

Independent Review: The Wyndham Plan Community Engagement Report (draft)

31 August 2023



Giving every person a voice.

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Background

The following report outlines Capire's Independent Review of The Wyndham Plan Community Engagement Report (Draft) "CE Report (draft)" for Wyndham City Council (Council). The Wyndham Plan will be referred to as 'The Plan (draft)' throughout the review and analysis.

The review has been structured around the five questions provided to Capire:

1. Does The Wyndham Plan (Draft) Community Engagement Report, July 2023 accurately reflect the feedback and submissions received during the consultation that occurred between 30th November 2022 to 3rd March 2023?
2. Does The Wyndham Plan (Draft) Community Engagement Report, July 2023 adequately review/summarise the community submissions made to The Wyndham Plan (Draft)?
3. Does The Wyndham Plan (Draft) Community Engagement Report, July 2023 adequately review/summarise the government department, agency and stakeholder submissions made to The Wyndham Plan (Draft)?
4. Does The Wyndham Plan (Draft) Community Engagement Report, July 2023 adequately review/summarise the landowner and developer submissions made to The Wyndham Plan (Draft)?
5. Based on your independent assessment of all of the material provided and the submissions received, do you have any recommendations in relation to matters that should be included in The Community Engagement Report?

In order to undertake the review, the Capire team reviewed all of the data provided throughout the consultation period through the Loop Survey, workshops and submissions.

For the first four questions posed above, the assessment was structured through providing a review of whether the CE Report (draft) captured the data gathered, and a recommendation for a suggested revised approach to analysis and reporting. Question 5 highlights overall recommendations.

The Capire team also provided some analysis of the consultation data to demonstrate the recommendations around theming. The Capire analysis involved inductive coding which is a ground up approach where the codes and themes are driven by the data, rather than by pre-set categories. Two Capire team members reviewed the data. The first reviewer read through the consultation data and attributed a code to each comment. The second reviewer then confirmed the code assigned to ensure there was consistency.

The codes were then organised into groups that relate to one another to determine overarching themes. Verbatim quotes were used to highlight themes, and typos were edited where there was a clear error e.g 'Wndyham' instead of 'Wyndham'. Quotes are indented and Italicised throughout the report.

Review

1.1 Does The Wyndham Plan (Draft) Community Engagement Report, July 2023 accurately reflect the feedback and submissions received during the consultation that occurred between 30th November 2022 to 3rd March 2023?

1.1.1 Online loop survey

Council's analysis of the Loop Survey results was limited to a tagging system and word clouds that picked up 'mentions' of a word or phrase. The mentions were captured accurately as were the high-level key themes. The gap in the analysis is that the tagged information does not pick up on sentiment or delve any deeper into the emerging themes. For example, if a tag is 'dislike it' or 'green lungs', further analysis is recommended to understand the 'what' underneath the label or key word.

Overall, the Capire review included more responses than the Council review due to only excluding those that were repeated and/or held no information e.g. YouTube link with no context, 'n/a'.

The Capire review below includes an overview of the themes emerging from each Loop survey question. It should be noted that some repetitive comments demonstrate a significant level of dissatisfaction towards both the concept and the feedback process. This information can be captured under a 'limitations' section, as suggested by Capire under section 1.5 of this report.

Note: word clouds were not included under the 'Council Analysis' sub-headings and can be found in the CE Report (draft).

QUESTION 1A- THOUGHTS AND EXCITEMENT

Question 1A asked 'what do you think of The Wyndham Plan Draft Document? What are some of the things you are excited about?'

Council Analysis

'A total of 118 comments were provided to this question. The most popular responses related to the transport network (24%), freedom of movement? (12%) and green lungs (12%).'

Capire review

A total of 128 comments were received and two were excluded as they stated 'none' and 'nothing'. Similar to the Council analysis, the Transport Network and plans to increase green spaces (i.e. Green lungs) were two of the key aspects respondents commented on. There were also a significant number of comments indicating uncertainty around The Plan (draft), ranging from distrust of Council and rejection of The Plan (draft), to needing more information or feeling it was too soon to comment.

The Capire analysis below provides further nuance to the tags provided in CE Report (draft).

Capire analysis

A significant number of comments (29%) related to needing further information and/or suggesting that there are missing aspects to The Plan (draft) e.g. certain suburbs, facilities missing etc.

'Point Cook seems to be left out - why isn't it considered one of the centre areas? It feels like it's just left to be packed full of houses, sports ovals and nothing else.'

