant vegetation coverage in the precinct is Coastal Moonah Woodland with a small area of cleared land in the north-west corner of the precinct on which is constructed a shed used by the Country Fire Authority (CFA) and the Queenscliffe Skate Park.

The Promenade is a sealed asphalt pathway that extends from Point Lonsdale to Dog Beach, between the beach and the base of the dunes. Protection of the path and dunes is in the form of substantive stone revetment, the base of which is at the northern extent of the sand and the top either level with, or just above, the asphalt path. Approximately 175 metres west of the end of the pathway the path turns north, towards the Bellarine Highway. It is from this path that a granitic sand pathway weaves its way through the Coastal Moonah woodland which secures the dune system between the Bellarine Highway and the beach. Locally, this path is known as ‘Lovers Walk’ and connects to Shortlands Bluff in Queenscliff.

A car parking area is located approximately mid-way between the eastern and western extent of the precinct. The car park abuts an area of land approximately 6,000 square metres in area containing six (6) residential allotments.

The northern extent of the precinct is a small area of land which abuts Swan Bay. This land contains an area of remnant saltmarsh.

#### Action

Action	Timeframe	Partners
1. Audit all titles within the precinct with a view to consolidating the number of titles where possible	Long term (4-7 years)	DELWP
2. Ensure the stand of Monterey Cypress trees ( <i>Cupressus macrocarpa</i> ) are audited for risk, health and the presence of <i>canter seiridium</i> on an annual basis	Ongoing	
3. Implement the recommendations of the <i>Extreme Weather Case Study Report – Coastal Erosion (Borough of Queenscliffe)</i> by the Department of Environment Land Water and Planning (11/08/21)	Medium term (2-5 years)	DELWP, Parks Victoria
4. Relocate the Country Fire Authority (CFA) operations to an alternate location	Short term (2-5 years)	CFA, DELWP
5. Prepare a master plan for the precinct that includes: <ul style="list-style-type: none"> <li>An update and refresh of the skate park</li> <li>a location and design for a bike park</li> </ul>	Short term (1-3 years)	CFA, DELWP, DOT.

