

**MINUTES OF COUNCIL MEETING OF THE FRANKSTON CITY COUNCIL
HELD IN THE CIVIC CENTRE, DAVEY STREET, FRANKSTON
ON 11 AUGUST 2025 at 7:00 PM**

PRESENT

Cr. Kris Bolam (Mayor)
Cr. Steffie Conroy (Deputy Mayor)
Cr. David Asker
Cr. Sue Baker
Cr. Nathan Butler
Cr. Emily Green
Cr. Brad Hill
Cr. Michael O'Reilly
Cr. Cherie Wanat

APOLOGIES:

Nil.

ABSENT:

Nil.

OFFICERS:

Cam Arullanantham, Interim Chief Executive Officer
Angela Hughes, Director Communities
Caroline Reidy, Acting Director Corporate and Commercial Services
Shweta Babbar, Director Customer Innovation and Arts
Vishal Gupta, Acting Director Infrastructure and Operations
Brianna Alcock, Manager Governance
Claire Benzie, Manager Family Health and Support Services (via Zoom)
Rob Antonic, Manager Safer Communities (via Zoom)
Sam Clements, Manager Development Services (via Zoom)
Tammy Beauchamp, Manager City Futures (via Zoom)
Tracey Greenaway, Acting Manager Community Strengthening (via Zoom)
Jamey Barbakos, Coordinator Major Development (via Zoom)
Karen Wheeler, Coordinator Children's Services (via Zoom)
Ken Liddicoat, Coordinator Community Development Projects (via Zoom)
Rachel Masters, Coordinator Social Policy and Planning (via Zoom)
Sally Prideaux, Coordinator Urban Design Policy and Planning (via Zoom)
Tenille Craig, Coordinator Governance
Connor Rose, Desktop Support and Project Officer
Jessica Baguley, Senior Governance officer
Josh Lacey, Supervising Technician

**EXTERNAL
REPRESENTATIVES:**

Nil.

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COUNCILLOR STATEMENT

Deputy Mayor, Councillor Steffie Conroy made the following statement:

"All members of this Council pledge to the City of Frankston community to consider every item listed on this evening's agenda:

- *Based on the individual merits of each item;*
- *Without bias or prejudice by maintaining an open mind; and*
- *Disregarding Councillors' personal interests so as to avoid any conflict with our public duty.*

Any Councillor having a conflict of interest in an item will make proper, prior disclosure to the meeting and will not participate or vote on the issue."

ACKNOWLEDGEMENT OF TRADITIONAL OWNERS

Deputy Mayor, Councillor Steffie Conroy acknowledged the Bunurong People of the Kulin Nation – the Traditional Custodians of the land on which we stand, and paid respect to Elders past, present and future. Respect was also extended to Elders of other communities who may have been present.

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1. APOLOGIES

NIL.

2. COUNCILLOR APPRECIATION AWARDS**2.1 PRESENTATION TO THE FRANKSTON HISTORICAL SOCIETY**

THE MAYOR, COUNCILLOR KRIS BOLAM, PRESENTED A CERTIFICATE OF APPRECIATION TO THE FRANKSTON HISTORICAL SOCIETY IN RECOGNITION OF THEIR DEDICATION TO PRESERVING AND SHARING FRANKSTON'S HISTORICAL HERITAGE.

THE UNWAVERING COMMITMENT OF THE FRANKSTON HISTORICAL SOCIETY IN PRESERVING AND MAINTAINING BALLAM PARK HOMESTEAD AND ITS MUSEUM HAS ENSURED THAT FRANKSTON'S RICH HISTORY CONTINUES TO THRIVE, BEING ACCESSIBLE AND ENJOYABLE FOR BOTH LOCALS AND VISITORS, NOW AND FOR GENERATIONS TO COME.

THEIR DEDICATION TO CONSERVING THE HISTORICAL BUILDING, MEMORABILIA, DOCUMENTS AND ARTIFACTS EXEMPLIFIES THE PROFOUND RESPECT FOR HERITAGE AND CONSERVATION OF FRANKSTON.

3. CONFIRMATION OF MINUTES OF PREVIOUS MEETING

Council Meeting No. CM11 held on 21 July 2025.

Council Decision

Moved: Councillor Baker

Seconded: Councillor Hill

That the minutes of the Council Meeting No. CM11 held on 21 July 2025 copies of which had previously been circulated to all Councillors, be confirmed, approved and adopted.

Carried Unanimously

4. DISCLOSURES OF INTEREST AND DECLARATIONS OF CONFLICT OF INTEREST

THE DEPUTY MAYOR, COUNCILLOR STEFFIE CONROY DECLARED A GENERAL CONFLICT OF INTEREST FOR AGENDA ITEM 11.4 STATUTORY PLANNING PROGRESS REPORT FOR MAY AND JUNE 2025.

5. PUBLIC QUESTION TIME

There were no questions submitted to Council with notice and four (4) questions submitted to Council without notice. At the request of the Mayor, the Chief Executive Officer read two of the four submitted questions and answers to the gallery. The remaining two (2) questions without notice will be responded to in writing following the Council Meeting.

The questions and answers will be provided in the Minutes of the next Council Meeting.

6. HEARING OF PUBLIC SUBMISSIONS

Tarquin Leaver made a submission to Council regarding Item 11.1 Planning Application 246/2025/P- 438-444 Nepean Highway, Frankston - To construct a fourteen (14) storey mixed-use building and construct and carry out works under Clause 37.08-5 (Activity Centre Zone); use the land for dwellings, restricted recreation facility (wellness centre) and indoor recreation facility (gym/group fitness classes) under Clause 37.08-2 (Activity Centre Zone); reduce the number of car parking spaces required under Clause 52.06-3

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(Car Parking); and create or alter access to a road in a Transport Zone 2 (Nepean Highway) under Clause 52.29-2 (Land adjacent to the Principal Road Network).

Ivy Chau made a submission to Council regarding Item 12.4 Municipal Early Years Plan (MEYP) - Year 4 Final Report.

Wayne Stanistreet made a submission to Council regarding Item 13.2 Response to 2025/NOM09 - Rooming House Standards.

John McKenzie, on behalf of Seaford Housing Action Coalition (SHAC), made a submission to Council regarding Item 13.2 Response to 2025/NOM09 - Rooming House Standards.

7. ITEMS BROUGHT FORWARD

Items Brought Forward

Council Decision

Moved: Councillor Butler

Seconded: Councillor Asker

That the items outlined below be brought forward.

- 11.1 Planning Application 246/2025/P- 438-444 Nepean Highway, Frankston - To construct a fourteen (14) storey mixed-use building and construct and carry out works under Clause 37.08-5 (Activity Centre Zone); use the land for dwellings, restricted recreation facility (wellness centre) and indoor recreation facility (gym/group fitness classes) under Clause 37.08-2 (Activity Centre Zone); reduce the number of car parking spaces required under Clause 52.06-3 (Car Parking); and create or alter access to a road in a Transport Zone 2 (Nepean Highway) under Clause 52.29-2 (Land adjacent to the Principal Road Network).
- 12.4 Municipal Early Years Plan (MEYP) - Year 4 Final Report.
- 13.2 Response to 2025/NOM09 - Rooming House Standards.

Carried Unanimously

Block Motion

Council Decision

Moved: Councillor Baker

Seconded: Councillor Conroy

That the items listed below be block resolved:

- 11.2 Planning Scheme Amendment C156fran - (Environmental Amendment) - Consider Planning Panel Report
- 12.3 City Economy Quarterly Report
- 12.7 Kananook Creek Gross Pollutant Traps (GPTs) Feasibility Study
- 12.8 Award of Contract CN11604 - Provision of Solid Inert Landfill Services
- 12.9 Award of Contract CN11646 - Ballam Park East Oval Reconstruction

Carried Unanimously

8. PRESENTATIONS / AWARDS

Nil.

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9. PRESENTATION OF PETITIONS AND JOINT LETTERS**9.1 Request 3 and 4 Year old Kindergarten Program Enrolment****Council Decision****Moved: Councillor Butler****Seconded: Councillor Green**

That the petition relating to 3 and 4 Year Old Kindergarten Program Enrolments, containing 468 signatures, be received and a report be submitted to the January 2026 Council Meeting for consideration.

Carried Unanimously**10. DELEGATES' REPORTS**

Nil.

ITEMS BROUGHT FORWARD

- 11.1 Planning Application 246/2025/P- 438-444 Nepean Highway, Frankston - To construct a fourteen (14) storey mixed-use building and construct and carry out works under Clause 37.08-5 (Activity Centre Zone); use the land for dwellings, restricted recreation facility (wellness centre) and indoor recreation facility (gym/group fitness classes) under Clause 37.08-2 (Activity Centre Zone); reduce the number of car parking spaces required under Clause 52.06-3 (Car Parking); and create or alter access to a road in a Transport Zone 2 (Nepean Highway) under Clause 52.29-2 (Land adjacent to the Principal Road Network).**

(SC Communities)

Council Decision

Moved: Councillor O'Reilly

Seconded: Councillor Butler

That Council resolves to issue a Planning Permit in respect to Planning Permit Application number 246/2025/P to construct a fourteen (14) storey mixed-use building and construct and carry out works under Clause 37.08-5 (Activity Centre Zone); use the land for dwellings, restricted recreation facility (wellness centre) and indoor recreation facility (gym/group fitness classes) under Clause 37.08-2 (Activity Centre Zone); reduce the number of car parking spaces required under Clause 52.06-3 (Car Parking); and create or alter access to a road in a Transport Zone 2 (Nepean Highway) under Clause 52.29-2 (Land adjacent to the Principal Road Network) at 438-444 Nepean Highway, Frankston, subject to the following conditions:

Plans

1. Before the use and development starts, excluding the early works endorsed under Condition 2, amended plans to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. When approved, the plans will be endorsed and will then form part of the permit. The plans must be drawn to scale with dimensions and three copies must be provided. The plans must be generally in accordance with the plans submitted with the application prepared by Bates Smart Architects, Drawing No. TP03.00LG and TP03.00 Rev 4, dated 10/04/2025, TP03.01, Rev 3, dated 10/04/2025, TP03.02, TP03.07 and TP03.09-TP03.11, Rev 2, dated 08/04/2025, TP03.12, Rev 3, dated 10/04/2025, TP03.13, Rev 2, dated 08/04/2025, TP03.B1 and TP03.B2, Rev 2, dated 08/04/2025, TP09.00 and TP09.01, Rev 3, dated 10/04/2025, TP10.00-TP10.02, Rev 2, dated 10/04/2025 and Landscape Report prepared by RPS AAP Consulting, No. 386360, Issue H, dated 09/04/2025, but amended to show:
 - a) Greater tonal contrast between the podium and tower level finishes.
 - b) Reduced use of glazing at ground level in association with a provision for more tactile and visually interesting materials that integrate with the overall design of the building.
 - c) All windows at ground level as having minimum 75% clear glazing between a height of 0.5m – 2.0m above the footpath/public realm.
 - d) An accessible path of travel adjacent to the north-west corner of the bicycle parking area, with a minimum clear width that complies with AS1428.1:2021.
 - e) Identify all bicycle hoops located outside of the proposed building in accordance with the Traffic Impact Assessment Report prepared by Ratio, dated 10 April 2025 except for the bicycle hoops at the eastern end of the pedestrian link.
 - f) Replace hinged/swinging door providing access to the bike storage area from the pedestrian link with an automated sliding door.
 - g) Rooftop services and plant rooms to be discreetly screened and integrated into

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the overall design of the development.

- h) Changes to the Nepean Highway interface in accordance with Drawing No. TP03.00, Revision 3, dated 8 April 2025.
- i) Changes to the Kananook Creek Boulevard interface in accordance with Drawing No. AR1099, Revision D02, dated 25 June 2025, but amended to show:
 - i. Demonstration of compliance with AS1428.1:2021 for universal access.
 - ii. Details of any proposed hand railing to the ramp, including confirmation that it does not protrude into the public realm or impede pedestrian movement and access.
 - iii. A coordinated and holistic approach to materials and finishes, ensuring that planter boxes, seating, and all other public realm elements are integrated with the overall design of the development.
 - iv. Clarification and notation of any integrated seating that forms part of the ramp, including how it interfaces with the adjacent stairs.
 - v. Provision of integrated lighting throughout the interface area clearly shown on the plans.
- j) Demonstration of compliance with Standard D15 of Clause 58.04-2 (Internal views) of the Frankston Planning Scheme.
- k) Changes to the building including the provision of dimensioned plans and nomination of rooms/spaces for each apartment typology demonstrating compliance with Standard D18 of Clause 58.05-1 (Accessibility), Standard D19 of Clause 58.05-2 (Building entry and circulation), Standard D20 of Clause 58.05-3 (Private Open Space), Standard D21 of Clause 58.05-4 (Storage), Standard D22 of Clause 58.06-1 (Common property), Standard D23 of Clause 58.06-2 (Site Services), Standard D26 of Clause 58.07-1 (Functional layout), Standard D27 of Clause 58.07-2 (Room depth), Standard D28 of Clause 58.07-3 (Windows) and Standard D29 of Clause 58.07-4 (Natural ventilation) of the Frankston Planning Scheme.
- l) The numbering of each street tree for identification purposes.
- m) The removal of the street tree located in front of the proposed vehicle accessway along Nepean Highway.
- n) Notation and details indicating the provision of electric vehicle charging infrastructure to at least 5% of all car parking spaces.
- o) Dimensioned car parking spaces, access lanes, and driveways, including corner splays at the proposed vehicle crossover on Nepean Highway.
- p) Installation of a convex mirror on the southern side of the ramp to improve visibility between vehicles and pedestrians on the Lower Ground Floor Plan.
- q) Amendments to the basement levels (Basement 01 and 02) to ensure that storage units do not open into car parking spaces in a manner that compromises clearance requirements, particularly where vehicles overhang wheel stops in accordance with Design Standard 2 (Diagram 1) of Clause 52.06-9 of the Frankston Planning Scheme.
- r) Provision of two accessible car parking spaces within Basement 01.
- s) An annotation identifying the land uses of the development in accordance with the Land Use Plan received on 17 June 2025.
- t) A 3D digital model in accordance with 3D Digital Model Submission Guide prepared by the Department of Transport and Planning addressing the required modifications under Condition 1.

