

To: CRA Members Wrom:
GMEPYOQKEDOTWFAOBUZXUWLSZLK Re: The Latest
News Date: 18th December, 2002

Dear all

Minister Delahunty has made a decision today on the C20 Amendment for building heights in Carlton. For the areas in disagreement with the Council recommendations, the following decisions have been made:

South Carlton (Mixed use zone)
University East
Part of Central Carlton South (land between Grattan,
Rathdowne, Victoria and Drummond Streets)

8 storeys
10.5 metres within 15 metres of Cardigan Street & 36 metres
elsewhere
Retention of existing height controls

The first two decisions contrast with Council recommendations, with 6 storeys recommended for the area north of Queensberry Street, and 3 to 5 storeys recommended for University East. The decisions are not linked to the Becton proposal for the University East site. However, allowing for 11 storeys on the majority of the site is a huge disappointment for members of the Carlton community.

The University East area height decision was justified on the grounds that the Metropolitan Strategy- Melbourne 2030 states that:

“Supporting research focused uses around the biotechnology research, education and production precinct centred in Parkville..”

City of Melbourne Municipal Strategic Statement (revised - currently on exhibition) has the following objectives in Clause 21.04:

- Supporting key institutions and clusters of education and research and development in Carlton, Parkville, ...and the Central City.
- To support greater interaction and collaboration between education, research and development establishments and the business community by promoting the linkage of tertiary education campuses with surrounding technology or activity clusters.
- Support the establishment of complementary businesses in the areas surrounding hospitals and medical facilities.
- Support greater integration of the University of Melbourne and the RMIT University into the fabric of Carlton through enhanced access, connections and orientation of new development.
- Support the redevelopment and ongoing operation of the Royal Women's Hospital and other hospital uses.
- Figure 5 – Strategic Framework Plan identifies University East Precinct an area for Education, Research and Development activity (see attached)
- As a result of the Precinct adjoining existing key education and medical institutions and research and development activity, building height controls should provide for future planning and development associated with education, research and development.

It is very hard to see how that objective translates into 11 storey student accommodation in Carlton adjacent to a heritage 1 to 2 storey residential area.

Regards
Sue Chambers
President