'...However no attention paid to Truganina - its like we are not part of Wyndham!!'

'Very high level with no substance. Very little to get excited about as you are not telling us how you are going to do it & what it will cost. Planners running rampant.'

In contrast, 13% of respondents felt positive overall in terms of the proposed plans.

'Its a great plan and needed for the growing Wyndham area'

'Broadly speaking the vision is wonderful'

Key themes included:

Transport network: Twenty-seven per cent of comments related to the Transport Network were positive, and many emphasized the importance of improving traffic conditions and public transport options.

'The Wyndham transport loop sounds like a good idea to improve traffic flow'

'I'm excited about the possibility of more transport options'

Green lungs, Coast and Country: Thirteen per cent of comments related to nature, open space and making the area greener. In particular, improving care of natural environments was a focus.

'...Improved canopy coverage and greenery...'

'an integrated network of open spaces connected with shaded boulevards, active transport networks, waterways and natural environments'

Uncertainty: Many respondents indicated they feel uncertain and unsure about The Plan (draft), some due to feeling that it misses the mark in terms of what they feel is important, and others felt the information in The Plan (draft) was not clear, or it was too soon to tell how it would be achieved.

'...I think a lot of it is written in jargon that makes it difficult for the average person to interpret.'

'...I think these are mostly good initiatives, but I would like to see more detail on each of the projects (e.g. modelling, start date, completion date)...'

QUESTION 1B- ANYTHING THAT WAS MISSED

Question 1B asked 'is there anything we might have missed that you think should be included?'

Council analysis

'A total of 98 comments were provided to this question. The most popular responses related to focusing on the transport network (15%), fixing roads and traffic (13%) and freedom of movement (13%).'

Capire review

The Capire review elicited the same high level themes as those outlined in CE Report (draft). The Capire analysis included more comments, and also provides context around the emerging themes, including the addition of a specific theme on 'Liveability'. Significantly more comments related to needing further information or clarification regarding The Plan (draft) were identified in the Capire analysis.

Capire analysis

A total of 124 comments were recorded and 11 were excluded due to including no information. The remaining 113 comments were analysed.

Fourteen per cent of respondents mentioned the need for further clarity around The Plan (draft) itself and in terms of implementation.

'A clearer strategy on how development is coordinated across the municipality, given the vast expanse of the developable land'

'I need specific information all I saw a lot of sections and didn't know what to review'

Key themes included:

Transport network: In total, 36% of comments received related to roads in terms of safety and congestion (16%), improvements to public transport (14%) and an increase in bike and walking paths (6%).

'More train lines and transport, amenities around Derrimut road'

'The infrastructure is the key to lessen car traffic...safer paths for bike and people'

'Fix up the roads in Werribee and Wyndham vale. Traffic has worsened since the crossing removals.'

Liveability: Nineteen per cent of comments related to an increase in opportunities to enjoy life in the area, including additional cafes, universities and TAFEs, engaging cultural activities and events as well as more services and local jobs.

'Public art: sculptures, murals, etc. Multicultural open air concerts and exhibitions. Walking trails (dogs on leash, please), under cover seating in green oasis. Free xmas carols and a New Year's Eve event (both with fireworks). Extended local library hours (eg. earlier start, longer hours on weekends). More local cultural events (like they do in Geelong, eg. MSO visits, etc.)'

'Encourage TAFE, universities, and RTOs to have their small campuses in the western suburb'

'Wyndham needs more entertainment complexes to improve liveability'

'Health and school precinct are not in the plan'

Rejection of plan: Of the respondents, 22% indicated that they reject The Plan (draft). They related to freedom of movement and overall unwanted changes to the area.

'You have missed the message, that people DO NOT WANT this PLAN to go ahead'

'I think it is more a lot of what is not really needed'

QUESTION 1C- ANYTHING ELSE

Question 1C asked *'is there anything else you want to tell us?'*

Council analysis

'A total of 81 comments were provided to this question. The most popular responses related to focusing on the transport (9%), dislike the plan (draft) (6%) and some felt they did not consent to the preparation of the plan (draft) (6%).'

Capire review

There were 113 responses recorded in total. Eleven were excluded leaving 102 comments to be analysed. The focus on transport as a key theme was consistent with Council's overview in the CE Report (draft). Other themes were further analysed and differed to the Council analysis.

Capire analysis

Similar to previous responses in questions 1A and 1B, 29% of comments stated a rejection of the proposed plans for Wyndham, 10% required further information, while 9% stated overall support for The Plan (draft).