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- u) An amended Wind Assessment Report in accordance with Condition 6.
- v) An amended Sustainable Management Plan in accordance with Condition 8.
- w) An amended Green Travel Plan in accordance with Condition 11.
- x) A Disability Access Report in accordance with Condition 13.
- y) An amended Landscape Plan in accordance with Condition 15.
- z) A Landscape Maintenance Plan in accordance with Condition 18.
- aa) A Tree Protection Management Plan in accordance with Condition 21.
- bb) An amended Waste Management Plan in accordance with Condition 27.
- cc) An amended Acoustic Report in accordance with Condition 29.
- dd) All sustainability features that are required as part of the Sustainable Management Plan noted on the plans together with any requirement outlined in Condition 10 including:
 - i. An annotation detailing the rainwater tank sizes and that the rainwater tanks are allocated for reuse/retention purposes and exclude any volume allocated for detention.
 - ii. An annotation that the rainwater tank is connected to all toilet flushing and irrigation areas.
 - iii. All operable windows, doors and vents identified on elevation drawings.
 - iv. Double glazing annotated to all living and bedroom area windows on elevation drawings.
 - v. Where measures cannot be visually shown, include a notes table or 'ESD Schedule' providing details of the ESD features and requirements. This is required to include NatHERS dwelling star ratings, hot water type & efficiency, all electric facilities, energy and water efficiency ratings for heating/cooling systems and WELS rating for plumbing fittings and fixtures, food production area, EV charging station, Solar PV panels' location and size as well as, any waste recovery and use of sustainable materials commitments.
 - vi. Identification of food production areas for residential and non-residential sections.
 - vii. A notes table of innovation initiatives as identified in BESS.

Early Works

2. Before the development commences, an amended early works plan to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. The plan will be endorsed and will then form part of the permit. The plan must be drawn to scale and be generally in accordance with Drawing Nos. AR0250 and AR0251, prepared by Pace, Revision A, dated 16 June 2025 but modified to show:
 - a. A detailed cut and fill plan, including levels, cross-sections, longitudinal sections, and other relevant details.
 - b. A Tree Protection Management Plan in accordance with Condition 21.
 - c. Tree Protection Zone (TPZ) and Structural Root Zone (SRZ) of retained trees illustrated with notations regarding protection methods during construction.
 - d. A Construction Environmental Management Plan in accordance with Condition 25.

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3. The early works shown on the endorsed plan must not be altered without the prior written consent of the Responsible Authority.

No Alterations

4. The use and/or development as shown on the endorsed plans must not be altered without the prior written consent of the Responsible Authority.
5. No equipment, services, architectural features or structures of any kind, including telecommunication facilities, other than those shown on the endorsed plans shall be permitted above the roof level of the building unless otherwise agreed to in writing by the Responsible Authority.

Wind Assessment Report

6. Before the development starts, excluding the early works endorsed under Condition 2, an amended Wind Assessment Report to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. When approved, the Wind Assessment Report will be endorsed and will then form part of the permit. The Wind Assessment Report must be generally in accordance with the Wind Impact Assessment prepared by VIPAC Engineers and Scientists, dated 11 April 2025 but modified to:
 - a. Address the plans to be endorsed under Condition 1.
 - b. Include a wind tunnel modelling study in accordance with the Australasian Wind Engineering Society's (AWES) 'Wind Engineering Studies of Buildings Quality Assurance Manual'.
 - c. Address the wind impacts of the development in the context of the endorsed plans (as amended from time to time) at 446-450 Nepean Highway, Frankston for Planning Permit No. 765/2021/P.
 - d. Identify any necessary wind mitigation measures.
 - e. Include recommendations that would avoid the use of wind screens and roofed areas along the pedestrian link for 438-444 Nepean Highway, Frankston.
 - f. Include recommendations that would avoid the use of wind screens along the pedestrian link at 446-450 Nepean Highway, Frankston.
7. The provisions, recommendations and requirements of the endorsed Wind Assessment Report must be implemented and thereafter complied with to the satisfaction of the Responsible Authority.

Sustainable Management Plan

8. Before the development starts, excluding the early works endorsed under Condition 2, an amended Sustainable Management Plan (SMP) to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. The plan will be endorsed and will then form part of the permit. The plan must be generally in accordance with the SMP prepared by SDC and dated April 2025 but modified to show:
 - a. Address the plans to be endorsed under Condition 1.
 - b. IEQ:
 - Daylight modelling: Daylight assessment (modelling) for the whole development to support the daylight entries in the Built Environment Sustainability Scorecard (BESS).
 - Natural ventilation: A markup plan showing at least 60% of apartments

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achieve natural ventilation criteria as identified in BESS.

- c. Energy:
- JV3 modelling: JV3 modelling to show at least 10% improvement on DTS requirements.
 - NatHERS rating: As identified in BESS, include sample apartments rated to meet the minimum requirement of 7-7.5 stars per dwelling.
9. All works must be undertaken in accordance with the endorsed Sustainability Management Plan (SMP) to the satisfaction of the Responsible Authority. No alterations to the SMP may occur without the written consent of the Responsible Authority.
10. Before the occupation of any building approved under this permit, a report from the author of the SMP, approved pursuant to this permit, or similarly qualified person or company, must be submitted to the Responsible Authority. The report must be to the satisfaction of the Responsible Authority and must confirm that all measures specified in the SMP have been implemented in accordance with the approved Plan.

Green Travel Plan

11. Before the development starts, excluding the early works endorsed under Condition 2, an amended Green Travel Plan to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. When approved, the Sustainable Management Plan will be endorsed and will then form part of the permit. The Sustainable Management Plan must be generally in accordance with the Green Travel Plan prepared by Sustainable Development Consultants, dated April 2025 but modified to:
- a. Address the plans to be endorsed under Condition 1.
12. The provisions, recommendations and requirements of the endorsed Green Travel Plan must be implemented and thereafter complied with to the satisfaction of the Responsible Authority.

Disability Access Report

13. Prior to the commencement of the development, excluding the early works endorsed under Condition 2, a Disability Access Report prepared by a Disability Access Consultant must be submitted to and approved by the Responsible Authority. When approved, the report will be endorsed and will form part of this permit. The Disability Access Report must:
- a. Address the plans to be endorsed under Condition 1.
- b. Demonstrate how the design of the development meets the needs of people with limited mobility with regard to the Disability Discrimination Act to the satisfaction of the Responsible Authority.
14. The provisions, recommendations and requirements of the endorsed Disability Access Report must be implemented and complied with to the satisfaction of the Responsible Authority.

Landscape Plan

15. Before the development starts, excluding the early works endorsed under Condition 2, a detailed landscape plan consistent with Frankston City Council's Landscape Plan Guidelines (2024) must be submitted to and approved by the Responsible Authority. When approved, the plan will be endorsed and will then

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form part of the permit. The plan must be prepared by a suitably qualified landscape designer, drawn to scale with dimensions. The plan must be consistent with the development plans and generally in accordance with the concept landscape plan, prepared by PRS AAP Consulting Pty Ltd, dated 09/04/2025, Revision H, but modified to show:

- a. A survey (including botanical names) of all existing vegetation on the site and those located within 3m of the site boundary on adjoining properties, accurately illustrated to represent canopy width and labelled with botanical name, height and whether the tree is proposed to be retained and/or removed.
- b. Tree Protection Zone (TPZ) and Structural Root Zone (SRZ) of retained trees illustrated with notations regarding protection methods during construction.
- c. Buildings on neighbouring properties within three metres of the boundary.
- d. The delineation and details of surface finishes of all garden beds, grassed areas, pathways, driveways, retaining walls and other landscape works including areas of cut and fill throughout the development site.
- e. A planting schedule of all proposed trees, shrubs, and ground covers, including botanical names, common names, pot sizes, size at maturity and quantities of each plant.
- f. Nature strip planting to be in accordance with the nature strip planting guidelines (excluding required setbacks from kerb).
- g. A Coastal Banksia (*Banksia integrifolia*) nominated within the entrance garden bed area (to include suitable soil volume) along the Kananook Creek Boulevard frontage.
- h. Detailed design of the proposed podium and ground level planters and street tree pits to the satisfaction of the Responsible Authority.
- i. The provision of notes on the landscape plan regarding site preparation, including removal of all weeds, proposed mulch, soil types and thickness, subsoil preparation and any specific maintenance requirements.
- j. All tree stock used must be in accordance with AS2303-2015 *Tree stock for Landscape Use*.
- k. Lighting including street, pedestrian and feature lighting.
- l. Compliance with relevant Australian DDA accessibility requirements.
- m. Preparation of a Public Realm Plan detailing the following (as relevant):
 - i. Identification of all public realm works within or directly integrating with the development site including for example laneways, footpaths, roads, outdoor dining, public seating, plazas and parks.
 - ii. One (1) additional street tree along the Kananook Creek Boulevard frontage.
 - iii. Full integration of the pedestrian link to the south with the endorsed plans (as amended from time to time) at 446-450 Nepean Highway, Frankston for Planning Permit No. 765/2021/P including but not limited to curving of retaining walls, seating, lighting, landscaping and materials and finishes.
 - iv. A chamfered or splayed eastern entry to the pedestrian link that can be incorporated without the need to add a roof over the eastern end of the link.
 - v. Expansion of the pedestrian link retail and bike storage access landing area with integrated seating.

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- vi. Include a planting palette for the pedestrian link that considers the limited solar access and wind exposure.
 - vii. Australian Porphyry Stone “Earth Tones” supplied by JML International (or approved equivalent, in random form) applied through the pedestrian link as the ground surface material. Note: A sample of proposed pavement stone is to be provided and approved prior to ordering.
 - viii. The location of levels/DDA paths of travel and accessibility, lighting including street, pedestrian and feature lighting, seating (including pre-fab and in-situ), signage, tables, bike hoops (minimum spacing 1.0m between hoops, 1.8m clear space from either end of the hoops), paving and edging, planting and greening including planter boxes and green walls and screens, bins, bollards, retaining walls, public art, play equipment, screening, balustrades / fencing, awnings, signage and wayfinding.
 - ix. Product details including suppliers/brand, materials, colours, finishes, quantities and dimensions.
 - x. Notation of relevant dimensions and offset distances.
 - xi. Location of all other relevant existing features including property boundaries, roadways, waterways, vegetation, services and infrastructure etc.
16. The landscaping as shown on the endorsed Landscape Plan must be carried out and completed to the satisfaction of the Responsible Authority before the occupation of the development and/or commencement of the use.
17. The lighting as shown on the endorsed Landscape Plan must be installed in accordance with the Landscaping and Public Realm Plan and maintained and operated for the life of the building.

Landscape Maintenance Plan

18. Before the development starts, excluding the early works endorsed under Condition 2, a landscape maintenance plan must be submitted to and approved by the Responsible Authority. When approved, the plan will be endorsed and will then form part of the permit. The plan must include:
- a) Plant establishment schedule and period.
 - b) Ongoing annual planting maintenance schedule (monitoring of plants, weeding, watering, pruning, re-mulching, pest and disease management, fertilising, re-planting).
 - c) Ongoing maintenance schedule for structures and surfaces (cyclic, routine, reactive, emergency and renovation).
 - d) Replacement timeframes for poorly performing plant stock.
 - e) Irrigation specification and irrigation maintenance schedule.
 - f) Maintenance responsibilities for landscaping establishment and ongoing maintenance.
19. The landscaping shown on the endorsed plans must be maintained in accordance with the endorsed Landscape Maintenance Plan and to the satisfaction of the Responsible Authority, including that any dead, diseased or damaged trees are to be replaced.

Landscape Bond

20. Prior to the issue of an occupancy permit and the satisfactory planting of Council

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trees, payment of a bond 150% of the cost quoted for the 18-month maintenance and including formative pruning and 30% replacement contingency of the Council trees must be paid to Frankston City Council as a maintenance bond. During this period any vandalised, damaged, sick, diseased dead or dying trees must be replaced (within 2 weeks or at the commencement of autumn if during summer months). Upon completion of the 18-month maintenance period an inspection must be organised and if the Responsible Authority is satisfied that all the conditions of the Council tree planting have been met, the maintenance bond(s) will be refunded.

Street Tree Removal

21. Before the crossover is constructed the 'Request Form - Council Tree Removal for Private Development' and payment for the removal of the Council Street Tree *Lagunaria patersonii* located on the Nepean Highway must be provided to Frankston City Council in accordance with the fees for a small Street Tree outlined in Council's Guidelines for Council Tree Removal for Private Development. Upon receipt of the form and payment the street tree removal will be actioned.

Street Tree Protection Management Plan

22. Before works start (including any demolition, levelling of the site, excavations, tree removal, delivery of building/construction materials and/or temporary buildings), a Tree Protection Management Plan (TPMP) prepared in accordance with Frankston City Council's 'Arboricultural Report Writing Guide' must be submitted to and approved by the Responsible Authority. When approved, the plan will be endorsed and will form part of the permit. The TPMP must be prepared by a suitably qualified and experienced Arborist in relation to the management and maintenance of street trees. The TPMP must make specific recommendations in accordance with AS4970: 2009 - *Protection of Trees on Development Sites* and detail the following where relevant but not limited to ensuring that the trees remain healthy and viable during and following construction:
 - a) A site plan showing tree protection zones (TPZ) and structural root zones (SRZ), tree protection fence locations and any tree protection fence relocations required where ground protection systems will be used.
 - b) A clear photograph of each tree.
 - c) Any specific damage/faults evident within each tree prior to demolition or construction. These photographs must be supplied within the TPMP as a preliminary dilapidation report.
 - d) Restricted activities in the TPZ.
 - e) Key supervision and monitoring stages of the development including pre-demolition, pre-construction, and post construction stages.
 - f) Details of any TPZ encroachments.
 - g) Details of site entry and egress.
 - h) Methods for installation of services e.g.; sewerage, storm water, telecommunications, electricity etc;
 - i) Remedial pruning works as required including a detailed photographic diagram specifying what pruning will occur.
 - j) Final Certification of Tree protection template.
23. Prior to occupation of the development or at such later date as is approved by the Responsible Authority in writing, the Final Certification Report Template as required in the Tree Protection Management Plan must be completed and submitted to the satisfaction of the Responsible Authority.
24. Tree protection must be carried out in accordance with AS 4970-2009 *Protection of*
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trees on development sites and the endorsed TPMP to the satisfaction of the Responsible Authority.

