

VISION WORKSHOP FEEDBACK SUMMARY

OVERVIEW

A landowner and community/stakeholder Visioning Workshop session was held at the Lithgow Golf Club on 24 November, 2016 and was well attended.

A total of 32 feedback forms were filled out on the day by 15 Landowners, 2 Councillors and 15 Community Members. Attendees were asked to add or comment on the values and principles presented on the day and then rank them as follows:

- 1** Strongly disagree
- 2** Disagree
- 3** Neutral
- 4** Agree
- 5** Strongly Agree

The following pages are a summary of the feedback received. There was an overall positive response to the values and principles put forward, with all averaged responses from landowners and the community for each value/principle sitting between 'Neutral' and 'Strongly Agree'.

VISION WORKSHOP FEEDBACK SUMMARY

VALUES

Values	Landowners	Community	Overall
Rural “country” character - amenity and outlook, open space, views	4.6	4.5	4.5
Lifestyle	4.5	4.5	4.4
Wildlife	4.3	4.3	4.2
Affordability	4.5	4.0	4.2
Heritage	4.4	4.0	4.2
Separate to Lithgow	4.3	4.0	4.1
Large block sizes	3.5	4.1	3.8
Proximity to Lithgow	3.7	3.8	3.8
Mix of land uses	3.5	3.3	3.4

PRINCIPLES

Context and Interfaces	Landowners	Community	Overall
Natural buffers between enterprise corridor and industrial and urban areas	5.0	4.8	4.8
Ensure safe and adequate access from the highway	4.7	4.6	4.7
Maintain the visual quality of the entrance to Lithgow	4.4	4.8	4.6
Consider impacts of stormwater, flooding and drainage on adjacent properties		4.5	4.5
Provide cycle and public transport connections to Lithgow	4.4	4.5	4.4
Protect Marrangaroo Creek, its water quality and wildlife	4.4	4.3	4.3
Separate Correctional Centre and residential housing	4.3	4.1	4.3
Retain key landscape views from the Highway and residential areas east of the highway	4.3	4.2	4.3
Create a distinct and identifiable community with a strong sense of arrival	3.9	4.2	4.0

Natural Features	Landowners	Community	Overall
Consideration of bushfire access	5.0	4.7	4.8
Considering building heights in relation to topography	3.5	4.8	4.6
Maintain the natural beauty of hills and ridgelines for wildlife attractiveness and recreation	4.6	4.5	4.5
Avoid urban development in flood prone areas, bushfire danger and steep slopes	4.4	4.4	4.4
Incorporate water sensitive urban design into all aspects of the development, utilising existing drainage corridors and waterways	4.3	4.4	4.4
Protect heritage views and rural character/setting of the area	4.5	4.3	4.3
Provide adequate separation between urban development and natural areas and waterways	4.4	4.3	4.3
Incorporate wildlife corridors along gullies and waterways and avoid creating barriers to wildlife movement	3.9	4.4	4.2

VISION WORKSHOP FEEDBACK SUMMARY

PRINCIPLES (continued)

Community and Amenity	Landowners	Community	Overall
Provide a range of recreational opportunities including play spaces and access to bushland walks	4.5	4.4	4.4
Do not plan or develop services greater than the needs to the target population	4.2	4.2	4.2
Provide green streets that minimise road pavement and maximise green verges and trees. Provide and encourage walking, cycling and public transport use	4.2	4.3	4.2
Provide a connected network of open spaces distributed throughout the development and in varying topographic locations	4.2	4.2	4.2
Preserve and celebrate heritage features	4.2	4.1	4.1
Promote efficient land-use for urban purposes to preserve rural land.	4.2	4.1	4.1
Create a village heart within the residential neighbourhood that provides basic services such as local retail/education/community centre	3.9	4.3	4.1

Housing and Density	Landowners	Community	Overall
Provide large lots in areas that will contribute to landscape views, rural character and environmental protection	4.3	4.3	4.3
Provide enough housing to sustain infrastructure costs, public transport, community facilities and a small amount of local retail.	3.9	4.2	4.1
Locate density where amenity is the highest, such as adequate open space or neighbourhood centre.	3.9	4.2	4.1
Provide for senior living		3.8	3.8
Provide housing choice and diversity	3.7	3.7	3.7

Employment and Economy	Landowners	Community	Overall
Separate incompatible uses from one another	4.3	4.8	4.6
Increase economic opportunities to live and grow in Lithgow	4.4	4.4	4.4
Provide enough land to encourage investment and cater for future	4.2	4.4	4.3
Provide employment generating land uses, including land with good access and visibility	4.2	4.0	4.2

Staging and Implementation	Landowners	Community	Overall
Provide a robust set of development guidelines to ensure a well considered and consistent outcome into the future	4.6	4.4	4.5
Recognise the impact of existing property boundaries on staging	4.4	4.5	4.5
Design and implement cost effective infrastructure for the whole area to support its development	4.4	4.4	4.4
Locate development near existing services and infrastructure where possible	4.3	4.1	4.2

VISION WORKSHOP FEEDBACK SUMMARY

VISION

The following Vision Statement put together on the day aims to capture the principles put forward and set an overall vision for future development at Marrangaroo:

“Marrangaroo will be a new urban village that will provide housing, amenity, recreational and employment opportunities to a diverse range of residents and visitors, while promoting sustainability initiatives and maintaining the semi-rural and natural qualities of the site.”