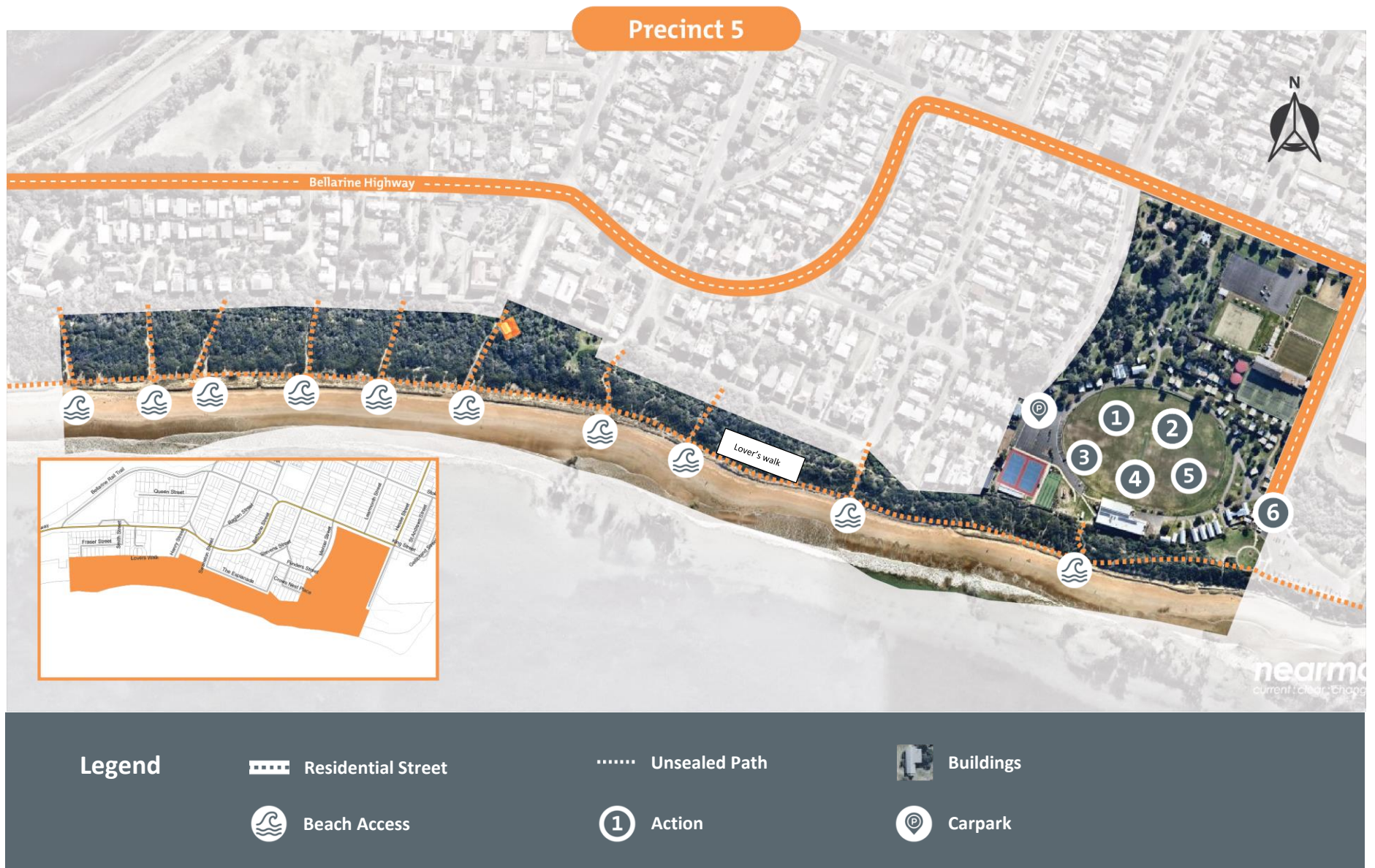
#### Community Aspirations

Respondents to the CMMP Stage 1 consultation saw Precinct 4 as having a more relaxed feel with its natural appeal as an important feature of the space, while also seeing recreational values for residents and visitors. An acknowledged feature of the precinct, for residents and visitors alike, is the importance of the area known as ‘Dog Beach’ which is a dedicated space to exercise dogs.

The community responded to questions about how Precinct 4 could be made even better with the following aspirations:

- Protection of the dunes from further erosion
- Toilets in the carpark
- Better beach access
- A dedicated 24/7 dog beach 365 days of the year





### Description of the precinct:

Precinct 5 is approximately 20 hectares in area. The precinct is a narrow strip of sand dune and Coastal Moonah woodland between YMCA Camp Wyuna to the west, residential allotments to the north, Port Phillip Bay to the south and Shortland's Bluff to the east. The granitic sand path known as 'Lovers Walk' continues to wind through the woodland along the top of the dunes until it terminates at Shortland's Bluff and the Ocean View car park, located at the southern-most extent of Hesse Street in Queenscliff.

Precinct 5 contains the main sporting facilities in the township of Queenscliff including the Queenscliff Oval, netball courts, bowling, croquet and tennis facilities. The precinct also contains the Queenscliffe Tourist Park which is a camping and caravan facility that wraps around the oval and bowling club. In addition, a kiosk is located on the western side of the Ocean View carpark.

Respondents to the CMMP Stage 1 consultation saw Precinct 5 as a recreational space with natural features and a primary destination for visiting and gatherings, including for children.

Action	Timeframe	Partners
1. Review and update the Queenscliffe Tourist Park Master Plan	Short term (1-3 years)	
2. Complete the construction of the caravan park amenities building	Short term (1-3 years)	
3. Complete the construction of the sports shed and surrounding landscape requirements in collaboration with the Queenscliff Sports Club	Short term (1-3 years)	Queenscliff Sports Club
4. Complete electrical configuration of the precinct in order to consolidate electrical supply on site	Short term (1-3 years)	
5. Undertake an assessment of current leasing and licencing of caravan park users to determine compliance with the <i>Leasing policy for Victorian Crown Land</i> (2018)	Short term (1-3 years)	
6. Review condition of existing Kiosk located at Shortland's Bluff and investigate replacement and/or future configuration of any buildings proposed on site	Short term (1-3 years)	
7. Prepare a vegetation management plan for the precinct		