Construction Environmental Management Plan

25. Prior to the commencement of works, for the relevant stage of construction, a Construction Environmental Management Plan to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. The Construction Environmental Management Plan must be prepared in stages, with the first stage to allow for early works to commence in accordance with Condition 2 and the second stage to allow for the balance of the development, unless otherwise agreed by the Responsible Authority. When approved the plan will be endorsed to form part of the permit. Any plans submitted must be consistent with all other documents approved as part of this permit. The plan must be drawn to scale with dimensions and include the following information:
- a. A pre-conditions survey (dilapidation report) of the land and all adjacent Council roads frontages and nearby road infrastructure.
 - b. Works necessary to protect road and other infrastructure.
 - c. Remediation of any damage to road and other infrastructure.
 - d. Containment of dust, dirt and mud within the land and method and frequency of clean up procedures to prevent the accumulation of dust, dirt and mud outside the land.
 - e. Facilities for vehicle washing.
 - f. Location and specifications of sediment control devices on/off site.
 - g. Location and specification of surface water drainage controls.
 - h. Proposed drainage lines and flow control measures.
 - i. Location and specifications of fencing for the protection of trees and/or vegetation as required by the permit.
 - j. Response measures and monitoring systems to minimise any environmental hazards including, but not limited to:
 - i. creek protection;
 - ii. vegetation protection;
 - iii. runoff and erosion;
 - iv. contaminated soil;
 - v. materials and waste;
 - vi. litter, noise and light;
 - vii. stormwater contamination from run-off and wash-waters;
 - viii. sediment from the land on roads;
 - ix. washing of concrete trucks and other vehicles and machinery; and
 - x. spillage from refuelling cranes and other vehicles and machinery.
 - k. The construction program.
 - l. Location of all stockpiles and storage of building materials.
 - m. The location of loading zones, site sheds, materials, cranes and crane/hoisting zones, gantries and any other construction related items or equipment to be located in any street.
 - n. Parking facilities for construction workers.

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- o. Preferred arrangements for trucks delivering to the land, including delivery and unloading points and expected duration and frequency.
 - p. Traffic management plans that show proposed traffic control measures during construction, the heavy vehicle route to and from the site, loading bay/works zone and access and egress from the site.
 - q. Identification of how all construction vehicles, including piling rigs, will access the site in a manner that minimises impact upon existing street trees and low-hanging branches identified for retention.
 - r. Site security.
 - s. Details to demonstrate compliance with relevant EPA guidelines.
 - t. Target of recycling and re-using a minimum of 80% of construction and demolition waste by weight.
 - u. Hours during which construction activity will take place.
 - v. Measures to ensure that all work on the land will be carried out in accordance with the Construction Environmental Management Plan.
 - w. An outline of requests to occupy public footpaths or roads, or anticipated disruptions to local services.
 - x. Contact numbers of responsible owner/contractor including an emergency contact that is available for 24 hours per day for residents and the Responsible Authority in the event of relevant queries or problems experienced.
 - y. Noise and Vibration Management Plan showing methods to minimise noise and vibration impacts on nearby properties and to demonstrate compliance with Noise Control Guideline 12 for Construction (Publication 1254) as issued by the Environment Protection Authority in October 2008. The Noise and Vibration Management Plan must be prepared to the satisfaction of the Responsible Authority. In preparing the Noise and Vibration Management Plan, consideration must be given to:
 - i. Using lower noise work practice and equipment;
 - ii. The suitability of the land for the use of an electric crane;
 - iii. Silencing all mechanical plant by the best practical means using current technology;
 - iv. Fitting pneumatic tools with an effective silencer; and
 - v. Other relevant considerations.
 - z. Any site-specific requirements.
26. The provisions, recommendations and requirements of the endorsed Construction Environmental Management Plan must be implemented and complied with to the satisfaction of the Responsible Authority.

Waste Management Plan

27. Before the development starts, excluding the early works endorsed under Condition 2, an amended Waste Management Plan to the satisfaction of the responsible authority must be submitted to and approved by the Responsible Authority. When approved, the Waste Management Plan will be endorsed and will then form part of the permit. The Waste Management Plan must be generally in accordance with the Waste Management Plan prepared by Ratio, dated 8 April 2025 but modified to:
- a. Address the plans to be endorsed under Condition 1.

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28. The provisions, recommendations and requirements of the endorsed Waste Management Plan must be implemented and thereafter complied with to the satisfaction of the Responsible Authority.

Acoustic Report

29. Before the development starts, excluding the early works endorsed under Condition 2, an amended Acoustic Report to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. When approved, the Acoustic Report will be endorsed and will then form part of the permit. The Acoustic Report must be generally in accordance with the Acoustic Assessment Report prepared by VIPAC Engineers and Scientists, dated 10 April 2025 but modified to:
- a. Address the plans to be endorsed under Condition 1.
30. The provisions, recommendations and requirements of the endorsed Acoustic Report must be implemented and thereafter complied with to the satisfaction of the Responsible Authority.
31. Before the occupation of any building approved under this permit, a report from the author of the Acoustic Report, approved pursuant to this permit, or similarly qualified person or company, must be submitted to the Responsible Authority. The report must be to the satisfaction of the Responsible Authority and must confirm that all measures specified in the Acoustic Report have been implemented in accordance with the approved Plan.
32. By a date no later than three months after a use starts, a further Acoustic Report must be prepared by a suitably qualified acoustic consultant to the satisfaction of the Responsible Authority demonstrating that compliance with the Noise Limit and Assessment Protocol for the Control of Noise from Commercial, Industrial and Trade Premises and Entertainment Venues (Publication 1826.2, Environment Protection Authority) ('Noise Protocol') has been achieved. If noise emitted from the commercial premises exceeds the recommended noise limits, the report must address additional noise control treatments required to the satisfaction of the Responsible Authority.

Public Thoroughfare

33. Before the development starts, the owner/s of the land must enter into an Agreement with the Responsible Authority under Section 173 of the *Planning and Environment Act 1987 (Vic)*. The agreement must provide for the following, or as otherwise agreed in writing with the Responsible Authority:
- a. Unrestricted, ungated and unfenced public pedestrian access for the east-west 'Public Thoroughfare' (i.e. pedestrian link) adjacent to the southern boundary shown on the endorsed plan must be maintained by the land owners as an unrestricted pedestrian access, 24 hours a day, 365 days a year, in order to ensure the continued pedestrian connection from Nepean Highway to Kananook Creek Boulevard. This area is to remain at all times in private ownership as part of the subject land.
 - b. The owner agrees to carry out, at their cost, all works and landscaping as shown on the endorsed plans relating to the public thoroughfare.
 - c. Indemnity for Frankston City Council and Crown;
 - d. Continuity of appropriate maintenance of the public thoroughfare including any awnings, landscaping or architectural features to ensure the continued safety of the public thoroughfare and to ensure any risk to public safety is minimised.
 - e. Ensure the public thoroughfare at all times is maintained in good and tentable repair undertaking any necessary making good or renewal necessary to

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maintain it in good tenable repair.

- f. Ensure the public thoroughfare is regularly cleaned and kept clean.
- g. Continuity of appropriate maintenance of the landscaping associated with the public thoroughfare to ensure the health and viability of the planting.

Before the development starts, the Section 173 agreement must be registered on the title to the land. All reasonable costs and expenses involved in the drafting, negotiating, reviewing, lodging, registering and execution of the Agreement, including those incurred by the Responsible Authority, must be met by the owner/s of the land.

The section 173 Agreement must be registered in accordance with the provisions of Section 181 of the Planning and Environment Act 1987.

Canopy Encroachments of the Nepean Highway Road Reserve

- 34. Prior to the commencement of the any building and works, the owner of the land must enter into an agreement with the Responsible Authority under Section 173 of the *Planning and Environment Act 1987* in respect to canopy encroachments of the Nepean Highway Road Reserve and to provide for:

- a. Public Liability Insurance;
- b. Indemnity for Frankston City Council and Crown;
- c. Continuity of appropriate maintenance to ensure the continued safety of the structure and to ensure any risk to public safety is minimised.

Before the development starts, the Section 173 agreement must be registered on the title to the land. All reasonable costs and expenses involved in the drafting, negotiating, reviewing, lodging, registering and execution of the Agreement, including those incurred by the Responsible Authority, must be met by the owner/s of the land.

The section 173 Agreement must be registered in accordance with the provisions of Section 181 of the Planning and Environment Act 1987.

During the Construction

- 35. Any stormwater discharged into the stormwater drainage system must be in compliance with Environment Protection Authority guidelines.
- 36. Stormwater drainage system protection measures must be installed as required to ensure that no solid waste, sediment, sand, soil, clay or stones from the land enters the stormwater drainage system.
- 37. Vehicle borne material must not accumulate on the roads abutting the land.
- 38. The cleaning of machinery and equipment must take place on the land and not on adjacent footpaths or roads.
- 39. All litter (including items such as cement bags, food packaging and plastic strapping) must be disposed of responsibly.
- 40. Any damage caused to Council land due to construction or operational works must be restored at the expense of the owner/developer to the satisfaction of the Responsible Authority.
- 41. Where the development involves work on or access to Council controlled land including roads, reserves and right of way, the owner, operator and their agents under this permit must at all times take adequate precautions to maintain works to the highest public safety standards, to the satisfaction of the Responsible Authority.
- 42. Precautions must include appropriate signage to AS 1743 Road Works Signing Code of Practice, the provision of adequate barricading of works, including

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trenches of Service Authorities and any other road openings, sufficient to ensure public safety.

43. All relevant permits must be obtained from Council for works within the existing road reserves, in addition to the planning permit.

Prior to Occupation

44. Prior to the occupation of the building, areas set aside for parking vehicles, loading bays, bicycles, access lanes and paths as shown on the endorsed plans must be:

- (a) Constructed to the satisfaction of the Responsible Authority;
- (b) Properly formed to such levels that they can be used in accordance with the plans;
- (c) Surfaced with an all-weather sealcoat;
- (d) Drained and maintained to the satisfaction;
- (e) Line marked to show the direction in which vehicles are to travel;
- (f) Sign marked identifying the allocation of car spaces; and
- (g) Properly lit.

to the satisfaction of the Responsible Authority.

Car spaces, access lanes, bicycle facilities, loading areas and driveways must be kept available for these purposes at all times.

Vehicle Crossovers

45. Any security boom, barrier or similar device controlling vehicular access to the premises must be located a minimum of six metres inside the property to allow vehicles to prop clear of Nepean Highway.
46. Proposed vehicle crossings must be constructed to Frankston City Council's standards and specifications to the satisfaction of the Responsible Authority.
47. Any redundant vehicle crossing must be removed, and the area reinstated to kerb and channel to the satisfaction of the Responsible Authority.

Engineering and Drainage

48. Before the development starts, detailed design plans and drainage computations of the internal stormwater drainage system including the method of connection to the existing Council drainage infrastructure to the satisfaction of the Responsible Authority must be submitted to and approved by Responsible Authority.

49. Water Sensitive Urban Design principles (WSUD) are to be incorporated into the drainage design, which may include but not be limited to the following components or a combination thereof:

- On-site stormwater detention.
- Permeable driveways and porous pavements.
- Rain gardens and bioretention basins.
- Gross pollutant traps.
- On-site 'bio-treatment' to reduce dissolved contaminants and suspended solids.

50. The stormwater management system be designed to meet the current best practice performance objectives for stormwater quality as contained in the Urban Stormwater – Best Practice Environmental Management Guidelines (Victorian Stormwater Committee, 1999) in compliance with Standard B9-Permeability and stormwater management objectives.

51. Before the development is completed, all works detailed on the approved drainage

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plans, including the stormwater drainage system, must be constructed in accordance with the approved plans to the satisfaction of the Responsible Authority.

52. Stormwater drainage must be connected to stormwater Legal Point of Discharge as nominated by and to the satisfaction of the Responsible Authority.
53. Stormwater runoff must achieve the following objectives for environmental quality, as set out in the Urban Stormwater Best Practice Environmental Guidelines (CSIRO) 1999:
- 80% retention of the typical annual load of suspended solids.
 - 45% retention of typical annual load of total phosphorous, and
 - 45% retention of typical annual load of total nitrogen.

Urban Design

54. All works on or facing the boundaries of adjoining properties must be finished and surface cleaned to a standard that is well presented to neighbouring properties in a manner to the satisfaction of the Responsible Authority.
55. Mailboxes shall be provided within the development to the satisfaction of the Responsible Authority and Australia Post.
56. All plumbing work, sewer pipes etc. associated with the building shall be concealed from general view.
57. All roof plant and equipment must be screened so as not to be visible from public areas.
58. Outdoor lighting must be provided, designed, baffled and located to the satisfaction of the Responsible Authority to prevent any adverse effect on neighbouring land.
59. External building materials and finishes must not result in hazardous or uncomfortable glare to pedestrians, public transport operators and commuters, motorists, aircraft, or occupants of surrounding buildings and public spaces, to the satisfaction of the Responsible Authority.
60. Light reflectivity from external materials and finishes must not reflect more than 20% of specular visible light, to the satisfaction of the Responsible Authority.