Key themes included:

Transport network: Fourteen percent of comments mentioned the need for better public transport options, parking around stations and/or a re-consideration of trackless trams.

'I have significant concerns about the proposed Autonomous Rapid Transit system. Such systems have generally not been successful overseas and compare unfavourably to more conventional light rail systems.'

'More public transport in Point Cook'

'...organise better public transport facilities...'

Road safety and improving congestion was also mentioned in 10% of the comments.

'Please make sure roads are safe to travel'

'Need to duplicate or widen point cook road! It's the Only way onto the freeway and has too many school crossings, traffic horrible and if accident then no way out!'

Environmental needs: Ten per cent of respondents mentioned the need for more greenery, and better care for existing green spaces including nature strips and gardens.

'And we need more trees in the community. Not enough green trees cover.'

'Have canopy targets and consequences for not meeting them. Create Forested corridors with trails connecting different areas. Buy and demolish factories around skeleton creek and reforest.'

'Please do not plant gum trees along the Boulevard in Derrimut Road. They do not look nice; they shed bark, leaves and branches annually.'

A focus on liveability and opportunities in the area was mentioned (8%), as well as the feeling that The Plan (draft) misses the mark and there is a need to focus on existing priorities (11%).

QUESTION 2- NEIGHBOURHOOD & VILLAGE PULSES

Question 2 asked 'What do you think of our plans for our Neighbourhood & Village Pulses?'

Council analysis

'A total of 111 comments were provided to this question. The most popular responses related to concerns about restricting freedom of movement (25%), the exclusion of Truganina as an identified Neighbourhood pulse (14%) and the definition of a 20 min city (13%).'

Capire review

A total of 132 responses were provided to this question and eleven comments were removed due to being a repeated comment or containing no information. The remaining 121 responses were mixed, with most being unsupportive or neutral towards The Plan (draft).

Neutral sentiments were characterised by comments indicating the need for further clarification or information to understand what The Plan (draft) was suggesting.

The Capire analysis was similar to CE Report (draft). The themes have been interpreted slightly differently and the percentages of responses for each of the themes is higher than the Council analysis determined.

Capire analysis

Just under half of the respondents (42%) were unsupportive of the proposal for 20-minute neighbourhoods.

'No way, I do not support nor want this for my community. This is restricting my movement and who are you to tell us where we can move too.'

Of the neutral sentiments, just under a third (26%) stated that they require more information about 20-minute neighbourhoods, with many feeling that the description included too much jargon and was difficult to interpret.

'A lot of buzz words with no substance. Sounds like it was put together by a marketing firm.'

'The description of the intended neighbourhood is too vague; needs to be more specific. The presented concept it is difficult to comment on.'

Three respondents (2%) explicitly indicated support for the neighbourhood and village pulse plan.

'Sounds good. I believe this is the start and we can build on this in the future as well. Go for it!!! Would love to see Alamora Estate added'

Key themes included:

Distrust and skepticism: This included distrust in Government and fear of proposed changes, in particular around concerns related to surveillance and restriction of movement outside of the 20-minute neighbourhood.

'20 min zones are being installed all over the world and people are right to be afraid! This WILL lead to our movement being restricted!'

'NO!!!!!!!!!! DEFINITE NO! I WANT TO TRAVEL WHERE I WANT AS FAR AS I WANT WITH NO LIMIT ESPECIALLY IF MY CAR IS NEW AND NOT POLLUTING!!!'

Missing suburbs: Twenty-four per cent commented that some suburbs were missing from the proposed plan. Most responses related to Truganina in particular, while Hoppers Crossing and Williams Landing were also raised as areas that should be considered in The Plan (draft).

'What happened to Truganina? It needs a lot of work in terms of cafes and restaurants?'

'Truganina has been forgotten, this suburb is getting bigger everyday, it requires its own pulse'

'Can you tell me where Hoppers Crossing will fit into these plans. As a resident I feel we are being left behind in future developments'

Improved facilities and services: Particularly related to shops and facilities (7%), public transport and road conditions (6%) and open spaces (3%).

'We need more hospitals, [e]specially maternity section. Mercy isn't enough to accommodate so many communities.'

'Hope to have better infrastructure as far as Roadworks are concerned and greater focus on beautification in Tarneit.'

QUESTION 3- CITY HEART

Question 3 asked 'What do you think of our plans for our new City Heart?'

Council Analysis

A total of 42 comments were provided to this question. The most popular responses supported the proposals (14%), identified a need to also consider the role of Point Cook (14%) and felt it the City Heart was a great idea (12%).

