

# Have your say on the RESIDENTIAL ZONES

February 2016

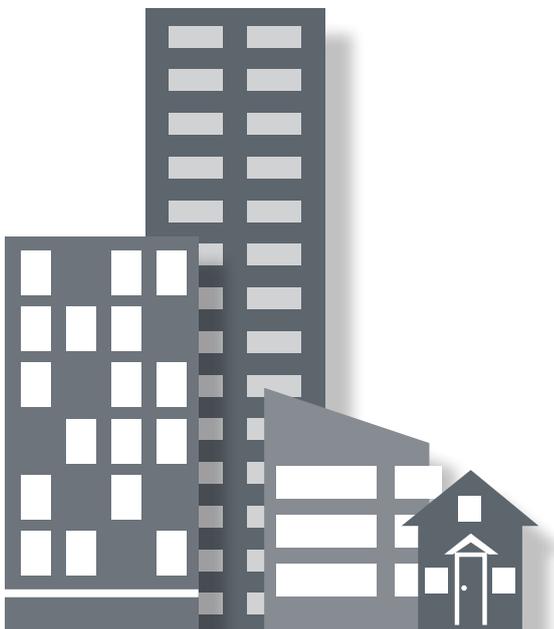
## RESIDENTIAL ZONES REVIEW

The new residential zones were introduced in 2013 and it is now time for the zones to be reviewed.

**The population of metropolitan Melbourne is projected to grow from its current 4.5 million to 7.8 million by 2051. At the same time, the number of households is expected to increase by 90% from the current 1.59 million households to 3.15 million households by 2051.**

*Residential State of Play Overarching report*

As Victoria's, and in particular Melbourne's, population grows, housing demand shifts and changes. The planning system must respond to our increasing population and facilitate appropriate development, while ensuring that we protect the things we value in our established suburbs.



## COMMUNITY ENGAGEMENT

The Managing Residential Development Advisory Committee (MRDAC) has been appointed by the Minister for Planning, the Hon. Richard Wynne MP to:

- Consider the process by which the new residential zones were implemented.
- Review the current application of the zones that allow for residential development in the context of managing Melbourne's and Victoria's residential growth in a sustainable manner, and improving housing affordability.
- Advise on the level of evidence and justification needed when preparing relevant planning scheme amendments.
- Recommend improvements to the zones which allow for residential development.
- Provide councils, the community and the industry with an opportunity to be heard.

All interested parties are encouraged to contribute submissions to the review, however, **it is not the role of the Committee to consider requests to rezone specific sites.**

## HOW TO GET INVOLVED

The MRDAC is inviting councils, communities, stakeholders and individuals to make submissions about their experiences with how the zones were applied and how they are working. Submissions can be made to the MRDAC through the following online portal.

[www.delwp.vic.gov.au/managing\\_residential\\_development](http://www.delwp.vic.gov.au/managing_residential_development).

Submissions close at **5pm Monday 14 March 2016** and please note that only submissions relating to the Terms of Reference will be considered.

The MRDAC will hold a number of regional and metropolitan public hearings following the conclusion of the submission period. The purpose of the public hearings is to give people an opportunity to speak in support of their written submission. The hearings are scheduled to commence in mid-April 2016 and are expected to be completed by mid-May.

The public hearings are open to all submitters and interested members of the public to attend.

## RESIDENTIAL ZONES – STATE OF PLAY

The Department of Environment, Land, Water and Planning (DELWP) is assisting the MRDAC and has prepared a suite of Residential State of Play reports. The reports provide an overview of the application of the new residential zones in each subregion as well as analysis of housing and demographic issues relating to the application of the new residential zones.

**Victoria's recent housing growth is the result of rapid and substantial growth in apartment construction... From 4,200 approvals in 2004-05, apartment approvals grew to more than 23,000 in 2014-15 - more than a five-fold increase.**

*Residential State of Play Overarching report*

## KEY DATES

<b>December 2015</b>	Residential Zone Review submission period commences
<b>2 February 2016</b>	Residential State of Play Reports made available to the public
<b>14 March 2016</b>	Submission period closes at 5pm
<b>1 April 2016</b>	The MRDAC will hold a Directions Hearing
<b>Mid-April to Mid-May 2016</b>	The MRDAC will hold public hearings. A detailed timetable will be released after the Directions Hearing
<b>End of June 2016</b>	The MRDAC will report to the Minister for Planning

## AVAILABLE RESOURCES

For further information about the MRDAC, including its Terms of Reference, Frequently Asked Questions, and the Residential State of Play reports, visit:

[www.delwp.vic.gov.au/managing\\_residential\\_development](http://www.delwp.vic.gov.au/managing_residential_development).

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