Land use

61. Except with the prior written consent of the Responsible Authority, the Restricted Recreation Facility (Wellness Centre) use authorised by this permit may only operate between 6.00am and 10.00pm, seven days a week.
62. Except with the prior written consent of the Responsible Authority, no more than 5 staff and 50 patrons are permitted on the land in association with the Recreation Facility (Wellness Centre) use authorised by this permit.
63. Except with the prior written consent of the Responsible Authority, the Indoor Recreation Facility (Gym/Group Fitness Classes) use authorised by this permit may only operate between 5.00am and 9.00pm, seven days a week.
64. Except with the prior written consent of the Responsible Authority, no more than 3 staff and 25 patrons are permitted on the land in association with the Indoor Recreation Facility (Gym/Group Fitness Classes) use authorised by this permit.

Noise

65. Noise emissions from the premises must comply with the requirements of EPA Publication 1826/4 'Noise limit and assessment protocol for the control of noise from commercial, industrial and trade premises and entertainment venues Part II' to the satisfaction of the Responsible Authority.
66. No external sound amplification equipment or loudspeakers are to be used for the

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purpose of announcement, broadcast, playing of music or similar purpose, except for emergency broadcast, announcement, alarm and siren (including testing).

Amenity

67. The amenity of the area must not be detrimentally affected by the use or development through the:
 - a. Transport of materials, goods or commodities to or from the land.
 - b. Appearance of any building, works or materials.
 - c. Emission of noise, artificial light, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.
 - d. Presence of vermin.
 - e. In any other way.to the satisfaction of the Responsible Authority.
68. No goods must be stored or left exposed outside the building so as to be visible from any public road or thoroughfare.
69. No bin or receptacle or any form of rubbish or refuse shall be allowed to remain in view of the public and no odour shall be emitted from any receptacle so as to cause offence to persons outside the land.
70. The loading and unloading of goods from vehicles must only be carried out within the designated loading bay area on site.
71. Air-conditioning and other plant and equipment installed on or within the buildings must be so positioned and baffled that any noise emitted complies with the appropriate Australian Standards and EPA requirements.

Department of Transport and Planning

72. Prior to the occupation of the development the crossover and driveway are to be constructed to the satisfaction of the Head, Transport for Victoria and at no cost to the Head, Transport for Victoria.

Melbourne Water

73. Finished floor levels of the development including the lower ground floor area and basement entry (including retail, restricted recreation facility, entry lobbies, lift and stair entries, internal access to basements must be constructed no lower than 3.0 metres to Australian Height Datum (AHD), which is 600mm above the applicable flood level of 2.4 metres to Australian Height Datum (AHD).
74. All external openings to basements, including external doors, windows, vents and skylights must be set no lower than 3.0 metres to AHD.
75. No works/ solid obstructions must be proposed at levels lower than 1.7 metres to AHD.
76. No temporary or permanent stormwater connections are to be made to Kananook Creek without the prior approval and consent of Melbourne Water.
77. Prior to the commencement of works a separate application direct to Melbourne Water, must be made and approved of any new or modified storm water connection to Kananook Creek. Evidence must be provided demonstrating that Council considers that it is not feasible to connect to the local drainage system.
78. Sediment and contaminant laden runoff during construction and operation of the site must be contained. Such runoff is not permitted to enter the Kananook Creek.
79. Prior to commencement of works a Site Environmental Management Plan (SEMP) must be submitted to Melbourne Water for review and approval. The SEMP must

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detail site silt and sediment management drawings, detailing the following;

- Silt fencing;
- Access tracks;
- Spoil stockpiling;
- Trenching locations;
- Machinery/ Plant locations; and,
- Exclusion fencing around native vegetation/habitat.

80. Any damage caused to the Creek bank due to construction or operation works must be restored at the expense of the owner/ developer.

81. No stock piling will be permitted out of the property's Kananook Creek side boundary.

82. Design of any proposed fencing/ access gates on Kananook Creek side must be sympathetic to the Kananook Creek interface and to applicable flood level.

Satisfactorily Completed

83. Once the development has started it must be continued and completed to the satisfaction of the Responsible Authority.

Completion Prior to Occupancy

84. Unless with the written consent of the Responsible Authority, the building must not be occupied until all buildings and works as shown on the endorsed plans have been completed to the satisfaction of the Responsible Authority.

Permit Expiry

85. This permit will expire if one of the following circumstances applies:

- The development is not started within two years of the date of this permit.
- The development is not completed within four years of the date of this permit.
- The use is not commenced within four years of the date of this permit.

In accordance with Section 69 of the Planning and Environment Act 1987, an application may be submitted to the Responsible Authority for an extension of the periods referred to in this condition.

Council's Notes

- A. Any request for an extension of time, or variation/amendment of this permit must be lodged with the relevant fee.
- B. Prior to the commencement of construction the operator of this planning permit must obtain a non-refundable Asset Protection Permit from Frankston City Council's Infrastructure Department.
- C. Any request for time extension of this Permit shall be lodged with the relevant administration fee at the time the request is made. Pursuant to Section 69 of the Planning and Environment Act 1987 the Responsible Authority may extend the periods referred to if a request is made in writing within the following prescribed timeframes:
 - a. Before or within 6 months after the permit expiry date, where the use or development allowed by the permit has not yet started;
 - b. Within 12 months after the permit expiry date, where the development allowed by the permit has lawfully started before the permit expires.

If a request is made out of time, the Responsible Authority cannot consider the request and the permit holder will not be able to apply to VCAT for a review of the matter.

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Melbourne Water Note

- D. Information available at Melbourne Water indicates that the applicable adjacent flood level (located within Kananook Creek Boulevard) is 1.7 metres to Australian Height Datum (AHD) based on a flood event which has a probability of 1% occurrence in any one year. The property is also subject to storm-tide flooding from Port Phillip Bay with an applicable 1% AEP flood level 2.4 metres to AHD.

Carried

For the Motion: Crs Asker, Baker, Bolam, Butler, Conroy, Hill, O'Reilly and Wanat (8)

Against the Motion: Nil

Abstained: Cr Green (1)

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12.4 Municipal Early Years Plan (MEYP) - Year 4 Final Report*(CB Communities)***Recommendation (Director Communities)**

That Council:

1. Notes the completion of the final nine actions in 2024-25. Highlights include:
 - a) The introduction of an intergenerational program at the Frankston North Community Centre bringing children and older adults together to form meaningful connections.
 - b) Assessment findings that all early years facilities are located within 500 metres of public transport, making it easier for parents and carers to access vital services. These findings can proudly be promoted as part of our accessible and inclusive services.
2. Acknowledges the work carried out by officers to achieve completion of the Municipal Early Years Plan (MEYP) 2021-2025, which includes a total of 50 actions;
3. Notes an unbiased and detailed review of the MEYP was completed, which provides valuable information for the next iteration;
4. Supports officers in commencing planning for the new MEYP to ensure a comprehensive and robust plan is in place, providing a clear roadmap for achieving the best outcomes for families with children aged 0 to 6 years within the municipality; and
5. Notes the new four-year MEYP will come to Council for adoption by June 2026.

Motion**Moved: Councillor Butler****Seconded: Councillor Green**

That Council:

1. Notes the completion of the final nine actions in 2024-25. Highlights include:
 - a) The introduction of an intergenerational program at the Frankston North Community Centre bringing children and older adults together to form meaningful connections.
 - b) Assessment findings that all early years facilities are located within 500 metres of public transport, making it easier for parents and carers to access vital services. These findings can proudly be promoted as part of our accessible and inclusive services.
2. Acknowledges the work carried out by officers to achieve completion of the Municipal Early Years Plan (MEYP) 2021-2025, which includes a total of 50 actions;
3. Notes an unbiased and detailed review of the MEYP was completed, which provides valuable information for the next iteration;
4. Supports officers in commencing planning for the new MEYP to ensure a comprehensive and robust plan is in place, providing a clear roadmap for achieving the best outcomes for families with children aged 0 to 6 years within the municipality;
5. Notes that the new four-year MEYP will come to Council for adoption by June

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2026;

6. Notes officers will conduct a survey of all applicants for 3 and 4-year-old Kindergarten for the 2026 program year, to be completed by October 2025. The survey will explore a range of considerations to inform enhancements to municipal policy for future years, including but not limited to:
 - i. Continuity of program for children at the same kindergarten location;
 - ii. Broadening the sibling priority definition from two to three years;
 - iii. Allowing applicants to preference up to three kindergartens.
7. Affirms that continuity of attendance from 3-year-old to 4-year-old kindergarten is widely recognised as best practice in early childhood education and should be a key consideration in the development of future kindergarten enrolment policy for 2027 and beyond; and
8. Requests that Councillors receive a briefing on the outcome of the survey in November 2025, along with proposed policy direction.

Council Decision

Moved: Councillor Butler

Seconded: Councillor Green

That Council:

1. Notes the completion of the final nine actions in 2024-25. Highlights include:
 - a) The introduction of an intergenerational program at the Frankston North Community Centre bringing children and older adults together to form meaningful connections.
 - b) Assessment findings that all early years facilities are located within 500 metres of public transport, making it easier for parents and carers to access vital services. These findings can proudly be promoted as part of our accessible and inclusive services.
2. Acknowledges the work carried out by officers to achieve completion of the Municipal Early Years Plan (MEYP) 2021-2025, which includes a total of 50 actions;
3. Notes an unbiased and detailed review of the MEYP was completed, which provides valuable information for the next iteration;
4. Supports officers in commencing planning for the new MEYP to ensure a comprehensive and robust plan is in place, providing a clear roadmap for achieving the best outcomes for families with children aged 0 to 6 years within the municipality;
5. Notes that the new four-year MEYP will come to Council for adoption by June 2026;
6. Notes officers will conduct a survey of all applicants for 3 and 4-year-old Kindergarten for the 2026 program year, to be completed by October 2025. The survey will explore a range of considerations to inform enhancements to municipal policy for future years, including but not limited to:
 - i. Continuity of program for children at the same kindergarten location;
 - ii. Broadening the sibling priority definition from two to three years;
 - iii. Allowing applicants to preference up to three kindergartens.
7. Affirms that continuity of attendance from 3-year-old to 4-year-old Kindergarten is widely recognised as best practice in early childhood

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education and should be a key consideration in the development of future kindergarten enrolment policy for 2027 and beyond; and

8. Requests that Councillors receive a briefing on the outcome of the survey in November 2025, along with proposed policy direction.

Carried Unanimously

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13.2 Response to 2025/NOM09 - Rooming House Standards*(RA Communities)***Council Decision****Moved: Councillor Butler****Seconded: Councillor O'Reilly**

That Council:

1. Notes officers have conducted an audit of 107 Registered Rooming Houses in the municipality in June 2025, in response to 2025/NOM9. The audit was undertaken from the street, without entering the private premises, and assessed the Rooming House against the provisions in Council's Community Local Law;
2. Notes this audit considered the appearance of the properties from the street frontage in terms of unsightliness, condition, appearance, cleanliness, waste management, traffic/parking concerns, evidence of anti-social behaviours;
3. Notes officers presented three options to Councillors in terms of future monitoring models, including referral of this work for consideration as part of the Community Local Law review which is currently underway; and
4. Notes Council prioritises and explores new Community Local Law provisions (Option 3) and other resourcing priority setting (Option 2) to provide an effective compliance regime for rooming house operators to address community concerns.

Carried Unanimously

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11. CONSIDERATION OF CITY PLANNING REPORTS**11.2 Planning Scheme Amendment C156fran - (Environmental Amendment) -
Consider Planning Panel Report
(BW Communities)****Council Decision****Moved: Councillor Baker****Seconded: Councillor Conroy**

That Council:

1. Receives and considers the Panel Report for Planning Scheme Amendment C156fran pursuant to Section 27 of the *Planning and Environment Act 1987*;
2. Adopts Planning Scheme Amendment C156fran pursuant to Section 29 of the *Planning and Environment Act 1987* with changes as set out in Attachment B;
3. Authorises Council officers to submit the adopted Planning Scheme Amendment C156fran to the Minister for Planning for approval pursuant to Section 31 of the *Planning and Environment Act 1987*;
4. Authorises the Director Communities to revise the adopted Planning Scheme Amendment C156fran if changes are sought from the Department of Transport and Planning; and
5. Notes that Council officers will notify all submitters of the decision.

Carried Unanimously**Note:** Refer to page 5 of these Minutes where this item was Block Resolved.

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11.3 City Futures Progress Report - Quarter 4 April - June 2025*(BW Communities)***Recommendation (Director Communities)**

That Council:

1. Receives the Quarter Four City Futures report from April – June 2025 (excluding Economic Scorecard); and
2. Notes the progress of several key projects this quarter, including:
 - Council endorsement of the Year Four Action Plan for Council's Health & Wellbeing Plan 2021-25 and its submission to the Department of Health.
 - 500 native trees planted by 80 participants at National Tree Day, with over 2,600 plants donated to 50 schools (as part of the 2025 tree planting season, which runs from April to August).
 - The first 'Better Business with FCC' Event held at Biersal Brewery in Seaford, attracted 64 local business attendees and Frankston City Council's first Builders and Trades Conference which attracted more than 55 construction industry business owners.
 - The Minister for Planning approved Planning Scheme Amendment C160fran (rezoning land in the City Centre to the Activity Centre Zone and implementing the *Frankston Metropolitan Activity Centre Structure Plan – September 2024* into the Frankston Planning Scheme.
 - Recognition of the *Public Toilet Action Plan* at the Planning Institute Australia National Awards.

