

NORTH MANYANA

The vision for the site is a development that will integrate with the existing Manyana village. It will ensure that environmental features are respected and managed, and create a sense of place that reflects the local character.

BACKGROUND

The site at North Manyana, formerly known as the Kylor Site, has had a number of proposals for rezoning, as outlined in Figure 1.

JWD Projects acquired the site in 2017 and commenced with addressing the conditions required by Department of Planning and Environment as part of the Gateway. An Orchard Survey was conducted that identified a number of areas of significant conservation value.

The Office of Environment and Heritage have requested further biodiversity studies, including a Biodiversity Constraints Assessment and a Bio-Certification Assessment Report, be undertaken to determine an appropriate development footprint for the site.

OUR COMMITMENT

We are committed to:

- Engaging with the local community to ensure community values are identified and incorporated into the proposal.
- Communicating with the community in a timely manner to keep all stakeholders informed.
- Working with Council towards the best outcome for all stakeholders.
- Undertaking studies to ensure the revised proposed development footprint is well informed and considerate of the local biodiversity and other environmental concerns.

Figure 1 History of the rezoning application



DETERMINING AN APPROPRIATE DEVELOPMENT FOOTPRINT

The development footprint previously proposed for the site is no longer considered feasible due to the identification of areas of significant conservation value. The government agencies who reviewed the 2015 proposal recommended a series of specialist studies that will assist in identifying site constraints, which will ultimately contribute towards informing the development footprint.

The specialist studies are:

- Bushfire assessment
- Biodiversity Constraints Assessment and Bio-Certification Assessment
- Roads and Traffic
- Water and Sewer Servicing
- Electricity Infrastructure
- Water Quality.

These studies are currently either underway or are being commissioned.

NEXT STEPS

We will present the findings of the studies to the community through a series of engagement activities, such as community information sessions with presentations from the technical specialists.

A visioning workshop will be undertaken to understand Manyana residents' community values and to identify opportunities for these values to be incorporated into the proposed development.

GET INVOLVED

For more information please visit our website at www.northmanyana.com.au

If you want to be kept informed please sign up to our mailing list through the website.

You can also contact us by phone or email:

Phone: 1800 810 680

Email: info@northmanyana.com.au



Figure 2 The North Manyana Site