Capire review

A total of 61 responses were received and 4 were excluded due to repeating comment or not containing information, leaving 57 comments for analysis.

The Capire analysis differs significantly to the Council analysis, predominately due to the analysis of the meaning of comments, rather than only key word analysis. The key themes also varied, as articulated in the analysis below.

Capire analysis

There were a range of responses, from people being unsupportive of The Plan (draft) through to those that were highly supportive as well as commentary that seemingly did not directly relate to the question, although clearly participants felt the need to share their sentiments somewhere.

Approximately 40% of responses were 'neutral' meaning they did not define whether they were for or against The Plan (draft) for the new City Heart; some noted they did not understand what is being proposed or provided comments regarding what they felt Wyndham needs including services and infrastructure.

'The explanation is as clear as mud. Can't you just say simply what is proposed here?'

'The universities in the Werribee area are very specialised. We need to attract a core academic campus to the area for the future of our kids.'

'The traffic on Watton St is horrendous. We need more access into the city centre from surrounding suburbs esp from Wyn Vale, Manor Lakes etc.'

Just under a third (28%) shared negative feedback.

'It's an open air prison, tell the truth this will be false Imprisonment, this is what the wef wants so they can control all of us!!'

'I don't think it is thought through very well, there is nothing in Werribee to attract people, other than spending discretionary funds.'

Approximately 16% shared positive feedback. Comments include perceived benefits and ideas for the future, including better use of land, easing traffic congestion, more employment opportunities, and more sustainable transport.

'Great idea, this 100% needs to happen, it would be a great use of the land and create future employment for Wyndham residents.'

'I believe that the plan should be implemented. That plan will help to grow future Wyndham community more connected. Jobs will be created.'

Key themes included:

Seeking improved connection and transport: Respondents noted that both easing traffic congestion and providing more sustainable transport options were critical for better connection within Wyndham and to locations outside the municipality. Several of these comments were supportive of the City Heart while others did not speak to the proposal directly.

'By 2040, a large percentage of vehicles will be electric. There will need to be charging facilities and good traffic flow to maximize range'

'Wyndham needs better public transport (more trains) and work to ease congestion on the roads to allow quicker access to central Melbourne'

Distrust and skepticism: A general distrust of government processes and decisions. Several comments were general and oppositional, while others were more specific regarding the concept of 15/20 minute cities and the City Heart concept.

'I have been to 3 council meetings. I DO NOT WANT A 20 MINUTE CITY. THIS WILL BE A UN SERVEILLANCE PRISON'

Seeking improved infrastructure and services: Generally linked with a positive or neutral attitude regarding the proposal, people highlighted the need for better/ more hospitals, schools and infrastructure.

'Wyndham needs to have a better public transport (Mono rails) to connect all these Major centers. Also Need better two more public Hospital.'

Uncertain about The Plan (draft): Several people did not understand the proposal and/or were seeking more information including evidence and examples regarding the concept. These comments could be categorized as negative to neutral in sentiment.

'It's all very vague. Let's see some artist renderings and visualisations. Let's see some specific plans instead of vague ideas & buzzwords.'

Missing suburbs: A sense of exclusion and concern that their suburb has been left out of the City Heart proposal, in particular (but not limited to) Point Cook. Some respondent felt that this was a typical position of Council.

'So Point Cook has no heart? Considering how often we are left out it is not a surprise.'

QUESTION 4- TRANSPORT NETWORK

Question 4 asked 'What do you think of our plans for our new Wyndham Transport Network'.

Council analysis

'A total of 56 comments were provided to this question. The most popular responses related to wanting a better transport network (30%), fix existing issues (16%) and improving transport around Point Cook (11%).'

Capire review

A total of 65 comments were received. Sixty-one comments have been included in the analysis, with four responses excluded due to being comments that referred only to a previous comment or because they were not providing relevant information.

The Capire analysis includes the same high-level themes as the Council analysis, with slightly different groupings and percentages. The Capire review includes further analysis regarding the meaning underlying these key themes.

Capire analysis

Key themes included:

Connectivity across Wyndham: A range of responses (28%), from support through to unsupportive of The Plan (draft). A small group of the respondents in this category (6) perceived that their area had been excluded from the new Wyndham Transport Network plans. Some respondents also noted the population growth in a particular area as a reason for the need for their localized transport requirements. However, the overarching and typical attitude was a request for 'universal' connectivity within and across all suburbs.