Motion**Moved: Councillor Conroy****Seconded: Councillor Green**

That Council:

1. Receives the Quarter Four City Futures report from April – June 2025 (excluding Economic Scorecard); and
2. Notes the progress of several key projects this quarter, including:
 - Council endorsement of the Year Four Action Plan for Council's Health & Wellbeing Plan 2021-25 and its submission to the Department of Health.
 - 500 native trees planted by 80 participants at National Tree Day, with over 2,600 plants donated to 50 schools (as part of the 2025 tree planting season, which runs from April to August).
 - The first 'Better Business with FCC' Event held at Biersal Brewery in Seaford, attracted 64 local business attendees and Frankston City Council's first Builders and Trades Conference which attracted more than 55 construction industry business owners.
 - The Minister for Planning approved Planning Scheme Amendment C160fran (rezoning land in the City Centre to the Activity Centre Zone and implementing the *Frankston Metropolitan Activity Centre Structure Plan – September 2024* into the Frankston Planning Scheme.
 - Recognition of the *Public Toilet Action Plan* at the Planning Institute Australia National Awards.
3. Reaffirms commitment to Council's Climate Change Strategy 2023-2030, adopted in 2023, which contains 58 Council and Community Actions grouped in 6 themes, one of which is Energy;

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4. Affirms Council's support for private landowners/occupiers who seek to have renewable energy infrastructure, such as community battery/ies installed on their property. As a planning permit is generally not required for these installations, some private landowners/occupiers feel that they are not supported by Council as there is no clear support that Council can provide;
5. To address the concern outlined in Item 4 of this resolution, develops a specific page on Council's website where those interested in renewable energy may access information about what is happening in the municipality, what is available and what support Council can provide. This webpage to include:
 - SunSPOT tool for businesses and residents to find the best rooftop solar system for them
 - Power Purchase Agreement opportunities for big energy using businesses, with assistance from Council's Economic Development team
 - Highlight grant opportunities available including the Victorian Energy Upgrade program providing Victorian Energy Efficiency Certificates (VEECs), Solar Victoria providing government grants and rebates for solar, Battery Energy Storage Systems, energy efficiency activities.
 - Contact details for where a person can request a Letter of Support from Council for renewable energy infrastructure on their property
 - United Energy's Community Battery installation (underway) at the Banyan Fields Reserve in Carrum Downs
6. Seeks to receive updates on work in the Environment/Climate Change space through the Annual Progress Climate Change Strategy report (usually presented to Council in October) and the Environment Bulletin. From Quarter One of 2025/26 onwards, an update will also be provided via the City Futures Quarterly Report to Council which is provided after the close of the quarter.

Council Decision

Moved: Councillor Conroy

Seconded: Councillor Green

That Council:

1. Receives the Quarter Four City Futures report from April – June 2025 (excluding Economic Scorecard); and
2. Notes the progress of several key projects this quarter, including:
 - Council endorsement of the Year Four Action Plan for Council's Health & Wellbeing Plan 2021-25 and its submission to the Department of Health.
 - 500 native trees planted by 80 participants at National Tree Day, with over 2,600 plants donated to 50 schools (as part of the 2025 tree planting season, which runs from April to August).
 - The first 'Better Business with FCC' Event held at Biersal Brewery in Seaford, attracted 64 local business attendees and Frankston City Council's first Builders and Trades Conference which attracted more than 55 construction industry business owners.
 - The Minister for Planning approved Planning Scheme Amendment C160fran (rezoning land in the City Centre to the Activity Centre Zone and implementing the *Frankston Metropolitan Activity Centre Structure Plan – September 2024* into the Frankston Planning Scheme.
 - Recognition of the *Public Toilet Action Plan* at the Planning Institute Australia National Awards.

Chairperson's initials.....

3. Reaffirms commitment to Council's Climate Change Strategy 2023-2030, adopted in 2023, which contains 58 Council and Community Actions grouped in 6 themes, one of which is Energy;
4. Affirms Council's support for private landowners/occupiers who seek to have renewable energy infrastructure, such as community battery/ies installed on their property. As a planning permit is generally not required for these installations, some private landowners/occupiers feel that they are not supported by Council as there is no clear support that Council can provide;
5. To address the concern outlined in Item 4 of this resolution, develops a specific page on Council's website where those interested in renewable energy may access information about what is happening in the municipality, what is available and what support Council can provide. This webpage to include:
 - SunSPOT tool for businesses and residents to find the best rooftop solar system for them
 - Power Purchase Agreement opportunities for big energy using businesses, with assistance from Council's Economic Development team
 - Highlight grant opportunities available including the Victorian Energy Upgrade program providing Victorian Energy Efficiency Certificates (VEECs), Solar Victoria providing government grants and rebates for solar, Battery Energy Storage Systems, energy efficiency activities.
 - Contact details for where a person can request a Letter of Support from Council for renewable energy infrastructure on their property
 - United Energy's Community Battery installation (underway) at the Banyan Fields Reserve in Carrum Downs
6. Seeks to receive updates on work in the Environment/Climate Change space through the Annual Progress Climate Change Strategy report (usually presented to Council in October) and the Environment Bulletin. From Quarter One of 2025/26 onwards, an update will also be provided via the City Futures Quarterly Report to Council which is provided after the close of the quarter.

Carried Unanimously

11.4 Statutory Planning Progress Report for May and June 2025*(SC Communities)*

*Councillor Conroy left the chamber at 8:25 pm
due to a declared material conflict of interest.*

Council Decision**Moved: Councillor Wanat****Seconded: Councillor Hill**

That Council:

1. Receives the Statutory Planning Progress Report for the months of May and June 2025;
2. Notes, in May 2025, 84% applications were determined within the statutory timeframe. This is above Council's 70% target;
3. Notes, in June 2025, 77% of applications were determined within the statutory timeframe. This is above Council's 70% target;
4. Notes this Progress report contains a register as to the number of planning decisions made by the Minister of Planning in relation to applications in the Frankston municipality, that delegated comments were provided on one application made to the Minister and that the Minister made one decision during the report period; and
5. Resolves Attachment C (General Planning Applications of Councillor Interest Updates) and Attachment D (Major Development Updates) remain confidential indefinitely on the grounds that they contain land use planning information and private commercial information (*Local Government Act 2020, s.3(1)(c) and (g)*). These grounds apply because it contains private information and would, if prematurely released, impact the reputation of Councillors and Council.

Carried Unanimously

*The meeting was adjourned at 8.30pm.
The meeting resumed at 8.39pm.*

Councillor Conroy returned to the chamber at 8:36 pm.

12. CONSIDERATION OF REPORTS OF OFFICERS**12.1 Governance Matters Report for 11 August 2025***(BA Corporate and Commercial Services)***Recommendation (Director Corporate and Commercial Services)**

That Council:

Council Resolution Status Update

1. Receives the Council Resolution Status update, including:
 - i. Notice of Motion Cost Summary, Notice of Motion Report and Urgent Business update for 11 August 2025;
 - ii. Notes there are no Notice of Motion action reported as complete by officers;
 - iii. Notes there are two (2) reports delayed in the presentation to Council:
 - Major Development Application Process, delayed to 8 September 2025
 - Inclusion Action Plan, delayed to June 2026
 - iv. Notes since the Council Meeting, held on 21 July 2025, 7 resolution actions have been completed;

Councillor Briefings Record

2. Receives the record of Councillor Briefing meetings held since the date of last Council Meeting held on 21 July 2025, as listed in the body of the report;

Response to Petition: To install a speed hump on Sunny Vale Drive, Langwarrin

3. Notes the petition, tabled at the 21 July 2025 Council Meeting, requesting the installation of a speed hump at Sunny Vale Drive, Langwarrin, was referred to the CEO as an operational matter. Officers will investigate and respond to the head petitioner;

Unreasonable Customer Conduct Policy and Protocol

4. Notes the Unreasonable Customer Conduct Protocol was revised to ensure it aligns with current practices and balances considerations for health and safety with human rights;
5. Notes the review compiled a legal review and extensive internal consultation and resulted in an Unreasonable Customer Conduct Policy and Procedure documents;
6. Notes the Unreasonable Customer Conduct Policy provides clearer steps for staff and customers and a more comprehensive assessment of safety and human rights;
7. Notes the Unreasonable Customer Conduct Policy has been authorised by the CEO and will be made available on Council's website following this meeting;

Citizen of the Year Awards – Independent Selection Panel Terms of Reference

8. Notes the Citizen of the Year – Independent Selection Panel Expression of Interest (EOI) opens from 1 September 2025 to 31 October 2025;
9. Notes the Citizen of the Year Awards – Independent Selection Panel Terms of Reference was adopted by Council on 3 October 2022 and has been revised with minor amendments;
10. Endorses the revised Citizen of the Year Awards – Independent Selection Panel Terms of Reference;

Extension of the Disability Action Plan 2022-2025

Chairperson's initials.....

11. Notes it is a legislative requirement, under the Disability Act 2006, for councils to develop and maintain a current Disability Action Plan;
12. Notes it previously resolved, at its Meeting on 22 July 2024, to develop a consolidated Inclusion Action Plan, scheduled to be delivered by June 2026, which aims to combine various action plans, including the Disability Action Plan, and integrate a range of focus areas, including disability, culturally and linguistically diverse communities, LGBTQIA+ and positive ageing;
13. Resolves to extend the active status of the Disability Action Plan 2022-2025, with the new end date being 30 June 2026, in recognition of it being a legislated plan;
14. Notes it will receive a report at the November 2025 Council Meeting, that will provide an update on the following priority items sought by Council, as per its resolution of 24 March 2025:
 - a. Identifying key areas within the municipality that lack accessibility to inform Council's annual deliberations on advocacy and budget priorities;
 - b. Providing costing for infrastructure and/or modifications required to improve key areas which accessibility;

Australia's Most Accessible Beach Committee

15. Notes it endorsed a 3-month pilot Accessible Beach initiative, at its 12 May 2025 Council Meeting, and that an Australia's Most Accessible Beach Advisory Committee has been established to progress the initiative;
16. Endorses the Australia's Most Accessible Beach Advisory Committee Terms of Reference
17. Nominates Cr Butler as the Councillor representative to Chair the Australia's Most Accessible Beach Advisory Committee;

Formal Re-naming process for Langwarrin Community Centre

18. Notes the Langwarrin Community Centre is currently undergoing redevelopment works, which will lead to the increased and additional services of:
 - Maternal and child health services
 - Increased kindergarten capacity and play space upgrade
 - Refurbishment of the community hall and meeting spaces
19. Endorses for community consultation for a period of 30 days (from 18 August to 17 September 2025) to consider the proposed formal renaming of the Langwarrin Community Centre to better encapsulate the additional services. The proposed naming options for consultation are:
 - Langwarrin PLACE (preferred option - PLACE represents: Play, Learn, Access, Connect, Engage)
 - Langwarrin Rise
 - Langwarrin Connections
20. Receives the engagement results and outcomes from community consultation in a future report;

Formal Re-naming process for Seaford Maternal and Child Health Centre

21. Notes the Seaford Maternal and Child Health Centre is currently undergoing redevelopment works, which will lead to the increased and additional services of:
 - Maternal and child health services
 - Increased kindergarten capacity and additional playground and family education
 - Redevelopment of the youth space;

Chairperson's initials.....

22. Endorses for community consultation for a period of 30 days (from 18 August to 17 September 2025) to consider the proposed renaming of the Seaford Kindergarten, Seaford Hangout and Seaford Maternal Child Health to better encapsulate the redevelopment and change of services. The proposed naming options for consultation are:
- Seaford PLACE (preferred option - PLACE represents: Play, Learn, Access, Connect, Engage)
 - Seaford Hub
 - Seaford Nest
 - Seaford Space;
23. Receives the engagement results and outcomes from community consultation in a future report; and

Outcomes from the National General Assembly 2025

24. Notes the following four (4) notices of motion, submitted by Frankston City Council to the Australian Local Government Association (ALGA) National General Assembly, were successfully endorsed for implementation;
- a) Blockchain and cryptocurrency in Local Government;
 - b) Compensation for councils hosting citizenship ceremonies;
 - c) Support for the Federal Online Safety (Social Media Minimum Age) Bill 2024;
 - d) Decentralisation of federal government jobs and agencies.

Motion

Moved: Councillor Butler

Seconded: Councillor Baker

That Council:

Council Resolution Status Update

1. Receives the Council Resolution Status update, including:
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3. Notes the petition, tabled at the 21 July 2025 Council Meeting, requesting the installation of a speed hump at Sunny Vale Drive, Langwarrin, was referred to the CEO as an operational matter. Officers will investigate and respond to the head petitioner;

Unreasonable Customer Conduct Policy and Protocol

4. Notes the Unreasonable Customer Conduct Protocol was revised to ensure it aligns with current practices and balances considerations for health and safety with human rights;

Chairperson's initials.....

5. Notes the review compiled a legal review and extensive internal consultation and resulted in an Unreasonable Customer Conduct Policy and Procedure documents;
6. Notes the Unreasonable Customer Conduct Policy provides clearer steps for staff and customers and a more comprehensive assessment of safety and human rights;
7. Notes the Unreasonable Customer Conduct Policy has been authorised by the CEO and will be made available on Council's website following this meeting;

Citizen of the Year Awards – Independent Selection Panel Terms of Reference

8. Notes the Citizen of the Year – Independent Selection Panel Expression of Interest (EOI) opens from 1 September 2025 to 31 October 2025;
9. Notes the Citizen of the Year Awards – Independent Selection Panel Terms of Reference was adopted by Council on 3 October 2022 and has been revised with minor amendments;
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Extension of the Disability Action Plan 2022-2025

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13. Resolves to extend the active status of the Disability Action Plan 2022-2025, with the new end date being 30 June 2026, in recognition of it being a legislated plan;
14. Notes it will receive a report at the November 2025 Council Meeting, that will provide an update on the following priority items sought by Council, as per its resolution of 24 March 2025:
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15. Notes it endorsed a 3-month pilot Accessible Beach initiative, at its 12 May 2025 Council Meeting, and that an Australia's Most Accessible Beach Advisory Committee has been established to progress the initiative;
16. Endorses the Australia's Most Accessible Beach Advisory Committee Terms of Reference
17. Nominates Cr Butler as the Councillor representative to Chair the Australia's Most Accessible Beach Advisory Committee;

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18. Notes the Langwarrin Community Centre is currently undergoing redevelopment works, which will lead to the increased and additional services of:
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 - Increased kindergarten capacity and play space upgrade
 - Refurbishment of the community hall and meeting spaces

Chairperson's initials.....

