The Ascot Vale Estate is being renewed as part of the Victorian Government’s largest ever investment renewing public housing. The estate will be redeveloped over the next 15-20 years to better support residents with modern housing, and well-designed community spaces and facilities.

The Dunlop Avenue site will be the first to be redeveloped ahead of the planning for the rest of the Ascot Vale Estate. The planning permit application has been lodged with Council and the community are invited to have their say on the redevelopment.

Working with the community to create a shared vision is the first step in the redevelopment of the wider Ascot Vale Estate. The shared vision will describe the community you want to live in and will inform the future masterplan.

Commencing in late 2019, initial engagement activities will seek feedback from community members and the newly formed Ascot Vale Consultative Committee on 10 high level principles and actions.

For further information Web: https://www.dhhs.vic.gov.au/ascot-vale-estate
Email: housing.renewal@dhhs.vic.gov.au
Dunlop Avenue

The land located at 24-42 Dunlop Avenue is part of the Ascot Vale Estate. The Dunlop Avenue site will be the first to be redeveloped ahead of the Ascot Vale Estate. It will demonstrate good design, helping build confidence for any future redevelopment of the broader Ascot Vale Estate.

The existing walk-up buildings will be demolished and replaced by 88 new public housing homes, 11 homes for first home buyers and 101 private homes. The new homes will be modern and accessible, safe, secure and energy efficient, and built to meet the needs of tenants today and into the future.

Consultation

Initial consultation on Dunlop Avenue commenced in late 2017 and was completed in late 2018. Consultation sought feedback from the community about the redevelopment. Based on the feedback received, we have:

- reduced the number of dwellings to from 240 to 200
- reduced the building height from four to three storeys
- increased the number of buildings from four to six to create a visual break and to allow for more landscaping between buildings
- reduced the number of balconies facing north towards the backyards of homes in Francis Street (24% of all dwellings)
- provided landscape buffer along the northern boundary and increased the setback to 10 metres from Francis Street properties
- designed the buildings around existing high value trees
- not used the rear laneway for vehicle access
We are working with the community to create a shared vision that describes the community you want to live in and will inform the Ascot Vale Estate masterplan.

In 2018, the community was invited to contribute their ideas to help create the shared vision over two phases of engagement.

1. From late August to mid-October, 18 draft principles were created to reflect the participants values and aspirations for the future of the estate
2. From early November to mid-December, the 18 principles were tested and overwhelmingly endorsed by community members. Based on the feedback received, the principles were summarised to 10 principles with actions to achieve them.

Commencing in late 2019, a third phase of engagement will seek your feedback on the 10 principles and actions. Responses will be sought from community members as well as a newly formed Ascot Vale Consultative Committee.

Planning Permit

Moonee Valley City Council is responsible for determining if a planning permit should be granted for the redevelopment and in May 2019 an application was submitted (reference no. MV/352/20190).

To view the plans or provide comment you can visit the Council’s website www.mvcc.vic.gov.au/viewplans or head to Moonee Valley Civic Centre, 9 Kellaway Avenue, Moonee Ponds.

Hard copies of the plans are also available at the Wingate Avenue Community Centre, 13A Wingate Ave, Ascot Vale.

The first stage of works involves the removal of the current buildings with demolition is expected to commence in late 2019. The demolition works will be undertaken continuously, with the demolition contractor methodically working their way across the whole site.

Neighbours will be notified before demolition works commence on the site.

Ascot Vale Estate Shared Vision

We are working with the community to create a shared vision that describes the community you want to live in and will inform the Ascot Vale Estate masterplan.

In 2018, the community was invited to contribute their ideas to help create the shared vision over two phases of engagement.

1. From late August to mid-October, 18 draft principles were created to reflect the participants values and aspirations for the future of the estate
2. From early November to mid-December, the 18 principles were tested and overwhelmingly endorsed by community members. Based on the feedback received, the principles were summarised to 10 principles with actions to achieve them.

Commencing in late 2019, a third phase of engagement will seek your feedback on the 10 principles and actions. Responses will be sought from community members as well as a newly formed Ascot Vale Consultative Committee.
Consultative Committee

Do you want to help shape the future of the Ascot Vale Estate?

A Consultative Committee will be established for the Ascot Vale Estate as a key avenue for community and stakeholder involvement in the project. The Ascot Vale Consultative Committee will assist the project team by:

- ensuring effective communication arrangements are established with interested and affected residents, businesses, service providers and interest groups;
- ensuring that residents, individuals and groups affected by the project have opportunities to participate in its development;
- providing a local perspective on project issues, particularly in relation to minimising impact on residents and local communities; and
- providing input into the development and implementation of the project.

The Ascot Vale Estate Consultative Committee will be chaired by Danny Pearson MP, State Member for Essendon. The Ascot Vale Consultative Committee will bring together key community members and representatives of local organisations to provide advice on the redevelopment for the estate renewal. It will enable ongoing two-way feedback through an active participatory approach with stakeholders and the community.

Members will represent their communities, providing input and effectively communicating back to their communities to support the successful delivery of the estate renewal.

Interested estate residents and community members who wish to apply for membership, must submit a completed Application Form (https://www.surveymonkey.com/r/AVconsultativecommittee) by 20 September 2019.

For more information about the Ascot Vale Consultative Committee please contact Mark Corbett on 0447 842 369 or mark.corbett@dhhs.vic.gov.au. Mark can assist if you require a hard copy of the application form posted to you.

Will I have to move?

The redevelopment of the Ascot Vale Estate will be staged, and this will provide opportunities for estate residents to temporarily relocate within the local area before moving into new homes. The relocation of residents living at Dunlop Avenue is almost complete. The next stage of the redevelopment has not been identified and no further relocations will be taking place for at least 12-18 months.

Estate residents can contact Mark Corbett, Tenant Engagement and Relocations Officer on 0447 842 369 or relocations.west@dhhs.vic.gov.au

To receive this publication in an accessible format phone 13 11 72, using the National Relay Service 13 36 77 if required, or email housing.renewal@dhhs.vic.gov.au