'Every Neighborhood village needs to linked. Not just the major hubs'

'Extend bus networks to newly created suburbs like Mambourin so residents can go to the station or kids get to school and not have to walk'

Improved public transport: Twenty six per cent of respondents focused on public transport to ease congestion, and to aid accessibility and connectivity. Trackless trams and electric transport were provided as possible sustainable transport solutions.

'Anything to improve PT and congestion. Also another v-line station on Black Forest Rd. Parking at Wyndham Vale station is worsening.'

'Trackless Tram System must connect the key train stations, Wyndham Vale, Werribee, Hopper Xng also (especially between Metro and Vline)'

Improve existing infrastructure and services: For the most part, the sentiment regarding the new Wyndham Transport Network' is unknown (or neutral) as many respondents chose not to comment on the plans outlined. Instead, in general, respondents (22%) used the opportunity for feedback to request improvements and repairs on existing transport infrastructure and issues.

'It's great but we urgently need a traffic lights at the intersection of Doherty Rd and Settlement Rd in Tarneit. Not visible in your plan'

'Fix the broken trail network. ie: River trail to Wyndham Harbour, Sanctuary Lakes, and Altona. Been planning since before 2010. Do something'

There were three other categories that had equal weighting, approximately 5% each; focus on bike and walking trails and accessibility, focus on improvements for cars, concerns with congestion.

QUESTION 5- DERRIMUT ROAD BOULEVARD

Question 5 asked 'What do you think of our plans for the Derrimut Road Boulevard'.

Council analysis

'A total of 42 comments were provided to this question. The most popular responses related to it being a great idea (29%), strong support for the idea of trackless trams (24%) and questions over whether this would restrict traffic flow (14%).'

Capire review

A total of 63 comments were received for this question. Ten responses have been excluded from this analysis due to being references only to previous posts. The Capire analysis included similar themes to the Council analysis, however this were grouped slightly differently to articulate more of the commonalities between responses.

Capire analysis

Several themes were drawn regarding the plans for the Derrimut Road Boulevard, with two major themes evident. Thirty-two per cent of respondents were highly supportive of the proposal, citing improved connectivity, greenery, and visual appeal. Equally, with 17 comments (32%) the second major theme was around making improvements to existing transport networks, roads and infrastructure.

Similar themes were identified to the previous question regarding the Wyndham Transport Network, with 17% of respondents discussing public transport, new and sustainable transport and trackless trams, 13% of respondents indicating a sense of exclusion from The Plan (draft) or that it didn't go far enough and 11% were concerned with traffic congestion.

'Point Cook should also have a BRT in Sneydes Rd especially with no other Public transport to rest of Wyndham'

'What a great way to make traffic congestion even worse!'

Key themes included:

Accessible public transport and landscaping outcomes: Characterised by support for the Derrimut Road Boulevard plan, particularly the connectivity, access to transport and greenery it will provide when complete.

'That is excellent idea, as a Wyndham resident, I 100% approve of this idea'

'Amazing!!! This is a long-awaited and needed public transport. The light rail will be an amazing solution. Please make it happen...'

Improve existing infrastructure and services: Like the Wyndham Transport Network responses, for the most part, the sentiment regarding Derrimut Road Boulevard is unknown (or neutral) as many respondents chose not to comment on the proposal but instead using the opportunity for feedback to request improvements and repairs on existing transport infrastructure and issues.

'Haven Estate on Leakes Rd got only one exit. It is dangerous and near misses to come out of our estate on Leakes Rd. NEED SIGNAL LIGHTS'

'Please fix existing problems before trying to bamboozle residents with smoke and mirrors. We need urgent, practical solutions. Not this.'

QUESTION 6- LIVEABLE RESIDENTIAL NEIGHBOURHOODS

Question 6 asked 'What do you think of our plans for Liveable Residential Neighbourhoods'.

Council analysis

'A total of 48 comments were provided to this question. The most popular responses related to less density and multi storey housing (19%), a desire for more trees and parks (10%) and concerns about the overpopulation of Wyndham (10%).'

Capire review

A total of 70 comments were provided for this question. Fifteen comments were removed due to repeating response across all questions. In total, 55 responses were analysed with the key themes outlined below. The Capire review also identified density and population growth as key themes that were included together given the sentiments were aligned for comments around these issues. A separate theme emerged relating to the quality and affordability of housing within residential neighbourhoods.

Capire analysis

The majority of respondents highlighted their concerns and worries about The Plan (draft), in particular around housing options and increasing density.

'Terrible idea. We don't need more people when traffic is so bad already.'