19. Endorses for community consultation for a period of 30 days (from 18 August to 17 September 2025) to consider the proposed formal renaming of the Langwarrin Community Centre to better encapsulate the additional services. The proposed naming options for consultation are:
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20. Receives the engagement results and outcomes from community consultation in a future report;

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21. Notes the Seaford Maternal and Child Health Centre is currently undergoing redevelopment works, which will lead to the increased and additional services of:
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 - Increased kindergarten capacity and additional playground and family education
 - Redevelopment of the youth space;
22. Endorses for community consultation for a period of 30 days (from 18 August to 17 September 2025) to consider the proposed renaming of the Seaford Kindergarten, Seaford Hangout and Seaford Maternal Child Health to better encapsulate the redevelopment and change of services. The proposed naming options for consultation are:
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 - c) Support for the Federal Online Safety (Social Media Minimum Age) Bill 2024;
 - d) Decentralisation of federal government jobs and agencies.

Mayor's Travel to Canberra

25. a) Notes the Committee for Frankston and Mornington Peninsula (CFMP), including representatives from Mornington Peninsula Shire Council, is participating in a delegation to Canberra from 25 to 27 August 2025 to represent key strategic needs and opportunities across the region;
- b) Notes a number of meetings with relevant Ministers and Shadow Ministers have been arranged by the Federal Member for Dunkley and Federal Member for Flinders across the following portfolios:
- i. Housing and homelessness;
 - ii. Transport, Infrastructure and Cities;
 - iii. Environment and Climate Change;

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- iv. Health, Disability and Ageing;
- c) Endorses Mayor Bolam to travel to Canberra with the Committee for Frankston and Mornington Peninsula delegation, including one night of accommodation between 25 to 27 August 2025, pending confirmation of dates for scheduled meetings with Ministers and Shadow Ministers relating to Frankston City matters;
- d) Endorses a potential meeting with the United States Ambassador to Australia during the Canberra delegation, pending confirmation of meeting arrangements, to discuss the Frankston-Annapolis Friendship City relationship and possibility of a Frankston-Wichita Friendship City relationship;
- e) Approves expenditure to cover costs associated with airfares, airport car parking and travel (e.g. taxis) required during the Canberra delegation, plus accommodation for one night and other incidental expenses incurred during the Canberra delegation with an estimated cost of \$1400; and
- f) Receives a report at the September 2025 Council Meeting on the outcomes of the August 2025 delegation to Canberra.

Council Decision

Moved: Councillor Butler

Seconded: Councillor Baker

That Council:

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13. Resolves to extend the active status of the Disability Action Plan 2022-2025, with the new end date being 30 June 2026, in recognition of it being a legislated plan;
14. Notes it will receive a report at the November 2025 Council Meeting, that will provide an update on the following priority items sought by Council, as per its resolution of 24 March 2025:
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Chairperson's initials.....

naming options for consultation are:

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23. Receives the engagement results and outcomes from community consultation in a future report; and

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24. Notes the following four (4) notices of motion, submitted by Frankston City Council to the Australian Local Government Association (ALGA) National General Assembly, were successfully endorsed for implementation;

- e) Blockchain and cryptocurrency in Local Government;
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- g) Support for the Federal Online Safety (Social Media Minimum Age) Bill 2024;
- h) Decentralisation of federal government jobs and agencies.

Mayor's Travel to Canberra

25. a) Notes the Committee for Frankston and Mornington Peninsula (CFMP), including representatives from Mornington Peninsula Shire Council, is participating in a delegation to Canberra from 25 to 27 August 2025 to represent key strategic needs and opportunities across the region;
- g) Notes a number of meetings with relevant Ministers and Shadow Ministers have been arranged by the Federal Member for Dunkley and Federal Member for Flinders across the following portfolios:
- v. Housing and homelessness;
 - vi. Transport, Infrastructure and Cities;
 - vii. Environment and Climate Change;
 - viii. Health, Disability and Ageing;
- h) Endorses Mayor Bolam to travel to Canberra with the Committee for

Chairperson's initials.....

Frankston and Mornington Peninsula delegation, including one night of accommodation between 25 to 27 August 2025, pending confirmation of dates for scheduled meetings with Ministers and Shadow Ministers relating to Frankston City matters;

- i) Endorses a potential meeting with the United States Ambassador to Australia during the Canberra delegation, pending confirmation of meeting arrangements, to discuss the Frankston-Annapolis Friendship City relationship and possibility of a Frankston-Wichita Friendship City relationship;
- j) Approves expenditure to cover costs associated with airfares, airport car parking and travel (e.g. taxis) required during the Canberra delegation, plus accommodation for one night and other incidental expenses incurred during the Canberra delegation with an estimated cost of \$1400; and
- k) Receives a report at the September 2025 Council Meeting on the outcomes of the August 2025 delegation to Canberra.

Carried

For the Motion: Crs Asker, Baker, Butler, Conroy, Green, Hill, O'Reilly and Wanat (8)
Against the Motion: Nil
Abstained: Cr Bolam (1)

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12.2 Hot Topics*(AH Communities)***Recommendation (Director Communities)**

That Council:

1. Acknowledges the update on Hot Topics of interest to Councillors outlined in this report, reinforcing confidence in the effective management of these important issues;

Communication and Advocacy

2. Notes the issues management, media, social media and community sentiment report (confidential attachment);

Nepean Boulevard Project

3. Notes ongoing conversations with the Federal Member for Dunkley and State Member for Frankston on the delivery of the Federal Government's \$50 million investment in Nepean Highway are still underway, with project scope and a delivery approach still to be determined;

Sister Cities and Friendship City

4. Notes a new funding agreement over a four-year period is to be signed between Council and the Frankston Susono Friendship Association (FSFA), with \$15,000 in annual re-occurring funding provided directly to the FSFA to undertake various Frankston-Susono sister city related activities;
5. Notes a detailed overview of all Frankston City Sister City relationships (Susono Japan, Wuxi China and Suva Fiji) and Friendship City relationships (Annapolis USA) provided in July detailed current relationship status, agreement intentions and Department of Foreign Affairs and Trade compliance;

Grants

6. Notes three (3) grant application outcomes were announced in May-June 2025, securing \$526,000 in external funding as follows:
 - a. \$250,000 for Frankston Park Changeroom Upgrade (State Government);
 - b. \$226,000 for Peninsula Reserve Sports Lighting Upgrade (State Government);
 - c. \$50,000 for Seaford Coastal Access and Dune risk management initiative (State Government);
7. Notes three (3) new grant applications seeking \$2.546 million were submitted in May-June 2025 as follows:
 - a. \$2.5M for the Powering Creativity and Wellness electrification project (State Government);
 - b. \$40,000 for the Municipal Emergency Resource Program (State Government);
 - c. \$6,000 for Libraries After Dark at Carrum Downs (State Government);

Strategic Property Matters Update

8. Notes the information provided in Confidential Attachment B;

Awards and Accreditation

9. Notes Frankston City Council recently submitted an application for recognition as an accredited 'Establish Welcoming City' through Welcoming Cities Australia, with the application review process expected to take approximately three (3) months

Chairperson's initials.....

from submission;

10. Notes Frankston City Council recently submitted an application to the Smart City Council for the sector leading Transparency Hub;

Local Support Package

11. Notes a strong governance program has been implemented by officers to monitor the planning, delivery and reporting of the \$1.7M Local Support Package. The status of the package will be reported in the quarterly financial reports during 2025/26;
12. Notes ongoing promotion of the Local Support Package across various tactics (media releases, social media posts, website, flyer) is being implemented;

Animal Pound Update

13. Notes the update on the Animal Pound Collaboration Project provided in the report;

Initiatives with Victoria Police

14. Notes officers continue to work with the Victorian Police on initiatives to donate bicycles to the Frankston Police to increase their physical presence in the CBD and come to an agreement on a Memorandum of Understanding which would see Police officers be able to access CCTV vision on their mobile devices;
15. Resolves Attachment A (Issues management, media, social media and community sentiment), Attachment B (Strategic Property Matters Update) and Attachment C (Hot Topics - Councillor Briefing Presentation – 28 July 2025) be retained confidential indefinitely, on the grounds they contain private commercial information, being information provided by a business, commercial or financial undertaking that - (i) relates to trade secrets; or (ii) if released, would unreasonably expose the business, commercial or financial undertaking to disadvantage (Local Government Act 2020 s3(1)(g)). These grounds apply because it contains material Council is monitoring in relation to media interest, inclusive of commercial sensitive information and reduce Council's ability to properly perform its functions.

Motion

Moved: Councillor Asker

Seconded: Councillor Butler

That Council:

1. Acknowledges the update on Hot Topics of interest to Councillors outlined in this report, reinforcing confidence in the effective management of these important issues;

Communication and Advocacy

2. Notes the issues management, media, social media and community sentiment report (confidential attachment);

Nepean Boulevard Project

3. Notes ongoing conversations with the Federal Member for Dunkley and State Member for Frankston on the delivery of the Federal Government's \$50 million investment in Nepean Highway are still underway, with project scope and a delivery approach still to be determined;

Sister Cities and Friendship City

4. Endorses expenditure of the existing \$15,000, allocated in 2025-2026 Annual Council Budget for Frankston Susono Friendship Association (FSFA) towards

Chairperson's initials.....

subsidising student, teacher and parental attendance in an outbound delegation to Osaka and Susono, Japan, in October 2025, noting:

- Funding will be distributed to the FSFA for this allowed expenditure in addition to expenditure relating to the following activities:
 - The aforementioned outbound delegation to Osaka and Susono (primary priority);
 - Administration of FSFA monthly and Annual General Meetings, inclusive of venue hire, catering and minute taking;
 - Land rent costs related to the Susono Garden site (Moorooduc Highway, Frankston);
 - Audit and compilation of FSFA financial reports;
 - Prior to funding execution, the FSFA is required to provide detailed financials for 2024-2025 and planned expenditure for 2025-2026;
 - Funding for the October outbound delegation is inclusive of costs associated with flights, travel (taxis), accommodation, event, gifts and other outbound delegation related expenses;
 - Unspent funds will be retained by Council for expenditure across other Sister and Friendship City relationship activities;
5. Endorses an increase from the existing \$15,000 to Frankston Susono Friendship Association to a new recurrent \$20,000, be referred to the 2026/2027 Annual Budget process for consideration, that is to be utilised for activities across all formal Sister and Friendship City relationships, with the relationships to be managed directly between the local government organisations;
 6. Supports the development of a strategic Sister and Friendship City relationship framework for consideration by no later than December 2026 that details a clear, consistent and strategic approach for how Council manages all current and future Sister and Friendship City relationships;
 7. Notes the Frankston Susono Friendship Association (FSFA) may be eligible to apply for one-off funding to assist not-for-profit community organisations with services, programs or projects that meets existing and emerging local community needs as part of Council's annual Community Grants Program. Additional grant funding opportunities from other levels of government may also apply;
 8.
 - a) Formally writes to the Mayor of Susono City Council thanking him and his city council for the 2025 Susono delegation received in Frankston, which included the Susono Deputy Mayor. The letter is to also reinforce the principles espoused in the re-affirmation pledge signed between Frankston City and Susono City on the 1st of August 2025;
 - b) In this letter, it is to be stated - a demonstration of goodwill – that the Mayor Bolam will briefly visit Susono (the first time since 2018 a Frankston Mayor or Councillor has visited Susono) in October 2025 to pay respect to the people of Susono and discuss future opportunities to advance the long-standing relationship;
 9. Notes a detailed overview of all Frankston City Sister City relationships (Susono Japan, Wuxi China and Suva Fiji) and Friendship City relationships (Annapolis USA) provided in July detailed current relationship status, agreement intentions and Department of Foreign Affairs and Trade compliance;
 10.
 - a) Notes its previous resolution of 21 July 2025, endorsing Mayor Bolam to travel to the Friendship City of Annapolis, United States of America (3 nights), and the Sister Cities of Suva, Fiji (2 nights), Wuxi, China (2 nights),

Chairperson's initials.....

and Susono, Japan (2 nights), subject to confirmation of meeting arrangements and flight availability between 23 September and 13 October 2025, with an estimated accommodation cost of \$7,000;

- b) Supports the extension of Mayor Bolam's visit to Wuxi, China and Susono, Japan, by an additional night in each location (3 nights total per city), and an additional day in the United States (4 nights total), with an estimated accommodation cost of \$8,500 to allow for strengthened engagement with our Friendship and Sister City partners;
- c) Agrees to increase the total value of the ceremonial gifts to be presented to Suva City Council and Wuxi City Council from \$500, as per the 21 July 2025 resolution, to a total of \$1,500, which is to also include a gift to Susono City Council, to be funded from the Advocacy budget;
- d) Notes that visits from the Chinese and Fijian Ambassadors to Frankston are anticipated as part of ongoing efforts to activate and strengthen Sister City relationships, with dates to be confirmed;
- e) Endorses the provision of formal ceremonial gifts for the Chinese and Fijian Ambassadors, to a total value of \$1,000, also to be funded from the Advocacy budget;
- f) Endorses gift bags, to the cumulative value of \$500, to be funded from the Advocacy budget, be arranged for the non-government meetings that Mayor Bolam will be having with non-government representatives (Suntech, Fiji Chamber of Commerce & Industry and Susono Overseas Friendship Association);

Grants

- 11. Notes three (3) grant application outcomes were announced in May-June 2025, securing \$526,000 in external funding as follows:
 - a. \$250,000 for Frankston Park Changeroom Upgrade (State Government);
 - b. \$226,000 for Peninsula Reserve Sports Lighting Upgrade (State Government);
 - c. \$50,000 for Seaford Coastal Access and Dune risk management initiative (State Government);
- 12. Notes three (3) new grant applications seeking \$2.546 million were submitted in May-June 2025 as follows:
 - a. \$2.5M for the Powering Creativity and Wellness electrification project (State Government);
 - b. \$40,000 for the Municipal Emergency Resource Program (State Government);
 - c. \$6,000 for Libraries After Dark at Carrum Downs (State Government);

Strategic Property Matters Update

- 13. Notes the information provided in Confidential Attachment B;

Awards and Accreditation

- 14. Notes that Frankston City Council recently submitted an application for recognition as an accredited 'Establish Welcoming City' through Welcoming Cities Australia, with the application review process expected to take approximately three (3) months from submission;
- 15. Notes that Frankston City Council recently submitted an application to the Smart City Council for the sector leading Transparency Hub;

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Local Support Package

16. Notes that a strong governance program has been implemented by officers to monitor the planning, delivery and reporting of the \$1.7M Local Support Package. The status of the package will be reported in the quarterly financial reports during 2025/26;
17. Notes that ongoing promotion of the Local Support Package across various tactics (media releases, social media posts, website, flyer) is being implemented;

Animal Pound Update

18. Notes the update on the Animal Pound Collaboration Project provided in the report;

Initiatives with Victoria Police

19. Notes that officers continue to work with the Victorian Police on initiatives to donate bicycles to the Frankston Police to increase their physical presence in the CBD and come to an agreement on a Memorandum of Understanding which would see Police officers be able to access CCTV vision on their mobile devices; and
20. Resolves Attachment A (Issues management, media, social media and community sentiment), Attachment B (Strategic Property Matters Update) and Attachment C (Hot Topics - Councillor Briefing Presentation – 28 July 2025) be retained confidential indefinitely, on the grounds they contain private commercial information, being information provided by a business, commercial or financial undertaking that - (i) relates to trade secrets; or (ii) if released, would unreasonably expose the business, commercial or financial undertaking to disadvantage (Local Government Act 2020 s3(1)(g)). These grounds apply because it contains material Council is monitoring in relation to media interest, inclusive of commercial sensitive information and reduce Council's ability to properly perform its functions.