### Community Aspirations

The community responded to questions about how Precinct 5 could be made even better with the following aspirations:

- Improvement of the kiosk at the Ocean View carpark
- More trees
- A family friendly beach space with improved access
- Better cultural heritage protection
- Removal of exotic weed species and revegetation of the cliff top with indigenous species
- Improved access to Lover's Walk



## Precinct 6



### Description of the precinct:

Precinct 6 is a triangular piece of land, approximately 2.9 hectares in area, bounded by King Street to the north, residential allotments to the east and the Bellarine Highway to the south. The site was once the location of Queenscliff High School (later Bellarine Secondary College) which has been demolished.

Respondents to the CMMP Stage 1 consultation nominated Precinct 6 suggest that the precinct should retain its natural feel and outlook towards Swan Bay.

Action	Timeframe	Partners
1. Explore options for mitigating flooding as nominated in <i>Our Coast – Coastal Inundation Options Report (2016)</i>	Medium term (2-5 years)	
2. Discuss and finalise the future use of this precinct in collaboration with stakeholders	Medium term (2-5 years)	
3. Prepare a vegetation management plan for the precinct		

### Community Aspirations

At the date of this CMMP, there are no current plans to undertake works within Precinct 6. In accordance with the requirements of the *Marine and Coastal Act 2018*, public engagement will be a key component of any future works in the space.



## Precinct 7



### Description of the precinct:

Precinct 7 is an irregularly shaped piece of land, approximately 1.4 hectares in area, bounded by the Bellarine railway line to the north, crown land under the management of VicTrack to the east and King Street to the south. The site falls steeply from King Street towards the railway line and Swan Bay and is partially cleared and regularly mowed. The site is bisected by an unsealed road which extends from Nankervis Parade and provides vehicle and pedestrian access to the Queenscliff Lonsdale Yacht Club. As with Precinct 6, respondents to the CMMP Stage 1 consultation suggested that precinct 7 should retain its natural feel and be a space to observe and enjoy nature. Respondents also suggested that public access to this space (and the entire waterline of Swan Bay) should be more limited than in any of the other precincts.

### Action

Action	Timeframe	Partners
1. Develop a stronger working relationship with abutting land managers (VicTrack & the Bellarine Railway) to coordinate the removal of pest species and revegetation of the rail corridor as necessary	Ongoing	VicTrack, Bellarine Tourist Railway
2. Explore options for mitigating flooding as nominated in <i>Our Coast – Coastal Inundation Options Report (2016)</i>	Medium term (2-5 years)	
3. Prepare a vegetation management plan for the precinct		

### Community Aspirations

The community suggested that the following works should be undertaken within Precinct 7:

- Removal of exotic weed species
- Replanting of indigenous vegetation





### Description of the precinct:

Precinct 8 is an irregularly shaped piece of land, approximately 5.4 hectares in area, which wraps around the southern and eastern boundaries of Fort Queenscliff in the area known as Shortlands Bluff.

The primary attraction for visitors to the area is the Ocean View carpark which affords expansive views of Port Phillip Bay and is particularly popular for ‘ship watchers’.

A number of memorials have been erected overlooking the water that encourage remembrance of our service and losses to the sea and are a focal point for remembrance services during the year.

The precinct also contains the Queenscliffe lighthouse and other navigation aids to shipping in Port Phillip Bay

The precinct contains areas of remnant vegetation on the top of the dune and rocky outcrops around the peninsula of land upon which Fort Queenscliff is located.

Respondents to the CMMP Stage 1 consultation saw Precinct 8 as a recreational space with natural features and a primary destination for visiting and gatherings, including for children.