'I don't like raising the density and putting yet more restrictions on what we can and cannot have high density is more suited to St Kilda'

Many also had questions around The Plan (draft) and asked for more information around what it would include and exclude.

Key themes included:

Housing quality and affordability: This idea was the most popular from respondents (29%) and a highlighted a range of concerns and considerations:

'Think quality house (eg. Insulation, double glazed pvc windows, efficient zoning heater/cooler). Liveability starts with reduced bills.'

'Good ideas but needs more consideration in relation to low cost community housing to account for homeless and families in poverty/at risk.'

Improving facilities, services and beautification: There were a range of responses (29%) related to the need for improving facilities, services including schools and health care, and beautifying existing areas. Many commented on the need for these improvements particularly in light of the growing population.

'Bring us free activities. Community spirit cultural connection is missing. Please do more so we can connect to the place'

Invest in lighting and exercise equipment along the lollipop Creek walking path. More people = better use of green space

Density concerns: Density and growing population was a common concern among respondents (36%). Many comments relate to the previous two themes around the need for adequate housing and improved facilities.

'What's the point of having more high density housing if there are no services to support it. Fix the services that support community first.'

'We DON'T need more density in housing, but large parks, dog parks and water features. stop building the copy pasted defective bland houses'.

QUESTION 7 – GREEN LUNGS, COAST AND COUNTRY

Question 7 asked 'What do you think of our plans for our Green Lungs, Coast and Country'.

Council analysis

'A total of 24 comments were provided to this question. The most popular responses supported more trees (29%), felt the plan was a great idea (21%) and wanted to see an upgrade of Werribee beach (13%).

Capire review

A total of 41 comments were provided for this question. Thirteen comments were removed due to repeating information that was copied across all questions in the survey, leaving a total of 28 responses for analysis.

The review team also identified 'More Trees' as a key theme emerging from the data. Further analysis of the data showed more nuance than what is captured in CE Report (draft), particularly in terms of the level of support for The Plan (draft) versus concerns and queries. An overarching theme around gardens and parks emerged which takes into account multiple tags from the Council analysis.

Capire analysis

Overall, the responses were mixed in terms of sentiment supporting The Plan (draft) (21%), while others felt unsure about whether the focus was placed in the right areas (20%). The supportive sentiments highlighted the importance of focusing on a healthy natural environment and making the area greener.

'Fantastic! Protecting and having a healthy natural environment with open spaces should be priority. No more high density.'

'100 percent this is the MOST important change over the next decade.'

While others suggested that The Plan (draft) did not hit the mark.

'Aspirational statements with no substance. Can see everybody walking and e-riding in the middle of a long drawn out winter.'

'The council spends too much money on parks. They don't need to be fancy things. Nature knows what its doing, you're overcomplicating it.'

Key themes included:

Planting more trees: This idea was the most popular from respondents (32%) and highlighted a range of different opportunities for increasing trees in the area.

‘...I suggest mixing up the trees not just gum trees. Please bring in some pine trees which will make the area look beautiful. More green’

‘...more tall very leafy trees @Williams Landing shopping mall carparks. Canopy trees.’

Increase in parks, gardens and open spaces: Related to the theme around more plants and trees were comments around an increase in green spaces, and the need for more plants and flowers.

‘Great idea. More trees, more nice parks full of birds and flowers.’

‘A big open park including lake should be considered. Will promote water based activities for small business. Good example in Warrnambool.’

Lesser mentioned responses (less than three) included:

- Improvements to Werribee South beach
- More bins, and,
- Better lighting

1.1.2 Workshops

Review:

Overall the information captured in the CE Report (draft) captures high level feedback gathered from in person and online workshops. Capire recommends undertaking further analysis of this information and theming the data, as depicted in the Capire analysis of survey and submission data. Further information regarding this recommendation is captured in section 1.5.

1.2 Does The Wyndham Plan (Draft) Community Engagement Report, July 2023 adequately review and summarise the community submissions made to The Wyndham Plan (Draft)?

A total of 44 written submissions were received from members of the local community. The summary of submissions in the CE Report (draft) outlines some of the comments made through individual submissions. To provide a more fulsome picture of the breadth of sentiments and the frequency of similar messages, coding and theming of the data is recommended. Capire’s analysis below highlights the key themes that emerged, including verbatim quotes to highlight messages. Key themes are described as those mentioned by five or more respondents.

Big idea 1: Neighbourhood and village pulses

Fear and distrust

Around half of the respondents expressed fear of the changes surrounding 20-minute neighbourhoods and distrust in terms of local government processes.