Council Decision**Moved: Councillor Asker****Seconded: Councillor Butler**

That Council:

1. Acknowledges the update on Hot Topics of interest to Councillors outlined in this report, reinforcing confidence in the effective management of these important issues;

Communication and Advocacy

2. Notes the issues management, media, social media and community sentiment report (confidential attachment);

Nepean Boulevard Project

3. Notes ongoing conversations with the Federal Member for Dunkley and State Member for Frankston on the delivery of the Federal Government's \$50 million investment in Nepean Highway are still underway, with project scope and a delivery approach still to be determined;

Sister Cities and Friendship City

4. Endorses expenditure of the existing \$15,000, allocated in 2025-2026 Annual Council Budget for Frankston Susono Friendship Association (FSFA) towards subsidising student, teacher and parental attendance in an outbound delegation to Osaka and Susono, Japan, in October 2025, noting:
 - Funding will be distributed to the FSFA for this allowed expenditure in addition

Chairperson's initials.....

to expenditure relating to the following activities:

- The aforementioned outbound delegation to Osaka and Susono (primary priority);
 - Administration of FSFA monthly and Annual General Meetings, inclusive of venue hire, catering and minute taking;
 - Land rent costs related to the Susono Garden site (Moorooduc Highway, Frankston);
 - Audit and compilation of FSFA financial reports;
 - Prior to funding execution, the FSFA is required to provide detailed financials for 2024-2025 and planned expenditure for 2025-2026;
 - Funding for the October outbound delegation is inclusive of costs associated with flights, travel (taxis), accommodation, event, gifts and other outbound delegation related expenses;
 - Unspent funds will be retained by Council for expenditure across other Sister and Friendship City relationship activities;
5. Endorses an increase from the existing \$15,000 to Frankston Susono Friendship Association to a new recurrent \$20,000, be referred to the 2026/2027 Annual Budget process for consideration, that is to be utilised for activities across all formal Sister and Friendship City relationships, with the relationships to be managed directly between the local government organisations;
6. Supports the development of a strategic Sister and Friendship City relationship framework for consideration by no later than December 2026 that details a clear, consistent and strategic approach for how Council manages all current and future Sister and Friendship City relationships;
7. Notes the Frankston Susono Friendship Association (FSFA) may be eligible to apply for one-off funding to assist not-for-profit community organisations with services, programs or projects that meets existing and emerging local community needs as part of Council's annual Community Grants Program. Additional grant funding opportunities from other levels of government may also apply;
8. a) Formally writes to the Mayor of Susono City Council thanking him and his city council for the 2025 Susono delegation received in Frankston, which included the Susono Deputy Mayor. The letter is to also reinforce the principles espoused in the re-affirmation pledge signed between Frankston City and Susono City on the 1st of August 2025;
- b) In this letter, it is to be stated - a demonstration of goodwill – that the Mayor Bolam will briefly visit Susono (the first time since 2018 a Frankston Mayor or Councillor has visited Susono) in October 2025 to pay respect to the people of Susono and discuss future opportunities to advance the long-standing relationship;
9. Notes a detailed overview of all Frankston City Sister City relationships (Susono Japan, Wuxi China and Suva Fiji) and Friendship City relationships (Annapolis USA) provided in July detailed current relationship status, agreement intentions and Department of Foreign Affairs and Trade compliance;
10. a) Notes its previous resolution of 21 July 2025, endorsing Mayor Bolam to travel to the Friendship City of Annapolis, United States of America (3 nights), and the Sister Cities of Suva, Fiji (2 nights), Wuxi, China (2 nights), and Susono, Japan (2 nights), subject to confirmation of meeting arrangements and flight availability between 23 September and 13 October 2025, with an estimated accommodation cost of \$7,000;

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- g) Supports the extension of Mayor Bolam's visit to Wuxi, China and Susono, Japan, by an additional night in each location (3 nights total per city), and an additional day in the United States (4 nights total), with an estimated accommodation cost of \$8,500 to allow for strengthened engagement with our Friendship and Sister City partners;
- h) Agrees to increase the total value of the ceremonial gifts to be presented to Suva City Council and Wuxi City Council from \$500, as per the 21 July 2025 resolution, to a total of \$1,500, which is to also include a gift to Susono City Council, to be funded from the Advocacy budget;
- i) Notes that visits from the Chinese and Fijian Ambassadors to Frankston are anticipated as part of ongoing efforts to activate and strengthen Sister City relationships, with dates to be confirmed;
- j) Endorses the provision of formal ceremonial gifts for the Chinese and Fijian Ambassadors, to a total value of \$1,000, also to be funded from the Advocacy budget;
- k) Endorses gift bags, to the cumulative value of \$500, to be funded from the Advocacy budget, be arranged for the non-government meetings that Mayor Bolam will be having with non-government representatives (Suntech, Fiji Chamber of Commerce & Industry and Susono Overseas Friendship Association);

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 - c. \$50,000 for Seaford Coastal Access and Dune risk management initiative (State Government);
- 12. Notes three (3) new grant applications seeking \$2.546 million were submitted in May-June 2025 as follows:
 - a. \$2.5M for the Powering Creativity and Wellness electrification project (State Government);
 - b. \$40,000 for the Municipal Emergency Resource Program (State Government);
 - c. \$6,000 for Libraries After Dark at Carrum Downs (State Government);

Strategic Property Matters Update

- 13. Notes the information provided in Confidential Attachment B;

Awards and Accreditation

- 14. Notes that Frankston City Council recently submitted an application for recognition as an accredited 'Establish Welcoming City' through Welcoming Cities Australia, with the application review process expected to take approximately three (3) months from submission;
- 15. Notes that Frankston City Council recently submitted an application to the Smart City Council for the sector leading Transparency Hub;

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Local Support Package

16. Notes that a strong governance program has been implemented by officers to monitor the planning, delivery and reporting of the \$1.7M Local Support Package. The status of the package will be reported in the quarterly financial reports during 2025/26;
17. Notes that ongoing promotion of the Local Support Package across various tactics (media releases, social media posts, website, flyer) is being implemented;

Animal Pound Update

18. Notes the update on the Animal Pound Collaboration Project provided in the report;

Initiatives with Victoria Police

19. Notes that officers continue to work with the Victorian Police on initiatives to donate bicycles to the Frankston Police to increase their physical presence in the CBD and come to an agreement on a Memorandum of Understanding which would see Police officers be able to access CCTV vision on their mobile devices; and
20. Resolves Attachment A (Issues management, media, social media and community sentiment), Attachment B (Strategic Property Matters Update) and Attachment C (Hot Topics - Councillor Briefing Presentation – 28 July 2025) be retained confidential indefinitely, on the grounds they contain private commercial information, being information provided by a business, commercial or financial undertaking that - (i) relates to trade secrets; or (ii) if released, would unreasonably expose the business, commercial or financial undertaking to disadvantage (Local Government Act 2020 s3(1)(g)). These grounds apply because it contains material Council is monitoring in relation to media interest, inclusive of commercial sensitive information and reduce Council's ability to properly perform its functions.

Carried Unanimously

12.3 City Economy Quarterly Report*(BW Communities)***Council Decision****Moved: Councillor Baker****Seconded: Councillor Conroy**

That Council:

1. Receives the Frankston City Council Economic Scorecard April - June 2025;
2. Acknowledges and celebrates the following key achievements this quarter:
 - Completed the 2024-25 Façade Improvement Grants program, awarding \$100,000 to 14 local businesses;
 - Delivered the Better Business with FCC event, attended by over 60 local business owners;
 - Hosted the first Builders and Trade Conference, attracting over 55 attendees from the construction sector;
 - Responded to 103 Business Concierge requests, provided business mentoring to 25 recipients, ran three (3) workshops for 81 participants and recorded 440 additional business support;
3. Receives the Frankston Business Collective (FBC) Quarterly Progress Report for April - June 2025;
4. Notes the following key highlights from the FBC April to June 2025 Report:
 - Revised its FY2025 forecasted net profit from \$12,000 to \$120,000 due to operational savings and increased event and sponsorship income, highlighting the FBC's growing financial sustainability;
 - Exceeded its FY2025 membership target of 217 by reaching 304 members by 30 June — including its highest ever monthly growth, with 19 new members in June;
 - Increased digital engagement, with Facebook views up 18.6%, website users up 7.6%, and strong email campaign performance (e.g., a 75.9% open rate for the Men's Health Lunch recap);
 - Attracted 520 event attendees between February and June, with 18 new or upgraded members as a result; and
 - Secured \$240,000 in Council funding over three years through the 2025–26 Annual Budget.

Carried Unanimously**Note:** Refer to page 5 of these Minutes where this item was Block Resolved.

Chairperson's initials.....

12.5 Adoption of the Affordable Housing Policy*(BW Communities)***Recommendation (Director Communities)**

That Council:

1. Notes affordable housing is essential infrastructure that provides an important foundation for thriving communities and a productive local economy;
2. Notes the community engagement undertaken on the Draft Affordable Housing Policy during February and March 2025, as outlined in the Community Engagement Summary Report;
3. Acknowledges that most feedback was supportive, and that the *Affordable Housing Policy* has been revised slightly in response;
4. Adopts the *Affordable Housing Policy* as Council's guiding framework for facilitating affordable housing outcomes in the municipality; and
5. Notes officers will implement the adopted *Affordable Housing Policy* through an implementation plan, monitor its impact, and undertake an interim review within 18 months, with a report on the outcomes to be presented to Council.

Motion**Moved: Councillor Baker****Seconded: Councillor Butler**

That Council:

1. Notes that affordable housing is essential infrastructure that provides an important foundation for thriving communities and a productive local economy;
2. Notes the community engagement undertaken on the Draft Affordable Housing Policy during February and March 2025, as outlined in the Community Engagement Summary Report;
3. Acknowledges that most feedback was supportive, and that the *Affordable Housing Policy* has been revised slightly in response;
4. Adopts the *Affordable Housing Policy*, with the exclusion of reference to the proposed Voluntary Affordable Housing Contribution (Item 5.12.3), as Council's guiding framework for facilitating affordable housing outcomes in the municipality; and
5. Notes that officers will implement the adopted *Affordable Housing Policy* through an implementation plan, monitor its impact, and undertake an interim review within 18 months, with a report on the outcomes to be presented to Council.

Council Decision**Moved: Councillor Baker****Seconded: Councillor Butler**

That Council:

6. Notes that affordable housing is essential infrastructure that provides an important foundation for thriving communities and a productive local economy;
7. Notes the community engagement undertaken on the Draft Affordable Housing Policy during February and March 2025, as outlined in the Community Engagement Summary Report;
8. Acknowledges that most feedback was supportive, and that the *Affordable Housing Policy* has been revised slightly in response;
9. Adopts the *Affordable Housing Policy*, with the exclusion of reference to the

Chairperson's initials.....

proposed Voluntary Affordable Housing Contribution (Item 5.12.3), as Council's guiding framework for facilitating affordable housing outcomes in the municipality; and

10. Notes that officers will implement the adopted Affordable Housing Policy through an implementation plan, monitor its impact, and undertake an interim review within 18 months, with a report on the outcomes to be presented to Council.

Carried Unanimously

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12.6 Young Street Community Connector Program*(TG Communities)***Council Decision****Moved: Councillor Hill****Seconded: Councillor Butler**

That Council:

1. Notes the significant work and local impact the Community Connectors program has had in supporting vulnerable individuals experiencing homelessness, mental health issues, substance misuse, and social isolation in the Young Street precinct, and recognises the program's contribution to perceptions of safety and the tangible support that Council is providing to local traders and the wider community;
2. Notes Metro Trains have again committed a further \$100,000 towards a 12-month extension of the Young St Community Connector Program – from 1 September 2025 to 31 August 2026 - contingent on Council's continued financial support;
3. Notes in Council's 2025/26 Local Support Package, the budget commitment to expand the Community Connector program to support traders and residents in the Station St and Shannon Mall area in a 50/50 cost-sharing partnership (\$40,000 each) with Vicinity Centres;
4. Endorses a 2-year extension of the Young St Community Connectors Program from 1 September 2025 to 31 August 2027;
5. Commits \$200,000 towards the 12-month program extension (1 September 2025 to 31 August 2026) in the 2025/26 mid-year budget review and authorises the Chief Executive Officer to make the necessary adjustments to the Annual Budget to support this initiative; and
6. Advocates, as part of the expected 2026 State Government Election, for the State Government to contribute to the cost of the Community Connectors program for the period 1 September 2026 to 31 August 2027, in addition to seeking financial commitments from existing program sponsors. This funding would enable the Connectors program to run for a third consecutive year.

