

VICSES Corio

Update
July 2023



Project update

- VICSES and CSBA have determined the revised scope of the redevelopment based on the available budget, which was subsequently approved by the Steering Committee in late July 2023.
- Schematic design and the associated Cost Plan B were supported and are now being progressed by the project team.
- Lead consultants are set to begin detailed design from early August.



Next steps

- Commence detailed design phase.
- Commence planning permit application process.
- Provide update to Corio Unit as Detailed Design phase nears completion.

This update is current at time of distribution, however due to unforeseen circumstances, changes may occur.




Project timeline:



- 1 **Site identification**
Completed
- 2 **Site due diligence**
Completed
- 3 **Concept and schematic design**
In progress
- 4 **Town planning and zoning approval**
In progress
- 5 **Detailed design**
TBC
- 6 **Procure and appoint construction firm**
TBC
- 7 **Construction commences**
TBC
- 8 **Construction concludes**
TBC
- 9 **Handover of facility**
TBC

Planning permit application

Planning schemes regulate the development and use of land. They do this by requiring permits before certain types of development or land use can commence. Requirements for permits vary for each local council and the planning permit process can be simple or complicated depending on many variables that can occur during the process. Planning assessment might include rules about respecting neighbourhood character, achieving good urban design outcomes, protecting reasonable amenity, management of noise emissions or enhancing heritage significance.

The permit process

Preparing an application	Stakeholder engagement	Submitting an application
 <p>CSBA engages independent planning experts and local council officers to inform the development of the application to minimise the risk of delays from further information being sought once the application has been submitted.</p>	 <p>If required, CSBA engages affected stakeholders, such as neighbouring residents and businesses, along with the wider community, to discuss the plans before the formal public notice process commences. This can save time later by minimising objections or design changes required to address concerns.</p>	 <p>Information provided as part of the application includes the architectural drawings, as well as supporting evidence from site due diligence assessments including soil, traffic, arborist, geotechnical, acoustic and land survey reports.</p>

Advertising	Assessment
 <p>Notice of a planning application (advertising) informs the community about a proposal and invites them to inspect the plans. If someone believes they're affected by the proposed development, they can make a written submission to council.</p>	 <p>At the end of the notification period, Council will assess the proposal, including any submissions and grant a permit or refuse a permit. A permit can be granted with or without conditions, and a proposal can only go ahead if all conditions are met.</p>

How long does the process take?

By law, Councils have to make a decision about planning permit applications within 60 days. However, Councils can start, stop and re-set the clock on this timeframe in instances where further information is requested; the application has to be formally amended; or when the application has to be referred to other agencies, such as VicRoads.

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