Most of the comments related to concerns about freedom of movement and were discussed in the context of recent COVID-19 restrictions which resulted in fear and trauma for many community members.

‘...It is our right to move about freely and without hinderance I for one do not need unelected Bureaucrats telling me how to live my life...’

‘Is there going to be surveillance to monitor who is travelling within these 20 min neighbourhoods’

Big idea 2: City Heart

Increase in facilities and opportunities

A number of suggestions were made in terms of inclusions to the City Heart including:

- Access to fresh food markets

- Increase in large Universities
- Increase in retail stores
- Improved leisure facilities
- More Electrical Vehicle (EV) charging sites

There was general acknowledgement that there are a number of great local opportunities, however there is room for expansion.

'We urgently need another Encore Swimming Centre. It is always so busy (which is good in one way) but crowded.'

Big idea 3: A Wyndham Transport Network

Improving traffic conditions

The main theme mentioned by 12 respondents related to improving traffic conditions, particularly relating to traffic congestion and safety.

'We urgently need more bridges so as to help the peak hour rush, which takes up to 3 hours morning and afternoon.'

'[Bridge required] Could you give the time frame when this work will be undertaken as pedestrians walking on the street and accident is waiting to happen!'

'What we experience here as daily life is more dangerous road conditions day by day which are going to end up with fatal incidents. It is not a matter of if but when.'

Bus stop locations, including the need for more accessibility measures and better bus routes were also mentioned.

'Bus stands with sitting and roof area should be there. most are without roof and seating'

Big idea 4: The Derrimut Boulevard

This topic drew the least mentions, of the two people who did comment on this idea, both felt that this was an unnecessary part of The Plan (draft).

Big idea 5: Liveable Residential Neighbourhoods

Concerns about development

Building on from the sentiment around preserving rural landscapes, respondents highlighted their concerns around developments in terms of the number, size and quality of new builds.

'Too many people in Wyndham and new development should be cut down.'

'When people are building in these new estates a levy needs to be added to the price that will cover road infrastructure in their area.'

'Squeezing people into high-rise apartments or semi-detached buildings with so much land around us doesn't make sense'.

This theme also crossed over to Big Idea 6 in terms of the tensions between maintain green spaces and park land, and also developments that include larger blocks and more open space around.

Big Idea 6: Green lungs, coast and country

Increase in green spaces

This included sentiments around ensuring that spaces are accessible, there is more open green space that is well maintained, and more trees are planted.

'It is a very good thing that the council sets aside land for the purpose of creating small park areas with swings and such for children to play on, and barbecue stands with tables and benches for people to picnic on, and large grass areas for recreation.'

'...the garden needs more greenery, modern play equipment, and toilet facilities.'

'I would like to suggest that we should plant more trees around the area especially in front of Tarneit Central and the surrounding areas. It looks so barren and so hot during summer that people have nowhere to go to cool down nature wise.'

There were mentions of environmental neglect within neighbourhoods and then need for more awareness of the importance of the environment.

'I see neighbourhood environmental neglect everywhere...most people don't care about keeping their immediate environment free from overgrown grass and weeds; most people don't care about dumping their household rubbish onto the nearest empty block of land in their street, or onto the nature strip outside their house...These are issues I see every day, and it is very disheartening to have to live with this'

Several respondents also stated that rural areas need to be preserved and there was concern about the size of new developments.

'Wyndham's rural areas and natural environment are already being well used by the people who live here. Unfortunately, more and more of those rural areas are being sold for housing development! The house blocks are so small that people can't have their own back gardens any more.'

Other themes

Other themes that were not relevant to one of the Big Idea's but were mentioned by more than five participants included feedback on the consultation methodology that informed The Plan (draft).

Consultation methodology

Six respondents commented on the consultation methodology, in terms of the mechanisms to seek feedback not meeting their needs or expectations.

1.3 Does The Wyndham Plan (Draft) Community Engagement Report, July 2023 adequately review and summarise the government department, agency and stakeholder submissions made to The Wyndham Plan (Draft)?

Capire Review:

Given there were a total of four submissions from government department and agency stakeholders, and only two included detailed responses (VPA and DTP), coding and theming was not undertaken.

When comparing the VPA and DTP submissions to the 'Government Agencies' table in the CE Report (draft), overall, the main messages were reflected.

