

Planning for Housing in Maldon and Newstead

Housing and Neighbourhood Character Strategy
Issues and Opportunities Paper: Community Feedback Summary



SHAPE

Mount Alexander

Acknowledgement of Country

Mount Alexander Shire Council acknowledges the Dja Dja Wurrung and Taungurung Peoples as the Traditional Custodians of the lands and waters of the place known as Mount Alexander Shire. We recognise their ongoing living culture and the important role they continue to play in caring for country.

Introduction

We are preparing a Housing and Neighbourhood Character Strategy to help guide future residential development in Maldon and Newstead.

Background

The Issues and Opportunities Paper is the first stage for the strategy. It provides key background information and establishes the strategic context for this important work.

As well as consulting broadly with the community, we continue to work with the project's Community Reference Group to harness local knowledge and skills relating to housing and neighbourhood character.

This document summarises community and stakeholder consultation activities undertaken for stage 1, the feedback received, and the next steps in this project.


Consultation overview

Timeline:

Monday 5 June - Sunday 14 July 2023

Objective:

Consultation will inform development of the Draft Housing and Neighbourhood Character Strategy for Maldon and Newstead.



Help us plan for future housing

Last updated: 17 Jul, 2023

Have your say as we plan for changing housing needs in Maldon and Newstead

[Learn more](#)

How did we consult?



Established a Shape Mount Alexander **webpage**



Asked questions relating to housing and neighbourhood character via an **online survey**



Provided an **online map** so people could add comments about specific areas



Distributed **reply-paid postcards** asking questions about housing and neighbourhood character



Emailed key stakeholders about the project to seek feedback



Promoted the consultation opportunity through media releases, newspapers and social media

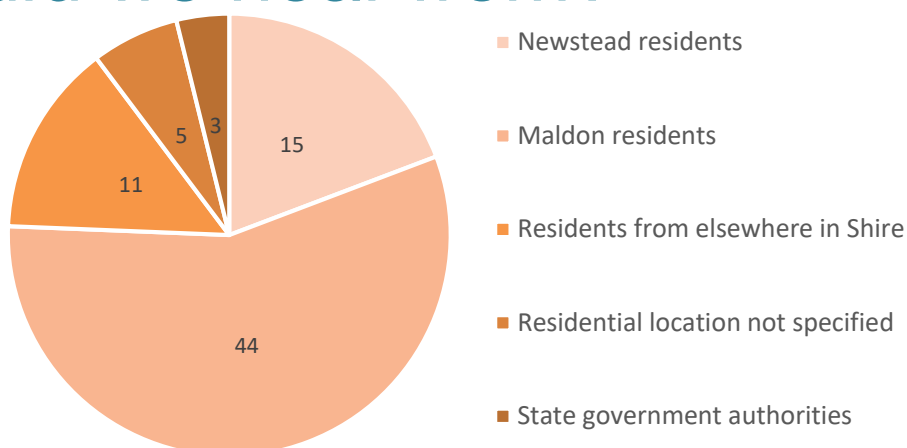


Displayed posters with project and engagement information



Had conversations with key stakeholders at **drop-in sessions, meetings and over the phone**

Who did we hear from?



How did people get involved?

233	Visits to the Shape Mount Alexander webpage
38	Survey responses
11	Postcard responses
8	Drop in sessions/ meetings with stakeholders
6	Written submissions

What did we ask you?

We focused on high level topics that explored key housing and neighbourhood character issues. Specific questions included:

- What type of housing would you like to see more of in Maldon and Newstead to meet current and future housing needs?
- Tell us what is special and unique about the character of your neighbourhood?
- What do you think are the three most challenging aspects to increasing housing in your town?
- Is there anything else you would like us to consider as we plan for housing and neighbourhood character?

What did you say?



Key themes:

- More small-scale housing is needed for older residents and single and couple households
- New housing should be close to services and facilities to encourage healthy lifestyles and to reduce impacts on the natural environment
- Respect our heritage and rural character
- Housing affordability
- Consider flood and bushfire risks
- Environmental sustainability
- Enhance our natural environment and biodiversity
- Consider Infrastructure planning and coordination (including the need for improved public transport)

“

Adaption for climate change must be priority in relation to the built environment.

”

“

Keeping the rural nature of the town...which is why many of us live here.

”

“

Maldon needs more smaller homes for single or couples, older residents mostly... ideally in the central area of town so that residents can live healthier lifestyles by walking or cycling.

”

“

Encourage new housing within the town boundary with good walking and cycling infrastructure so that future residents will have healthy transport options.

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Timeline

What	When
Issues and opportunities preparation	February – May 2023
Issues and opportunities consultation	June – July 2023
Draft strategy preparation	Now – Early 2024
Draft strategy consultation	Early-Mid 2024
Final strategy preparation	Mid-2024

What's next?

We continue to look further into the detail of the feedback received throughout the preparation of the draft strategy.

We'll be in touch again when the draft strategy is released in early 2024.