Action	Timeframe	Partners
1. Prepare a conservation management plan for the Shortlands bluff precinct.	Medium term (2-5 years)	Heritage Victoria. DELWP.
2. Continue to work with the Department of Defence on the maintenance of the interface between coastal Crown land and Fort Queenscliff – particularly weed removal, revegetation and drainage along the forts southern wall/moat	Ongoing	Department of Defence
3. Prepare a management plan for the stand of vegetation located on the southern boundary of Fort Queenscliff in collaboration with stakeholders	Short term (1-3 years)	BCN

### Community Aspirations

The community responded to questions about how Precinct 8 could be made even better with the following aspirations:

- Improvement of the kiosk at the Ocean View car park
- More trees
- A family friendly beach space with improved access
- Better cultural heritage protection
- Removal of exotic weed species and revegetation of the area around Fort Queenscliff with indigenous species





### Legend

- Playground
- Residential Street
- Carpark
- Beach Access
- Buildings
- Action

**Description of the precinct:**

Precinct 9 is approximately 13 hectares in area and extends from the northern boundary of Fort Queenscliff to the southern side of Wharf Street in Queenscliff. The topography of the precinct includes significant areas of parkland located above the Queenscliff front beach.

The parks are popular with tourists and residents for picnics and passive recreation. A large playground in Princess Park forms a focal point for many gatherings with a number of BBQ areas and picnic tables distributed through the parkland providing opportunities for an extended stay. The Café ‘Nelly’s’ at the Pier’ is also located in Princess Park.

The land also contains the Queenscliffe Neighbourhood House and the Pilots Building which both occupy the foreshore in the south-east section of the precinct.

In addition, several historic structures including the Pavilion and the Wreck Bell (which is listed on the Victorian Heritage Register) occupy parkland between Wharf Street and Symonds Street.

A large area of remnant vegetation extends along the entire eastern boundary of the precinct.

**Action**

	Timeframe	Partners
1. Determine the future of the Weeroona and Princess Park toilets in consultation with relevant stakeholders	Short term (1-3 years)	
2. Undertake a vegetation assessment and prepare a vegetation management plan for the precinct	Short term (1-3 years)	
3. Undertake an investigation into the need for infrastructure to support the use of this precinct for events, having regard to Council’s asset management strategies	Medium term (2-5 years) to Long term (6-10 years)	
4. Develop a masterplan for the precinct having regard to the above requirements	Medium term (2-5 years) to Long term (6-10 years)	