Carried Unanimously

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12.7 Kananook Creek Gross Pollutant Traps (GPTs) Feasibility Study*(SA Infrastructure and Operations)***Council Decision****Moved: Councillor Baker****Seconded: Councillor Conroy**

That Council:

1. Notes the Kananook Creek Gross Pollutant Traps Feasibility Study report;
2. Notes, based on the feasibility report, the estimated total initial supply and installation costs for treating the 11 outfalls is approximately \$1.3 million, with a 25-year life cycle cost estimated at approximately \$1.45 million;
3. Supports progressing the project to the functional design phase, including any necessary refinement of the concept and associated cost estimates, noting that \$75,000 has been allocated in the 2025/26 budget to progress the functional design phase of the GPTs project;
4. Notes the functional design phase will outline detailed design options, updated cost estimates and implementation considerations;
5. Notes a roll out program for the staged implementation of GPTs commencing from 2026/27 will be included in the Long Term Infrastructure Plan (LTIP), subject to the annual budget review process; and
6. Resolves Attachment C to this report be retained confidential on the grounds that it contains private commercial information, being information provided by a business, commercial or financial undertaking that if released, would unreasonably expose the business, commercial or financial undertaking to disadvantage, pursuant to the *Local Government Act 2020 s3(1)(g)*.

Carried Unanimously**Note:** Refer to page 5 of these Minutes where this item was Block Resolved.

Chairperson's initials.....

12.8 Award of Contract CN11604 - Provision of Solid Inert Landfill Services*(BH Corporate and Commercial Services)***Council Decision****Moved: Councillor Baker****Seconded: Councillor Conroy**

That Council:

1. Awards contract CN11604 to:
 - a. Veolia Pty Ltd ABN 20 051 316 584;
 - b. SBI Landfill Services ABN 47 629 949 613;
 - c. Grosvenor Lodge Pty Ltd ABN 88 051 838 530; and
 - d. Cleanaway Pty Ltd ABN 74 101 155 220;for an estimated value of \$20,000,000 GST exclusive for the initial term of 2-years and the provision of three x 1-year extensions, noting that this is a schedule of rates contract;
2. Authorises the Chief Executive Officer to execute and sign the contract;
3. Authorises the Director Corporate and Commercial Services to approve variations and contract extensions subject to the satisfactory performance of the contractor(s); and
4. Resolves the attachment A to this report be retained confidential, on the grounds that it contains Council business information, being information that would prejudice the Council's position in commercial negotiations if prematurely released, pursuant to *Local Government Act 2020* s3(1)(g).

Carried Unanimously**Note:** Refer to page 5 of these Minutes where this item was Block Resolved.

Chairperson's initials.....

12.9 Award of Contract CN11646 - Ballam Park East Oval Reconstruction*(DD Infrastructure and Operations)***Council Decision****Moved: Councillor Baker****Seconded: Councillor Conroy**

That Council:

1. Awards contract CN11646 Ballam Park East Oval Reconstruction to Hendriksen Contractors Pty Ltd ACN 093 866 758 for \$1,103,785.28 GST exclusive;
2. Authorises the Chief Executive Officer to sign the contract;
3. Delegates approval of contract variations within the contingency amount outlined in the confidential attachment to the Chief Executive Officer; and
4. Resolves Attachment A (CN11646 - Ballam Park East Oval Reconstruction - Evaluation Report) be retained confidential on the grounds that it contains private commercial information, being information provided by a business, commercial or financial undertaking that if released, would unreasonably expose the business, commercial or financial undertaking to disadvantage, pursuant to the *Local Government Act 2020 s3(1)(g)*.

Carried Unanimously**Note:** Refer to page 5 of these Minutes where this item was Block Resolved.

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13. RESPONSE TO NOTICES OF MOTION**13.1 Response to 2025/NOM08 - Anti-Graffiti Bounty Pilot Program***(RA Communities)***Council Decision****Moved: Councillor Butler****Seconded: Councillor Conroy**

That Council:

1. Notes a graffiti reporting reward scheme will commence for Frankston municipal residents from September 2025 for a 12-month trial, whereby Council will pay \$500.00 to a resident on the report of graffiti to Victoria Police that leads to a finding of guilt;
2. Notes, from September 2025 for a 12-month trial period, residents will be able to access a free graffiti removal kit from Council to remove graffiti from residential properties; and
3. Notes a report on the outcome of this 12-month trial program will be presented to Council in September 2026.

Carried Unanimously

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13.3 Response to 2025/NOM10 - Decorative Water Feature at the Frankston Foreshore
(BW Communities)**Recommendation (Director Communities)**

That Council:

1. Notes the Frankston Waterfront holds significant value for the broader Frankston community, serving as a vibrant regional destination hub. It celebrates the unique natural assets of Frankston Beach and Kananook Creek, while connecting the Frankston Metropolitan Activity Centre with diverse cultural and environmental features, reinforcing the Waterfront's role as a cherished public realm;
2. Notes a preliminary feasibility assessment has been undertaken to evaluate site conditions, potential impacts, and indicative costs for a decorative water feature with LED lighting on the foreshore highlighting significant financial implications and long-term sustainability concerns, particularly in relation to water-use, maintenance, coastal exposure, public event impacts, and policy alignment;
3. Notes the proposed decorative water feature is not part of the Frankston Regional Arts Trail (FRAT) and if pursued, would need to include a sculptural or public art element so as to be complementary and in alignment with the FRAT;
4. Notes a Frankston Waterfront Precinct Review and Framework Plan is currently underway, with a focus on enhancing open space infrastructure to support a high-profile, regionally significant destination with year-round activity. This work aims to guide future planning, inform advocacy priorities, and support coordinated delivery of renewal and upgrade initiatives across the precinct;
5. Resolves an update on the progress and key findings of the Waterfront Precinct Review be presented to Councillors at a briefing by February 2026;
6. Refers \$50,000 funding during the 2025-26 mid-year budget review to support the progression of concept planning and design for shade and universal access improvements within the Waterfront Precinct. These enhancements will contribute to a more inclusive, comfortable, and climate resilient public space, aligned with community needs and strategic objectives; and,
7. Resolves not to proceed with a decorative water feature at the Frankston Foreshore on the basis of:
 - a. The Department of Energy, Environment and Climate Action (DEECA) have not given in principle support for a water feature;
 - b. Limited alignment with marine and coastal policy including lack of coastal dependency and potential environmental impacts;
 - c. Lack of community and stakeholder support with no specific feedback received during recent engagement to indicate demand for a water feature;
 - d. Lack of identified funding allocation and significant costs anticipated for design, construction and ongoing maintenance;

Motion**Moved: Councillor Asker****Seconded: Councillor Butler**

That Council:

1. Notes that the Frankston Waterfront holds significant value for the broader Frankston community, serving as a vibrant regional destination hub. It celebrates the unique natural assets of Frankston Beach and Kananook Creek, while connecting the Frankston Metropolitan Activity Centre with diverse cultural and environmental features, reinforcing the Waterfront's role as a cherished public realm;

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2. Notes that a preliminary feasibility assessment has been undertaken to evaluate site conditions, potential impacts, and indicative costs for a decorative water feature with LED lighting on the foreshore highlighting significant financial implications and long-term sustainability concerns, particularly in relation to water-use, maintenance, coastal exposure, public event impacts, and policy alignment;
3. Notes that the proposed decorative water feature is not part of the Frankston Regional Arts Trail (FRAT) and if pursued, would need to include a sculptural or public art element so as to be complementary and in alignment with the FRAT;
4. Notes that a Frankston Waterfront Precinct Review and Framework Plan is currently underway, with a focus on enhancing open space infrastructure to support a high-profile, regionally significant destination with year-round activity. This work aims to guide future planning, inform advocacy priorities, and support coordinated delivery of renewal and upgrade initiatives across the precinct;
5. Resolves that a briefing of Councillors on the progress and key findings of the Waterfront Precinct Review be made by February 2026;
6.
 - a) Refers \$30,000 funding to the 2025-2026 mid-year budget review to assess the feasibility of a high-quality, stunning grand rotunda or similar;
 - b) Notes the scope for this study is to include design, suitable foreshore location, a high-grade architectural outcome, internal furniture (such as seating, tables), disability access, surrounding colourful gardens, at least two striking showcase trees at the entrance to the rotunda, internal lighting, external multi-colour uplifting and naming possibilities;
 - c) Notes the feasibility design must be completed as a matter of priority, so actual implementation can be explored as part of the 2026/2027 Annual Budget;
 - d) Notes an example of the sought outcome is to be not dissimilar to the following examples:
 - i. Elder Park Rotunda, Adelaide
 - ii. Catani Gardens Rotunda, St Kilda
 - iii. Moore Park Rotunda, Sydney
 - iv. Colley Reserve Rotunda, Glenelg
 - e) Seeks that the CEO is to ensure that the scope change is to focus on a grand rotunda or similar outcome that will engender civic pride, attract tourism and enhance the Frankston foreshore area; and
7. Resolves not to proceed with a decorative water feature at the Frankston Foreshore on the basis of:
 - a. The Department of Energy, Environment and Climate Action (DEECA) have not given in principle support for a water feature;
 - b. Limited alignment with marine and coastal policy including lack of coastal dependency and potential environmental impacts;
 - c. Lack of community and stakeholder support with no specific feedback received during recent engagement to indicate demand for a water feature;
 - d. Lack of identified funding allocation and significant costs anticipated for design, construction and ongoing maintenance.

Council Decision

Moved: Councillor Asker

Seconded: Councillor Butler

That Council:

1. Notes that the Frankston Waterfront holds significant value for the broader Frankston community, serving as a vibrant regional destination hub. It celebrates the unique
Chairperson's initials.....

- natural assets of Frankston Beach and Kananook Creek, while connecting the Frankston Metropolitan Activity Centre with diverse cultural and environmental features, reinforcing the Waterfront's role as a cherished public realm;
2. Notes that a preliminary feasibility assessment has been undertaken to evaluate site conditions, potential impacts, and indicative costs for a decorative water feature with LED lighting on the foreshore highlighting significant financial implications and long-term sustainability concerns, particularly in relation to water-use, maintenance, coastal exposure, public event impacts, and policy alignment;
 3. Notes that the proposed decorative water feature is not part of the Frankston Regional Arts Trail (FRAT) and if pursued, would need to include a sculptural or public art element so as to be complementary and in alignment with the FRAT;
 4. Notes that a Frankston Waterfront Precinct Review and Framework Plan is currently underway, with a focus on enhancing open space infrastructure to support a high-profile, regionally significant destination with year-round activity. This work aims to guide future planning, inform advocacy priorities, and support coordinated delivery of renewal and upgrade initiatives across the precinct;
 5. Resolves that a briefing of Councillors on the progress and key findings of the Waterfront Precinct Review be made by February 2026;
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 - a) Refers \$30,000 funding to the 2025-2026 mid-year budget review to assess the feasibility of a high-quality, stunning grand rotunda or similar;
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 - c) Notes the feasibility design must be completed as a matter of priority, so actual implementation can be explored as part of the 2026/2027 Annual Budget;
 - d) Notes an example of the sought outcome is to be not dissimilar to the following examples:
 - v. Elder Park Rotunda, Adelaide
 - vi. Catani Gardens Rotunda, St Kilda
 - vii. Moore Park Rotunda, Sydney
 - viii. Colley Reserve Rotunda, Glenelg
 - e) Seeks that the CEO is to ensure that the scope change is to focus on a grand rotunda or similar outcome that will engender civic pride, attract tourism and enhance the Frankston foreshore area; and
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 - a. The Department of Energy, Environment and Climate Action (DEECA) have not given in principle support for a water feature;
 - b. Limited alignment with marine and coastal policy including lack of coastal dependency and potential environmental impacts;
 - c. Lack of community and stakeholder support with no specific feedback received during recent engagement to indicate demand for a water feature;
 - d. Lack of identified funding allocation and significant costs anticipated for design, construction and ongoing maintenance.

Carried

For the Motion: Crs Asker, Bolam, Butler, Conroy, Green, Hill and O'Reilly (7)

Against the Motion: Cr Wanat (1)

Abstained: Cr Baker (1)

Chairperson's initials.....

14. NOTICES OF MOTION

Nil.

15. LATE REPORTS

Nil.

16. URGENT BUSINESS

Nil.

17. CONFIDENTIAL ITEMS**Council Decision****Moved: Councillor Baker****Seconded: Councillor Conroy**

That the Council Meeting be closed to the public to discuss the following Agenda items and all documents associated with the consideration and discussion of it, that are designated confidential information by me, pursuant to Section 77(2)(c) of the Local Government Act 2020 (the Act) on the following grounds:

C.1 Community Care Services

Agenda Item C.1 Community Care Services is designated confidential as it relates to Council business information, being information that would prejudice the Council's position in commercial negotiations if prematurely released (s.3(1)(a)); and legal privileged information, being information to which legal privilege applies (s.3(1)(e)).

Carried Unanimously

QUESTION TIME**Questions received Without Notice**

Council received questions without notice for the 2025/CM10 – 21 July 2025 Council Meeting. In accordance with Division 8 Section 57.8.2 of Council's *Governance Rules*, the questions relate to matters outside of the duties, functions and powers of the Council and the questions have been disallowed.

DRAFT

Chairperson's initials.....

The meeting was closed to the public at 9.13 pm.

The meeting was closed at 9.34 pm.

DRAFT MINUTES
CONFIRMED THIS

DAY OF

2025

.....
CHAIRPERSON

DRAFT

Chairperson's initials.....