Capire Recommendation:

The information captured in The Plan CE Report (draft) has been taken verbatim from sections of the submissions. It would be useful to paraphrase or capture high level information from the whole submission, rather than taking verbatim sections and disregarding the remaining points or messages. Section 1.5 has more detail around the recommendation of theming for all consultation data received.

1.4 Does The Wyndham Plan (Draft) Community Engagement Report, July 2023 adequately review and summarise the landowner and developer submissions made to The Wyndham Plan (Draft)?

Capire Review:

A total of seven (Dahua Group, Ranfurly Asset Management, Dennis Family Corporation, SIG Group & Casey Capital, Peet, Fountainstone Group and Blackforest Pastoral) submissions were received from developers and landowners within Wyndham.

Overall, yes, the CE Report (draft) does highlight the key themes emerging from the data, including density and the need for industry wide consultations.

Capire Analysis

Below is a summary of the key themes from landowners and developers. There was a wide range of topics raised, some sharing support, others concern or disapproval, as well as recommendations, with a few common themes throughout.

The two key themes were:

Density: Five of the seven submissions shared opinions on **density**. Four (Dahua Group, Dennis Family, SIG Group & Casey Capital and Peet) do not support the proposed growth area density targets. Reasons given include uncertainty and near-impracticality in achieving higher densities (Aviators Fields PSP), densities have already been approved for residential precincts and projects, The Plan (draft) not committing to community infrastructure that would be required to cater for the sought density, and recommendations they should align with densities in the PSP Guidelines (including pre-existing), planning permits and Melbourne's growth areas. In contrast the Fountainstone Group approve of the increase in density sought after in growth areas.

Industry-wide stakeholder consultation: Five submissions (Dahua Group, Ranfurly Asset Management, Dennis Family Corporation, SIG Group & Casey Capital and Peet) encourage and request Council to undertake appropriate industry-wide stakeholder consultation when preparing various policies and guidance notes identified and included in the Draft Plan. Stakeholders stated the regulation of 'out of sequence' developments and design guidance for new greenfield subdivisions require further stakeholder consultation.

Other themes:

The following were stated by three stakeholders:

Support for the Autonomous Rapid Transit (ART) or a Bus Rapid Transit Network (BRT) and submitting Council should advocate with the State and Federal Governments for the immediate delivery of the **upgraded bus terminal at Tarneit Station**.

Concern that Council will need to **update the Wyndham Planning Scheme** to deliver and facilitate changes identified in the Draft Plan.

Other topics raised included:

- Neighbourhood Pulse areas (2)
- Criteria to define out of sequence development and assess future applications (2)
- Outcomes, initiatives, sustainable development policies and design guidance for greenfields (2)
- Urban Priority Projects Unit (UPPU)
- Need to amend already approved Precinct Structure Plan or Urban Design Framework (1)
- Staged delivery is required (1)
- Derrimut Road Boulevard (1)
- Assessment process for some permits of no more than 30 days (1)
- Greening along the Regional Rail Corridor and increased public open space (1)
- Every train station proposed on the Regional Rail Link and Metro Rail Line will be built by 2040 (1)
- 20-minute neighbourhoods (1)
- Request Council support Bayview PSP (1)

1.5 Do you have any recommendations in relation to matters that should be included in The Community Engagement Report?

Overall

The CE Report (draft) does capture much of the feedback provided throughout the consultation period, however, the analysis and reporting of the data could more accurately convey the nuances, sentiments and themes emerging. The use of tagging for survey data, and inclusion of verbatim feedback i.e. full paragraphs from submissions or workshops, does not allow for the depth of analysis that is required to provide a fuller overview of the data.

Review of excluded comments

Capire recommends a review of the comments that were deemed unsuitable to identify the sentiment of those comments. For example, if the comment was not specific to the question, it is still important to code this data to understand whether multiple people are sharing the same feedback. This is useful in understanding broader views and potential community engagement needs.

Thematic analysis and structure of report

Capire recommends thematic analysis across all the consultation activities including the workshops, survey and submissions. Capturing high-level themes from the data received provides a clearer, less repetitive report. It also highlights where themes emerged across all activities, and where there were nuances from certain stakeholders. This approach also provides the ability to capture the negative sentiments and rejection of The Plan (draft) under one theme, rather than emerging throughout all consultation activities.

Alongside this, including a 'limitations' subheading within the introductory pages of the CE report (draft) provides an opportunity to capture some of the challenges with the consultation process and subsequent findings, for example, the derailing of workshops by a loud minority.

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Capire acknowledges
and deeply respects the
Wurundjeri people and
the Traditional Owners
of the Victorian land.

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