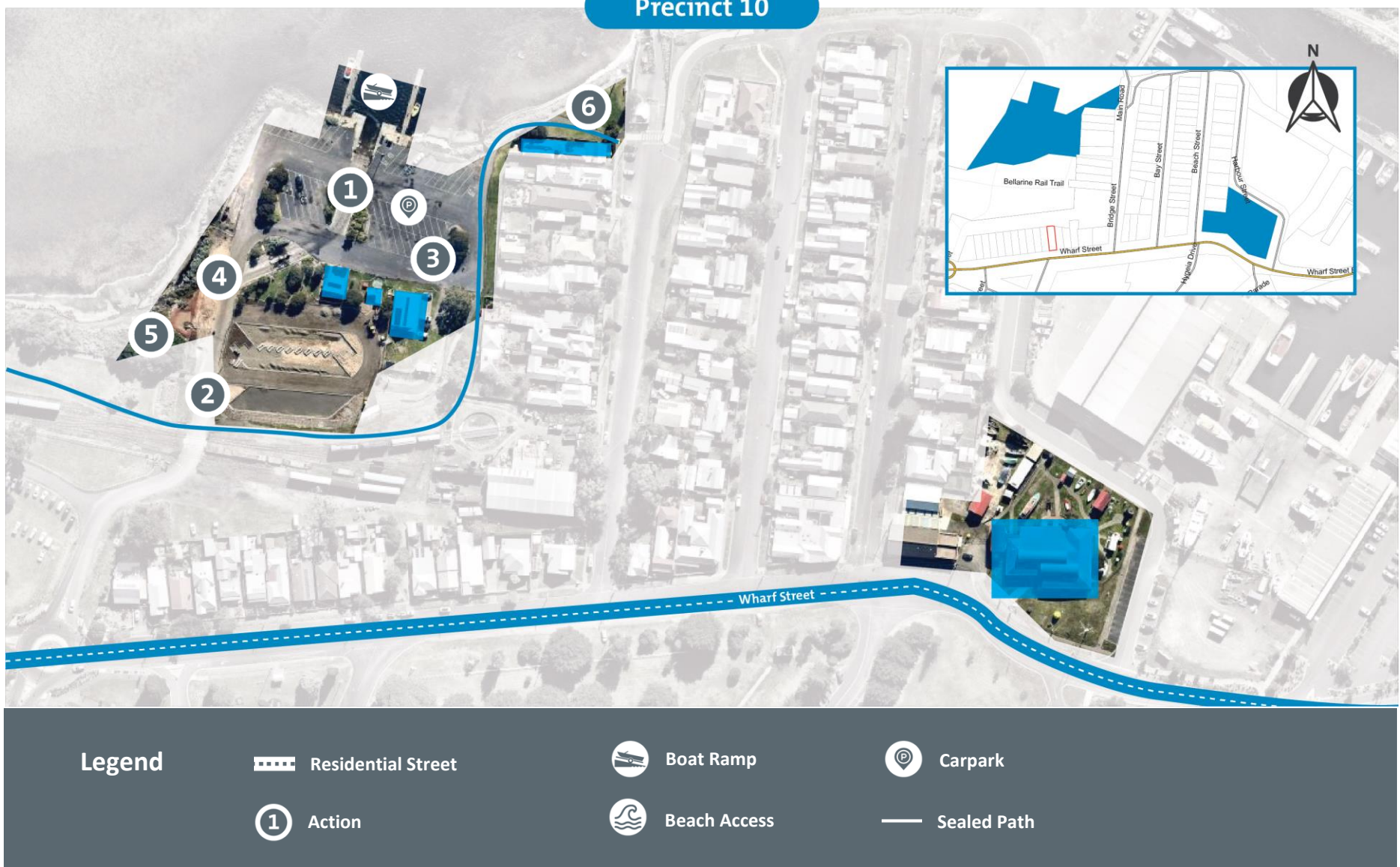
**Community Aspirations**

The community responded to questions about how Precinct 9 could be made even better with the following aspirations: The community responded to questions about how Precinct 3 could be made even better with the following aspirations:

- A family friendly beach space with improved access
- Clearance of weed species to improve access to the beach and visibility of the water



## Precinct 10



### Description of the precinct:

Precinct 10 is approximately 2 hectares in area and encompasses several land parcels containing the Queenscliffe Maritime Museum and the Queenscliff Boat Ramp.

The boat ramp and surrounding area is currently being upgraded by Better Boating Victoria with the aim of improving safe access to the water by water craft (power, sail or paddle) and improving the amenity of the site for boat users and the public.

The Queenscliffe Maritime Museum houses a diverse collection that relate to the importance of maritime industry in the development of Queenscliff and, conversely, the importance of Queenscliff in providing safe access, and harbour, to the ships that brought people and goods to aid the development of Victoria.

Action	Timeframe	Partners
1. Continue to work with Better Boating Victoria on completing the upgrade of the Queenscliff Boat Ramp and surrounds	Short term (1-3 years)	Better Boating Victoria
2. Prepare a traffic management plan for the precinct having regard to the need to balance protecting community amenity and traffic from the Queenscliff-Sorrento ferry service and high use days at the Queenscliff Boat Ramp	Short term (1-3 years)	Better Boating Victoria, DOT.
3. Clarify future asset management responsibilities for the maintenance of the Queenscliff Boat Ramp and surrounds	Short term (1-3 years)	Better Boating Victoria, Parks Victoria
4. Improve pedestrian links between the boat ramp car park and Hesse Street by constructing a dedicated pathway from the car park to the roundabout at the intersection of Hesse/ Wharf and Symonds Street.	Short term (1-3 years)	
5. Develop a stronger working relationship with abutting land managers (VicTrack & the Bellarine Railway) to coordinate the removal of pest species and revegetation of the rail corridor as necessary	Ongoing	Victrack
6. Explore options for mitigating flooding as nominated in <i>Our Coast – Coastal Inundation Options Report</i> (2016)	Med Term (2-5 years)	

### Community Aspirations

The community responded to questions about how Precinct 10 could be made even better with the following aspirations:

- A dedicated space for boating and the continued growth of the marine industry in Queenscliff
- A place where the public can safely access the waters of Swan Bay and Port Phillip Bay
- A place that is connected to the community and township of Queenscliff